

## TIRZ #2 BOARD MEETING MINUTES

The TIRZ #2 Board of the City of Kyle, Texas met on June 22, 2023 at Kyle City Hall with the following persons present:

Mayor Travis Mitchell, Vice Chair\*  
Mayor Pro Tem Michael Tobias  
Council Member Bear Heiser  
Council Member Yvonne Flores-Cale  
Council Member Miguel Zuniga  
Council Member Ashlee Bradshaw\*  
Council Member Daniela Parsley\*  
Commissioner Michelle Cohen  
Bryan Langley, City Manager  
Jerry Hendrix, Assistant City Manager  
Amber Schmeits, Assistant City Manager  
Paige Saenz, City Attorney  
Jennifer Kirkland, City Secretary  
Grant Bowling, Video Production Specialist  
Victoria Vargas, Economic Development Director  
Perwez Moheet, Director of Finance  
Leon Barba, City Engineer

### **I. Call Meeting to Order**

Mayor Mitchell called the meeting to order at 6:01 p.m. Mayor Mitchell asked the city secretary to call roll.

Present were: Mayor Mitchell, Mayor Pro Tem Tobias, Council Member Flores-Cale, Council Member Zuniga, Council Member Bradshaw and Commissioner Cohen. A quorum was present. Council Member Heiser, Council Member Parsley, and Commissioner Ingalsbe were absent. Council Member Heiser arrived at 6:03 p.m. during Item No. 2. Council Member Parsley arrived virtually at 6:06 p.m. during Item No. 2.

### **II. Approval of Minutes**

1. TIRZ #2 Board Meeting Minutes - May 18, 2023.

Mayor Mitchell brought forward Item No. 1 for discussion.

Mayor Pro Tem Tobias moved to approve the minutes of the May 18, 2023 TIRZ #2 Board Meeting. Council Member Flores-Cale seconded the motion. Motion carried 5-0. Council Member Bradshaw was off camera, and pursuant to Section 551.127 (a-3), Texas Government Code, was considered absent for the vote.

### **III. Citizen Comment Period**

Mayor Mitchell opened citizen comments at 6:02 p.m. With no one registered or wishing to speak, Mayor Mitchell closed citizen comments at 6:02 p.m.

\*One or more members of the governing body may participate in the meeting by videoconference pursuant to Section 551.127, Texas Government Code, provided that a quorum of the governing body will be present at Kyle City Hall.

#### **IV. Consider and Possible Action**

2. Receive a report, hold a discussion, and provide staff direction regarding a review of the location, map, plans, and cost estimates for the design and construction of a temporary parking lot to be paid from Tax Increment Reinvestment Zone No. 2 (TIRZ #2) funds and update regarding Board direction to staff.

Mayor Mitchell brought forward Item No. 2 for discussion. Mr. Barba presented the item.

Mayor Mitchell moved to direct staff to proceed with the whole tract contract option of a million dollars and ask for the engineering firm to bring back an alternate proposal to include a limited number of charging stations. Council Member Parsley seconded the motion. Motion carried 8-0.

3. Receive a report, hold a discussion, and provide staff direction regarding the preliminary proposed budget for Tax Increment Reinvestment Zone No. 2 (TIRZ #2) for Fiscal Year 2023-2024.

Mayor Mitchell brought forward Item No. 3 for discussion. Mr. Moheet presented the item.

Mayor Mitchell left the meeting at 7:00 p.m. Council Member Bradshaw left the meeting during this item. It is unknown the time she disconnected. Mayor Mitchell appeared virtually at approximately 7:10 p.m.

At 7:16 p.m. Ms. Saenz stated that an in-person quorum was lost when Council Member Zuniga left the dais and that no action could be taken. Council Member Zuniga did not return.

With no action requested or anticipated, Mr. Moheet continued his presentation. It was noted at 7:16 p.m. that Mayor Mitchell was off-camera and at 7:37 p.m. Council Member Parsley was off-camera, and pursuant to Section 551.127 (a-3), Texas Government Code, were considered absent. Mayor Mitchell returned audibly at that time, but pursuant to Section 551.127 (a-3), Texas Government Code, was still considered absent due to being off-camera. It was noted that Council Member Parsley was on-camera at 7:47 p.m. and considered present. No action was taken.

4. Discussion regarding scheduling the next meeting.

Mayor Pro Tem Tobias brought forward Item No. 4 for discussion. Staff will send out a poll regarding scheduling the next meeting which will be at some point after the City's Budget for FY 2023-24 is adopted.

#### **V. Executive Session**

5. Pursuant to Chapter 551, Texas Government Code, the TIRZ #2 Board reserves the right to convene into Executive Session(s) from time to time as deemed necessary during this meeting. The TIRZ #2 Board may convene into Executive Session pursuant to any lawful exception contained in Chapter 551 of the Texas Government Code including any or all of the following topics.
  1. Pending or contemplated litigation or to seek the advice of the City Attorney and Attorneys concerning legal issues pursuant to Section 551.071, Texas Government Code, and Section 1.05, Texas Disciplinary Rules of Professional Conduct.

2. Possible purchase, exchange, lease, or value of real estate pursuant to Section 551.072.
3. Personnel matters pursuant to Section 551.074.
4. Convene into executive session pursuant to Section 551.087, Texas Government Code, to deliberate regarding the offer of economic incentives to one or more business prospects that the City seeks to have locate, stay, or expand in or near the City.

There was no executive session.


6. Take action on items discussed in Executive Session.


## VI. Adjourn

Mayor Pro Tem Tobias moved to adjourn. Council Member Flores-Cale seconded the motion. No vote was held.

With no further business to discuss, the TIRZ #2 Board adjourned at 7:54 p.m.

Attest:

  
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Jennifer Kirkland, City Secretary

  
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Debbie Ingalsbe, Chair