

# Economic Development and Tourism Board Meeting

Please join using this link: <https://v.ringcentral.com/join/422694475>  
Meeting ID: 422694475 Or dial: +1 (267) 9304000 Access Code /  
Meeting ID: 422694475



Notice is hereby given that the Economic Development and Tourism Board of the City of Kyle, Texas will meet at 11:00 AM on July 14, 2021, at <https://v.ringcentral.com/join/422694475>; call (267) 930-4000; Meeting ID: 422694475, for the purpose of discussing the following agenda.

NOTE: There may be a quorum of the City Council of Kyle, Texas present at the meeting who may participate in the discussion. No official action will be taken by the City Council members in attendance.

Published this 9th day of July 2021 prior to 5PM.

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- I. Call to Order
  - II. Approval of Minutes
    - a. Approval of minutes from June 9, 2021.
  - III. Citizen Comment Period; three-minute time limit per person
  - IV. Consideration and Recommendation to City Manager
    - a. Consider and possible recommendation to City Manager on ACC Hays Campus future plans.
  - V. Staff Updates
    - a. Staff updates:
      - Diana Torres-
        - Sales Tax report
        - La Verde Park Ground Breaking
      - Lauren Lyons
        - Building Reports
      - City Managers Report
      - Regional Update from GSMP
      - Board Member Updates
  - VI. Executive Session

a. Convene into executive session pursuant to Section 551.087, Tex. Gov't Code (Deliberation Regarding Economic Development Negotiations), to deliberate offers of financial or other incentives and economic development negotiations with business prospects that the city council seeks to have locate, stay or expand in or near the territory of the city limits of Kyle, Texas.

- Project Valkyrie
- Project SUFC
- Project Pacific Blue
- Project Deep Golden
- Project Tropical Green
- Project Just Peachy

b. Reconvene into open session to take any and all actions as deemed appropriate regarding offers of financial or other incentives and economic development negotiations with business prospects that the city council seeks to have locate, stay or expand in or near the territory of the city limits of Kyle, Texas.

VII. Consider and Possible Action on Executive Session Items

VIII. Adjourn

\*Per Texas Attorney General Opinion No. JC-0169; Open Meeting & Agenda Requirements, Dated January 24, 2000: The permissible responses to a general member communication at the meeting are limited by 551.042, as follows: "SEC.551.042. Inquiry Made at Meeting. (a) If, at a meeting of a government body, a member of the public or of the governmental body inquires about a subject for which notice has not been given as required by the subchapter, the notice provisions of this subchapter, do not apply to: (1) a statement of specific factual information given in response to the inquiry; or (2) a recitation of existing policy in response to the inquiry. (b) Any deliberation of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a subsequent meeting.



# CITY OF KYLE, TEXAS

## Approval of Minutes

Meeting Date: 7/14/2021

Date time:11:00 AM

**Subject/Recommendation:** Approval of minutes from June 9, 2021.

**Other Information:**

**Legal Notes:**

**Budget Information:**

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**ATTACHMENTS:**

**Description**

- EDT Minutes 6/9/2021

## Economic Development & Tourism Board Meeting Minutes

Virtual Meeting

June 9th, 2021

Board Members present: Brian Ziegler, Tony Spano, Tessa Schmidtzinsky, Julie Snyder, Scott Sellers, Eric Wright, Diana Torres, Don Tracy

Guests: none

Board Members absent: Colby Machaud, Joan Ross, Eddie Brown, Victoria Vargas, Diana Torres

- I. B. Ziegler calls the meeting to order at 11:11AM.
- II. B. Ziegler makes a motion to approve minutes from 5-12-21 as presented. T. Spano 2<sup>nd</sup>; all present approve.
- III. B. Ziegler opens and closes Citizens Comments upon hearing no comments from citizens present.
- IV. Staff updates
  - a. L. Lyons gives updates board on building report and sales tax report.  
Board member updates
  - b. Dr. Wright updates board on groundbreaking for the new elementary school in Sunfield. From demographer, 68k future lots planned in the Hays county school district. Great for development but a challenge for HCISD. Summer school started, population doubled.  
City Manager updates
  - c. Scott Sellers update board on City of Kyle using a 2<sup>nd</sup> outside firm to assist with building inspections along with ATS. About a 30 day turnaround with plan review. GSMP hosted site selector meeting group. Presentations from ED leaders, updates on site selectors report.
- V. B. Ziegler makes a motion to convene into executive session. T. Spano 2<sup>nd</sup>; all present approve.
- VI. B. Ziegler makes a motion to reconvene into open session. D. Tracy 2<sup>nd</sup>; all present approve.
- VII. B. Ziegler makes a motion to adjourn meeting. T. Spano 2<sup>nd</sup>; all present approve.

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Brian Ziegler, Board Chair

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Diana Torres, Director of Eco Dev



# CITY OF KYLE, TEXAS

Consider and possible  
recommendation to City Manager

**Meeting Date: 7/14/2021**

**Date time:11:00 AM**

**Subject/Recommendation:** Consider and possible recommendation to City Manager on ACC Hays Campus future plans.

**Other Information:**

**Legal Notes:**

**Budget Information:**

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**ATTACHMENTS:**

**Description**

No Attachments Available



# CITY OF KYLE, TEXAS

## Staff Updates

Meeting Date: 7/14/2021

Date time:11:00 AM

**Subject/Recommendation:** Staff updates:  
Diana Torres-

- Sales Tax report
- La Verde Park Ground Breaking

Lauren Lyons

- Building Reports

City Managers Report  
Regional Update from GSMP  
Board Member Updates

**Other Information:**

**Legal Notes:**

**Budget Information:**

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**ATTACHMENTS:**

**Description**

- Commercial permit report
- Building permit report
- Sales Tax Report

### June 2021 Commercial Permits Issued

Permit Number	Main Address	Work Class	Square Feet	Valuation	Description
1.BLC2021-0614	19200 Marketplace Ave 102	Finish Out	1890	\$450,000.00	Lanter Delivery - 1,890 SF office space on the East side of Building 1 for Lanter Delivery Systems
2.BLC2021-0613	1290 BEBEE RD Ste 300	Finish Out	1250	\$43,000.00	(Castle Liquor) Interior Finish-Out for Liquor Store Suite 300
3.BLC2021-0585	5401 S 1626	Addition/Remodel	100	\$28,000.00	(HEB) REPLACEMENT OF DAIRY DISPLAY CASES WITHIN THE DAIRY DEPARTMENT
4.BLC2021-0619	2709 E 150	Accessory Structure	3216	\$80,000.00	New Fuel Canopy with 5 pumps for existing convenience store
			<b>6456</b>	<b>\$601,000.00</b>	

### June 2020 Commercial Permits Issued

Permit Number	Main Address	Work Class	Square Feet	Valuation	Description
1.BLC2020-0351	6001 KYLE PKWY 370	Addition Remodel	1500	\$700,000.00	Hays Remodel Cath Lab 03 to accommodate new equipment.
2.BLC2020-0296	GATEWAY	BLVD Finish Out	29,730	\$1,200,000.00	Athlete Performance Solution-Interior finish out Construct a ground level wood deck with screened structure (Catio) for housing cats attached to a 25'x10' open air galvanized hardware cloth encompassed enclosure.
3.BLC2019-0269	500 E 150	Accessory Structure	500	\$25,000.00	
			<b>31730</b>	<b>\$1,925,000.00</b>	

**80% decrease in sq. footage year over year; 69% decrease in valuation year over year**

NEW PERMITS ISSUED	2020 Residential	2020 Commercial
January	52	7
February	46	8
March	86	3
April	88	4
May	184	5
June	116	3
July	132	3
August	145	8
September	97	7
October	97	12
November	107	
December	83	
Total	1233	60

2020 Subdivisions	
6 Creeks	182
Brooks Crossing	
Brookside Ph2/Creekside	29
Bunton Creek	37
Bunton Creek Reserve	83
Cassetta Ranch	24
Creekside Village	
Crosswinds	164
Cypress Forest	57
Cool Springs	81
Village at Creekside	
Four Season	
Hometown	
Kensington	
Meadows at Kyle	
Old Town	
Original Town Kyle	3
Paramont	22
Plum Creek	194
Prairie on the Creek	
Post Oak	
Stagecoach Crossing	75
Sunset Hills Ph1	74
Trails at Windy Hill	109
Waterleaf	
Woodlands	99
Custom Home	
Total	1233

NEW PERMITS ISSUED	2021 Residential	2021 Commercial
January	168	3
February	145	5
March	193	12
April	131	3
May	134	5
June	179	4
July		
August		
September		
October		
November		
December		
Total	950	28

2021 Subdivisions	
6 Creeks	91
Brooks Crossing	
Brooks Ranch	28
Brookside Ph2/Creekside	18
Bunton Creek	54
Bunton Creek Reserve	2
Cassetta Ranch	88
Creekside Village	
Crosswinds	51
Cypress Forest	16
Cool Springs	104
Village at Creekside	
Four Season	
Hometown	
Kensington	
Meadows at Kyle	
Old Town	
Original Town Kyle	2
Paramont	104
Plum Creek	193
Prairie on the Creek	
Post Oak	
Stagecoach Crossing	53
Sunset Hills Ph1	86
Trails at Windy Hill	59
Waterleaf	
Woodlands	1
Custom Home	
Total	950

City of Kyle, Texas  
City Sales and Use Tax Collection by Month  
Comparison for FY2020 and FY2021

Collection Month	Actual Receipts Current Year FY 2021	Comparison to Budget FY 2021				Comparison to Last Year FY 2020			
		Budget FY 2021	\$ Variance	% Variance	Sales Tax Rebates 380 Payments	Actual Receipts Last Year FY 2020	\$ Variance	% Variance	Sales Tax Rebates 380 Payments
October	\$ 805,948.41	\$ 734,963.00	\$ 70,985.41	9.66%	\$ 64,275.71	\$ 721,981.62	\$ 83,966.79	11.63%	\$ 71,317.79
November	1,067,279.12	911,435.00	155,844.12	17.10%	74,287.69	895,336.72	171,942.40	19.20%	72,820.57
December	841,818.68	757,239.00	84,579.68	11.17%	64,900.37	743,863.97	97,954.71	13.17%	70,761.10
January	870,834.02	741,336.00	129,498.02	17.47%	71,541.89	728,242.35	142,591.67	19.58%	70,441.16
February	1,145,110.36	1,029,179.00	115,931.36	11.26%	90,571.31	1,011,001.35	134,109.01	13.26%	88,758.41
March	859,595.58	697,899.00	161,696.58	23.17%	62,465.90	685,573.29	174,022.29	25.38%	54,971.15
April	732,787.22	646,324.00	86,463.22	13.38%	53,656.53	634,908.41	97,878.81	15.42%	56,045.92
May	1,208,326.59	886,087.00	322,239.59	36.37%	92,765.91	870,437.04	337,889.55	38.82%	67,338.09
June	1,041,879.82	783,606.00	258,273.82	32.96%	73,595.56	769,765.52	272,114.30	35.35%	59,290.90
July						833,945.28	(833,945.28)	-100.00%	69,729.38
August						1,013,490.57	(1,013,490.57)	-100.00%	76,461.47
September						826,924.71	(826,924.71)	-100.00%	64,200.71
<b>Total</b>	<b>\$ 8,573,579.80</b>	<b>\$ 7,188,068.00</b>	<b>\$ 1,385,511.80</b>	<b>19.28%</b>	<b>\$ 648,060.87</b>	<b>\$ 9,735,470.83</b>	<b>\$ (1,161,891.03)</b>	<b>-11.93%</b>	<b>\$ 822,136.65</b>



# CITY OF KYLE, TEXAS

## Executive Session- Convene

Meeting Date: 7/14/2021

Date time:11:00 AM

**Subject/Recommendation:**

- Project Valkyrie
- Project SUFC
- Project Pacific Blue
- Project Deep Golden
- Project Tropical Green
- Project Just Peachy

**Other Information:**

**Legal Notes:**

**Budget Information:**

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**ATTACHMENTS:**

**Description**

No Attachments Available