



**CITY OF THE COLONY
COMMUNITY DEVELOPMENT CORPORATION AGENDA
THURSDAY, DECEMBER 9TH, 2021
6:30 PM**

TO ALL INTERESTED PERSONS

Notice is hereby given of a **REGULAR SESSION** of the **COMMUNITY DEVELOPMENT CORPORATION** of the City of The Colony, Texas to be held at **6:30 PM** on **THURSDAY, DECEMBER 9TH, 2021** at **6800 MAIN ST., THE COLONY, TX**, at which time the following items will be addressed:

1.0 ROUTINE ANNOUNCEMENTS AND RECOGNITIONS

- 1.1 Call to Order
- 1.2 Pledge of Allegiance to the United States Flag
- 1.3 Salute to the Texas Flag

2.0 CITIZEN INPUT

This portion of the meeting is to allow up to five (5) minutes per speaker with a maximum of thirty (30) minutes for items not posted on the current agenda. The Board may not discuss these items, but may respond with factual data or policy information, or place the item on a future agenda. Those wishing to speak shall submit a Request Form to the Recording Secretary.

3.0 CONSENT AGENDA

The Consent Agenda contains items which are routine in nature and will be acted upon in one motion. Items may be removed from this agenda for separate discussion by a Board member.

- 3.1 Consider acceptance of the CDC financial reports for November 2021
- 3.2 Consider approval of minutes of the November 4th, 2021 Special Session

4.0 REGULAR AGENDA ITEMS

- 4.1 Receive update from staff and discuss the following items –
 - Splash Park
- 4.2 Board to request items to be placed on a future agenda.

ADJOURNMENT

Persons with disabilities who plan to attend this meeting who may need auxiliary aids such as interpreters for persons who are deaf or hearing impaired, readers or, large print are requested to contact the City Secretary's Office, at 972-624-3105 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

CERTIFICATION

I hereby certify that above notice of meeting was posted outside the front door of City Hall by 5:00 p.m. on the 6th day of December 2021.



Tina Stewart, TRMC, CMC, City Secretary



3.1

CDC - Operating Budget Budget Considerations	Budget 2021-22	Actual 11/30/2021
Beginning Fund Balance	\$6,208,857	\$6,208,857
Revenues		
Sales Tax Receipts	\$4,000,000	\$834,206
Interest Revenue	\$4,000	\$336
Adopt A Tree Donations	\$0	\$0
Misc	\$0	\$0
Total Revenue	\$4,004,000	\$834,542
Operating Expenditures:		
Personnel	\$228,032	\$24,549
Contract Services	\$56,300	\$3,405
General Office Supplies/Equip Maint	\$4,650	\$3,607
Park Maintenance	\$47,600	\$0
Sales Tax Rebate	\$201,500	\$0
Total Operating	\$538,082	\$31,561
Transfers:		
Transfer Out - 5 Star Complex (Debt Ser)	\$0	\$0
Transfer Out - Park Improvements (Cap)	\$0	\$0
Transfer Out - Park Fund	\$134,845	\$0
Transfer Out - Hike & Bike Trails (Debt Ser)	\$131,288	\$0
Transfer Out - Parking Lots (Debt Ser)	\$65,265	\$0
Transfer Out - Parks (Operating Budget)	\$165,000	\$0
Total Transfers:	\$496,398	\$0
Overhead Allocated	\$35,690	\$0
Capital	\$3,128,340	\$0
Total Expenditures/Tranfers/Capital	\$4,198,510	\$31,561
Net Income/(Loss)	-\$194,510	\$802,981
Ending Fund Balance	\$6,014,347	\$7,011,838

3.1

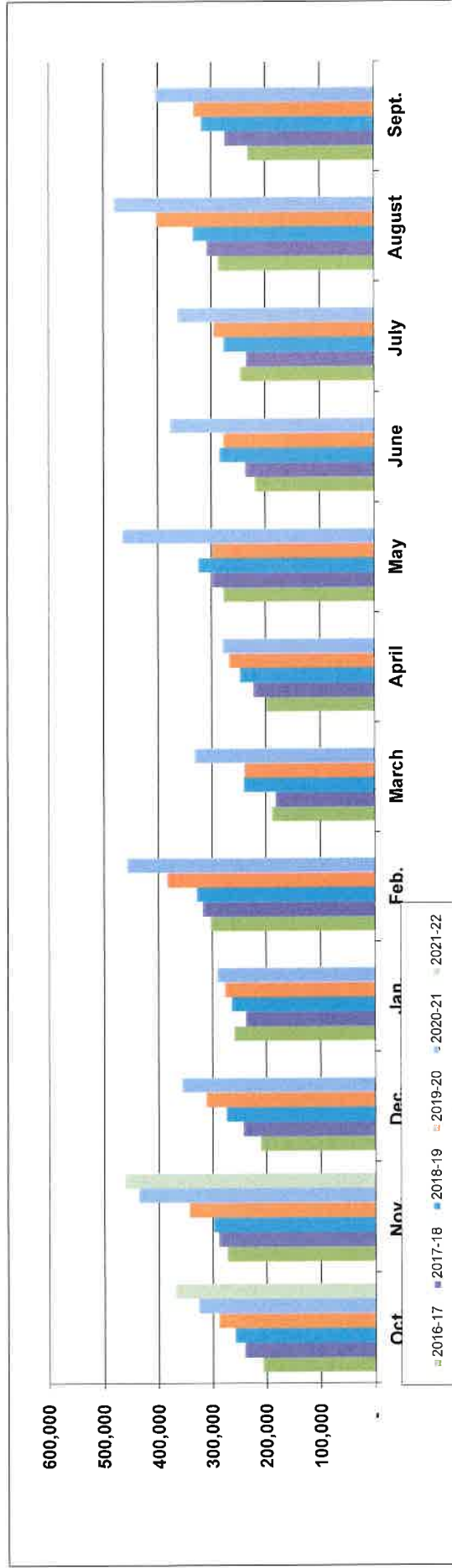
EDC Monthly Sales Tax Revenue - By Month Received From State

9/2017 - 05/2020 adjusted for VCC payments											
Month	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	Difference PRIOR PERIOD	% CHG PRIOR PERIOD			
Oct.	207,720	240,894	259,540	288,868	328,050	371,058	43,008	13%			
Nov.	273,058	289,022	298,847	344,385	437,371	463,148	25,777	6%			
Dec.	211,104	243,185	274,439	311,506	357,481	-	-	0%			
Jan.	259,182	237,886	264,135	276,459	291,405	-	-	0%			
Feb.	303,282	317,398	329,556	383,886	457,618	-	-	0%			
March	188,885	182,212	241,123	239,496	333,111	-	-	0%			
April	198,913	222,804	247,810	267,823	280,149	-	-	0%			
May	277,965	299,546	325,484	298,184	465,607	-	-	0%			
June	219,500	236,890	285,607	277,593	378,432	-	-	0%			
July	246,338	235,629	277,533	295,222	364,286	-	-	0%			
August	287,574	308,129	334,827	402,650	480,995	-	-	0%			
Sept.	232,889	274,831	318,904	332,974	404,425	-	-	0%			
YR TTL	2,906,408	3,088,426	3,457,805	3,719,046	4,578,929	834,206	68,785	9%			

Adj for Prior Year VCC (444,046)

Adj Current Year Missed Sales Tax (135,445.50)

Net Sales Tax. 3,275,000 4,443,483



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CITY OF THE COLONY
 FINANCIAL STATEMENT
 AS OF: Nov 30, 2021

825-PARK IMPROVEMENTS
650 - DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
62-CONTRACTUAL SERVICES							
659-6210-1933	CDC MASTER PLAN	\$ 2,190.36	\$ -	\$ -	100.00	\$ 2,190.36	\$ -
659-6210-2029	REC CENTER FEAS STUDY@5 ST	\$ 3,222.40	\$ -	\$ -	0.00	\$ -	\$ 3,222.40
TOTAL 62 - CONTRACTUAL SERVICES		\$ 5,412.76	\$ -	\$ -	40.47	\$ 2,190.36	\$ 3,222.40
63-SUPPLIES							
659-6323-2295	ADDITIONAL SECURITY CAMERAS	\$ 4,300.00	\$ -	\$ -	0.00	\$ -	\$ 4,300.00
TOTAL 63 - SUPPLIES		\$ 4,300.00	\$ -	\$ -	\$ -	\$ -	\$ 4,300.00
64-MAINTENANCE							
659-6450-1707	LANDSCAPING-IMAGE ENHANCEM	\$ 68,512.47	\$ -	\$ -	0.00	\$ -	\$ 68,512.47
659-6450-1708	LANDSCAPING-JOHN YATES	\$ 35,210.00	\$ -	\$ -	0.00	\$ -	\$ 35,210.00
659-6450-1709	LANDSCAPING-TAYLOR	\$ 33,220.00	\$ -	\$ -	0.00	\$ -	\$ 33,220.00
659-6450-1927	GRIND/RECOAT FIBERGLASS PO	\$ 10,340.00	\$ -	\$ -	0.00	\$ -	\$ 10,340.00
659-6450-2024	5 STAR UPGRADES-CONCRETE/C	\$ 22,694.83	\$ -	\$ -	0.00	\$ -	\$ 22,694.83
659-6450-2025	TURNER PARKING LOT	\$ 76,850.00	\$ -	\$ -	0.00	\$ -	\$ 76,850.00
659-6450-2026	PARK AMENITIES-BENCHES/TAB	\$ 10,115.08	\$ -	\$ -	145.33	\$ 14,700.00	\$ (4,584.92)
659-6450-2027	SHORELINE TRAIL EROSION	\$ 162,665.92	\$ -	\$ -	0.00	\$ -	\$ 162,665.92
659-6450-2030	AQP-OUTDOOR LAGOON & ADA T	\$ 660.00	\$ -	\$ -	0.00	\$ -	\$ 660.00
659-6450-2031	AQP - GRAND PAVILLIAN UPGR	\$ 16,000.00	\$ -	\$ -	32.81	\$ 5,250.00	\$ 10,750.00
659-6450-2032	AQP-GENERAL IMPROVEMENTS	\$ 14,778.00	\$ -	\$ -	0.00	\$ -	\$ 14,778.00
659-6450-2226	5 STAR MNTNC YARD EXPANSION	\$ 100,000.00	\$ -	\$ -	0.00	\$ -	\$ 100,000.00
659-6450-2227	AQUATIC PARK TRAIL CONNECT	\$ 162,000.00	\$ -	\$ -	0.00	\$ -	\$ 162,000.00
659-6450-2298	PICNIC TABLES/LOUNGE CHAIRS	\$ 9,800.00	\$ -	\$ -	0.00	\$ -	\$ 9,800.00
659-6465-2296	LAGOON SKIMMER REPLACEMENT	\$ 6,000.00	\$ -	\$ -	0.00	\$ -	\$ 6,000.00
659-6465-2297	PORTABLE VACUUM SYSTEM	\$ 7,200.00	\$ -	\$ -	0.00	\$ -	\$ 7,200.00
659-6470-1706	SPLASH ZONE	\$ 4,751.46	\$ -	\$ -	0.00	\$ -	\$ 4,751.46
TOTAL 64-MAINTENANCE		\$ 740,797.76	\$ -	\$ -	2.69	\$ 19,950.00	\$ 720,847.76
65-NON-CAPITAL							
659-6510-1704	BRIDGES CEMETERY RESTORATI	\$ 399.00	\$ -	\$ -	0.00	\$ -	\$ 399.00
659-6510-1807	BIKEWAY SIGNAGE	\$ 75,000.00	\$ -	\$ -	0.00	\$ -	\$ 75,000.00
659-6510-1808	BIKE RACKS-BUS GRANT PROGR	\$ 30,661.08	\$ -	\$ -	0.00	\$ -	\$ 30,661.08
659-6510-2217	SPLASH ZONE REPAIRS	\$ 28,060.00	\$ -	\$ -	0.00	\$ -	\$ 28,060.00
659-6510-2224	TREES/IRRIGATION VARIOUS LOCA	\$ 50,000.00	\$ -	\$ -	0.00	\$ -	\$ 50,000.00
659-6590-1711	DECK HEATER BALANCE	\$ 23,216.86	\$ -	\$ -	0.00	\$ -	\$ 23,216.86
TOTAL 65 - NON-CAPITAL		\$ 207,336.94	\$ -	\$ -	0.00	\$ -	\$ 207,336.94

CITY OF THE COLONY
 FINANCIAL STATEMENT
 AS OF: Nov 30, 2021

825-PARK IMPROVEMENTS
650 - DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
66-CAPITAL OUTLAY							
659-6610-1703	BILL ALLEN IMPROVEMENTS	\$ 13,935.08	\$ -	\$ 1,633.50	11.72	\$ -	\$ 12,301.58
659-6610-1705	VETERAN'S MEMORIAL PHASE 1	\$ 350,000.00	\$ -	\$ -	0.00	\$ -	\$ 350,000.00
659-6610-1710	PARK PAVILLIONS PROJECT	\$ 102,642.68	\$ -	\$ 121,619.00	214.69	\$ 98,742.68	\$ (117,719.00)
659-6610-1928	SKATEPARK LIGHTING	\$ 24,868.00	\$ -	\$ -	0.00	\$ -	\$ 24,868.00
659-6610-2020	GRANDSCAPE/CASCADES TRAIL	\$ 34,391.41	\$ 3,591.00	\$ 17,517.55	50.94	\$ -	\$ 16,873.86
659-6610-2021	KIDS COLONY SPLASH PAD	\$ 701,385.64	\$ 99,305.47	\$ 156,162.42	102.74	\$ 564,429.84	\$ (19,206.62)
659-6610-2022	WESTSHORE PARK IMPROVEMENT	\$ 550,608.98	\$ -	\$ -	10.08	\$ 55,478.98	\$ 495,130.00
659-6610-2033	9-11 MEMORIAL	\$ 1,017.50	\$ -	\$ -	0.00	\$ -	\$ 1,017.50
659-6610-2223	CASCADES/GRANDSCAPE UNDERPASS	\$ 40,000.00	\$ -	\$ -	0.00	\$ -	\$ 40,000.00
659-6610-2228	5 STAR PLAYGROUND-REPLACE 2	\$ 200,000.00	\$ -	\$ -	0.00	\$ -	\$ 200,000.00
659-6610-2233	SPLASH PARK PHASE 2	\$ 875,000.00	\$ -	\$ -	0.00	\$ -	\$ 875,000.00
659-6630-2294	F250 SUPER DUTY EXTENDED CAB	\$ 50,000.00	\$ -	\$ -	79.37	\$ 39,686.25	\$ 10,313.75
659-6640-2288	REC CENTER BUILDING FUND	\$ 1,000,000.00	\$ -	\$ -	0.00	\$ -	\$ 1,000,000.00
659-6672-2232	N COLONY PEDEST HYBRID BEACON	\$ 240,000.00	\$ -	\$ -	0.00	\$ -	\$ 240,000.00
659-6690-1806	AQP-CUSTOMER SVS KIOSK W	\$ 5,499.80	\$ -	\$ -	0.00	\$ -	\$ 5,499.80
659-6690-2023	OUTDOOR EDUCATION TRAILER/	\$ 313.38	\$ -	\$ -	0.00	\$ -	\$ 313.38
659-6690-2024	5 STAR UPGRADES-EQUIPMENT	\$ 14,000.00	\$ -	\$ -	102.00	\$ 14,280.38	\$ (280.38)
659-6690-2289	ZERO TURN MOWER 72" DECK	\$ 25,000.00	\$ -	\$ -	0.00	\$ -	\$ 25,000.00
659-6690-2290	TORO SAND PRO 5040 GROOMER	\$ 27,000.00	\$ -	\$ -	0.00	\$ -	\$ 27,000.00
659-6690-2291	VENTRAC 4500 - 14/2 W LAKE PARKS	\$ 15,000.00	\$ -	\$ -	179.93	\$ 26,988.80	\$ (11,988.80)
659-6690-2292	KUBOTA M SERIES TRACTOR W LOAD	\$ 38,000.00	\$ -	\$ -	0.00	\$ -	\$ 38,000.00
659-6690-2293	ZERO TURN MOWER 100" DECK	\$ 45,000.00	\$ -	\$ -	0.00	\$ -	\$ 45,000.00
659-6690-2299	ADA POOL LIFT OUTDOOR POOL	\$ 10,980.00	\$ -	\$ -	0.00	\$ -	\$ 10,980.00
TOTAL 66 - CAPITAL OUTLAY		\$ 4,795,890.47	\$ 102,896.47	\$ 296,932.47	22.86	\$ 799,606.93	\$ 3,699,351.07
69 - CLOSED PROJECT BALANCE		\$ 34,511.58	\$ -	\$ -		\$ -	\$ 34,511.58
TOTAL 659 - PARK IMPROVEMENTS		\$ 5,788,249.51	\$ 102,896.47	\$ 296,932.47	19.33	\$ 821,747.29	\$ 4,665,269.75
*** TOTAL EXPENSES ***		\$ 5,788,249.51	\$ 102,896.47	\$ 296,932.47	19.33	\$ 821,747.29	\$ 4,665,269.75
2208 DONATIONS-PAWSOME PLAYGROUND				\$ 720.00			

B-1

CITY OF THE COLONY
 FINANCIAL STATEMENT
 AS OF Nov 30,2021

720-LAKE PARKS FUND
 696 - STEWART CREEK PARK
 DEPARTMENT EXPENSES

<u>ACCT #</u>	<u>ACCOUNT NAME</u>	<u>ANNUAL BUDGET</u>	<u>CURRENT PERIOD</u>	<u>Y-T-D ACTUAL</u>	<u>% OF BUDGET</u>	<u>Y-T-D ENCUMB.</u>	<u>BUDGET BALANCE</u>
62-CONTRACTUAL SERVICES							
696-6210-1932	EVENT PAVILLION/PARKING L	\$ 25,000.00	\$ -	\$ -	0.00	\$ -	\$ 25,000.00
TOTAL 62 - CONTRACTUAL SERVICES		\$ 25,000.00	\$ -	\$ -	0.00	\$ -	\$ 25,000.00
64-MAINTENANCE							
TOTAL 64 - MAINTENANCE		\$ -	\$ -	\$ -	0.00	\$ -	\$ -
65-NON-CAPITAL							
TOTAL 65 - NON-CAPITAL		\$ -	\$ -	\$ -	0.00	\$ -	\$ -
66-CAPITAL OUTLAY							
696-6640-2037	RESTROOM FOR BEACH	\$ 162,590.00	\$ -	\$ -	5.66	\$ 9,200.00	\$ 153,390.00
696-6690-2291	VENTRAC 4500-1/2 SPLIT W 825	\$ 15,000.00	\$ -	\$ -	179.92	\$ 26,988.00	\$ (11,988.00)
TOTAL 66 - CAPITAL OUTLAY		\$ 177,590.00	\$ -	\$ -	20.38	\$ 36,188.00	\$ 141,402.00
69-CLOSED PROJECT BALANCE		\$ 13,413.94	\$ -	\$ -		\$ -	\$ 13,413.94
TOTAL 696 - STEWART CREEK PARK		\$ 216,003.94	\$ -	\$ -	16.75	\$ 36,188.00	\$ 179,815.94

BJ

MINUTES OF THE SPECIAL SESSION
OF THE COMMUNITY DEVELOPMENT CORPORATION
NOVEMBER 4TH 2021

The Special Session of The Community Development Corporation of the City of The Colony, Texas, was called to order at 6:30 p.m. on the 4TH day of November 2021 at City Hall, 6800 Main Street, The Colony, Texas, with the following roll call:

Dan Mahle, President	Present	Pam Nelson	Staff
Allen Harris, Vice President	Present	Eve Morgan	Staff
Joshua Knapp, Treasurer	Present	Kathy Neal	Staff
Steve Sohn, Secretary	Present	Jackie Kopsa	Staff
Don Beckel, Board Member	Absent	Brant Shallenburger	Staff
Kathy Braby, Board Member	Present	Perry Schrag	Council Liaison
Kathy Ray, Board Member	Present		

And with six board members present a quorum was established and the following items were addressed:

1.0 ROUTINE ANNOUNCEMENTS AND RECOGNITIONS

1.1 Call to Order

The meeting was called to order at 6:30 p.m.

1.2 Announcement of upcoming civic events and activities

• **American Heroes –**

This event is on Nov. 5th & 6th at Five Star. Activities include a carnival, car show, silent auction, concerts featuring Lauren Alaina and the Plain White T's, and fireworks on Saturday night.

• **Holiday in the Park –**

This event is on Saturday, Dec. 4th at Perryman Park. Activities include holiday music and performances, carnival games, and a baking contest. The Parade of Lights begins at 5:45pm.

• **The Colony Christmas Spectacular –**

The nightly light show choreographed to music goes from Dec. 4th – Jan. 2nd at the Central Fire Station on Blair Oaks.

• **Board Member Recognition – Donna Cole –**

Pam presented Donna with a gift of appreciation and thanked her for the many years of service on the Board.

2.0 CITIZEN INPUT

None.

3.0 CONSENT AGENDA

- 3.1 Consider acceptance of the CDC financial reports for October 2021
- 3.2 Consider approval of minutes of the October 14th 2021 Regular Session and October 21st Special Session

Motion to approve – Braby; second – Sohn; motion passes with all ayes

4.0 REGULAR AGENDA ITEMS –

- 4.1 Discussion and provide updates regarding proposed operations for the Kids Colony Splash Park –

Eve said construction is in progress. The recirculation tank is in the ground, piping from the splash deck drain to the recirculation tank is in, piping for the splash features is in, the water service lines have been tested, and they will start burying the lines tomorrow.

Elise Knox, Aquatics Manager, explained the operations –

- *The Splash Park will be maintained just like the pools at the Aquatic Park.*
- *The same safety protocols used at the Aquatic Park will be used at the Splash Park.*
- *Manual safety checks will be done twice daily; if testing is not completed according to the schedule, multiple supervisors are notified through the City Works program.*
- *The Becys5 Chemical Balancing System that is used on the big pools at the Aquatic Park will be used at the Splash Park. It shuts off the water flow to the public if there is something outside the balance selected. Multiple supervisors are notified if there are any problems.*
- *Spot checks will be done multiple times per week.*
- *Getting bids for an outside contractor to do weekly checks for additional verification on testing equipment.*
- *There are Certified Pool Operators in the Aquatics and Parks Divisions.*
- *First facility in the southwest to improve filter ability with polymer technology to prevent Cryptosporidiosis.*

- 4.2 Receive update from staff and discuss the following items –

- **Pick A Playspace Meeting –**
The families present at the meeting chose the playground from Burke/Child's Play.
- **Five Star Maintenance Expansion –**
This will provide space for additional storage of maintenance equipment. The project is being done in house with much of the work being done by the Public Works Department. Excavation is complete and flex base was installed.
- **Five Star Theft –**
Four sports statues, six Military Service Plaques, and the Freedom plaque were stolen. The Police Dept. and staff are reviewing security camera footage, flyers were taken to salvage yards to alert them of the theft and to be on the lookout for these items, the City Manager's office offered a reward of \$1,000 which was matched with another \$1,000 from a baseball group. There are security cameras at the park, but they don't have a view of the parking lot. Jackie is going to meet with the IT Dept. to discuss relocating the cameras.

The board directed Pam to add \$2,000 from CDC operating funds which will increase the reward to \$4,000.

- 4.3 Board to request items to be placed on a future agenda –
None.

ADJOURNMENT

With there being no further business to discuss, the meeting was adjourned at 7:14pm.

Kathy Neal, Recording Secretary

Dan Mahle, President