

**CITY OF WINDCREST ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS**

Regular Meeting

**September 12, 2013
6:00 P.M.**

Windcrest City Hall

NOTICE IS HEREBY GIVEN THAT A REGULAR MEETING OF THE BOARD OF DIRECTORS OF THE WINDCREST ECONOMIC DEVELOPMENT CORPORATION (WEDC) WILL BE HELD AT WINDCREST CITY HALL, 8601 MIDCROWN, WINDCREST, TEXAS ON THE 12th DAY OF SEPTEMBER 2013 STARTING APPROXIMATELY 6:00 P.M. DURING THE MEETING, THE BOARD WILL CONSIDER, DELIBERATE AND MAY TAKE ACTION UPON ANY OF THE SUBJECTS LISTED BELOW.

Vision Statement: Nourish and develop a vibrant community that consistently pushes the limits.

Mission Statement: Facilitate interaction between business, city and other community organizations to nourish the economic health and well being of Windcrest, its citizens and the region.

Request all pagers and cell phones be turned off, except emergency on-call personnel. Citizens are asked to refrain from talking during proceedings unless recognized by the Presiding Officer.

CITIZEN COMMUNICATION: AS A COURTESY TO CITIZENS IN ATTENDANCE, AND AT THE DISCRETION OF THE PRESIDING OFFICER OF THE MEETING, CITIZENS WILL BE GIVEN A REASONABLE OPPORTUNITY TO STATE THEIR COMMENTS OR ASK QUESTIONS REGARDING ANY ITEM ON THE AGENDA, AND PRIOR TO THE BOARD TAKING ACTION ON ANY ACTION ITEMS LISTED. THE BOARD REQUESTS COMMENTS BE BRIEF, TO THE POINT, AND NO LONGER THAN 5 MINUTES. TIME CANNOT BE YIELDED TO ANOTHER SPEAKER.

Consistent with Windcrest City Council Resolution No. 292, the WEDC Board elects to audio and video record its meetings. The recordings are preserved electronically as the official minutes of its meetings.

I. Call To Order

1. Determination of a Quorum
2. Pledge of Allegiance
3. Prayer
4. Vote to consider the excuse of absent board member(s), if applicable

II. Visitors/Presentations

1. Robert Colunga, (interim) Executive Director, will give an update of the status of Racker Road Project.
2. Dennis Dooley, General Manager, Windcrest Golf Club will present his request for Quality of Life issue for the citizens of Windcrest and discuss the possible involvement of the WEDC.

3. Colonel Sue Alexander – WEDC Board Member will present the recommendations of the committee to negotiate the Contract with Robert Colunga of Colunga Group LLC.

III. Citizens to be Heard

IV. Discussion

None.

V. Discuss and Act

1. The WEDC Board of Directors will review, discuss, and may take action authorizing the allocation of Economic Development Corporation funds of \$1,450.00 to the Windcrest Golf Club for the installation of an additional water cooler unit to promote City of Windcrest Quality of Life (attch. 1).
2. The WEDC Board of Directors will review, discuss and may take action to approve a new contract with Robert Colunga of Colunga Group LLC and authorize WEDC Board President to sign said contract (attch. 2).

VI. Executive Session

VII. General Announcements and Future Agenda Items Requested

VIII. Adjournment

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Board of Directors of the WEDC is a true and correct copy of said Notice and I posted a true and correct copy of said Notice on the bulletin board at the Windcrest City Hall in a convenient place to the public. Said Notice was posted 72 hours prior to the 12th of September 2013.

By: 
Kelly Rodriguez, City Secretary

I certify that the attached notice and agenda of items considered by the WEDC Meeting was removed by me from the City Hall bulletin board on the 12th of September 2013.

By: _____
Kelly Rodriguez, City Secretary

Attachment #1



Economic Development Corporation Agenda Item Report September 12, 2013

Contact – Robert Colunga/ Michael McAlear
rcolunga@windcrest-tx.gov / mmcalear@windcrest-tx.gov

Item #: V.1

SUBJECT: Review, discuss, and possible action authorizing the allocation of Economic Development Corporation funds of \$1,450.00 to the Windcrest Golf Club for the installation of an additional water cooler unit to promote City of Windcrest quality of life.

1. BACKGROUND/HISTORY

The Windcrest Golf Club is a small semi-private golf club which is now available for the public. The Windcrest Golf Course is a unique aspect to the community, both serving residents, attracting new residents and businesses, and drawing additional business revenues from non-residents

2. FINDINGS/CURRENT ACTIVITY

The Windcrest Golf Club has requesting partial funding assistance from the Windcrest Economic Development Corporation for the installation of an additional water cooler for both customers and public use. Installation of the water cooler would require water cooler equipment, a new pad, walking path, monthly water usage, electrical usage, and yearly maintenance service. The central location of the Golf Course and public access to residents to the water cooler would enhance the quality of life for Windcrest residents.

3. FINANCIAL IMPACT –

The Windcrest Golf Club has requested funding assistance of \$1,450.00 from the EDC. Including equipment and installation and yearly services, assuming a ten year life span, the entire project is estimated to cost the Golf Club \$5,510 (Attached). Funding assistance would amount to an estimated 26% of the entire project. A plaque recognizing the WEDC's contribution will be included on the unit.

4. ACTION OPTIONS/RECOMMENDATION

Staff recommends approval of the \$1,450 funding assistance to the Windcrest Golf Club for the installation of a water cooler to promote quality of life in the City of Windcrest.

From: Windcrest Golf Club, Inc. <windcrestgolf86@aol.com>

To: rcolunga <rcolunga@windcrest-tx.gov>

Subject: water fountain

Date: Tue, Sep 3, 2013 7:31 am

Robert,

Windcrest Golf Course estimated cost for the project.

1- New pad and walking path to the curb-----	\$450.00		
2- Monthly water usage-----	\$ 10.00	yearly---	\$120.00
3- Monthly electric usage-----	\$ 18.00	yearly---	\$216.00
4- Yearly service (Trotter & Morton)-----	\$ 75.00	yearly---	\$ 75.00

			\$411.00

The estimated life of the unit is 10 years.

Dennis Dooley



8200 PINEMONT DR
HOUSTON, TX 77040
Ph : (713) 462-1551
Fax: (713) 462-7676

Quotation

Customer Information

WINDCREST GOLF CLUB
8600 MIDCROWN DR
SAN ANTONIO TX 78239-2515

Billing Information

WINDCREST GOLF CLUB
8600 MIDCROWN DR
SAN ANTONIO TX 78239-2515

Shipping Information

WINDCREST GOLF CLUB
8600 MIDCROWN DR
SAN ANTONIO TX 78239-2515

Information

Grainger Quote Number 2019320808
Validity Start Date 08/27/2013
Validity End Date 09/27/2013
Creation Date 08/27/2013
Grainger EIN Number 36-1150280
PO # DENNIS DOOLEY
PO Create Date
PO Release #
Customer Number 828709915
Department Number
Project/Job Number
Requisitioner Name
Attention
Caller DENNIS DOOLEY
Telephone Number 2106551421
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Special Instructions:

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PO-Line						
10	4XR82	Water Cooler,13.5 Gph	1.00	EA	1,354.00	1,354.00
Sub Total						1,354.00
Tax						111.71
Total USD						\$ 1,465.71



Quotation

8200 PINEMONT DR
HOUSTON, TX 77040
Ph : (713) 462-1551
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Information	
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Creation Date	08/27/2013
Customer Number	828709915
Page	2 / 2

Item	Material	Description	Quantity	Unit	Price	Total in USD
PO-Line						

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These items are sold for domestic consumption in the United States. If exported, purchaser assumes full responsibility for compliance with US export controls.

This transaction is subject to W.W. Grainger, Inc. sales terms and conditions. For a copy, please visit the website at www.grainger.com or refer to the current catalog.

Thank you for the opportunity to provide this quotation. Please note that all the prices are based on products and quantities quoted. Any changes to the products and/or quantities may result in different pricing. The non-catalog freight policy applies unless freight amount is listed above. Please contact the Grainger office shown above if you have further questions or need to submit a new request.



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Outdoor

MODEL: ☐ HOF14A-Q ☐ HOF14-Q FR

Free-Standing Cooler



Stainless Steel Finish Only

Optional Accessories (extra cost)

- ☐ Heating Element for Frost-Resistant Option (Factory installed- Model HOF14-Q-FR)
- ☐ Water Filter (not recommended for use with FR models)
- ☐ 220-240V 60HZ

Trap and service stop not included.

JOB NAME: _____

ENGINEER/CONTRACTOR NAME: _____

APPROVAL: _____

DATE: _____



These water coolers are certified to NSF/ANSI 61.

GENERAL

Self-contained, electric refrigerated, free-standing water cooler designed to be easily accessible to able-bodied individuals. Unit is certified to NSF/ANSI 61 and meets requirements of the Safe Drinking Water Act. Unit provides 50° F water at 80° F inlet water and 90° F ambient.

CABINET

Stainless steel panels resist wear and corrosion. Durable Satin Finish helps hide water spots and fingerprints.

COOLER TOP

Non-corrosive stainless steel cooler top, number 300 series with satin finish resists stains and corrosion and is easy to maintain. Anti-splash ridge reduces splatter. Contoured to insure proper drainage.

BUBBLER

Vandal-resistant projector is one-piece, chrome-plated. Unit has integral hood guard design to prevent contamination from other users, airborne deposits and tampering.

AUTOMATIC STREAM HEIGHT REGULATOR

Self-closing assembly is located inside unit to prevent tampering. Unit resists corrosion and lining. A constant stream height is automatically maintained under line pressures that vary from 20 to 105 psi.

INLET STRAINER

Easily cleaned in-line strainer screen traps particles of 140 microns or larger before they enter the waterway.

TEMPERATURE CONTROL

Positive sensing thermostat for controlling temperature of storage tank water. Factory set at 50° F Adjustable $\pm 5^\circ$ F.

STORAGE TANK

Non-pressurized stainless steel evaporator/storage tank for long life. Waterways are certified to NSF/ANSI 61, far exceeding the requirements of the Safe Drinking Water Act.

REFRIGERATION SYSTEM

Hermetically sealed, positive start compressor with lifetime lubrication and built-in overload protection, efficient capillary sizing, large capacity dryer-strainer, and self-lubricated fan cools copper/aluminum condenser. System uses R134A refrigerant. Protected by Halsey Taylor's Limited 5 Year Warranty.

VENTILATION

Insure proper ventilation by maintaining 6" (152mm) minimum clearance from cabinet louvers to wall.

SUGGESTED SPECIFICATIONS

Shall deliver 13.5 GPH of 50° F water at 90° F ambient and 80° F inlet water. Shall have stainless steel basin with removable drain strainer. Bubbler shall be vandal-resistant type. Separate valve and automatic stream regulator shall be mounted within cabinet. Refrigeration system shall employ high efficiency, positive start compressor using R134A, non-pressurized tank with totally encapsulated insulation and be controlled by positive sensing thermostat. The manufacturer shall certify the unit to meet the requirements of NSF/ANSI 61, and the Safe Drinking Water Act. Unit complies with ARI Standard 1010.

NOTE: Continued product improvement makes specifications subject to change without notice. See Halsey Taylor website for most current spec sheet.

HOF14-Q OUTDOOR COOLER

Model No.	GPH Capacity Cooled to 50° F*				Base Rate Cap.	F.L. Amps	Shipping Weight lb.	Rated Watt Usage
	Ambient Air Temp							
	70°F	80°F	90°F†	100°F				
HOF14A-Q	16.3	14.9	13.5	12.2	13.5	7.5	90	690
HOF14A-Q FR	16.3	14.9	13.5	12.2	13.5	9.7	90	940
HOF14A-Q 220-240V 60HZ	16.3	14.9	13.5	12.2	13.5	3.75	90	690
HOF14A-Q FR 220-240V 60HZ	16.3	14.9	13.5	12.2	13.5	4.9	90	940

* With projector service and tap water at 80° F

† UL listed and complies with ARI Standard 1010



halseytaylor.com

HALSEY TAYLOR, 2222 CAMDEN COURT, OAK BROOK, ILLINOIS 60523

HOF14A-Q, HOF14-Q FR

Free-Standing Outdoor Cooler

(CONTINUED)

PLUMBING CONNECTIONS

Waste and supply lines through back of cabinet.
Waste 1 1/4" IPS. Supply 3/8" copper.

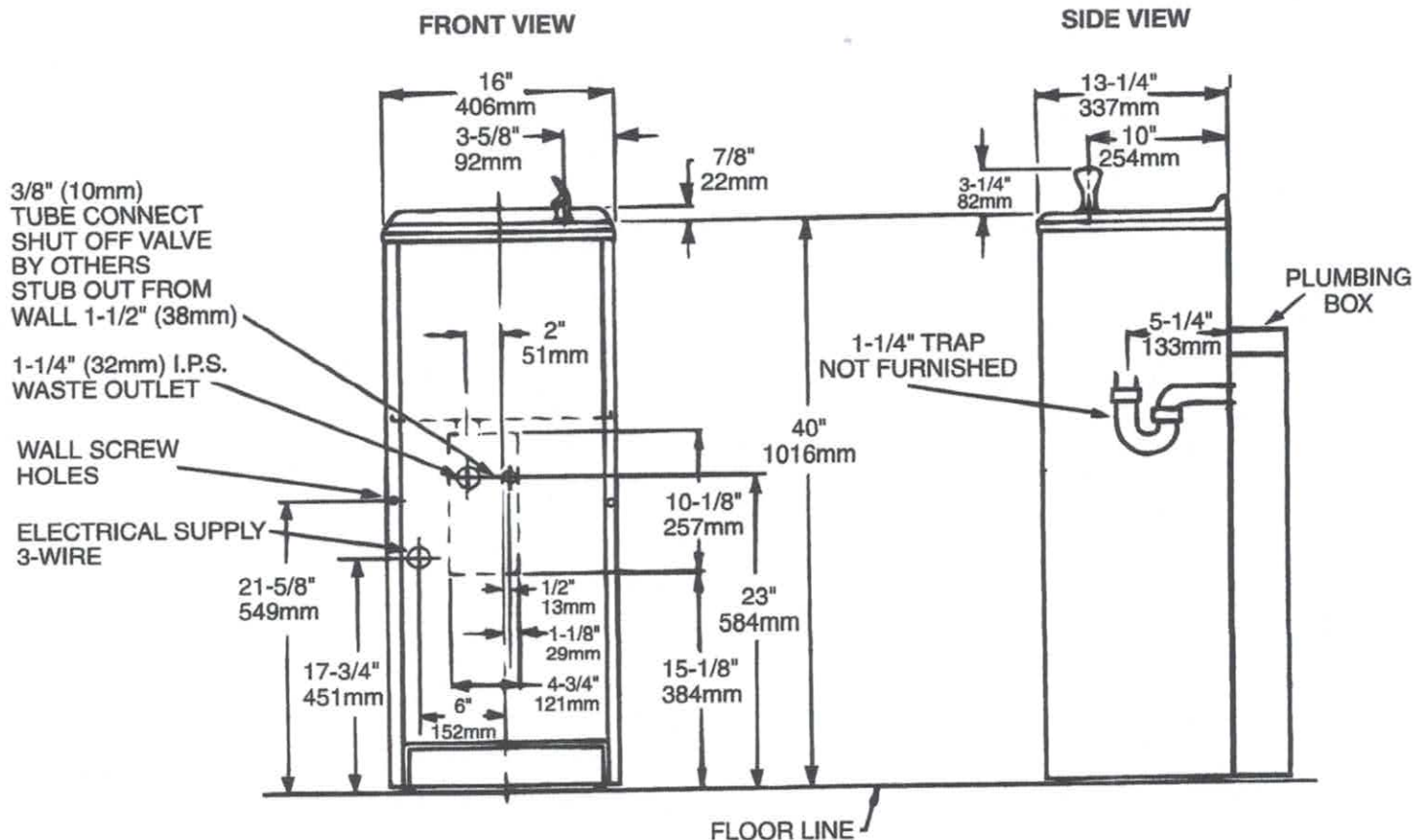
Trap and service stop not included.

OPERATING PRESSURES:

Supply water - 105 psi maximum

ELECTRICAL

Standard 120 volt, 60 Hz, single phase.
Requires 1/2" IPS rigid conduit into junction box
inside cabinet (hole provided).



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HALSEY TAYLOR Water Cooler, 13.5 Gph

[☆☆☆☆☆](#) | [Write a Review](#) | [Read all Reviews](#) | [Read all Ask & Answer](#)
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Water Cooler, Single Level, 13.5 GPH, Stainless Steel Color, Height (In.) 40, Width (In.) 16, Depth (In.) 18-1/2, Indoor/Outdoor Mounting Location, Compressor (HP) 1/3, Full Load Amps 7.5, 115 Voltage, Inlet 3/8 In. Outer Diameter Tubing Connection, Connection Drain (In.) 1-1/4, 134A (CFC Free) Refrigerant, Maintains Constant Stream Height at Line Pressures of 20 to 105 PSI Regulator, Manufacturers Warranty Length 5 Year On Refrigeration System And 1 Year Electrical Components And Water System

Grainger Item #	4XR82
Price (ea.)	\$1,354.00
Brand	HALSEY TAYLOR
Mfr. Model #	8226143383
UNSPSC #	48101710
Ship Qty.	1
Sell Qty. (Will-Call)	1
Ship Weight (lbs.)	89.0
Availability	Typically in Stock
Catalog Page No.	4174
Country of Origin	USA
(Country of Origin is subject to change.)	


[Enlarge Image](#)

Qty.

☐ Add Grainger TripleGuard® repair & replacement coverage for \$199.00 each.

 Price shown may not reflect your price. [Sign in](#) or [register](#).

Check Availability Use your ZIP code to estimate availability.

Qty: ZIP code:

Tech Specs	Additional Information	Compliance & Restrictions	MSDS	Required Accessories	Optional Accessories	Alternate Products	Repair Parts
Item Type		Water Cooler					
GPH		Single Level					
Color		13.5					
Height (In.)		Stainless Steel					
Width (In.)		40					
Depth (In.)		16					
Mounting Location		18-1/2					
Compressor (HP)		Indoor/Outdoor					
Full Load Amps		1/3					
Voltage		7.5					
Connection		115					
Connection Drain (In.)		Inlet 3/8" Outer Diameter Tubing					
Refrigerant		1-1/4					
Regulator		134A (CFC Free)					
Manufacturers Warranty Length		Maintains Constant Stream Height at Line Pressures of 20 to 105 PSI					
ADA Compliant		5 Year On Refrigeration System And 1 Year Electrical Components And Water System					
Standards		No					
Compliance		UL, ANSI/NSF61, Section 9					
Mounting Type		Certified For Use In Potable Water Applications					
Operation		Free-Standing					
		Push Button					

[Customers Also Bought](#)

1 of 5

Optional Accessories

[More Accessories](#)


Filter, Water

 Brand: AQUA-PURE
 Grainger Item #: 2P075
 Price (ea.): \$132.20
 Qty

Customers Also Viewed



Water Cooler, 2.8 Gph

 Brand: ELKAY
 Grainger Item #: 3H016
 Price: \$671.00
 Qty


Water Cooler, Floor Mount, 7.6 GPH

 Brand: ELKAY
 Grainger Item #: 3EMZ1
 Price: \$840.00
 Qty


Water Cooler, 14.0 Gph

 Brand: HALSEY TAYLOR
 Grainger Item #: 2W191
 Price: \$850.50
 Qty


Water Cooler, 5.1 Gph

 Brand: HALSEY TAYLOR
 Grainger Item #: 2W155
 Price: \$658.50
 Qty

Other Popular Terms for this Product

• Water Coolers (93)	• Bubblers (73)	• Drinking Fountains (62)	• Water Fountains (62)
• Drinking Water Coolers (60)	• Freestanding Water Coolers (24)	• Freestanding Drinking Fountains (16)	• Vandal-Resistant Water Coolers (12)
• Vandal-Resistant Drinking Fountains (10)	• Outdoor Drinking Fountains (5)		

				
Brand: GE LIGHTING Grainger Item #: 425143 Price: \$4.27 Qty	Brand: DEWALT Grainger Item #: 6HD44 Price: \$2.39 Qty	Brand: DAYTON Grainger Item #: 2MDV6 Price: \$7.18 Qty	Brand: TOUGH GUY Grainger Item #: 5XL46 Price: \$81.50 Qty	Brand: BEMIS Grainger Item #: 2P888 Price: \$34.25 Qty

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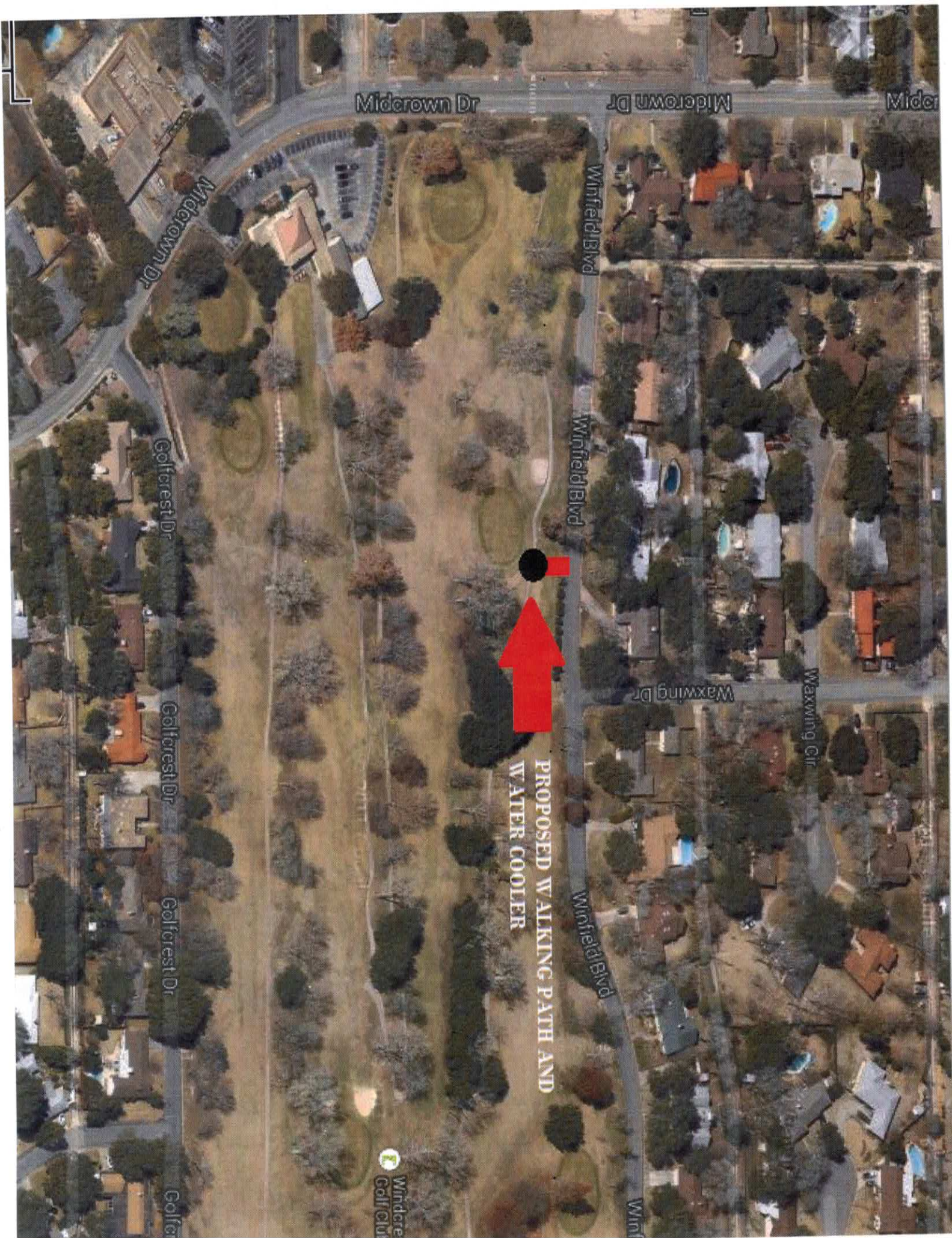
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Midcrown Dr

Midcrown Dr

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Winfield Blvd

Golfcrest Dr

Winfield Blvd

Golfcrest Dr

Waxwing Cir

Waxwing Cir

Golfcrest Dr

Winfield Blvd

Golfcrest Dr

Windere Golf Club

PROPOSED WALKING PATH AND
WATER COOLER

Attachment #2

Professional Services Agreement

This Agreement is made and entered into this 1st day of October, 2013 by and between the Windcrest Economic Development Corp., City of Windcrest, Bexar County, Texas hereinafter referred to as "WEDC" and Robert Colunga of the Colunga Group, LLC of Bexar County, Texas, hereinafter referred to as "Consultant", as party of the second part, both of whom understand as follows:

Recitals

- A. WEDC is an organization organized pursuant to Texas Local Government Code, Title 12 Planning and Development, Chapters 501, 502 & 505 et seq. WEDC has been organized to promote the business and development and maintains an office at 8601 Midcrown, Windcrest, Texas 78239.
- B. Consultant is engaged in the business of Executive Director and does enjoy a good reputation for fair and honest dealing with the public.

In consideration of the following mutual covenants, the WEDC and Consultant agree as follows:

Section I.

Obligations of WEDC

WEDC shall provide an office to Consultant and shall pay Consultant in accordance with the provisions of this Independent Contractor Agreement.

Section II.

Obligations of Consultant

- a. Consultant will work diligently and with Consultant's best efforts to promote and otherwise advance the businesses of the City of Windcrest, Texas, and shall in all things cooperate with the WEDC in working within the governmental relations with other governmental entities in procuring their cooperation in advancing the development of business in Windcrest, Texas. Consultant shall further promote the business of the City of Windcrest, Texas in serving the public in business transactions to the end that each of

the parties may derive the greatest benefit for the City of Windcrest in its business development.

- b. Consultant will conduct the business and regulate Consultant's habits so as to maintain and increase the goodwill and reputation of the WEDC and the City of Windcrest and its businesses.
- c. Consultant must conform to and abide by all the laws, rules, regulations, and code of ethics that are binding on or applicable to the WEDC and the City of Windcrest, Texas.
- d. Consultant shall provide to the WEDC, on a monthly basis, a full, complete and detailed description of his accomplishments and contacts with regard to the business development of Windcrest, Texas.
- e. Consultant assumes full responsibility for the payment of all assessments, payroll taxes, or contributions, whether state or federal, as to all employees engaged in the performance of work under this contract. Consultant will furnish to the WEDC, upon the request of the WEDC, a certificate or other evidence of compliance with all state or federal laws concerning contributions, taxes, and payroll assessments. In addition, Consultant agrees to pay any and all gross receipts, compensation, transaction, sales, use, or other taxes or assessments of whatever nature or kind levied or assessed as a consequence of the work performed or on the compensation to be paid under this contract.

Section III.

Compensation

Consultant shall be paid a total sum of \$96,000 per calendar year, two years of services, payable \$4,000.00 bi-monthly beginning on the 1st day of September, 2012, payable on the 1st and 15th of each month thereafter, and continuing thereafter for the next two years. After the two year term hereof, Consultant and the WEDC shall each be entitled to terminate this contract without penalty, upon thirty (30) days written notice.

Section IV.

Termination and Severance Pay

- A. Consultant may be terminated without cause by a majority of the WEDC board at any time during this contract, and if Consultant is able to perform his duties under this agreement, then in that event WEDC agrees to pay Consultant a lump sum of cash equal to 4 months of pay of the contract. Consultant shall not be entitled to any benefits or other compensation, Consultant shall execute a release of all claims against WEDC on a form prepared by the WEDC.
- B. Nothing in this agreement shall prevent, limit or otherwise interfere with the right of the Consultant to terminate the contract with the WEDC, provided that the Consultant shall give forty-five (45) days written notice. Consultant shall not be entitled to the four (4) months of compensation mentioned in sub-paragraph 4 A hereinabove.

Section V.

Employee Benefits

- a. The parties intend that the relationship between them created by this contract is that of the employer-independent contractor.
- b. The conduct and control of the work to be performed by the Consultant will be the sole and exclusive concern of the Consultant. WEDC is interested only in the results obtained under this agreement.
- c. Consultant is not an employee of WEDC, and is not entitled to the benefits provided by WEDC to WEDC's employees, including, but not limited to, group insurance and pension plans.
- d. Consultant will be free to practice consultant's profession for others during those periods when Consultant is not performing work under this agreement.

Section VI.

Dues, Subscriptions and Professional Development

Subject to approval by the President of the WEDC, Consultant's dues and subscriptions, professional development, meetings, official travel and subsistence expenses adequate to continue professional development of the Consultant and to adequately pursue necessary official functions for the WEDC, shall be paid by the WEDC. These include, but are not limited to Texas Economic Development Council (TEDC) annual conventions and such other national, regional, state and local governmental groups and committees related to the Consultant's role as WEDC Executive Director.

Section VII.

Conformance

This agreement shall be construed in conformance with the laws of the State of Texas and shall be fully performable in Bexar County, Texas and shall be binding upon the respective parties, their heirs, administrators, successors and assigns.

The parties have executed this Agreement at Windcrest, Texas on the 1st day of October, 2013.

WINDCREST ECONOMIC DEVELOPMENT
CORPORATION

BY: _____

Tim Maloney, President

COLUNGA GROUP, LLC

BY: _____

Robert Colunga, _____

Title

Robert Colunga, Individually