



City of San Marcos

630 East Hopkins
San Marcos, TX 78666

Meeting Minutes City Council

Tuesday, May 1, 2018

3:30 PM

City Council Chambers

630 E. Hopkins - Work Session

I. Call To Order

With a quorum present, the work session meeting of the San Marcos City Council was called to order by Mayor Thomaides at 3:30 p.m. Tuesday, May 1, 2018 in the Council Chambers, 630 E. Hopkins, San Marcos, Texas 78666.

II. Roll Call

Council Member Derrick arrived after roll call at 3:40pm

Present: 7 - Mayor Pro Tem Lisa Prewitt, Council Member Saul Gonzales, Deputy Mayor Pro Tem Scott Gregson, Council Member Melissa Derrick, Council Member Jane Hughson, Mayor John Thomaides and Council Member Ed Mihalkanin

PRESENTATIONS

1. Receive a Staff Presentation regarding the Texas Commission on the Arts Cultural District Designation Program, and provide direction to the City Manager.

Bert Lumbreras, City Manager, introduced the work session items.

Drew Wells, Assistant Director of Community Services – Parks and Recreation, provided the Council with an overview of the presentation regarding the Texas Commission on the Arts and Cultural District Designation Program. Mr. Wells explained that House Bill 2208 authorized the Cultural District Designation in 2005, allowing the Texas Commission on the Arts to designate cultural districts in Texas. The intent is to designate special zones in cities and Texas communities that harness the power of cultural resources to stimulate economic development and community revitalization.

Mr. Wells explained who can apply for this designation which include: Established Arts Organizations, Local Art Agencies, Government Local Arts Agencies, Established Minority Arts Organizations, Government Agencies or Departments, and College Arts Institutions. Interested applicants submit a Letter of Intent to Apply by January 30th of each year and that applications are due on June 15th. Applications are reviewed by a panel and evaluated based upon the following criteria: Artistic Quality, Capability and Impact.

Mr. Wells reviewed the goals, benefits and challenges to organizing Cultural Districts. Mr. Wells explained that the City is not obligated to provide funds, and the City is not obligated to provide wayfinding signage. The Cultural District Designation does not include any regulatory control over existing codes, land-use, or historical district regulations.

Mr. Wells reviewed Goal 3 of the Parks, Public Spaces and Facilities - A vibrant central arts district and robust arts and cultural educational opportunities for everyone.

He provided that the objectives include:

- * Create funding mechanism(s) for the area designated as the Central Arts District**
- * Establish an Arts District Development Task Force to identify the location for, and implement the creation of, the Central Arts District**
- * Develop Art in Public Places Program, identify areas of the city that could be used for murals/ public art displays.**

Jim Bob McMillan, Deputy Director of Texas Commission on the Arts, spoke about the Cultural Districts within in the State. He stated smaller and midsize communities typically have one Cultural District. He explained this particular request is to emphasize a certain area and the history of the City.

Dr. Shatay Ashford explained her options for the Dunbar Cultural District that she and the P2P Movement are wishing to create. She stated that this project was birthed initially by the First Baptist Church restoration project. Their hope is for the building to serve as a community resource center.

Mr. McMillan provided that Cultural District designations are typically a springboard for grants for restoration projects within the district, and that many cities have received funding after receiving a cultural district designation.

Mr. Joe Ptak provided an overview of the San Marcos Cultural District group and that the group is made up of a variety of people, and that they have been meeting regularly. The conversation has been around having a large cultural district. He explained that conversations have since led to three different cultural districts.

Following discussion, Council consensus was to bring a Resolution of support for the Dunbar Cultural District application to the next agenda. Staff will also place a discussion item regarding the creation/appointment of a Council

Committee related to the creation of cultural districts within the City of San Marcos.

2. Hold discussion regarding the Fiscal Year 2018 CIP and issuance of debt for the approved projects, and provide direction to the City Manager.

Heather Hurlbert, Director of Finance, provided the Council with a presentation reviewing the fiscal year 2018 CIP and the issuance of debt. She reviewed approved CIP projects, the anticipated debt issuance, the approved 2018 CIP Facility related projects in the General Fund, and critical projects. Council discussed budgeting for maintenance and upkeep and not issuing debt to cover those critical infrastructure needs.

Ms. Hurlbert reviewed funding options, and provided that Staff recommended using Best Buy funds for part of the critical needs and only issuing the bonds for \$710,500 instead of \$1,025,000. Council provided consensus to go no more than 10 years on the bond term.

Council also provided consensus to review the CIP in more detail during the budget process. Discussion was held regarding the how the historic survey will be funded. Staff indicated that it will be funded through a different source.

No additional direction was provided.

EXECUTIVE SESSION

3. Executive Session item in accordance with Local Government Code Section §551.071 - Consultation With Attorney - to receive legal advice regarding claims and pending litigation questioning the validity of Ordinance No. 2008-16 that annexed a 563.199 tract of land commonly known as the Hillert Tract into the City of San Marcos including litigation threatened by the City of Martindale, Texas and Mr. Gerald Lee Bennett; and the pending lawsuit filed on April 18, 2018 styled: The Mayan At San Marcos, LLC, vs. City of San Marcos, Cause No. 18-0958-CV-A, in the 25th Judicial District Court of Guadalupe County, Texas.

A motion was made by Council Member Hughson, seconded by Mayor Pro Tem Prewitt, to enter into Executive Session at 4:50pm. The motion carried by the following vote:

For: 7 - Mayor Pro Tem Prewitt, Council Member Gonzales, Deputy Mayor Pro Tem Gregson, Council Member Derrick, Council Member Hughson, Mayor Thomaidis and Council Member Mihalkanin

Against: 0

III. Adjournment.

The City Council reconvened into Open Session at 5:50 p.m. Mayor Thomaides then adjourned the Work Session meeting of the San Marcos City Council at 5:50 p.m.

Jamie Lee Case, TRCM, City Clerk

John Thomaides, Mayor