

STATE OF TEXAS
COUNTIES OF POTTER
AND RANDALL
CITY OF AMARILLO

On the 10th day of June 2015, the Amarillo Local Government Corporation Board of Directors met at 11:30 a.m. on the Third Floor, Room 306, City Hall, 509 Southeast 7th Avenue, with the following members present:

VOTING MEMBERS	PRESENT	NO. MEETINGS HELD	NO. MEETINGS ATTENDED
Richard F. Brown, President	Y	70	64
Glen Parkey, Vice President	N	70	55
Ron Boyd, Board Member	Y	70	61
Les Simpson, Board Member	N	70	55
Brian Eades, Councilmember & Board Member	Y	70	65
John Lutz, Board Member	Y	14	12
Lilia Escajeda, Councilmember & Board Member	Y	12	9
EX-OFFICIO MEMBERS			
Jarrett Atkinson, City Manager	Y	70	69
Melissa Dailey, Executive Director of DAI	Y	70	70
Mercy Murguia, Potter County Commissioner	Y	14	9

Absent were Glen Parkey and Les Simpson.

Staff in Attendance:

Marcus Norris, City Attorney and Frances Hibbs, City Secretary.

ITEM 1: The meeting was called to order by Mr. Brown.

ITEM 2: The minutes of the regular meeting held on May 19, 2015 were presented. The minutes were unanimously approved 5:0 as amended to note an excused absence for Commissioner Mercy Murguia at the prior meeting.

ITEM 3: Mr. Atkinson stated that Newcrest continues to make progress on the hotel. Newcrest has applied for and received a certificate of appropriateness from the Downtown Design Review Board. Newcrest has also begun the pre-meetings to obtain building permits. Newcrest is in a position to begin taking bids. Financing will be presented to the LGC Board for approval to ensure funding is available and the project is completed. Mr. Atkinson noted one change in the design schematics. Originally the finish was to be masonry around the ground floor, and plaster or stucco on the upper floors. They have since changed the second floor and up to EIFS and masonry at the bottom. Ms. Dailey stated Merriman indicated that using EIFS is less expensive than stucco. Mr. Atkinson stated it was a common material but has some challenges, and it is not durable for ground level structures. It does make it easier to comply with energy codes, weighs much less than stucco, and the cost is much less.

Mr. Brown reported that one single response was received from the RFQ for the retail project. The single response was received from G4D Limited, a group of local people with the principal being Bob Garrett, Coldwell Banker for the leasing, and Southwest General Contractors for the construction. They have

been found to be eligible, a worthy party, and the subcommittee will commence negotiations for that piece of the project.

Mr. Atkinson stated the parking meetings have been reoccurring. Melissa Dailey has led the charge and will continue. Parking has not yet changed.

Bob Cowell reported on the TxDOT Transportation Enhancement Program Streetscape Project. He stated that the City awarded the storm water project contract, issued a notice to proceed and the contractor is ordering materials. They should begin starting work in July which begins on Buchanan north working south. The streetscape design plans should be completed in the next two weeks and TxDOT should have it ready to bid at the end of the summer. Planting could begin in the early spring.

Bob Cowell stated the new SPS building is proceeding. Everything has been demolished in the area and most of the materials have been removed. Moving the water, gas and phone utilities are next. The building plans are moving aggressively.

ITEM 4: Cleve Turner, Landscape Architect, presented options regarding the Streetscape. Configurations and schematics were presented showing the geometry of the design and setting a pattern to carry forward. All plans comply with the Downtown Standards, light poles and trees, with minor variations for driveways, etc.

Dr. Eades arrived during this item.

ITEM 5: Mr. Brown stated the parking garage schematics have been looked at a number of times. The subcommittee has studied the budget, associated costs and has looked for ways to reduce the cost and maintain the quality. John Jenkins presented cost estimates on the parking garage for costs of the base structure, and different alternatives and options. Jerry Danforth stated the precast concrete would have to be purchased and brought to Amarillo from 250 miles away, so they are unable to lessen this expense. He further stated they have experienced a 4% increase in construction costs since 2013-2014. Most of the estimated work can be completed with local contractors and the money staying in Amarillo. Motion was made by Ms. Escajeda for approval of the budget for the parking garage as presented, seconded by Mr. Boyd and unanimously carried.

Ms. Murguia left the meeting at 1:00 p.m.

Mr. Brown stated Wallace Bajjali originally had the responsibility of the retail portion of this project. Mr. Atkinson stated they were close on the parking garage financing and costs but not quite there for the retail portion and the retail budgets were also linked to the negotiations with the retail developer/operator.

Mr. Brown stated the need to present the whole picture to the City Council. Dr. Eades suggested a joint meeting of the Local Government Corporation and Downtown Amarillo, Inc. to give the City Council the full scope of the project. Mr. Boyd suggested all components presented at the same time.

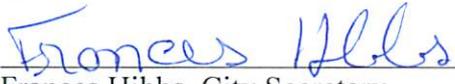
ITEM 6: Mr. Brown stated that at this time the Board would invite comments from interested citizens on matters directly pertaining to policies, programs or activities of the Amarillo Local Government Corporation. There were no comments.

ITEM 7: Mr. Brown stated that the next Board meeting would tentatively be set for June 17, 2015.

ITEM 8: Mr. Brown announced the meeting was adjourned.


Richard F. Brown, President

ATTEST:


Frances Hibbs, City Secretary