

**AGENDA ITEM 19**

Hear presentation from City of Round Rock on Round Rock Higher Education Center.

Nancy Yawn, Director of Public Affairs & Business Development, and Jim Nuse, Chief of Operations and Assistant to the City Manager of Round Rock gave a presentation to the court on the Round Rock Higher Education Center.

Moved: **Commissioner Boatright**

Seconded: **Commissioner Limmer**

Motion: To approve a resolution of interest in participation in the Tax Increment Reinvestment Zone for the Round Rock Higher Education Center.

Vote: 4 - 0

Moved: **Commissioner Limmer**

Seconded: **Commissioner Heiligenstein**

Motion: To rescind approval of the resolution.

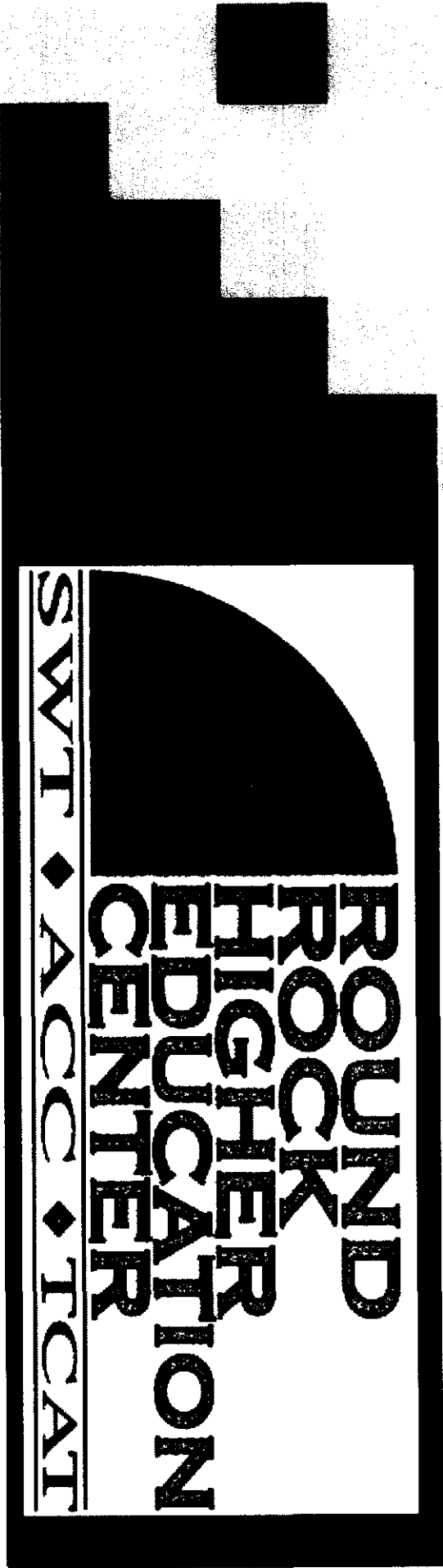
Vote: 4 - 0

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12/10/02

**Presentation to  
Williamson County**

**December 10, 2002**



# Vision

- The City of Round Rock desires to help facilitate a true multi-institution teaching center comprised of Southwest Texas State University, Temple College and Austin Community College. Known as the Round Rock Higher Education Center (RRHEC), the campus is situated within the Round Rock City limits on enough land to accommodate the educational needs of a rapidly growing regional population that increasingly is being denied access to higher education institutions that are at or nearing capacity. The educational offerings will include workforce training, Associate's, Bachelor's and Master's degree programs.



# Higher Education Support

- SWT's RRHEC November 2002 Needs Assessment shows "Critical Gap Between Facilities Available and Demands that Need to be Served"
- Number One 2003 Legislative Priority for SWT
- Austin Community College Commitment to Expansion in Williamson County



# Community Support

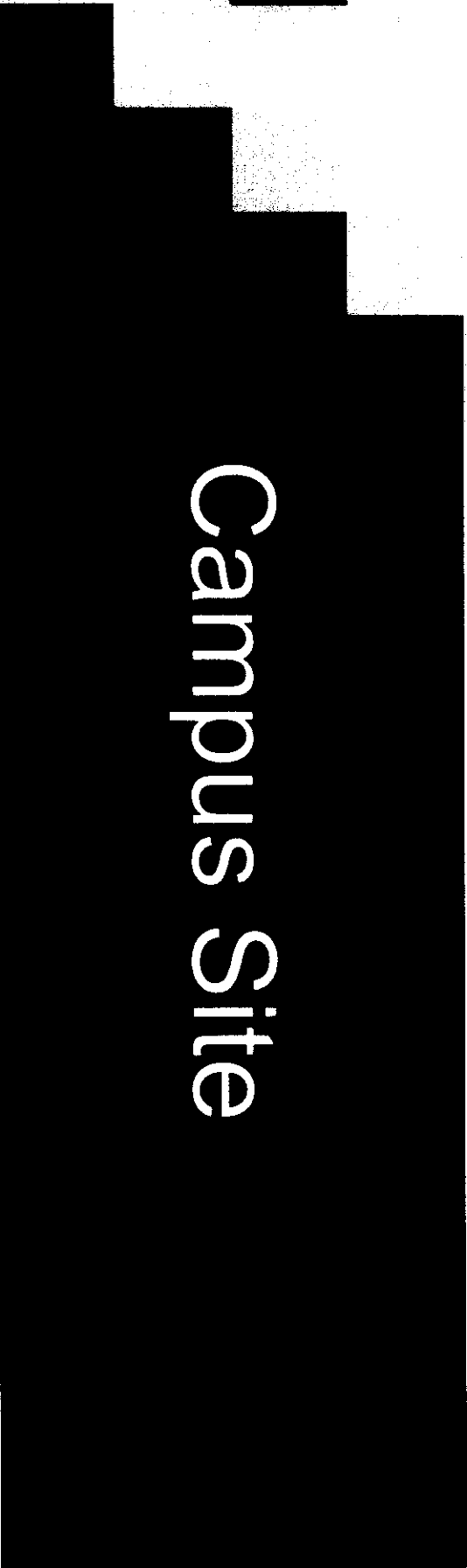
- Land Donation – Avery Farms
- Round Rock Chamber of Commerce:
  - Lead Citizen's Support of RRHEC
  - Support Lobbying Efforts
- Create a Higher Education Foundation, if necessary

# County Support

- Participation in Tax Increment Reinvestment Zone (TIRZ)
- Construction of Chandler Road Extension

# City Support

- City to Provide Major Water and Wastewater Utilities
- Waived Building and Impact Fees
- Creation of Higher Education Corporation and/or Tax Increment Reinvestment Zone (TIRZ), if necessary
- Assist Lobbying Efforts

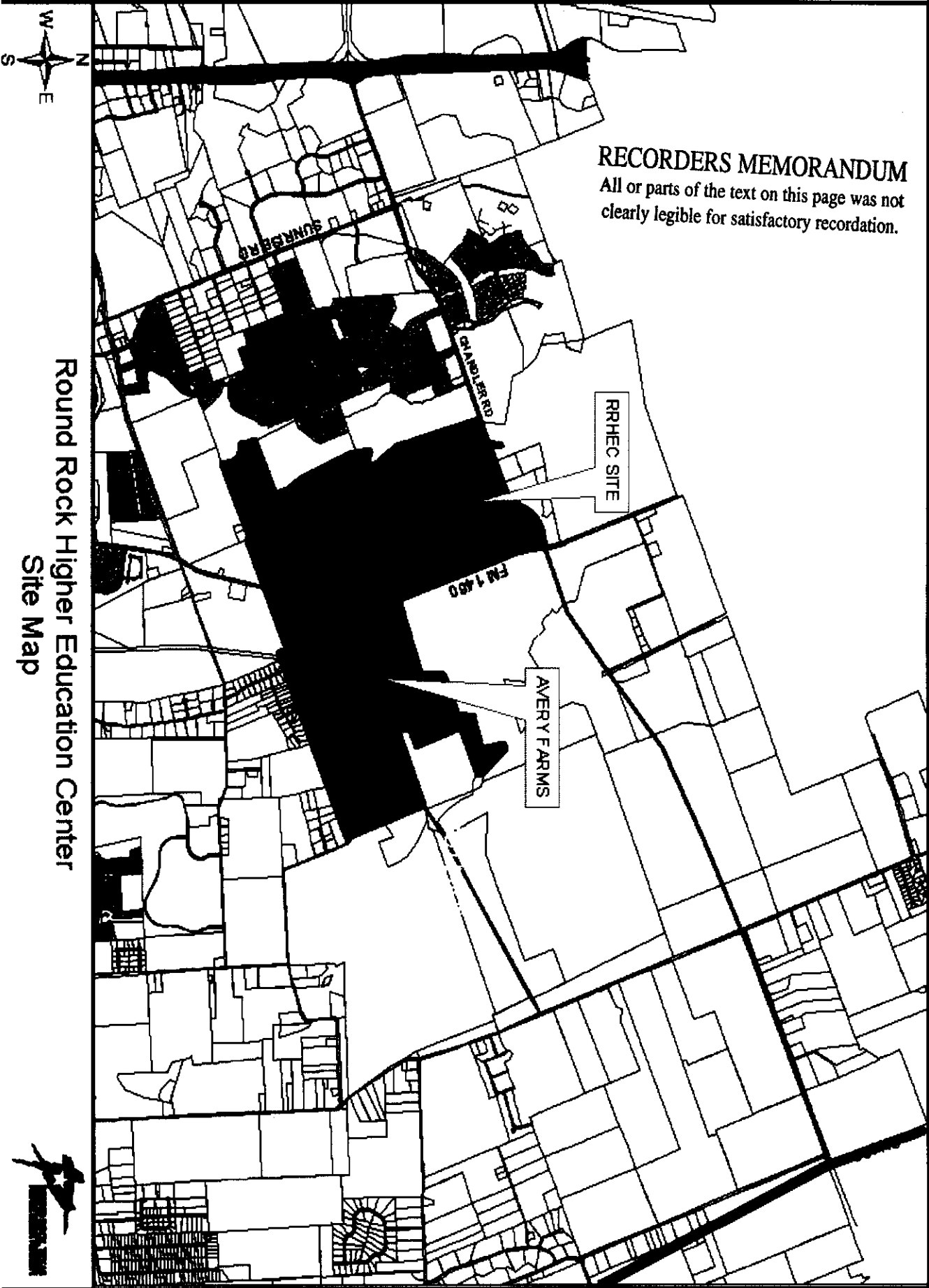


Campus Site



# Avery Farms

- Up to 100 Donated Acres of Undeveloped Land
- Additional Land Reserved for Future Campus Growth
- RRHEC Campus is Center of Master Planned Community
- Multiple Access Points to Site
  - IH35, Chandler Road, FM1460, Future SH 130
- Tax Increment Reinvestment Zone (TIRZ) Option Available, if necessary
- Substantial Local Commitment



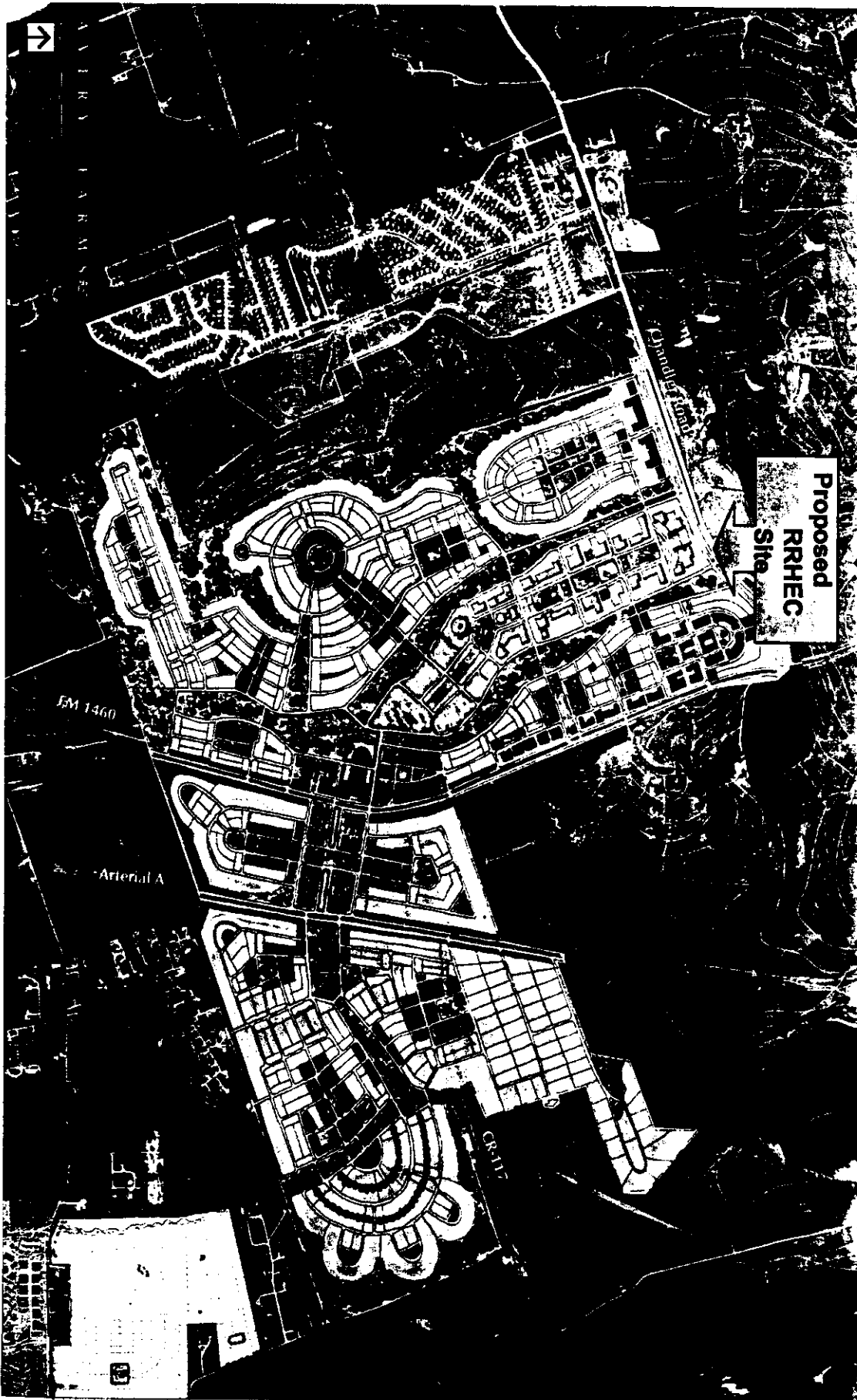
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Round Rock Higher Education Center

Site Map

# Avery Farms

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# Local Commitment to the Avery Farms Site

- Land
  - ☐ Up to 100 Acres \$4,000,000
- Utilities Infrastructure
  - ☐ City Water/Wastewater \$3,878,000
- City of Round Rock Waived Fees
  - ☐ Assumes Initial 200,000 sq. ft. bldg.
  - ☐ Includes Building Permits, Impact Fees \$577,000

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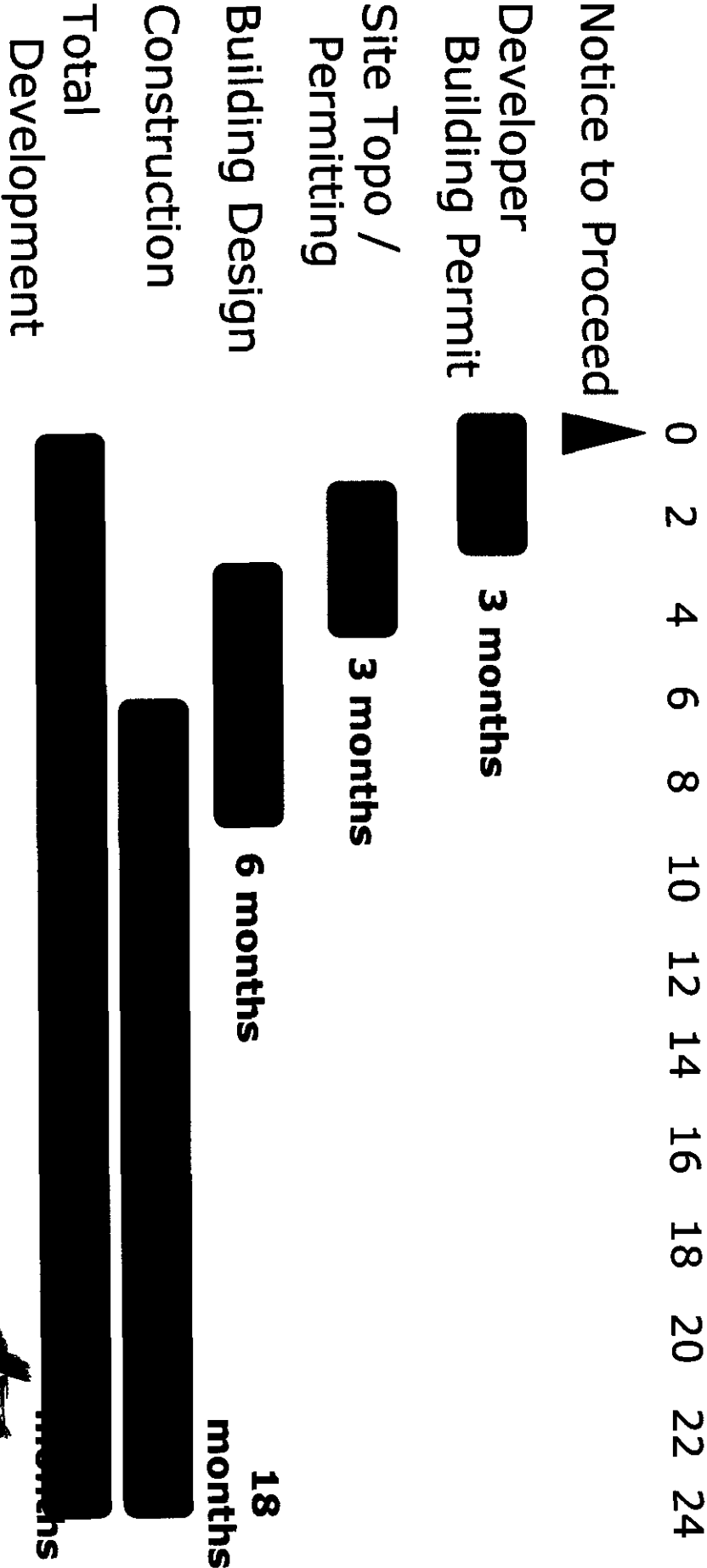
**Total Contributed Value                      \$8,455,000**



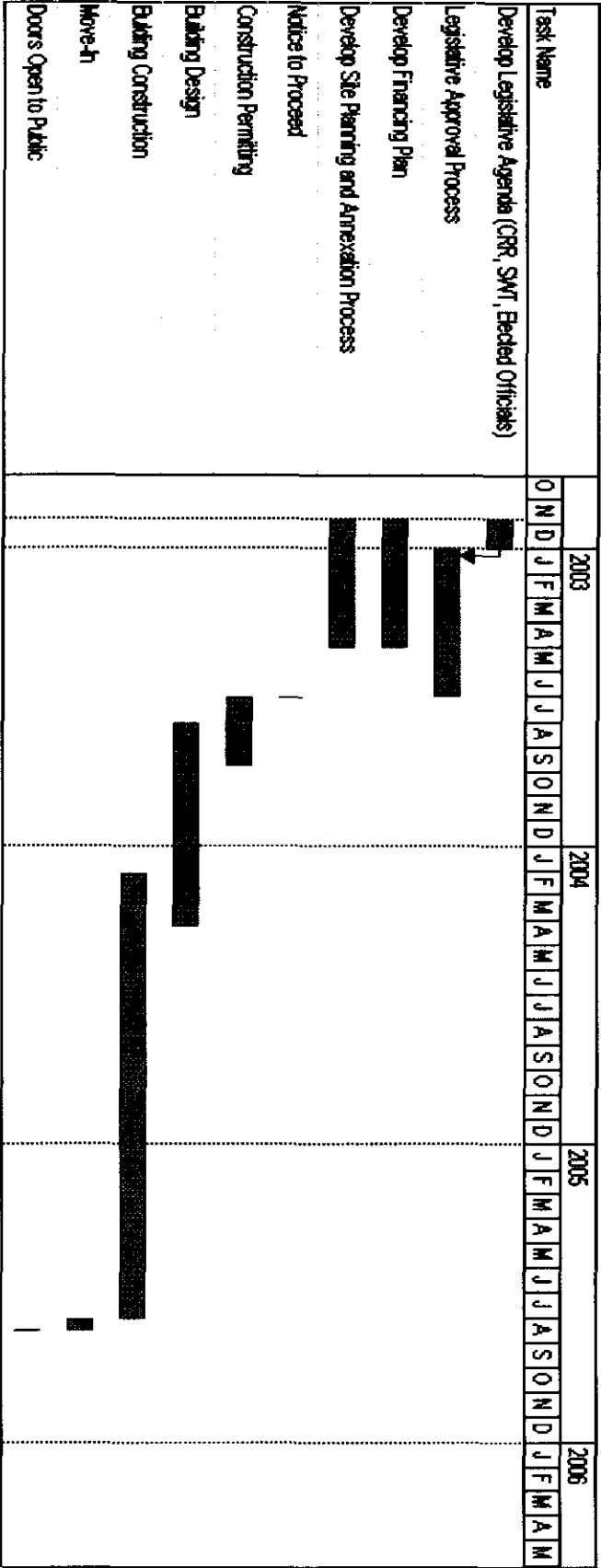
# Construction Timeline

- Temporary Facilities can be Constructed on Site to Meet Immediate Needs
- Off-Site Lease Space Also Available
- Permanent Facilities can be Constructed within 18 months
- Anticipated Opening – Fall 2005

# Development Schedule



# Project Timeline



# Campus Funding





# Round Rock Higher Education Center Funding Options

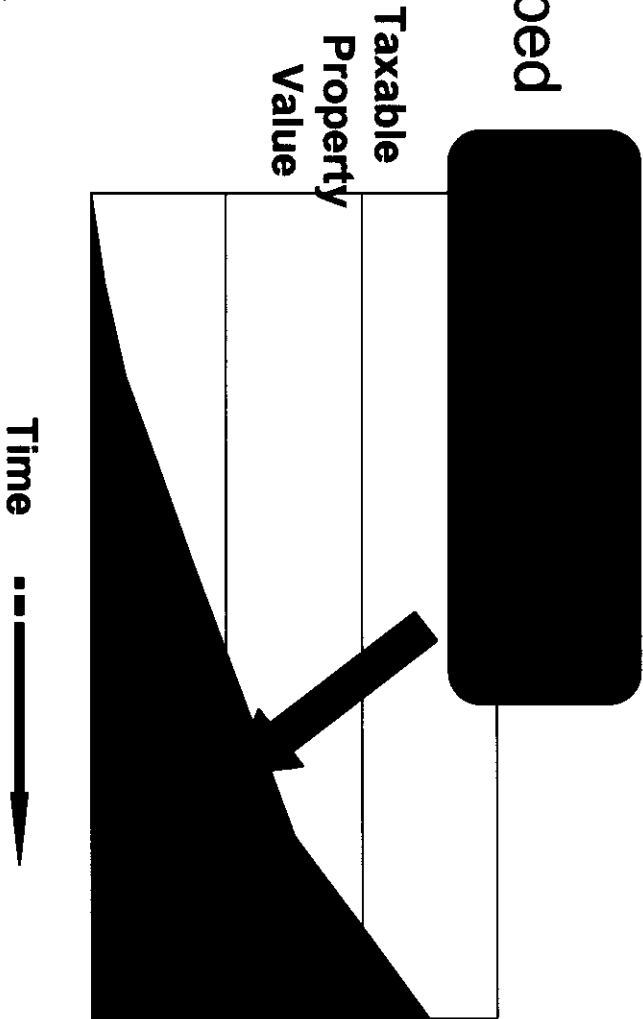
- Cash Appropriation Authorized by Legislature to SWT to Construct Facility
- Tuition Revenue Bonds Authorized by Legislature
- Biennial Appropriation Authorized by Legislature to SWT for Lease Payments
- In Addition to Above, Legislature Provides Continued and Increased Funding for O&M
- A TIRZ Can Enhance the Funding Options

# What is a TIRZ?

- A Tax Increment Reinvestment Zone (TIRZ) is a geographic area designated within a city in order to promote development within the targeted area. A TIRZ captures all or part of the tax revenue produced from new development within the area and uses that revenue to provide public services and/or infrastructure improvements within the area. A TIRZ may issue debt to finance public infrastructure needs within its boundaries.

# The Power of a TIRZ

- As the TIRZ is developed and property values increase more tax revenue becomes available to subsidize debt service or lease payments therefore reducing contributions from other sources.



# TIRZ Proposal

- City of Round Rock – Up to 50% of Taxable Value
- Williamson County – Up to 50% of Taxable Value
- Cap the Amount Shared
- For Specific Term

## Next Steps.....

- Work with SWT and Legislators on Legislative Agenda and Timeline
- Finalize Preferred Funding Option(s)
- Develop Site Planning and Annexation Plan for Avery Farms Site

**AGENDA ITEM 20**

Consider approving the JAIBG Substance Abuse Continuation Application and Resolution.

Moved: **Commissioner Boatright**

Seconded: **Commissioner Hays**

Motion: To approve the JAIBG Substance Abuse Continuation Application and Resolution.

Vote: 4 - 0

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**RECORDERS MEMORANDUM**

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Grant Application Cover Sheet			
1. ENTER Legal Name of the Organization Applying: Williamson County, Texas		2. ENTER Title of the Project: JAIBG Substance Abuse Program	
3. ENTER Division or Unit to Administer the Project: Williamson County Juvenile Services Department		4. ENTER Agency's State Payee Identification Number: 1-74-6000978-4033	
5. a) Is the Applicant Organization Delinquent on State or Federal Debt? (SELECT One): No		5. b) ENTER Date of the Last Audit: 05/14/2000	
6. Funding Source (SELECT One): Juvenile Accountability Incentive Block Grants (federal CFDA-16.923)		7. If Continuation Project, ENTER Current Grant Number (15000-01): 13308-04	
8. ENTER Grant Period (ex: MM/dd/yyyy): From: 08/01/03 To: 07/31/04		9. Budget Information (will auto-fill from budget form)	
		CJD Funds	Cash Match
		\$37,095	\$4,122
		In-Kind	Total
		N/A	\$41,217
10. SELECT the Project's Main Purpose Area from ONE of the FOUR Categories Listed Below Based on "Funding Source": a) Juvenile Justice and Prevention Projects OR Juvenile Crime Officer		c) Law Enforcement Projects OR	
b) Victim Services Projects OR		d) Crime Stoppers Assistance Projects	
11. For VAWA Projects ONLY, ENTER the Appropriate Percentage for Each: a) Prosecution b) Law Enforc. c) Victim Services d) Court			
12. a) LIST the Cities and Counties in the Service Area: Williamson County, Texas		b) SELECT Headquarters County: Williamson	
		c) ENTER Population of HQ Cnty: 235,000	
13. a) ENTER the Contact Person Information: Title (Mr., Ms., Dr., Judge, etc.): Ms Name: Robyn Murray Position: Financial Business Manager Address: 2423 Williams Drive, Suite E City/State/Zip: Georgetown Texas 78628 Telephone: (512) 930-3333 Fax: (512) 930-3329 E-mail: rmurray@wilco.org		13. b) ENTER the Authorized Official Information: Title (Mr., Ms., Dr., Judge, etc.): Judge Name: John Doerfler Position: Williamson County Judge Address: 710 South Main Street City/State/Zip: Georgetown Texas 78626 Telephone: (512) 943-1550 Fax: (512) 943-1662 E-mail: jdoerfler@wilco.org	
13. c) ENTER the Project Director Information: Title (Mr., Ms., Dr., Judge, etc.): Mr. Name: Charles Skaggs Position: Chief Juvenile Probation Officer Address: 2423 Williams Drive, Suite E City/State/Zip: Georgetown Texas 78628 Telephone: (512) 930-3333 Fax: (512) 930-3329 E-mail: cskaggs@wilco.org		13. d) ENTER the Financial Officer Information: Title (Mr., Ms., Dr., Judge, etc.): Mr. Name: David Flores Position: Williamson County Auditor Address: 710 South Main Street City/State/Zip: Georgetown Texas 78626 Telephone: (512) 943-1500 Fax: (512) 943-1567 E-mail: dflores@wilco.org	
14. a) Did the Applicant Attend an Application Workshop? (SELECT One): Yes		14. b) ENTER the Date and City of the Workshop Attended: 10/30/2002 Austin, Texas	
15. a) Is this Application in Response to a Request for Applications (RFA) as Published in the Texas Register? (SELECT One): No		b) If a Local/Regional Project, SELECT the COG to Which the Application Was Submitted: Capital Area Planning Council - 1200	
c) If this is a Project with Statewide Impact, ENTER the Date the Application Was Submitted to the Texas Review and Comment System (TRACS):			
16. FOR COG USE ONLY a) Is this Application Shared with Another COG? (ENTER "Yes" or "No"):			
b) CPTN #:		c) Priority #:	
		d) COG Application ID:	
17. Eligible Applicant Organization Type (SELECT One): County			