

City of San Antonio



AGENDA

Tax Increment Reinvestment Zone 31 -- Midtown

Tuesday, May 11, 2021

2:00 PM

WebEx Conference Phone

To protect the health of the public and limit the potential spread of COVID-19, the meeting of the San Antonio Tax Increment Reinvestment Zone Number 31 (Midtown) Board of Directors will be held via WebEx phone conference. These meeting standards are based upon the various suspended provisions of the Open Meetings Act issued by the Texas Governor in response to the COVID-19 crisis. These modified standards shall remain in place until further notice or until the state disaster declaration expires or is otherwise terminated by the Texas Governor.

The meeting will be available to the public via the meeting link at:

<https://sanantonio.webex.com/sanantonio/j.php?MTID=mc7aad911b389f280adf3f2d2fdc1678c>

Phone #: +1-415-655-0001 US Toll

Meeting number (access code): 133 255 7640

Meeting password: niWMEypm686

Once a quorum is established, the San Antonio Tax Increment Reinvestment Zone Number 31 (Midtown) Board of Directors will consider the following items:

Call to Order and Roll Call

Public Comments

1. **21-3247** Citizens may make public comments for, against, or on any item on the agenda by emailing their comments to: NHSDTIFProgram@sanantonio.gov on May 9, 2021. Comments must be limited to 300 words and may be submitted in English or Spanish. Public comments will be presented to the Board by City Staff either in full or in summary if necessary, for the orderly and timely flow of the meeting.

Approval of Minutes

2. **21-3248** Discussion and action to approve the minutes from the February 26, 2021 TIRZ #31 Midtown board meeting.

Financial Report

3. **21-3249** Finance Management Division will provide a briefing on the current financial position of the TIRZ.

Individual Items

4. [21-3375](#) Discussion and action to consider a Resolution approving a Development Agreement in substantially final form between the City of San Antonio and Broadway SA Investors GP, LLC for the Elmira Apartments Project located at 1126 E. Elmira, in Council District 2, for a funding amount not to exceed \$500,000.

Attachments: [Development Agreement DRAFT_Elmira Apts](#)

5. [21-3376](#) Discussion and action to consider a Resolution approving a Professional Services Agreement in substantially final form by the City of San Antonio's Center City Development & Operations Department for the Impact Study for Underground Conversion of Overhead Utilities on the Upper Broadway Street Corridor in Council District 1, for a funding amount not to exceed \$25,000.

Attachments: [Underground Utility Impact Study_Final DRAFT](#)

6. **21-3377** Briefing by Encore on the Broadway East Project Phase I.
7. **21-3378** Briefing by City of San Antonio Public Works Department on the St. Mary's Corridor Project.
8. **21-3379** Briefing by City of San Antonio Public Works Department on the Avenue B Bike Lane Project.
9. **21-3380** Briefing by City of San Antonio Public Works Department on the Maverick Dog Park Project.

Board Member Comments

10. **21-3250** Opportunity for board members to share information with the board, staff and community.

Adjournment

- 11. 21-3251** The Board Chair/Vice Chair shall entertain a motion to adjourn.

At any time during the regular meeting, the Board may meet in Executive Session for consultation concerning Attorney-client matters on items listed on this Agenda under Chapter 551.071 of the Texas Government Code. Additionally under the Texas Government Code Section 551.072, a government body may at any time during this meeting conduct an Executive Session to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third party or for economic development negotiations pursuant to Texas Government Code Section 551.087 (economic development).

Disability Access Information:

Auxiliary aids and services, including Deaf interpreters, must be requested forty-eight [48] hours prior to the meeting. For assistance, call (210-207-7268) or 711 (Texas Relay Service for the Deaf).

Declaracion de Accesibilidad:

Ayudas auxiliares y servicios y interpretes para los sordos se deben pedir con cuarenta y ocho [48] horas de anticipación al la reunión. Para asistencia llamar a (210 207-7268) o al 711 (servicio de transmitir para sordos).

For questions regarding this agenda, please call (210) 207-7805.

BOARD MEMBERS: Louis Fox, Board Chair; Richard Hartman; Suzanne Scott; Marise McDermott; Steven Sano; Christina Scott; Carol Lynn Knapik; Dr. John Giolma; Malcolm T. Hartman, Jr.; Ramiro I. Gonzales; Jacob G. Jopling; Shawn Wade Hatter