CEDAR PARK

**REGULAR CALLED MEETING OF**
**COMMUNITY DEVELOPMENT (Type B) CORPORATION**
**TUESDAY, MARCH 5, 2024 at 6:30 p.m.**
**City Hall Campus**
**450 Cypress Creek Road, Building Four**
**Cedar Park, Texas 78613**

**Link for the Meeting: https://mtg.cedarparktexas.gov/TypeB**
**Event Password: CedarPark2023**

**United States Toll Free: 1-844-992-4726**
**Access Code: 2550 226 3028**
**Phone Password: 2332772**

## BOARD OF DIRECTORS

☐ Ryan Wood, Place 6, President
☐ Liz Freeman, Place 1
☐ Barbara Shaffer, Place 2, Vice President
☐ Ginger Goodin, Place 3
☐ Larry Norris, Place 4
☐ Stephen Johnson, Place 5
☐ Justin OBrien, Place 7

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## AGENDA

A.1 CALL TO ORDER, QUORUM DETERMINED AND MEETING DECLARED OPEN.

A.2 Public Communications. (Regarding items not listed on this agenda. Three Minutes each. No deliberations with the Board. The Board may respond only with factual statements, recitation of existing policy, and requests for an item to be placed on a future agenda.)

## STAFF REPORTS
**(DISCUSSION ONLY)**

B.1 None Scheduled.

*An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.*

## PUBLIC HEARINGS

C.1 Conduct A Public Hearing For A RE/CREATE Design And Professional Services Project In An Amount Not To Exceed $350,000.

## REGULAR AGENDA
### DISCUSSION AND POSSIBLE ACTION

D.1 A Resolution Approving An Amendment To The FY 2024 Community Development (Type B) Corporation Budget By An Increase Of $614,000 Total With An Increase Of $350,000 For A RE/CREATE Design And Professional Services Project And An Increase of $264,100 For An Arts Collective Feasibility Project.

E.0 **EXECUTIVE SESSION**

*In accordance with Chapter 551, Government Code, the Community Development (Type B) Corporation Board will now convene in a Closed Executive Session pursuant to the following provisions of the Texas Open Meetings Act, Chapter 551, of the Texas Government Code.*

***The Community Development Corporation (Type B) Board reconvenes into Open Session***

## ADMINISTRATIVE ITEMS

*(Board members and staff may discuss items related to the board member's general duties and responsibilities. The Board may not take a vote or other action on any item other than to obtain a consensus regarding how items are to be placed on future agendas for formal action.)*

F.1 Board Member Closing Comments.

Next Regular Scheduled Board Meeting **Tuesday, April 9, 2024, At 6:30 P.M.** In The Cedar Park Council Chambers At 450 Cypress Creek Road, Building Four.

G.1 Adjournment.

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time. All agenda items are subject to final action by the Community Development (Type B) Corporation Board. Separate agenda items may be combined and discussed together at the discretion of the Chair.

Any final action, decision, or vote on a matter deliberated in Closed Executive Session shall be made in an open meeting pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code.
*An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.*

Certain information may be presented to and by the Community Development (Type B) Corporation Board, under the headings of "Citizen Communications", and "Board Members' Comments" however, by law, the Board shall not discuss, deliberate or vote upon such matters except that a statement of specific factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session Items on this agenda, if any.

## CERTIFICATE

I certify that the above notice of the Regular Called Community Development (Type B) Corporation Meeting of the City of Cedar Park, Texas was posted on the bulletin board of the City of Cedar Park City Hall Council Chambers, 450 Cypress Creek Road, Building 4, Cedar Park, Texas. This notice was posted on:

MAR 1 2024 AM10:04

*Date Stamped (Month, Day, Year, AM/PM, Time)*

The Cedar Park City Hall Campus and Council Chambers are wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Secretary's Office at (512) 401-5002 or FAX (512) 401-5003 for further information.

Fran Irwin,
Community Affairs Director

Notice Removed: _____

*An unscheduled Closed Executive Session may be called to discuss any item on this posted agenda provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.*

CITY OF CEDAR PARK

# 2024-2026 Strategic Goals

## Livability & Sense of Place

*Preserve a community that encourages connectedness, has a unique sense of place and commits to a high quality of life for all.*

- **Strong Community Connections:** Foster sense of community and engage residents on matters that impact them most.
- **Bell District:** Advance the City's most significant redevelopment project through successful implementation of the development plan.
- **Recreation and Cultural Opportunities:** Strengthen portfolio of recreation and learning programs, events and facilities, ensuring services align with community expectations.
- **Capital Projects:** Dedicate resources to design and construct the capital projects necessary to advance Cedar Park and meet future needs.
- **Redevelopment Initiatives:** Create redevelopment strategies that align with community's long-term vision and add value to surrounding area.
- **Placemaking:** Focus on aesthetics and public art within public spaces to create a positive aesthetic experience, instilling pride and creating unique identity.
- **Comprehensive Plan:** Adhere to City's Comprehensive Plan, and ensure it is updated regularly to reflect community's attitudes and needs.

## Safe Community

*Prioritize, enhance and support efforts related to community safety so our residents, businesses and visitors feel safe in their neighborhood and City.*

- **Public Safety:** Prioritize and support public safety programs so our community feels safe.
- **Neighborhoods:** Invest in programs that improve neighborhood safety.
- **City Utilities:** Safeguard resiliency and security of water and wastewater utility system for reliability.
- **Communications & Reporting:** Use effective methods of providing safety-related information to residents and businesses.

## Economic Vitality

*Utilizing Strategic Plan as a guide, cultivate a vibrant business community and increase business investments in the community with successful commercial centers, additional employers, active destinations and support of existing businesses.*

- **Business Recruitment Strategic Initiatives:** Attract targeted industries to diversify and grow tax base and increase primary job opportunities.
- **Projects that Make Cedar Park a Destination:** Attract regional destination development and entertainment centers.
- **Business Retention & Expansion:** Actively support existing business community.
- **Small Business & Entrepreneurship:** Encourage business growth and development stemming from entrepreneurial endeavors.
- **Workforce Development:** Work with education partners to grow training options that align with identified target industries.
- **Tourism:** Expand and support tourism program to increase visitors and local commerce.

## Service & Fiscal Excellence

*Deliver high-value public services in a fiscally prudent and sound manner to meet the needs and expectations of our community and enhance the quality of life.*

- **Government Operations:** Ensure government operations, practices and procedures result in high quality and resident-focused services throughout our city.
- **Financial Strength:** Maintain and enhance strong financial management to capitalize on City's fiscal strength and provide value for tax dollars.
- **Workforce:** Invest in the recruitment and retention of a talented and professional workforce for the delivery of excellent services.
- **Technology:** Ensure sound technology systems and resources to support and enhance reliable 24/7 Operations.

## Mobility & Connectivity

*Safely and efficiently move people throughout the City and improve connectivity by adding alternate routes of travel to businesses, neighborhoods, jobs, parks, entertainment, and services.*

- **Comprehensive Mobility Master Plan (MMP):** Commence implementation of the recently approved Master Plan aimed at improving multimodal connectivity within the community.
- **Roadways:** Construct additional roadways or expand existing roadways to increase capacity and reduce traffic congestion.
- **Bike, Pedestrian & Trail:** Expand the City's network of shared use paths and trails to provide more opportunities for trips on foot or bike.
- **Traffic Operations:** Invest in the use of technology and other innovative solutions to increase the safety and efficiency of the existing roadway system.

## Infrastructure & Environment

*Preserve and enhance the tools and resources necessary to support critical infrastructure and sustainability initiatives.*

- **Infrastructure:** Continue to prioritize investments that support the quality and reliability of critical infrastructure.
- **Sustaining Infrastructure & Assets:** Invest in the maintenance of infrastructure and assets to support growth and sustain the existing community.
- **Environmental Stewardship:** Demonstrate responsible stewardship of community and natural resources.

CEDAR PARK

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# COMMUNITY DEVELOPMENT CORPORATION

## REGULAR AGENDA ITEM D.1

**March 5, 2024**

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**Item/Subject:** Resolution to Approve Amendment To The FY 2024 Community Development Type B Budget

**Initiating Dept.:** Finance Department

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**Commentary:**

Staff is recommending an amendment to the FY 2024 Type B Community Development Fund budget:

Staff recommends amending the Type B Community Development Fund by appropriating a not-to-exceed amount of $350,000 for the RE/CREATE project design and $264,100 for the Arts Collective project feasibility study. This amendment would increase the FY 2024 Type B Community Development Fund budget by $614,100 which will be funded by available Type B fund balance.

The Board previously conducted a public hearing for a Community Arts Center (Arts Collective) Design and Operations Feasibility Study for Corporation-owned property located at 201 Buttercup Creek Boulevard in an amount not to exceed $264,100 at the November 14, 2023 Board meeting.

Additionally, at the February 13, 2024 Board meeting, the Board published a public notice and set a hearing date for design and professional services for a RE/CREATE Center for the future use of 550 Discovery Boulevard in Cedar Park, Texas. The public hearing is being held tonight, March 5, 2024.

A RESOLUTION OF THE CITY OF CEDAR PARK COMMUNITY DEVELOPMENT (TYPE B) CORPORATION AMENDING THE FY 2024 BUDGET FOR THE COMMUNITY DEVELOPMENT (TYPE B) CORPORATION FUND BY A TOTAL OF $614,100; $350,000 FOR THE RE/CRATE PROJECT DESIGN AND $264,100 FOR THE ARTS COLLECTIVE FEASIBILITY STUDY, COMMUNITY DEVELOPMENT PROJECTS; AND DETERMINING THAT THE MEETING AT WHICH THIS RESOLUTION IS PASSED WAS NOTICED AND IS OPEN TO THE PUBLIC AS REQUIRED BY LAW.

WHEREAS, pursuant to the Development Corporation Act, Texas Local Government Code Chapters 501-505, as amended (the "Act"), the Board of Directors of the Corporation (the "Board") is authorized to consider and undertake a variety of community and economic development projects; and

WHEREAS, pursuant to Texas Local Government Code Section 501.152, costs of authorized projects include the administrative expenses and other expenses necessary or incident to determining the feasibility and practicability of acquiring, cleaning, constructing, reconstructing, improving or expanding the project; and

WHEREAS, the Community Development (Type B) Corporation has in recent years approved funding for community and economic development projects, with such funding subject to final approval by the City Council; and

WHEREAS, the City Council approved Community Development (Type B) Corporation has in recent years approved funding for community and economic development projects, with such funding subject to final approval by the City Council; and

WHEREAS, the Board conducted a Public Hearing for a Community Arts Center (Arts Collective) Design and Operations Feasibility Study for Corporation-owned property located at 201 Buttercup Creek Boulevard in an amount not to exceed $264,100 at the November 14, 2023 Board meeting; and

WHEREAS, the Board published a public notice and set a hearing date at the February 13, 2024 Board meeting for design and professional services for a RE/CREATE Center for the future use of 550 Discovery Boulevard in Cedar Park, Texas; and

WHEREAS, the Board finds it is in the best interest to amend the Fiscal Year 2024 Budget to adjust to changes during the Fiscal year.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF CEDAR PARK COMMUNITY DEVELOPMENT (TYPE B) CORPORATION:

SECTION 1. That the Board hereby approves an amendment to the FY 2024 Community Development (Type B) Corporation Budget by a total increase of $614,100; $350,000 for the RE/CREATE project design and $264,100 for the Arts Collective project feasibility study which will be funded by available fund balance; and further recommends that the City Council approve the budget amendment.

SECTION 2. That it is hereby officially found and determined that the meeting at which this resolution is passed is open to the public and that public notice of the time, place, and purpose of said meeting was given as required by law.

PASSED AND APPROVED on this the 5th day of March 2024.

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Ryan Wood, Board President

ATTEST:

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Fran Irwin, Board Secretary