

**CEDAR HILL COMMUNITY DEVELOPMENT CORPORATION  
BOARD OF DIRECTORS MEETING  
MAY 25, 2017  
MINUTES**

The Board of Directors of the Cedar Hill Community Development Corporation (CDC) met May 25, 2017 at 6:00 p.m. at the Cedar Hill Government Center, 4th floor Conference Room, 285 Uptown Blvd. Bldg. 100, Cedar Hill, Texas.

**Community Development Corporation Directors Present:** Don Ripple, Ruth Ann Bechdol, Will Collins, Warren Goss, Gayle Sims, Melissa Medina

**Absent:** Remelle Edwards, Dwight Pinnix, Steven Cook, Joseph Graves

**City Staff Present:** City Manager, Greg Porter; Finance Director, Alan Dickerson; Parks and Recreation Director, William Ford; Recreation Superintendent, Carolyn Skeels; Parks Superintendent, Shawn Ray; Recreation Center Manager, Katy Bower; Parks and Recreation Executive Secretary, Katie Cenicola

**I. Call the Meeting to Order.**

Ruth Ann Bechdol called the meeting to order at 6:51 pm.

**II. Citizen's Forum.**

No citizens wished to speak.

**III. Approve Regular CDC Minutes of April 27, 2017.**

Ruth Ann Bechdol asked the board if there were any changes that needed to be made to the minutes. There were no changes needed and the minutes were approved by acclamation.

**IV. Receive Financial Report.**

Finance Director, Alan Dickerson provided the Board with budget preview presentation for FYE 18.

**V. Conduct a project review workshop for FYE 2018 budget.**

City Manager, Greg Porter, began the workshop with a presentation of the ongoing budget needs of the FM 1382 Trail project. Parks and Recreation Director, William Ford continued the workshop with a presentation of proposed projects. He then deferred to Parks Superintendent, Shawn Ray, and Recreation Center Manager, Katy Bower, to provide further detail on the proposed projects. The ongoing project of FM 1382 Trail was discussed with: FM 1382 trail phase I for a cost of \$576,841; FM 1382 trail phase II for a cost of \$2,700,446; and FM 1382 trail contingency for a cost of \$222,713.

Recurring programs were also discussed including ongoing maintenance and operations along with scheduled equipment replacement associated with: Alan E. Sims Cedar Hill Recreation Center Operations & Maintenance for a cost of \$1,850,775; Trail Operations & Maintenance for a cost of \$24,500; and Valley Ridge Park Operations and Maintenance for a cost of \$688,350.

Fifteen additional projects were received for consideration: S Clark Rd Trail Grant Match for a cost of \$528,449; Valley Ridge Park (VRP) Removable Football Goals for a cost of \$32,000; Alan E. Sims Cedar Hill Recreation Center (AESCHRC) Entryway Enhancements for a cost of \$65,000; VRP New/Replacement Equipment for a cost of \$25,000; AESCHRC Phase 2: Main Fitness Floor Overlay for a cost of \$72,000; AESCHRC Interior Painting for a cost of \$22,000; VRP Building Updates for a cost of \$45,000; AESCHRC Interior LED Lighting Conversion for a cost of \$18,000; VRP Playground Shade Structures for soccer and football playgrounds for a cost of \$60,000; AESCHRC Parking Lot LED Lighting Conversion for a cost of \$25,000; VRP Entrance Sign Set Aside for a cost of \$65,000; AESCHRC Meeting Room Light Fixture Update & LED Conversion for a cost of \$66,000; VRP Parking Expansion Set Aside for a cost of \$65,000; AESCHRC Second Request: Meeting Room Wall Partition Replacement for a cost of \$103,000; and AESCHRC Roofing Project Set Aside for a cost of \$134,000.

**VI. Adjourn**

Will Collins made a motion to adjourn. Don Ripple seconded the motion, and the motion unanimously carried. The meeting adjourned at 7:36 pm.

Ruth Ann Bechdol

Ruth Ann Bechdol, President

Katherine Cenicola

Katherine Cenicola, Executive Secretary