

**Bond Committee Meeting (Monday, May 24, 2021)
Meeting held in Council Chambers at City Hall**

Members present:

Tim Shivers, Lindsay Buhler, Brad Ford, Scott McMurdie, Josh Ackles, Charles Elk
John McKinney (present virtually)

Staff members present:

Lauren Rose, Corey Nesbit, Leah Granger, Teresa Savage

Consultants present:

Jason Hughes, Financial Advisor, Hilltop Securities

1. Call to Order: The Bond Committee of the City of Sachse will hold a Regular Meeting on Monday, May 24, 2021 at 6:30 p.m. to consider the following items of business:

Chairman Elk called the meeting to order at 6:30 p.m.

2. Invocation and Pledge of Allegiance to the U.S. and Texas Flags.

Mrs. Buhler gave the invocation and Mr. Shivers lead the Pledge of Allegiance to the U.S. and Texas Flags.

3. Consider approval of the March 29, 2021 meeting minutes.

Vice Chair Ford made a motion to approve the March 29 minutes as presented. Mr. McMurdie seconded the motion and it passed unanimously.

4. Consider approval of the April 12, 2021 meeting minutes.

Mrs. Buhler made a motion to approve the April 12 minutes as presented. Second Vice Chair Shivers seconded the motion and it passed unanimously.

5. Receive an update regarding Bond 2021 Communications.

Staff presented the suggestion of sending out a mailer to residents with information about the Bond process, projects being considered and how to get more information. The goal would be to make sure there have been plenty of opportunity for residents to provide input. The Committee agreed this was a good idea and asked for two more Zoom Live Q&A opportunities, with one of those opportunities held in the evening.

6. Receive an overview of the City's budget process.

Teresa Savage, Director of Finance at the City presented the budget process and specifically explained the capital funds budgeting process.

7. Receive an overview of municipal bonds and various financing options from the City's Financial Advisor.

Jason Hughes from Hilltop Securities presented an overview of municipal bonds and financing options. Mr. Hughes also presented the Committee with the impacts that different sized bond packages would have on the overall tax rate. Specific examples were provided on what the impacts would be on a monthly and annual basis for the tax bill on the average value home in Sachse.

8. Review the charge issued to the Bond 2021 Committee by the City Council and discuss a potential recommendation to Council on Bond 2021 projects.

Mrs. Rose reiterated the Committee that they are a recommending body. Some policy questions may be encountered but that is the responsibility of the City Council to address.

Chairman Elk suggested the Committee determine the recommendation based on the size of the Bond package and then establish the composition of projects based on that amount.

The Committee discussed some of the particular projects under consideration. Vice Chair Ford expressed concern about including the screening walls in a package that may go to Council. Mrs. Rose responded that if the Committee recommends including the screening walls to be fixed and the Council chooses to pursue that project, then it would be up to them to include criteria and create a policy moving forward.

Committee members commented that many of these projects are long overdue and need to be addressed. There was general concern about delaying and encountering greater deterioration and higher costs. The current state of the city detracts from attracting growth. With property values continuing to rise it will become more difficult to get another bond package passed in the future since the costs of the projects will continue to increase significantly.

The sentiment is for the problems to be taken care of now rather than pushing the burden into the future and invest in the city. The Committee discussed offering all the projects to the residents to decide, rather than just a few of them, and then address the worst first.

Jason noted that committing to all the projects (\$78 million) may increase the tax rate to 6 or 7 cents rather than 5 that was presented in item 7.

The Committee continued to discuss individual projects and potential costs. Mrs. Savage noted that this bond could provide initial funding and lay the foundation for ongoing projects like the screening walls and then an annual deposit could be made into that fund. There may not be an option to start that fund without the bond process.

Mr. Nesbit recommended ranking the projects for the Council so they would have a better idea of where to cut first if they needed to.

9. Adjournment.

Chairman Elk adjourned the meeting at 9:42 p.m.