

STATE OF TEXAS §
COUNTIES OF ARANSAS §
SAN PATRICIO AND NUECES §
CITY OF ARANSAS PASS §

On this the 18th day of December, 2007 the Aransas Pass Municipal Development (APMDD) convened in a Regular Meeting being open to the Public at the regular meeting place thereof in the City Hall and notice of said meeting giving the time, place, date and subject hereof having been posted and prescribed by Chapter 551 of the Texas Government Code with the following attendance to wit constituting a quorum.

PRESENT:

RICHARD HEAD	President
HOPE COMINGORE	Vice President
RANDALL FREEZE	Secretary
HARLAN ROBERTS	Director
JAMES COVINGTON	Director
TERRY STANSBERRY	Director
VICKIE ABREGO	Director
KAREN GAYLE	Director
TOM ANDREWS	Attorney

ABSENT

Raymond Stone	Director
Annabel Seals	Director

CITY STAFF PRESENT:

Tom Ginter	Treasurer
Yvonne Stonebraker	Administrative Assistant
Bonney Maurer	Aquatics Director

OTHERS PRESENT:

(There may have been others present who did not sign in.)

ITEM 1.

CALL MEETING TO ORDER.

President Head called the Meeting to order at 6:30 P.M. on December 18, 2007. President Head stated there was a quorum present.

ITEM 2.

APPROVAL OF MINUTES OF NOVEMBER 20, 2007 MEETING.

Director Gayle made the motion to approve the November 20, 2007 minutes. Vice-President Comingore seconded the motion and the motion carried unanimously.

ITEM 3.

CONSIDER AND ACT UPON INVOICES FOR PAYMENT.

Treasurer Ginter presented invoices to be paid.

<u>Vendor</u>	<u>Fund</u>	<u>Inv. Date</u>	<u>Amount</u>
Constellation	Operating	12/04/07	\$ 79.09
ArchitectKO	Capital	12/05/07	\$ 904.50

Harlan Roberts	Capital	12/05/07	\$ 71.51
Harlan Roberts	Capital	11/30/07	\$ 191.80
Gary Middlebrook	Capital	12/01/07	\$ 1,100.00
ArchitecTKO	Capital	09/04/07	\$18,820.00
Thomas Andrews	Capital	10/12/07	\$ 1,935.00
Thomas Andrews	Capital	11/26/07	\$ 950.00
Total			\$24,051.90

After a brief discussion, Director Stansberry made a motion to approve invoices for payment. Director Gayle seconded the motion and the motion carried unanimously.

ITEM 4.

REVIEW CURRENT FINANCIAL STATEMENTS.

Treasurer Ginter presented the current financial statement.

<u>Assets</u>	
Cash Prosperity Bank	\$ 8,762.23
TexPool-General Fund	\$ 3,003,727.47
TexPool-Capital Fund	\$ 962,248.90
Accounts Receivable	\$ 53,612.52
	\$ 4,028,351.12
 <u>Fund Balance</u>	
General Fund	\$2,929,204.63
Capital Fund	\$ 998,810.54
	\$3,928,015.17
 Total Revenues	
	\$ 142,568.61
Total Expenses	\$ 42,232.66
Excess Revenues Over Expenses	\$ 100,335.95
 Total Liabilities & Fund Balance Equity	
	\$4,028,351.12

ITEM 5.

CONSIDER AND ACT ON CONTRACT ADDENDUM WITH ARCHITECTKO FOR ADDITIONAL INSPECTION SERVICES.

Director Roberts presented a contract addendum from ArchitecTKo.

Director Roberts stated that the addendum was for a third party inspector.

After discussion Secretary Freeze made a motion to take no action on this item. Director Gayle seconded the motion and the motion carried unanimously.

ITEM 6.

CONSIDER AND ACT ON AWARDED BID FOR THE RENOVATION OF THE AQUATIC CENTER.

Treasurer Ginter presented a recommendation from Urban Engineering.

December 18, 2007

Mr. Tom Ginter
City of Aransas Pass

600 W Cleveland Blvd.
Aransas Pass, Tx 78336

Subject: Aransas Pass Aquatic Center Remodeling.

Mr. Ginter,

Transmitted herewith is a tabulation of bids received for the subject project. We have reviewed these bids and recommend awarding the project to Gary Pools Commercial for the base bid amount of \$488,648.00. An additive alternate in the amount of \$52,400.00 was included for the solar heating system. The Aransas Pass Municipal Development District has the option to approve or deny this portion of the bid at their discretion. If they choose to accept it the total contract will be \$541,048.00. If you have any questions or comments, please contact me.

Sincerely,
Urban Engineering
Orlando Ortiz

After discussion, Director Roberts made a motion to award the bid to Gary Pools for the Aquatic Center repairs for a total of \$488,648.00 with the term "liquidated damages" in their contract. Director Covington seconded the motion and the motion carried unanimously.

ITEM 7.

CONSIDER AND ACT ON CONTRACT PROPOSAL FROM MS. DIOSDADO REGARDING BLOCK 287, LOTS 27 AND 28.

Director Roberts stated that the appraisals for block 287, lots 27 and 28 did not come in.

Director Stansberry made a motion to authorize staff and Director Roberts to make a counter offer to Ms. Diosdado for the appraised value of her property block 287, lots 27 & 28. Director Gayle seconded the motion and the motion carried unanimously.

ITEM 8.

CONSIDER AND ACT ON SIGNAGE FOR THE BUILDING LOCATED AT 820 W. WHEELER.

After a brief discussion, Director Roberts made a motion to accept a 3'X10' banner stating Aransas Pass Municipal Development District in

black and white. Vice-President Comingore seconded the motion and the motion carried unanimously.

ITEM 9.

CONSIDER AND ACT ON REQUEST OF TEAL CONSTRUCTION TO OCCUPY THE REAR PORTION OF 820 W. WHEELER UNTIL THE CIVIC CENTER PROJECT IS COMPLETE.

Director Roberts stated that the rear portion of 820 W Wheeler is 950 sq. ft. Director Roberts stated that if Teal Construction could occupy the rear portion of 820 W Wheeler they would pay all utilities on the building. Director Roberts stated there is still more work that needs to be done and cannot be occupied til around middle to late January.

as Director Head stated that Teal Construction will install a security alarm well.

After further discussion, Director Stansberry made a motion to let Teal Construction occupy the rear portion of 820 W Wheeler during the construction of the Civic Center. Secretary Freeze seconded the motion and the motion carried unanimously.

ITEM 10.

GENERAL DISCUSSION.

The APMDD discussed having a special called meeting on January 3, 2008..

ITEM 11.

ADJOURNMENT OF MEETING.

Director Roberts made a motion to adjourn the meeting. Secretary Freeze seconded the motion and the motion carried unanimously.

President Head adjourned the meeting at 8:09 P.M.

Richard Head, President

ATTEST:

Randall Freeze, Secretary