

## MINUTES

### BRENHAM COMMUNITY DEVELOPMENT CORPORATION

November 17, 2022

A regular meeting of the Brenham Community Development Corporation was held on Thursday, November 17, 2022 at City Hall, Conference Room 2A, 200 W. Vulcan, Brenham, Texas beginning at 7:30 a.m.

Board members present were Darrell Blum, John Hasskarl, Bill Betts, Jim Kolkhorst, Charles Moser and Gary Crocker.

Board members absent: Ken Miller.

City of Brenham staff members present were Carolyn Miller, Jeana Bellinger, Dane Rau, Stacy Hardy, Casey Redman, Kyle Branham and Tammy Jaster.

Others present were Mayor Milton Tate.

#### **1. Chairman Charles Moser called the meeting to order**

### **WORK SESSION**

#### **2. Discussion and Update on Improvements to the Hohlt Park Nature Trail**

Director of Public Work Dane Rau presented this item. Rau explained that on October 21, 2022, the city along with Alan King from AKLA Architects opened bids for the Hohlt Park Nature Trail Improvements.

Rau stated that this project stems from 2019 when the City received a grant from Texas Parks and Wildlife in the amount of \$66,400.00 and at that time BCDC dedicated \$40,000.00 toward funding of the project. Due to COVID there were various delays by the State and the City did not receive a notice to proceed until late 2021. Rau explained to the Board that due to the time delays and inflation he spoke with Carolyn Miller about the uncertainty of finalizing this project based off of 2019 funding levels. Due to staff's concerns, BCDC funded an additional \$100,000.00 to the project during the 2022-23 budget cycle. This additional funding would provide total funding of \$206,400.00.

Rau advised the Board that the City received two bids for this project with the lowest bid from Collier Construction coming in at \$291,517.60 and the other bid being \$391,997.00. Rau asked the Board to consider three options:

- **Option 1:** Allocate fund balance (reserves) to complete the project as designed and ask Council to accept the bid from Collier Construction in the amount of \$291,517.60 which would mean allocating an additional \$99,017.60 to this project.
- **Option 2:** Have staff and engineer “value engineer” the project by reducing some quantities related to benches, signs, changing from engineered wood timbers to treated wood on the boardwalk and decreasing some plant quantities and sizes. The “value engineering” would decrease the project by \$24,124.00 so the amount of fund balance (reserves) needed would be \$74,893.60.
- **Option 3:** Reject both bids and start over.

**REGULAR SESSION**

**3. Discuss and Possibly Act Upon Funding, Including But Not Limited to Available Sources of Funding, for Improvements to the Hohlt Park Nature Trail and Authorize the President to Execute Any Necessary Documentation**

A motion was made by John Hasskarl and seconded by Darrell Blum to approve Option No. 1 and allocate additional funding, in the amount of \$99,017.60, for improvements to the Hohlt Park Nature Trail project and authorize the President to execute any necessary documentation.

Chairman Moser called for a vote. The motion passed with the Board voting as follows:

Chairman Charles Moser	Yes
Vice Chairman Darrell Blum	Yes
Board Member Bill Betts	Yes
Board Member Gary Crocker	Yes
Board Member John Hasskarl	Yes
Board Member Jim Kolkhorst	Yes
<b>Board Member Ken Miller</b>	<b>ABSENT</b>

The meeting was adjourned.

*Charles Moser, Chairman*



**ATTEST:**

*Jeana Bellinger, TRMC, CMC, City Secretary/BCDC Secretary*