



NOTICE OF MEETING OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION

Notice is hereby given that a **Regular Meeting** will be held by the Burnet Economic Development Corporation (BEDC) on the **21st day of September, 2022 at 3:00 p.m.** in the Council Chambers, Burnet Municipal Airport, 2402 S. Water, Burnet, TX. at which time, the following subjects will be discussed, to-wit:

This notice is posted pursuant to the Texas Government Code, Chapter §551-Open Meetings.

1. CALL TO ORDER:

2. CONSENT AGENDA:

2.1) Approval of the August 16, 2022 BEDC Special Meeting minutes.

3. ACTION ITEMS:

3.1) Discuss and consider action: Award of Proposals for the parking lot at Pierce and Jackson Street: D. Vaughn

3.2) Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park.

3.3) Discuss and consider action: Related to the sale of all or portions of the Eastside Commercial Park located on Highway 29 East.

3.4) Discuss and consider action: Engineering proposal with Cuatro consulting for the re-alignment of Coke Street.

4. REQUESTS FROM BEDC FOR FUTURE REPORTS:

5. ADJOURN:

Dated this 16th day, of September, 2022

I, the undersigned authority, do hereby certify that the above NOTICE OF MEETING of the Burnet Economic Development Corporation, is a true and correct copy of said NOTICE and that I posted a true and correct copy of said NOTICE on the bulletin board, in the City Hall of said City, BURNET, TEXAS, a place convenient and readily accessible to the general public at all times, and said NOTICE was posted on September 16, 2022, at or before 5 o'clock p.m.

and remained posted continuously for at least 72 hours preceding the scheduled time of said Meeting.

Kelly Dix, City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS:

The City Council Chamber is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services, such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's office (512.756.6093) at least two working days prior to the meeting. Requests for information may be faxed to the City Secretary at 512.756.8560.

RIGHT TO ENTER INTO EXECUTIVE SESSION:

The Board of Directors for the Burnet Economic Development Corporation reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development)

STATE OF TEXAS {}
COUNTY OF BURNET {}

On this the 16th day of August, 2022, the Burnet Economic Development Corporation of the City of Burnet convened in Special Session, at 3:00 p.m., at the Burnet City Council Chambers, 2402 S. Water Street, Burnet, with the following members present, to-wit:

Board Members: David Vaughn, Philip Thurman, Crista Goble Bromley, Wayne Brown, Cary Johnson

Absent Brad Zehner, Mary Jane Shanes

City Secretary: Kelly Dix

Guests: Adrienne Feild, Maria Gonzales, Carley Kehoe Pearson, Habib Erkan, Jr., Bryce Van Arsdale, Katie Randall

CALL TO ORDER: The meeting was called to order by Board President Cary Johnson at 3:00 p.m. and quorum was established.

CONSENT AGENDA:

Approval of the July 19, 2022 BEDC Regular Meeting minutes:

Board Member Crista Bromley moved to approve the consent agenda as presented. Board Member Philip Thurman seconded. The motion carried unanimously.

EXECUTIVE SESSION: Pursuant to Texas Government Code Chapter 551 Subchapter D the Board of Directors shall convene in executive session for the following matters: Board Member Philip Thurman moved to go convene to Executive Session at 3:30 p.m. Board Member David Vaughn seconded. The motion carried unanimously.

Deliberation of the purchase and value of real property (§ 551.072)

Deliberation regarding both: (i) commercial or financial information that the board of directors received from a business prospect that the board of directors seeks to have locate, stay, or expand in or near the City of Burnet and with which the governmental body is conducting economic development negotiations; and the offer of a financial or other incentive said business prospect.

RECONVENE TO REGULAR SESSION FOR POSSIBLE ACTION: Board Member Crista Bromley moved to reconvene to regular session at 3:50 p.m. Board Member Wayne Brown seconded. The motion carried unanimously.

ACTION ITEMS. At the conclusion of the executive session the board of directors shall reconvene in open session and deliberate and take action on the matters that follow:

Discuss and consider action: A RESOLUTION OF BURNET ECONOMIC DEVELOPMENT CORPORATION APPROVING THE PURCHASE OF APPROXIMATELY 1.67 ACRES OF LAND LOCATED SOUTH OF TEXAS HWY 29 AND WEST OF COKE STREET. D. Vaughn: Board Member Philip Thurman moved to approve and adopt Resolution BEDC R2022-03 as presented. Board Member Wayne Brown seconded. The motion carried unanimously.

Discuss and consider action: Economic development incentives for the possible expansion of Entegris: D. Vaughn: Katie Randall from Entegris presented to all present the possible plan for future expansion at Entegris. No action taken.

Discuss and consider action: Report on collaborative operations between Chamber of Commerce's and Economic Development Corporations and the possible creation/appointments to an BEDC/Chamber of Commerce Committee: Board Member David Vaughn moved to approve Board Members Philip Thurman, David Vaughn, and Crista Bromley to serve as the BEDC/City/Chamber Committee Representatives. Board Member Wayne Brown seconded. The motion carried unanimously.

Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park: No action taken.

Discuss and consider action: Related to the sale of all or portions of the Eastside Commercial Park located on Highway 29 East: Board Member David Vaughn updated all present on conversations with Justin Johnson pertaining to a cheer studio. No action was taken.

Discuss and consider action: Expenditures related to the Hill Country 2023/2024 Eclipses: Board Member David Vaughn and Adrienne Feild updated all on the October 14, 2023 and April 18, 2024 Eclipses that are expected to generate an extreme increase in tourism for each event. The surrounding area entities are all working together to

accommodate the expected crowds. No action was taken.

Discuss and consider action: Proposed 2022/2023 Fiscal Year Burnet Economic Development Corporation budget: Board Member Crista Bromley moved to approve the proposed 2022/2023 Fiscal Year Burnet Economic Development Corporation budget as presented. Council Member Philip Thurman seconded. The motion carried unanimously.

REQUESTS FOR FUTURE REPORTS: None.

ADJOURN: There being no further business a motion to adjourn was made by Board Member Crista Goble Bromley at 4:43 p.m., seconded by Board Member Philip Thurman. The motion carried unanimously.

ATTEST:

Kelly Dix, City Secretary

Cary Johnson, President
Burnet Economic Development Corporation



ITEM 3.1

Agenda Item Brief

Meeting Date:	September 21, 2022
Agenda Item:	Discuss and consider action Award of Proposals for the parking lot at Pierce and Jackson Street:
Background:	Previous discussions between City and EDC have encouraged the development of property owned by BEDC into additional downtown parking and bathroom facilities. City staff has been working on a layout to maximize parking and improve that area. Such design was sent to contractors for pricing. One such contractor, the lowest quote received, noted significantly low prices if they are able to start work on the parking lot this month, and have it finished by early December.
Information:	The lowest pricing was offered from Nelson Lewis Inc. This contractor has found himself in between jobs and urgently needs the work and thus offering the EDC Board the construction quote of \$284,016.00. The next lowest quote was from Gage and Cage for the amount of \$310,959.50. The projects consists of creating 40 new parking spaces, new curbs and sidewalks, including \$15,000 landscaping allowances for trees and irrigation.
Fiscal Impact:	To be presented at the meeting
Recommendation:	To be determined by the board.

Jackson Street Parking Improvements

Nelson Lewis Inc.

PO Box 235

Marble Falls, TX. 78654

Contact: Mark/ Hank/Brandon

Phone: 830-693-8874

Fax: 830-693-5986

Quote To:

City of Burnet
Eric Belaj

Job Name:

Parking Imp. 201 E Jackson

Date of Plans:

Phone:

Revision Date:

Fax:

Please See Exclusions Below.

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
20	Mobilization, Bonds, Insurance	1.00	LS	20,000.00	20,000.00
30	Traffic/Pedestrian Control	1.00	LS	2,000.00	2,000.00
40	Construction Staking	1.00	LS	7,000.00	7,000.00
70	SWIPP	1.00	LS	2,000.00	2,000.00
80	Silt Fence	300.00	LF	5.00	1,500.00
90	Construction Entrance	1.00	LS	1,200.00	1,200.00
120	Exploratory Excavation	1.00	LS	2,000.00	2,000.00
130	Clear & Grub	0.70	ACRE	2,000.00	1,400.00
140	Remove & Dispose of Asphalt Pavement	1,746.00	SY	2.00	3,492.00
150	Remove & Store Brick Sidewalk	300.00	SY	12.00	3,600.00
160	Remove & Dispose of Concrete Curb/Gutter	350.00	LF	15.00	5,250.00
170	Mass Excavation	1.00	LS	11,000.00	11,000.00
180	Sawcut existing HMA/Sidewalk at new Pavement Edge	1.00	LS	500.00	500.00
210	Embankment w/ Onsite Materials	40.00	CY	60.00	2,400.00
220	Moisture Conditioned Subgrade(8")	2,900.00	SY	4.00	11,600.00
230	Flex Base(8")	2,900.00	SY	14.00	40,600.00
240	Pavement 2" HMA Type D	2,463.00	SY	22.00	54,186.00
250	Reinforced Concrete Driveway	2.00	LS	2,500.00	5,000.00
260	Reinforced Concrete Sidewalk(4")	215.00	SY	70.00	15,050.00
270	Concrete Block Sidewalk / Repurposed Blocks	240.00	LF	70.00	16,800.00
280	Accessible Ramp	1.00	EA	1,200.00	1,200.00
290	Curb & Gutter(18")	48.00	LF	20.00	960.00
300	Ribbon Curb(18")	1,002.00	LF	16.00	16,032.00
310	Pavement Striping (4" White)	1,509.00	LF	1.00	1,509.00
320	Pavement Striping(24" Stop Bar)	22.00	LF	7.00	154.00
330	Pavement Striping(Arrow)	2.00	EA	700.00	1,400.00
340	Wheel Stops(4" Rubber Reflective)	2.00	EA	250.00	500.00
350	Accesible Sign	2.00	EA	500.00	1,000.00
360	Stop Sign	2.00	EA	650.00	1,300.00

ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	AMOUNT
370	Limestone Block Wall	165.00	LF	160.00	26,400.00
380	Wooden Fence(Top of Block Wall)(6' high)	165.00	LF	70.00	11,550.00
390	Hydromulch(Bermuda Rye Mix)	433.00	SY	1.00	433.00
400	Landscping Irrigation Allowance	1.00	LS	15,000.00	15,000.00
GRAND TOTAL					\$284,016.00

NOTES:

Exclusions:

General

- Bonding
- Taxes

Earthwork -

- Soil Density Testing (Except re-testing failed tests) and Associated Proctors

Water:

- Bacteriological Samples Unless Noted.

Wastewater -

- TV Inspection of Wastewater Lines
- Manhole Coatings

Storm Sewer -

- TV Inspection of Storm Sewer Lines
- Downspout Connections (all locations)
- Curb Inlet Transitions, and Gutters

Dry Utilities -

- Cabling and Any Connections or Terminations

Notes:

1. All Services will terminate 5' from building pads.
2. Fire line risers locations, will be provided by GC.
3. Fire line risers will terminate 1' AFPE.
4. Screenings or bedding Sand will be used on all water items.
5. 1" Minus Gravel will be used on all sewer & storm items.
6. Proposal good for 30 days from date of proposal. After 30 days, adjustments may be made for material pricing.
7. Nelson Lewis Inc. is licensed by the Texas Department of Insurance/Texas State Fire Marshal for the underground construction fire sprinkler systems, License # SCR-U-1781534



ITEM 3.2

Agenda Item Brief

Meeting Date:	September 21, 2022
Agenda Item:	Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park.
Background:	To be presented at the meeting.
Information:	
Fiscal Impact:	
Recommendation:	To be determined by the board.



ITEM 3.3

Agenda Item Brief

Meeting Date: September 21, 2022

Agenda Item: Discuss and consider action: Related to the potential sale of all or portions of the Eastside Commercial Park located on Highway 29 East.

Background: To be presented at the meeting.

Information:

Fiscal Impact:

Recommendation: To be determined by the board.



ITEM 3.4

Agenda Item Brief

Meeting Date:	September 21, 2022
Agenda Item:	Discuss and consider action: Engineering proposal with Cuatro consulting for the re-alignment of Coke Street.
Background:	To be presented at the meeting.
Information:	
Fiscal Impact:	
Recommendation:	To be determined by the board.