

The Willis Community Development Corporation of the City of Willis, Texas convened into special session at city hall on the date and time aforesaid, with the following members present:

Sharon Luster, Vice President
Lisa Toliver, Board Member
Anthony Williams, Board Member
Yolonda Harris, Board Member
Tamara Young-Hector, Board Member
J Rice, General Manager
Robert Evans, City Manager
Marissa Quintanilla, City Secretary
Beth Rodriguez, Finance Director

And the following members absent: Mary Reed and Sonda Toliver, constituting a quorum at which time the following business was transacted to-wit:

1. Call to order the special meeting.

Sharon Luster called the meeting to order at 5:30 p.m.

2. Roll Call, Pledge of Allegiance, and Invocation

I Pledge Allegiance to the Flag of the United States of America and to the Republic for which it stands, one nation under God, indivisible, with liberty and justice for all.

Honor the Texas Flag. I pledge allegiance to thee, Texas; one state under God, one and indivisible.

Ms. Luster called roll; Mary Reed and Sonda Toliver were absent. Pledges were recited. J. Rice gave the invocation.

3. CITIZENS INQUIRY

a. Public Comments

No public comments

4. CONSENT AGENDA

a. Approval of financial statements

Mr. Rice stated that he has been working with Ms. Rodriguez, and she has submitted a new income statement, which is more recent than the one that was included in the packet. Mr. Rice stated he is satisfied that it is up to date. Mr. Rice stated that there are some things that need to be looked at some more, but it does appear that the income statement is correct. Tamara Young-Hector asked about the legal fees, and who it was paid to. Mr. Rice stated that is paid to Larry Foerster the City Attorney. Mr. Rice stated this was for the Fidelis agreement that was brought to the board. Mr. Rice stated that it was presented to the board, but it was not passed. Sharon Luster asked about the \$50,000 for SHTC. Mr. Rice stated that was for the Sam Houston Town Center which is completely paid off. Ms. Rodriguez stated it was all paid out of City accounts and is something she needs to go back and do journal entry for. Motion was made by Tony Williams to approve the financial statements as presented. Lisa Toliver seconded the motion. Motion passed unanimously.

5. NEW BUSINESS

a. Discuss and take action on plans and specifications for Lindley Park.

Mr. Rice stated that the park committee met and looked over the plans for Lindley Park and made a few adjustments. Mr. Rice stated that this has also been presented to the city. Mr. Wind stated that they are planning to have the bids ready for the October meeting. Mr. Wind stated that park committee had a few comments that were addressed, but the plan is very similar to what they originally had and are still in line on cost on what the original budget was. Mr. Wind stated that the material pricing is going up, especially on steel. Mr. Wind stated they received an updated price on the steel core covering, the original estimate was

\$60,000, now the current estimate is \$90,000, so that is a 50% increase in the cost just based on the issues they are having with steel prices. Mr. Wind stated that to cover that they had a 20% contingency in the original budget, because they were anticipating that there is some volatility in the market right now. Mr. Wind stated that they went ahead and adjust that number based on the updated price from the manufacturer, so it reduced the contingency from 20% to 15% to make the numbers match up. Mr. Wind gave the board a general overview of the updated design. Mr. Wind stated they are changing the half-court basketball court to a cull court and putting in a steel cover. Mr. Wind stated they would be replacing the playground equipment. Mr. Wind stated the bathroom building they are placing is going to have a men's and women's side, two stalls and then a utility closet in the middle for storage and maintenance. Mr. Wind stated they would be redoing the parking up front, they will be adding drainage under it and adding asphalt parking. Mr. Wind stated they would be adding overflow parking on the side street. Mr. Wind stated the bottom line with the 15% contingency we are at \$582,000, which is approximately \$8,000 more than the original estimate. Motion was made by Tony Williams to approve the plans and specifications for Lindley Park and go out for bid. Tamara Young-Hector asked who chose the price on the contingency. Mr. Wind stated the price was chosen based on the uncertainty of the market. Mr. Wind stated that is the number they typically use; they have gone as low as 10% but not below that. Mr. Wind stated that he recommended a higher contingency right now based on the things already discussed with the price being so uncertain at this time. Tamara Young-Hector seconded the motion. Motion passed unanimously.

6. REPORTS

Input from Board related to issues for possible inclusion on future agendas.
Mr. Rice reminded the board of the October 12th meeting.

7. ADJOURN

Motion was made by Tamara Young-Hector to adjourn. Tony Williams seconded the motion. Motion passed unanimously. The meeting adjourned at 5:56 p.m.

Marissa Quintanilla, City Secretary