

DRAFT



GARLAND

MINUTES

The Tax Increment Finance District - Downtown Board of the City of Garland convened in regular session at 12:00 p.m. on Wednesday, October 23, 2024, in the Work Session Room, 200 North Fifth Street, Garland, Texas, with the following members:

Present: Joseph Schroeder, Chair
Allan Stafford, Board Member
William Peace, Board Member
Dr. Mary Brumbach, Board Member
Kim Thiehoff, Board Member
Cary Hodson, Board Member
Tony Bui, Board Member

Absent: Aju Mathew, Board Member
Ed Markwardt, Board Member

Staff Present: Nancy Tunell, Downtown Development Manager
Hailey Miller, Downtown Communications Specialist
Dana Lodge, Director of Convention and Visitors Bureau, Special Events and Downtown Development
Tiffany Veno, Chief Communications Officer
Brooke Tincopa, Downtown Activation and Engagement Coordinator
Bethany Mccrady, Senior Budget Analyst

1. APPROVAL OF MINUTES

- a. Consider Approval of July 31, 2024 Minutes
Motion for approval was made by Joseph Schroeder, and seconded by William Peace.

2. PUBLIC COMMENTS

Persons who desire to address the Committee on any item on the agenda are allowed three minutes to speak. Testimony may be held until the item is considered or given at the beginning of any committee meeting. Invited testimony may also occur at any time, subject to a request of the Member of the Committee and with the approval of the Committee Chairperson.

3. ITEMS FOR INDIVIDUAL CONSIDERATION

- a. Introduction and Welcome of Newly Appointed Board Members

New members were welcomed, including board members Kim Thiehoff and Ed Markwardt.

- b. Budget Review for FY 2024-25

Staff presented the approved budget for FY 2024-25.

- c. Briefing on Election of Officers to the Tax Increment Finance Board for Downtown/Forest-Jupiter

Board members were briefed on the annual appointment of the Chair by the City Council and Vice-Chair by the Board.

- d. Managed District Services

Nancy Tunell, Downtown Development Manager, updated the Board on Managed District Services. New team members Hailey Miller and Brooke Tincopa were introduced, a reminder was issued for members to

complete their Open Records Training for compliance, and staff attendance at the 2024 Texas Downtown Association Conference in Abilene was announced.

e. Revitalization Program

Nancy Tunell, Downtown Development Manager, provided the Board with updates on the Revitalization Program. Dana Lodge, Director of the Convention and Visitors Bureau, Special Events, and Downtown Development, gave an overview of the program, as requested at the July 31, 2024 meeting. Several notable projects were approved or are pending reimbursement, including Scoop and Boba, Blue Rat, Epiphany Gallery, and Jimmy Wallace Guitars, which is awaiting reimbursement.

f. Enhanced Square Programming

Nancy Tunell, Downtown Development Manager, updated the Board on Enhanced Square Programming. The Music Made Here series features upcoming performances by Mike Tuck on November 1, the Dallas Carolers on December 6, and Floyd Live in January 2025. Trick or Treat on the Square was reported as a successful event with high attendance and strong community engagement.

g. Public Art

Nancy Tunell, Downtown Development Manager, provided the Board with updates on Public Art. A new mural by Lindsay Milliken was announced at 532 Main Street, and traffic cabinet wraps were recently completed. Plans for future public art installations are being discussed to further enhance the downtown area.

h. TIF #1 Area Improvements

Nancy Tunell, Downtown Development Manager, updated the Board on TIF #1 Area Improvements. The RFQ for developers is open until October 31, 2024, for five identified parcels, with the goal of attracting projects aligned with the community's vision for downtown development.

4. ADJOURN

The meeting was adjourned at 12:48 p.m. The next meeting is scheduled for January 29, 2025, at 12 p.m.

Submitted By:

Joseph Schroeder, Chair

Nancy Tunell, Secretary