

# City of San Antonio



## AGENDA

### Tax Increment Reinvestment Zone 31 -- Midtown

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**Wednesday, July 14, 2021**

**10:00 AM**

**WebEx Video/Phone Conference**

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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 video/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=m4074d340934eed627dbf3f09213379e9>

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

Meeting number (access code): 177 719 0521

Meeting password: KiFZj32nQd8

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. 21-4294** Citizens may make public comments for, against, or on any item on the agenda by emailing their comments to: [NHSDTIFProgram@sanantonio.gov](mailto:NHSDTIFProgram@sanantonio.gov) by July 12, 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. 21-4296** Discussion and action to approve the meeting minutes from the May 11, 2021 TIRZ #31 Midtown board meeting.

**Financial Report**

3. **21-4755** Finance Management Division will provide a briefing on the current financial position of the TIRZ.

**Individual Items**

4. **21-4756** Briefing by Center City Development and Operations Department and TXP & Momentum Advisory Services on the Impact Study for the Underground Conversion of Overhead Utilities on the Upper Broadway Corridor, in Council District 1.
5. [21-4757](#) Discussion and action to consider a Resolution approving a Development Agreement in substantially final form between the City of San Antonio and Encore MultiFamily, LLC for the Broadway East by Encore Project in Council District 1, to support the delivery of the first phase of the 23-acre master planned project redeveloping an underutilized property to a multifamily complex with significant public infrastructure installations, generally located east of N. Alamo between W. Carson and E Grayson Streets, for a funding amount not to exceed \$7,000,000.00.

**Board Member Comments**

6. **21-4758** Opportunity for board members to share information with the board, staff, and community.

**Adjournment**

7. **21-4759** 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:**

This meeting site is accessible to persons with disabilities. Parking is available. 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:**

Este lugar de la reunión es accesible a personas incapacitadas. Se hará disponible el esta-cionamiento. 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