The Economic Development Committee meetings are recorded. Agenda materials and audiotapes may be reviewed/copied by contacting the Office of Economic Development, Staff Coordinator at 214-670-1686.

Meeting Date: **February 2, 2009**  
Meeting Start time: **9:47 AM**

**Committee Members Present:**  
Ron Natinsky  
Tennell Atkins  
Sheffie Kadane  
Linda Koop  
Mitchell Rasansky  
Dwaine R. Caraway  
Steve Salazar

**Staff Present:**  
AC Gonzalez, Assistant City Manager  
Karl Zavitkovsky, Director, Office of Economic Development  
Hammond Perot, Assistant Director, Office of Economic Development  
Barbara Martinez, Assistant City Attorney, City of Dallas Attorney’s Office  
Dave Cook, Chief Financial Officer  
Craig Kinton, City Auditor, Auditor’s Office

**Other Councilmembers Present:**  
Elba Garcia

**Committee Members Not Present:**  
Jerry Allen

**Other Speakers:**  
Jeff Leuschel, McCall, Parkhurst, & Horton, LLP  
Bill Calderon, Hawes, Hills, & Calderon  
Veletta Lill, Arts District Coordinator

1. **Approval of January 20 & 27, 2009 Minutes of the Economic Development Committee**

**Presenter(s):**  
Note: The minutes from the January 20, 2009 need to be amended to show that Mr. Salazar was not in attendance.  
Action Taken/Committee Recommendation(s): Motion made to support item.

**Motion made by: Mr. Rasansky**  
**Motion seconded by: Mr. Atkins**

Item passed unanimously: X  
Item passed on a divided vote: _____

Item failed unanimously: _____  
Item failed on a divided vote: _____

**Follow-up (if necessary):**
2. Municipal Management Districts
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office and Karl Zavitkovsky, Director, Office of Economic Development:

Action Taken/Committee Recommendation(s): Motion made to approve the item pending amendments.

Motion made by: Mr. Salazar  Motion seconded by: Mr. Atkins
Item passed unanimously: _____  Item passed on a divided vote: X
Item failed unanimously: _____  Item failed on a divided vote: _____

Voting Yes: Ms. Koop, Mr. Natinsky, Mr. Atkins, Mr. Kadane, Mr. Salazar, Mr. Caraway
Voting No: Mr. Rasansky
Follow-up (if necessary):

3. Arts District Garage
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office; Karl Zavitkovsky, Director, Office of Economic Development; Hammond Perot, Assistant Director, Office of Economic Development; Dave Cook, Chief Financial Officer; Jack Ireland, Director, EBS; Craig Kinton, City Auditor, Auditor’s Office:

Action Taken/Committee Recommendation(s): Motion made to recommend approval of the item if revenue figures contained in the briefing are confirmed; otherwise, the item should be brought back to committee for further discussion.

Motion made by: Mr. Salazar  Motion seconded by: Mr. Caraway
Item passed unanimously: _____  Item passed on a divided vote: X
Item failed unanimously: _____  Item failed on a divided vote: _____

Voting Yes: Ms. Koop, Mr. Natinsky, Mr. Atkins, Mr. Kadane, Mr. Salazar, Mr. Caraway
Voting No: Mr. Rasansky
Follow-up (if necessary):

4. Proposed Historic Preservation Tax Incentives
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office and Theresa O’Donnell, Director, Development Services:

Action Taken/Committee Recommendation(s): Item was not briefed to the Committee.

Motion made by: _____  Motion seconded by: _____
Item passed unanimously: _____  Item passed on a divided vote: _____
Item failed unanimously: _____  Item failed on a divided vote: _____

Follow-up (if necessary):
5. Revision to the Landmark Commission’s Rules of Procedure
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office and Theresa O’Donnell, Director, Development Services:

Action Taken/Committee Recommendation(s): Item was not discussed by the Committee.

Motion made by: _____  Motion seconded by: _____

Item passed unanimously: _____  Item passed on a divided vote: _____

Item failed unanimously: _____  Item failed on a divided vote: _____

Follow-up (if necessary):

6. Upcoming City Council Agenda Items for February 11, 2009
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office; Karl Zavitkovsky, Director, Office of Economic Development; Hammond Perot, Assistant Director, Office of Economic Development:

Note: Mr. Rasansky did not participate in the discussion of this item. He left the room due to a conflict of interest with one of the items.

- Certified Development Entity (CDE) Certification and New Market Tax Credit (NMTC) Allocation Application Approval
- 1400 Main Street Development/City Center TIF Plan Amendment
- Amendment to Forest City Development Agreement/Modification to Atmos Purchase Agreement/Atmos Development Agreement
- Downtown Connection TIF Plan Amendment

Action Taken/Committee Recommendation(s): Motion made to support the items.

Motion made by:  Mr. Atkins  Motion seconded by:  Ms. Koop

Item passed unanimously:  X  Item passed on a divided vote:  _____

Item failed unanimously:  _____  Item failed on a divided vote:  _____

Follow-up (if necessary):

Meeting Adjourned:  11:27 AM.

Approved By: ____________________
Ron Natinsky, Chair
1. Approval of February 2, 2009 Minutes of the Economic Development Committee

Presenter(s):
Action Taken/Committee Recommendation(s): Item was not considered by the Committee.

Motion made by: _____ Motion seconded by: _____
Item passed unanimously: _____ Item passed on a divided vote: _____
Item failed unanimously: _____ Item failed on a divided vote: _____
Follow-up (if necessary):

2. Convention Center Hotel Agreement
Presenter(s): AC Gonzalez, Assistant City Manager, City Manager Office; Tom Perkins, City Attorney; Frank Poe, Director, Convention & Event Services Department; Cathy Holmes, Attorney, Jeffer, Mangels, Butler & Marmaro, LLP:

Note: Mr. Rasansky did not participate in the discussion of this item. He left the room due to a conflict of interest.
Economic Development Committee went into closed Executive Session, pursuant to Sections 551.071 and 551.087 of the Texas Open Meetings Act.

Executive Session Commenced: 9:37AM  
Executive Session Ended: 11:34AM

Action Taken/Committee Recommendation(s): Motion made to support staff’s recommendation for an operator agreement and development agreement.

Motion made by: Mr. Allen  
Motion seconded by: Mr. Caraway

Item passed unanimously: X  
Item passed on a divided vote: _____

Item failed unanimously: _____  
Item failed on a divided vote: _____

Follow-up (if necessary):

3.Dallas Fort Worth International Airport Development Opportunities Southgate Plaza  
Presenter(s): Jeff Fegan, CEO, DFW Airport:

Action Taken/Committee Recommendation(s): Item was not briefed to the Committee.

Motion made by: _____  
Motion seconded by: _____

Item passed unanimously: _____  
Item passed on a divided vote: _____

Item failed unanimously: _____  
Item failed on a divided vote: _____

Follow-up (if necessary):

4.TXI Aviation I, LLC Proposed Amendments to Two Leases  
Presenter(s): Dan Weber, Director, Aviation:

Action Taken/Committee Recommendation(s): Item was not briefed to the Committee.

Motion made by: _____  
Motion seconded by: _____

Item passed unanimously: _____  
Item passed on a divided vote: _____

Item failed unanimously: _____  
Item failed on a divided vote: _____

Follow-up (if necessary):

5.Upcoming City Council Agenda Items for February 18 and February 25 2009
- Convention Center Hotel Development Agreement
- Proposed Historic Preservation Tax Incentives
- Revisions to the Landmark Commission’s Rules of Procedure
- Supergraphics Update
- Authorize a Development Agreement with LUI2 Dallas Oak Lawn VI, L.P.
- Summary of FY 2008 Activity in Dallas TIF Districts-TIF Annual Report
- New Markets Tax Credit Consultant Selection
• Downtown Connection TIF District Plan Amendment/Additional Assistance for Affordable Housing

**Action Taken/Committee Recommendation(s):** Items were not discussed by the Committee.

Motion made by: _____ Motion seconded by: _____

Item passed unanimously: _____ Item passed on a divided vote: _____

Item failed unanimously: _____ Item failed on a divided vote: _____

**Follow-up (if necessary):**

Meeting Adjourned: **11:37 AM.**

Approved By: ____________________

Ron Natinsky, Chair