



MINUTES
CITIZEN BOND SUBCOMMITTEE
ECONOMIC DEVELOPMENT-COMMERCIAL
COMMUNITY RECREATION CENTER
2nd FLOOR CONFERENCE ROOM
14050 HEARTSIDE
FARMERS BRANCH, TEXAS 75234
July 14, 2016
7:00 p.m.

Members Present: Casey Winters, Michael Driskill, Vincent Montenegro, Tamara Cleghorn, Marcus Miller, Casey Hougen, Collin Eddy

Members Absent: Joan O'Shea

Guest: David Claassen

Staff Present: Community Services Director Andy Gillies, Managing Director John Land

1. CALL TO ORDER

Subcommittee Chairman Marcus Miller called the meeting to order at 7:00 p.m.

2. APPROVAL OF THE MINUTES

Motion made by Michael Driskill to approve the minutes with corrections from the June 16, 2016 subcommittee meeting. Motion seconded by Vincent Montenegro. *Motion approved unanimously.*

3. REVIEW AND DISCUSS POTENTIAL BOND PROJECTS UNDER CONSIDERATION

Andy Gillies introduced David Claassen, property owner of the SW corner of Josey and Valley View at the Four Corners, who presented his development plans for potential senior adult housing for which there is an increasing demand and additional retail improvements. Discussion included ideas for retail drivers to increase consumer traffic, building a street within the shopping area to add retail frontage and improvements to create a shopping/dining destination. Mr. Claassen suggested improvements in the future to the NW corner of Josey and Valley View that include new multi-family housing around existing retail and restaurants would really help revitalize the Four Corners. The subcommittee agreed to propose a \$3 million bond issue for a thoroughfare and improvements to the SW corner as incentive for senior living and mixed retail development.

John Land updated the subcommittee on private/public developments planned to break ground in January 2017 including a grand entrance to Farmers Branch from Pike Street, a restaurant park on Bee Street, an organic grocery store and Burgers and Brewhouse. The City has already approved

infrastructure proposals from private developers. The subcommittee agreed this ties in well with plans for the Station area improvements which include a Dart/City parking garage for \$6 million, Pike Street improvements for \$3.8 million, Oncor Easement Beautification for \$2 million, a total of \$12 million for a bond proposal. The idea to purchase the CFBISD building to remove it as an impediment to development was rejected due to unrecoverable costs of \$4 million.

4. ANNOUNCEMENTS

Colin Eddy announced result of the July 19 Listening Meetings would be posted on line after the event and polling opportunities for feedback would continue. Results would be shared at the next large c committee meeting July 28, 2016.

SCHEDULE OF FUTURE MEETINGS

No future meetings were scheduled to date.

5. ADJOURNMENT

Motion to adjourn was made by Michael Driskill. Motion seconded by Casey Winters. *Motion approved unanimously.* The meeting adjourned at 8:53 p.m.


Chair

Attest:


Secretary