



**CITY OF ROLLINGWOOD
COMMUNITY DEVELOPMENT CORPORATION
MINUTES**

Thursday, June 17, 2021

On Thursday, June 17, 2021 at 12:00 p.m., the Community Development Corporation of the City of Rollingwood, Texas held a regular meeting, open to the public, via video conference and telephone in accordance with an order of the Office of the Governor issued March 16, 2020. The public was able to watch this meeting live and had the opportunity to comment via audio devices with the following meeting login information:

Link: <https://us02web.zoom.us/j/86322163606?pwd=RWVUV3J6b0pqai9LUTluWDhleWxtQT09>

Toll-Free Numbers: (833) 548-0276 or (833) 548-0282

Meeting ID: 863 2216 3606

Passcode: 2021

The public was permitted to offer public comments via their audio devices when logged in to the meeting or telephonically by calling in as provided by the agenda and as permitted by the presiding officer during the meeting. A video recording of the meeting was made and posted to the City's website and available to the public in accordance with the Texas Public Information Act upon written request. The following items were discussed:

CALL ROLLINGWOOD COMMUNITY DEVELOPMENT CORPORATION MEETING TO ORDER

1. Roll Call

President Barry Delcambre called the meeting to order at 12:02 p.m.

Present Members: Barry Delcambre, Emily Doran, Bobby Hempfling, Rebecca Tongsinoon, Pat Sheehan, Becky Kittleman, and David Smith.

Also Present: City Administrator Amber Lewis, RCDC Attorney Megan Santee, and Assistant City Administrator Ashley Wayman.

PUBLIC COMMENTS

There were no public comments.

CONSENT AGENDA

All Consent Agenda items listed are considered to be routine by the RCDC and may be enacted by one (1) motion. There will be no separate discussion of Consent Agenda items unless a Board Member has requested that the item be discussed, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the Regular Agenda.

2. Discussion and possible action on the minutes from the May 13, 2021 RCDC meeting

Emily Doran motioned to approve the consent agenda. Rebecca Tongsinoon seconded the motion.

- **Pat Sheehan – Yes**
- **Rebecca Tongsinoon – Yes**
- **Bobby Hempfling – Yes**
- **Emily Doran – Yes**
- **Barry Delcambre – Yes**

The motion passed 5-0.

REGULAR AGENDA

3. Overview and discussion on citizen feedback regarding Milk and Cookies

Alec Robinson discussed the feedback received on Milk and Cookies.

Becky Kittleman joined the meeting during this item.

Phil McDuffee discussed that the Park Commission unanimously voted against Milk and Cookies being located in the park.

Laurie Mills discussed her opposition to Milk and Cookies being located in the park.

Diana Wallace discussed her opposition to Milk and Cookies being located in the park.

Laura Richardson, 3205 Park Hills, discussed her opposition to Milk and Cookies being located in the park.

Anne Harrington, 106 Kristi, asked questions regarding future enterprises that may want to locate in the park, rodent issues, and how nearby neighbors would be affected by Milk and Cookies being located in the park.

President Barry Delcambre discussed the concerns that were brought up regarding Milk and Cookies being located in the park.

Pat Sheehan stated that he thought this discussion was a waste of time and that he would recommend taking a vote on this item.

David Smith joined the meeting during this item.

4. Discussion and possible action on a revised Letter of Intent for ground lease in Rollingwood Park

President Barry Delcambre stated that some changes had been made to the Letter of Intent since the last meeting that this item was discussed.

Pat Sheehan motioned to not approve the letter of intent. Becky Kittleman seconded the motion.

The RCDC discussed whether this item or the feedback on the letter of intent should be discussed.

Becky Kittleman stated her opposition to Milk and Cookies locating in the park.

Pat Sheehan stated his opposition to Milk and Cookies locating in the park.

Bobby Hempfling stated his support for Milk and Cookies being located in the park.

Emily Doran stated her support for Milk and Cookies being located in the park. She also discussed the letter of intent.

David Smith stated his support for Milk and Cookies being located in the park. He also discussed the park deed, park zoning, as well as the concerns voiced about this proposal.

Rebecca Tongsinoon discussed that she would be against this proposal the way it is currently written but that she believes that the conversation should continue to see if there is a way that something similar to this could work in the city.

Brian Rider discussed the problems he sees with the letter of intent.

Alec Robinson, 4818 Rollingwood Drive, discussed his opposition to Milk and Cookies being located in the park.

Jesse Butler, 4822 Rollingwood Drive, discussed his concerns with Milk and Cookies being located in the park.

RCDC members and staff discussed making the stated motion on this item clearer.

Pat Sheehan withdrew his motion.

Pat Sheehan motioned to terminate all discussions on this item. Becky Kittleman seconded the motion.

- **Barry Delcambre – No**
- **Bobby Hempfling – No**
- **Pat Sheehan – Yes**
- **Becky Kittleman – Yes**
- **Rebecca Tongsinoon – No**
- **Emily Doran – No**
- **David Smith – No**

The motion failed 5-2.

David Smith discussed the letter of intent and the areas of concern that need further research.

5. Discussion and possible action regarding RCDC participation in a traffic and pedestrian safety and parking plan for the park and surrounding area

President Barry Delcambre motioned that the Board approve RCDC participation in a traffic and pedestrian safety and parking plan for the park and surrounding area. Emily Doran seconded the motion.

The RCDC and staff discussed the next steps in this process.

- **Barry Delcambre – Yes**
- **Bobby Hempfling – Yes**
- **Pat Sheehan – Yes**
- **Becky Kittleman – Yes**
- **Rebecca Tongsinoon – Yes**
- **Emily Doran – Yes**
- **David Smith – Yes**

The motion passed 7-0.

6. Discussion on the RCDC Financials through May 2021

City Administrator Amber Lewis discussed the RCDC Financials through May 2021.

Pat Sheehan pointed out the labeling in the financials and staff discussed that this is the first month with the new financial software.

7. Discussion and possible action on the FY 2021-2022 Rollingwood Community Development Budget.

The RCDC discussed the budget for FY 2021-2022 and City Administrator Amber Lewis stated that the budget must be finished by the August RCDC meeting.

ADJOURNMENT OF MEETING

The meeting was adjourned at 1:16 p.m.

Minutes Adopted on the _____ day of _____, 2021.

Barry Delcambre, President

ATTEST:

Ashley Wayman, City Secretary