



CITY OF MANSFIELD

1200 E. Broad St.
Mansfield, TX 76063
mansfieldtexas.gov

Meeting Minutes

Mansfield Park Facilities Development Corporation

Thursday, August 19, 2021

6:00 PM

City Hall Council Chambers

1. CALL TO ORDER

Wendy Collini, President, called the Regular Meeting to order at 6:02 p.m.

Absent 1 - Bob Kowalski

Present 7 - Wendy Collini; Neal Shaw; Lindsay Cadenhead; Chris Osburn; Scot Bowman; Sean Turner and Jordan Adams

2. RECESS INTO EXECUTIVE SESSION

Wendy Collini, President, recessed into Executive Session at 6:03 p.m.

A. **Pending or Contemplated Litigation or to Seek the Advice of the City Attorney Pursuant to Section 551.071**

1. Seek Advice of City Attorney Regarding Pending Litigation - Cause no. 348-270155-14

2. Seek Advice of City Attorney Regarding Possible Memorandum of Understanding with the City of Grand Prairie

B. **Discussion Regarding Possible Purchase, Exchange, Lease or Value of Real Property Pursuant to Section 551.072**

1. Land Acquisition for Future Development

2. Future Park Use

3. RECONVENE INTO REGULAR SESSION

Wendy Collini, President, reconvened into Regular Session at 7:56 p.m.

4. TAKE ANY ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION

None.

5. APPROVAL OF MINUTES

[21-4191](#)

Approval of Regular Meeting Minutes - July 15, 2021

A motion was made by Jordan Adams, seconded by Scot Bowman, that this matter be Approved . The motion CARRIED by the following vote:

Aye: 7 - Wendy Collini; Neal Shaw; Lindsay Cadenhead; Chris Osburn; Scot Bowman; Sean Turner and Jordan Adams

Nay: 0

Absent: 1 - Bob Kowalski

Abstain: 0

6. CASH FLOW STATEMENT

[21-4192](#)

Cash Flow Statement - July 31, 2021

Cash Flow was distributed to board members at the meeting with revised numbers (copy on file in the Community Services Director's Office). A month-to-month sales tax comparison through August was reviewed.

For the month of August, sales tax is up 13.04% for the month over last year and up 16.43% year over year. Matt informed the board that revenue is up about \$1,000,000 for the year. MAC programs continue to improve and other program fees continue to recover well. An update on public-private partnerships was also provided to the board. Operating expenditures continue to be below projections by about \$429,000 due to savings in legal fees, vacancies, and salary and benefit savings. Ending balance is \$6,181,877.

7. DEPARTMENT UPDATES

PARKS SUPERINTENDENT'S REPORT ON LISTED ITEMS (TOBY FOJTIK)

[16-2067](#)

Monthly Update on Daily Maintenance of Current Park Facilities

1. Sports Complex: Tarrant County employees continue with the parking lot and main road improvement project. All baseball and soccer fields have been treated for army worms. New surfacing has been added at the playground. At soccer, staff has re-marked some of the fields per MSA's request, replaced six sets of soccer goals, and repaired some small areas of turf. The fabric on a shade structure was replaced due to storm damage. At McKnight East, staff performed general maintenance and completed irrigation repairs.

2. Chandler: The athletic staff has been preparing the football fields for the upcoming football season. The football fields have been treated for army worms, aerated, and painted. The pond fountain motor will be replaced within the next couple of weeks. The splash pad button has also been replaced and is now operational. Staff also removed graffiti from the skate plaza.

3. Rose/Town/Other Parks: Staff removed a large tree that fell across the trail between Rose and Town parks. A new drinking fountain with bottle filler was installed at Julian Feild Park. Staff treated Mans Best Field and Barg Park for army worms. The in-ground benches along the trail from Town Park to McKnight continue to be replaced.

4. Oliver Nature Park: Staff has removed dead tree limbs, brush, and poison ivy that were intruding onto a neighbor's property. Decomposed granite has been added to low areas along the nature trail and the portion of the linear trail at Philip Thompson. At Fox Hollow, irrigation and St. Augustine turf were installed along the curb eight feet deep and split rail fencing will be installed behind the area in the next couple of weeks.

Overall: Staff has been busy monitoring and treating army worm infestations and preparing athletic fields for the upcoming fall seasons. Pre-emergent herbicide has been purchased for application next month. Staff has had several bee hives removed from trees and irrigation valve boxes throughout the parks system. The administration building parking lot has been re-stripped. Rose Park and Pond Branch are scheduled to be re-stripped next week.

RECREATION SUPERINTENDENT'S REPORT ON LISTED ITEMS (ANDREW BINZ)

[16-2068](#)

Monthly Update on Current Programs & Services

1. Athletics:

- Fall Seasons are ready to start. Associations are under agreement.
- Timberview held their annual cross country meet on Saturday, August 14th at the Sports Complex.
- Wester Football will be using Chandler Park for practice a few days next week.

2. Programs and Events:

- MAC

*Programs

1. Successful summer - Kids Zone, Pickleball Tournament, Camps
2. Completing our first E-Sports Leagues
 - a. 20 participants from Mansfield
 - b. 150 kids over 12 cities (all over USA)
 - c. 7 weeks and weekend tournament
 - d. 1 team (6 kids) made the tournament

- Seniors

*Programs

1. Senior Day - August 19
 - a. 60 seniors participated
 - b. Box Lunches, Bingo, and Door Prizes
2. Senior Picnic
 - a. September 24th at Town Park
 - b. Spring Creek BBQ and Live Band

- Oliver Nature Park

*Programs

1. Successful summer - Kayaking, Archery, Camps

3. General:

- Fall brochure provided to the board.
- Discount day for Fall is August 19th.

DIRECTOR'S REPORT ON LISTED ITEMS (MATT YOUNG)

[16-2066](#)

Monthly Calendar Updates on City Council Agenda Items, City Meetings & Activities

Matt Young, Community Services Director, provided the board with an update on upcoming City Council items, project public meetings and city events including FY2021-2022 budget adoption.

8. **CITIZENS COMMENTS**

None.

9. **OLD BUSINESS**

[19-3011](#)

Update; Walnut Creek Linear Park Trail System - 3A/3B

Chris Ray, Park Planner, informed the board that construction has started on the last section of the trail along Carlin Road. The retaining wall has been finished and work is now focused on finishing the trail heads and backfilling the site to start irrigation and landscaping. Staff is anticipating a final walk through in September.

[21-3933](#)

Update; McClendon Park Improvements

Chris Ray, Park Planner, informed the board that on July 29th staff received several submittals for the Construction Manager-At-Risk request for qualifications for the McClendon and Gertie Barrett Park projects. A general internal evaluation was conducted on the submittals and presentations for the finalist firms conducted on August 18th by potential two contractors for the project. Staff is currently evaluating design and scheduling options for the projects.

[19-3014](#)

Update: Julian Feild Park

Matt Young, Community Services Director, informed the board that the Public Memorials Committee and Veterans Memorial Foundation members met on July 27th for further review of the master plan concepts. The committee agreed on the final concept, discussed materials and design features, and directed staff to schedule a public meeting to gather additional public input. The consultant will be developing cost estimates based on the final master plan. Site renderings will be created this fall as well. The public meeting has been scheduled for August 31st.

[21-4034](#)

Update; Recreation Center and Library Feasibility Study

Matt Young, Community Services Director, informed the board that the steering committee held its third workshop on August 2nd. The primary purpose of the workshop was to refine the wish list priorities and help define a potential project budget. The consultant team is currently revising the spaces and cost estimates in preparation for the final presentation to City Council on August 23rd. Phase two of the project will create building layouts and site renderings and is scheduled to begin in September.

[21-4171](#)

Discuss and Consider Changes to the Park Land Dedication and Development Fee Ordinance

This item was tabled for discussion at the next regular meeting.

10. NEW BUSINESS

[21-4228](#)

Discuss and Consider a Development Agreement with First Texas Homes for Development and Dedication of Birdsong Park

[21-4229](#)

Discuss and Consider Purchasing Property Located at 400 W. Oak Street

A motion was made by Scot Bowman, seconded by Chris Osburn, that this matter be Approved . The motion CARRIED by the following vote:

Aye: 7 - Wendy Collini; Neal Shaw; Lindsay Cadenhead; Chris Osburn; Scot Bowman; Sean Turner and Jordan Adams

Nay: 0

Absent: 1 - Bob Kowalski

Abstain: 0

11. BOARD COMMENTS

None.

12. INFORMATIONAL ITEMS

None.

13. ADJOURNMENT

Wendy Collini, President, adjourned the Regular Meeting at 8:43 p.m.

Wendy Collini, President

ATTEST:

Lisandra Keller, Administrative Assistant II
Parks and Recreation