



Hemisfair Park Area Redevelopment Corporation

Board Meeting Minutes

Friday, April 17, 2020

8:00 AM – 10:00 AM

Board Members in Attendance:

Rod Radle, Chair
Juan Landa, Vice Chair
Cara DeAnda, Treasurer
Cynthia Lee, Secretary
Corina Castillo-Johnson
Melissa Chamrad
Tracy Hammer
Sue Ann Pemberton
Kristi Wyatt
Steve Yndo

Staff Members in Attendance:

Andres Andujar
Omar Gonzalez
Denise Aguilar
Geoff Baldwin
Thea Setterbo
Sarah Silva

Board Members Not Present:

Ben Gorzell
Lori Houston

Other Guests & Visitors:

Karl Baker, Golden Steves
Anne Krause, Hemisfair Conservancy

Call to Order

Hemisfair Board Chair, Mr. Radle, called the meeting to order at 8:10 a.m.

Citizens to be Heard

There were none.

Approval of February 14, 2020 Meeting Minutes – Rod Radle

Mr. Radle presented the February 14, 2020 meeting minutes for comment and discussion. Mr. Yndo offered a motion to accept the minutes and Ms. DeAnda provided a second. There being no further discussion, Mr. Radle asked for a voice vote and the motion passed unanimously.

Committee Updates –

- Branding: Ms. Setterbo
 - Attendance has been impacted by COVID-19 measures, but people continue to enjoy the park. Attendance numbers are expected to remain low until social distancing measures are lifted, then slowly rise to meet or exceed original projections by the end of FY20.
 - Approximately 100 daily visitors to the park
 - Year To Date – 369,000
 - Total from inception – 2,475,000
 - Operations is focusing on renovation projects, an irrigation upgrade, play element maintenance, bi-annual Great Deck maintenance, improvement of the emergency access road between the Hemisfair office and Magik Theatre, and work on the Women's Pavilion basement. Overnight security shifts have been increased from eight hours to ten hours. There has been one break-in incident, but in general crime has remained low. Mr. Baldwin is working with



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Centro's collaboration team and is chairing a committee on resuming operations post-social distancing.

- Events:
 - Programming is on hold until June 1st
 - Most third-party large events have moved to Fall 2020
 - a. More than Pink
 - b. Fiesta Fiesta
 - c. Chaparral Music Festival
 - Some third-party events have scaled down; others including Luminaria have canceled.
- Marketing:
 - Hemisfair is using social media and virtual programming to stay connected with the community.
 - Story Time has gone online featuring staff members and their favorite stories.
 - All virtual programming is using “#ParkItAtHome.”
- Finance: Mr. Landa
 - COVID-19 short-term and long-term financial impacts: loss of revenue, expenses, potential budget.
 - HPARC has been approved for a Paycheck Protection Program (PPP) loan, which the Board will vote to approve later in the meeting.
- Planning and Development: Mr. Gonzalez
 - P3s: hospitality is struggling under social distancing measures, which affects HPARC's P3 relationships.
 - RFIs: HPARC will issue an RFI for Schultze House soon. The release of the Schultze RFI will provide some good news during the COVID-19 crisis. Progress on the Kusch RFI is slow but continuing.
 - Civic Park Phasing Plan: HPARC is working on a plan that would allow construction on Civic Park to move forward despite delays in connected P3 construction. The plan breaks Civic Park into five zones:
 - Zone 1: Shallows
 - Zone 2: Garden around Schultze and Halff Houses
 - Zone 3: Promenade between Lawn and P3 areas
 - Zone 4a: South Lawn north of Shallows
 - and 4b: North Lawn and Balcones
 - Zone 5: River Building Walk
 - The redesign by GGN would take four months, followed by a ten-month bidding process to select a contractor. The project would be completed in 2023. There will still be sufficient space for P3 construction. South Alamo lane closures and the use of Source Plaza for contractor access will limit the impact of P3 construction on Civic Park. Under this phased plan, Civic Park will use domestic water until water treatment infrastructure is installed in the second phase of civic park construction.



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Executive Session

The Board recessed to executive session at 9:02 a.m. to deliberate personnel matters and reconvened in open session at 9:32 a.m.

Briefing and Possible Action on Personnel Matters – Hemisfair Board Chair

The Board recognizes the financial challenges posed to HPARC by the COVID-19 pandemic and encourages the CEO and staff to take such actions as are appropriate to preserve HPARC's financial resources and sustainability, including reductions in staff levels and other expenditures provided for under the approved FY20 Budget. The CEO will keep the Executive Committee informed and up-to-date on the course of such actions but recognizes the CEO's authority to take appropriate actions to reduce expenditures without need for Board authorization as part of the CEO's general authority to manage the affairs and staffing of HPARC.

Mr. Yndo offered a motion to approve the Board's statement and Ms. Lee provided a second. There being no further discussion, Mr. Radle asked for a voice vote and the motion passed unanimously.

Briefing and Possible Action on Paycheck Protection Program (PPP)

Mr. Gonzalez informed the Board that due to timely completion and submission of the application, HPARC was able to get a PPP loan approved and committed to by Frost Bank. Ms. DeAnda offered a motion to approve the loan and Mr. Landa provided a second. There being no further discussion, Mr. Radle asked for a voice vote and the motion passed unanimously.

Board Member Comments

There were no board member comments.

Adjournment

There being no further business, Mr. Radle adjourned the meeting at 9:41 AM.

ACCESSIBILITY STATEMENT

This meeting is conducted via Zoom teleconferencing tool. Auxiliary aids and services, including Deaf interpreters, must be requested forty-eight (48) hours prior to the meeting. For assistance, call (210) 354-2947, or 711 (Texas Relay Services for the Deaf).