



HELOTES
TEXAS
ECONOMIC DEVELOPMENT
REGULAR MEETING AGENDA

The City of Helotes Economic Development Corporation (EDC) Board of Directors will meet for a Regular Meeting on Wednesday, February 21, 2018 at 7:00 p.m. in the City Hall Council Chambers, 12951 Bandera Road, Helotes, Texas 78023. This is an open meeting, subject to the open meeting laws of the State of Texas.

1. Call to order.

OPEN SESSION:

2. Citizens to be heard.

The EDC cannot discuss any presented issue, nor may any action be taken on any issue at this time (Attorney General Opinion JC-0169). The EDC will accept comments from citizens of the City of Helotes and its Extraterritorial Jurisdiction (ETJ) only. Comments are limited to three (3) minutes, and this time is not transferable. Discussion by the EDC of any item not on the Agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to any inquiry, and / or a proposal to place the item on a future EDC Agenda.

CONSENT AGENDA (ITEM NOS. 3 – 5):

All Consent Agenda items listed below are considered routine by EDC Staff and are intended to be enacted by one motion. There will be no separate discussion of these items, unless a Director requests it, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the Agenda.

3. Approval of the minutes of the EDC Regular Meeting dated December 13, 2017 and Work Session & Special Meeting dated January 27, 2018. (Staff)
4. Approval of the EDC Fiscal Year Ending (FYE) 2018 Revenue and Expenditure, Balance Sheet, and Encumbrance Reports dated February 15, 2018. (Staff)
5. Approval of the EDC Quarterly Investment Report dated December 31, 2017. (Staff)

NOTICE OF ASSISTANCE AT THE PUBLIC MEETING

The City of Helotes City Hall is wheelchair accessible, and accessible parking spaces are available. In compliance with the Americans with Disabilities Act, the City of Helotes will provide reasonable accommodations for persons attending the meeting. To better serve you, requests should be received forty-eight (48) hours prior to the meeting. Please contact the City Secretary's Office at 210.695.5911 or by facsimile at 210.695.2123.

ITEMS FOR INDIVIDUAL CONSIDERATION:

6. Discussion of and action on the FYE 2018 EDC Strategic Work Plan. (Staff)
7. Discussion of and action on the Old Town Helotes Special District Pedestrian Bridge Project, including, but not limited to, the completion of pedestrian bridge structural revisions, a Conditional Letter of Map Revision (CLOMR), and a Letter of Map Revision (LOMR) for modification of the Federal Emergency Management Agency (FEMA) effective Flood Insurance Rate Map (FIRM) and the lowering of the proposed elevation of the pedestrian bridge to a height comparable to the existing vehicular bridge. (Staff)
8. Discussion of and action on the completion of aerial videography for the EDC as a part of its external marketing and communication plan efforts for the development and real estate communities. (Staff)
9. Discussion of and action on Helotes Area Chamber of Commerce sponsorship opportunities. (Staff)
10. Discussion of and action on an agreement between the EDC and the Helotes Area Chamber of Commerce for the provision of office space within the existing EDC corporate offices located at 12682 F.M. 1560 N., Suite 105, Helotes, Texas 78023. (President Wootton)

Adjourn into Closed Session.

CLOSED SESSION:

11. Closed Session in accordance with Texas Government Code 551.071 *Consultations with Attorney* and 551.087 *Deliberation Regarding Economic Development Negotiations*. In addition to the matters listed below, any matter scheduled for Open Session may be discussed in Closed Session, as appropriate and authorized by law:
 - Texas Government Code 551.071 *Consultation with Attorney* and 551.087 *Deliberation Regarding Economic Development Negotiations* on the modification and/or removal of the U.S. Fish & Wildlife Service Critical Habitat designation from 15030 Bandera Rd., Helotes, TX 78023 for economic development purposes.

Adjourn into Open Session.

12. Discussion of and action on the modification and/or removal of the U.S. Fish & Wildlife Service Critical Habitat designation from 15030 Bandera Rd., Helotes, TX 78023 for economic development purposes.

Adjourn.

The EDC Board of Directors reserves the right to adjourn into Closed Session at any time during the course of this meeting to discuss any of the exceptions to the requirement that a meeting be open to the public, in accordance with Texas Government Code, Chapter 551 *Open Meetings*, Subchapter D *Exceptions to Requirement that Meetings be Open*. No action may be taken in Closed Session.

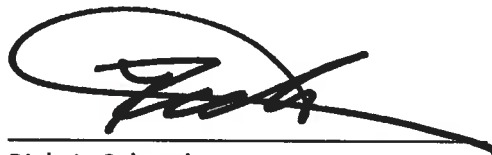
A quorum of the City Council and/or other City Boards, Committees, or Commissions may be present at this meeting. The City Council and/or other City Boards, Committees, or Commissions may not take action regarding public business or policy.

I certify that this Agenda was posted on February 14, 2018 at 5:00 a.m / p.m.

Attest:



Glenn Goolsby
Assistant Director



Rick A. Schroder
Executive Director



REGULAR MEETING MINUTES

The City of Helotes Economic Development Corporation (EDC) Board of Directors met for a Regular Meeting on Wednesday, December 13, 2017 at 7:00 p.m., in the City Hall Council Chambers, 12951 Bandera Road, Helotes, Texas 78023. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present:

Board Members:	<i>Pat Wootton, President</i>	<i>Joel Lutz, Vice President</i>
	<i>Carl Hale</i>	<i>Wayne Stacey</i>
	<i>Kathryn Mitchell</i>	<i>Jim Meadows</i>

Staff: *Rick Schroder, Executive Director*
Glenn Goolsby, Assistant Director

Absent: *Diane Anderson, Secretary*

1. Call to Order.

President Wootton called the meeting to order at 7:02 p.m.

OPEN SESSION:

2. Citizens to be Heard.

The EDC cannot discuss any presented issue, nor may any action be taken on any issue at this time (Attorney General Opinion JC-0169). The EDC will accept comments from citizens of the City of Helotes and its Extraterritorial Jurisdiction only. Comments are limited to three (3) minutes, and this time is not transferable. Discussion by the EDC of any item not on the Agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to any inquiry, and / or a proposal to place the item on a future EDC Agenda.

No Public Comment

CONSENT AGENDA (ITEM NOS. 3 – 5):

All items marked with an asterisk (*) on the consent agenda were voted on as a group after discussion. Motion was made by Jim Meadows, second by Wayne Stacey to approve Items 3 thru 5, as written. Motion carried unanimously.

3. Approval of the minutes of the EDC Regular Meeting dated November 15, 2017. (Staff)

4. Approval of the EDC Fiscal Year Ending (FYE) 2018 Revenue and Expenditure Report dated December 7, 2017. (Staff)
5. Approval of the EDC Quarterly Investment Report for period ending September 30, 2017. (Staff)

ITEMS FOR INDIVIDUAL CONSIDERATION:

6. Discussion of and action on a Shopping Center Lease Agreement between Douglas B. Deptuch, Manager for E. Deptuch and Son #1, L.L.C., and the EDC for the lease of approximately 1,000 square feet of corporate office space located at 12682 F.M. 1560 W., Helotes, Texas 78023. (Staff)

Motion was made by Wayne Stacey, second by Joel Lutz to discuss item 6.

Rick Schroder reviewed changes in the lease agreement including a tiered lease payment of \$700 per month year 1, \$800 per month year 2, and \$ 900 per month in year 3.

Motion was made by Wayne Stacey, second by Kathryn Mitchell to approve the lease agreement as presented. Motion carried unanimously.

Mr. Schroder then stated renovation estimates were anticipated to exceed \$10,000 and request the Board approve an additional amount not to exceed \$10,000.

Motion was made by Wayne Stacey, second by Kathryn Mitchell to approve an amount not to exceed \$16,500 for all renovations and fixtures. Motion carried unanimously.

Pat Wootton Adjourned the Open at 7:15 p.m. and went into Closed Session.

CLOSED SESSION:

7. Closed Session in accordance with Texas Government Code 551.071 *Consultations with Attorney*. In addition to the matters listed below, any matter scheduled for Open Session may be discussed in Closed Session, as appropriate and authorized by law:

- Texas Government Code 551.071 *Consultation with Attorney* on the use of conceptual design / land use planning monies in the amount of \$105,000.00 and appropriated within the EDC FYE 2018 Operating Budget for the modification and/or removal of the U.S. Fish & Wildlife Service Critical Habitat designation from 15030 Bandera Rd., Helotes, TX 78023 for economic development purposes.

Pat Wootton reconvened into Open Session at 8:07 p.m. and stated no actions had been taken.

8. Discussion of and action on the use of conceptual design / land use planning monies in the amount of \$105,000.00 and appropriated within the EDC FYE 2018 Operating Budget for the modification and/or removal of the U.S. Fish & Wildlife Service Critical Habitat designation from 15030 Bandera Rd., Helotes, TX 78023 for economic development purposes.

No action.

Adjourn the regular meeting of the EDC Board of Directors.

President Wootton adjourned the meeting at 8:07 p.m.

Rick A. Schroder
Executive Director



WORK SESSION AND SPECIAL MEETING MINUTES

The City of Helotes Economic Development Corporation (EDC) Board of Directors met for a Work Session and Special Meeting on Saturday, January 21, 2018 at 10:00 a.m., in the City Hall Council Chambers, 12951 Bandera Road, Helotes, Texas 78023. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present:

<i>Board Members:</i>	<i>Pat Wootton, President</i>	<i>Joel Lutz, Vice President</i>
	<i>Diane Anderson, Secretary</i>	<i>Wayne Stacey</i>
	<i>Kathryn Mitchell</i>	<i>Jim Meadows</i>
<i>Staff:</i>	<i>Rick Schroder, Executive Director</i>	
	<i>Glenn Goolsby, Assistant Director</i>	

1. Call to Order.

President Wootton called the Work Session to order at 10:00 a.m.

WORK SESSION:

- 2. Discussion of and direction on the City of Helotes Economic Development Corporation Strategic Work Plan for Fiscal Year Ending September 30, 2018 and subsequent fiscal years. Moderated by San Antonio EDF Executive Vice President Tom Long and CPS Energy Local Government Relations Representative Lynda Rodriguez. (Staff)**

Tom Long with the San Antonio Economic Development Foundation led the discuss with Lydia Rodriguez from CPS Energy. The Board identified priorities and projects for 2018.

President Wootton adjourned the Work Session at 1:45 p.m. and convened into Open Session.

ITEMS FOR INDIVIDUAL CONSIDERATION:

- 3. Discussion of and action on a Resolution of the Boards of Directors of the City of Helotes Economic Development Corporation adopting an authorized broker / dealer list for investment purposes. (Staff)**

Motion was made by Diane Anderson, second by Joel Lutz to discuss Item 3 as presented.

Motion was made by Wayne Stacey, second by Jim Meadows to approve the Resolution as presented. Motion carried unanimously.

4. Discussion of and action on a Resolution of the Board of Directors of the City of Helotes Economic Development Corporation designating Investment Officers for Fiscal Year Ending September 30, 2018. (Staff)

Motion was made by Wayne Stacey, second by Diane Anderson to discuss Item 4 as presented.

Motion was made by Diane Anderson, second by Kathy Mitchell to approve the Resolution as presented. Motion carried unanimously.

Adjourn the Special Meeting of the EDC Board of Directors.

President Wootton adjourned the meeting at 1:50 p.m.

Rick A. Schroder
Executive Director

3 - CAPITAL REPLACEMENT
FINANCIAL SUMMARY

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
<u>REVENUE SUMMARY</u>					
MISCELLANEOUS REVENUE	12,344.00	0.00	158,387.23 (	146,043.23)	1,283.11
TOTAL REVENUES	12,344.00	0.00	158,387.23 (	146,043.23)	1,283.11
<u>EXPENDITURE SUMMARY</u>					
ADMINISTRATION	500.00	0.00	0.00	500.00	0.00
BUILDING & GROUNDS	3,348,285.00	0.00	1,181,076.22	2,167,208.78	35.27
TOTAL EXPENDITURES	3,348,785.00	0.00	1,181,076.22	2,167,708.78	35.27
EVENUES OVER/(UNDER) EXPENDITURES	(3,336,441.00)	0.00	(1,022,688.99)	(2,313,752.01)	30.65

03 - CAPITAL REPLACEMENT
REVENUES

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
MISCELLANEOUS REVENUE					
406-1010 INTEREST EARNED	9,153.00	0.00	7,687.23	1,465.77	83.99
406-1016 EDC CAPITAL - TRANSFER IN	0.00	0.00	0.00	0.00	0.00
406-1017 ADMIN MISC REVENUES	0.00	0.00	0.00	0.00	0.00
406-1018 PD MISC REVENUES	1,250.00	0.00	700.00	550.00	56.00
406-1019 FD MISC REVENUES	1,941.00	0.00	0.00	1,941.00	0.00
406-1021 TRANSFERS IN/OUT- OTHER FUND	0.00	0.00	150,000.00	150,000.00	0.00
406-1022 DISPATCH MISC REVENUES	0.00	0.00	0.00	0.00	0.00
TOTAL MISCELLANEOUS REVENUE	12,344.00	0.00	158,387.23	146,043.23	1,283.11

TOTAL REVENUES
=====

12,344.00

0.00

158,387.23

146,043.23

1,283.11

3 - CAPITAL REPLACEMENT
 ADMINISTRATION
 EXPENDITURES

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
CONTRACTUAL SERVICES					
10-5200 BANK CHARGES	500.00	0.00	0.00	500.00	0.00
TOTAL CONTRACTUAL SERVICES	500.00	0.00	0.00	500.00	0.00
TOTAL ADMINISTRATION	500.00	0.00	0.00	500.00	0.00

03 -CAPITAL REPLACEMENT
 BUILDING & GROUNDS
 EXPENDITURES

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
CAPITAL OUTLAY					
550-5501 FIRE DEPT PURCHASES	29,449.48	0.00	22,549.64	6,899.84	76.57
550-5509 EDC 2015 Cofo EXPENDITURES	291,916.03	0.00	5,000.00	286,916.03	1.71
550-5510 POLICE DEPT PURCHASES	1,667.57	0.00	0.00	1,667.57	0.00
550-5511 ADMINISTRATION PURCHASES	0.00	0.00	0.00	0.00	0.00
550-5512 CITY 2015 Cofo EXPENDITURES	3,025,251.92	0.00	1,153,526.58	1,871,725.34	38.13
TOTAL CAPITAL OUTLAY	3,348,285.00	0.00	1,181,076.22	2,167,208.78	35.27
TOTAL BUILDING & GROUNDS	3,348,285.00	0.00	1,181,076.22	2,167,208.78	35.27
TOTAL EXPENDITURES	3,348,785.00	0.00	1,181,076.22	2,167,708.78	35.27
REVENUES OVER/(UNDER) EXPENDITURES	(3,336,441.00)	0.00	(1,022,688.99)	(2,313,752.01)	30.65

*** END OF REPORT ***

5 - ECONOMIC DEVELOPMENT CORP
FINANCIAL SUMMARY

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
<u>REVENUE SUMMARY</u>					
NON-PROPERTY TAXES	852,000.00	0.00	387,599.96	464,400.04	45.49
MISCELLANEOUS REVENUE	2,000.00	0.00	2,417.95 (	417.95)	120.90
TOTAL REVENUES	854,000.00	0.00	390,017.91	463,982.09	45.67
=====					
<u>EXPENDITURE SUMMARY</u>					
ADMINISTRATION	854,000.00	6,107.34	677,780.49	176,219.51	79.37
TOTAL EXPENDITURES	854,000.00	6,107.34	677,780.49	176,219.51	79.37
=====					
EVENUES OVER/(UNDER) EXPENDITURES	0.00 (	6,107.34)	287,762.58)	287,762.58	0.00

05 - ECONOMIC DEVELOPMENT CORP
REVENUES

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
NON-PROPERTY TAXES					
401-3140 SALES TAX REVENUE	852,000.00	0.00	383,002.71	468,997.29	44.95
401-3150 MIXED BEVERAGES	0.00	0.00	4,597.25	4,597.25	0.00
TOTAL NON-PROPERTY TAXES	852,000.00	0.00	387,599.96	464,400.04	45.49
MISCELLANEOUS REVENUE					
406-1010 INTEREST EARNED	2,000.00	0.00	2,417.95	417.95	120.90
406-1011 MISCELLANEOUS/GRANT/TRANSFERS	0.00	0.00	0.00	0.00	0.00
406-1060 TRANSFERS IN/OUT	0.00	0.00	0.00	0.00	0.00
TOTAL MISCELLANEOUS REVENUE	2,000.00	0.00	2,417.95	417.95	120.90
TOTAL REVENUES	854,000.00	0.00	390,017.91	463,982.09	45.67

REVENUE & EXPENSE REPORT - UNAUDITED
AS OF: FEBRUARY 15, 2018

15 -ECONOMIC DEVELOPMENT CORP
ADMINISTRATION
EXPENDITURES

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	BUDGET BALANCE	% OF BUDGET
PERSONNEL					
10-5111 LONGEVITY	980.00	0.00	980.00	0.00	100.00
TOTAL PERSONNEL	980.00	0.00	980.00	0.00	100.00
CONTRACTUAL SERVICES					
10-5201 MEMBERSHIP, DUES & LICENSES	6,900.00	0.00	2,032.65	4,867.35	29.46
10-5202 AUDIT FEES	3,100.00	0.00	1,550.00	1,550.00	50.00
10-5203 SCHOOLS, SEMINARS, CONFERENCES	3,000.00	0.00	1,012.35	1,987.65	33.75
10-5204 ICSC CONF TEXAS & RECON LV	9,000.00	20.38	2,697.54	6,302.46	29.97
10-5205 BANK FEES	600.00	0.00	0.00	600.00	0.00
10-5206 LEGAL FEES	3,000.00	0.00	1,720.42	1,279.58	57.35
10-5208 CONCEPTUAL DESIGN/USE	105,000.00	0.00	0.00	105,000.00	0.00
10-5209 380 AGREEMENT REIMBURSEMENT	3,800.00	0.00	0.00	3,800.00	0.00
10-5210 WORKSHOPS & PROMOTION	3,500.00	0.00	0.00	3,500.00	0.00
10-5211 MARKETING	35,000.00	1,845.00	2,644.95	32,355.05	7.56
10-5212 WEBSITE DEV. & MAINTENANCE	4,000.00	0.00	2,080.40	1,919.60	52.01
10-5214 REIMBURSE CITY - OPERATING EXP	5,400.00	0.00	5,399.37	0.63	99.99
10-5215 REIMBURSE CITY -DEBT PRINCIPAL	200,000.00	0.00	200,000.00	0.00	100.00
10-5216 REIMBURSE CITY -DEBT INTEREST	92,552.00	0.00	92,552.00	0.00	100.00
10-5219 REIMBURSE CITY-SALARY	57,026.00	2,193.31	21,933.10	35,092.90	38.46
10-5220 REIMBURSE CITY - BENEFITS	14,000.00	318.98	5,814.09	8,185.91	41.53
10-5221 RETAIL RECRUITMENT	25,000.00	0.00	25,000.00	0.00	100.00
10-5222 REIMBURSE CITY - 2015 P&I	48,343.00	0.00	48,343.00	0.00	100.00
10-5223 BUSINESS IMPRV GRANT	50,000.00	0.00	0.00	50,000.00	0.00
10-5224 OFFICE RENTAL	12,000.00	1,360.00	7,870.00	4,130.00	65.58
TOTAL CONTRACTUAL SERVICES	681,221.00	5,737.67	420,649.87	260,571.13	61.75
COMMODITIES					
10-5301 OFFICE SUPPLIES	7,549.00	0.00	0.00	7,549.00	0.00
10-5302 OPERATIONAL EXPENSES	3,500.00	231.50	1,869.73	1,630.27	53.42
10-5304 WEBSITE - BUSINESS DIRECTORY	2,000.00	0.00	0.00	2,000.00	0.00
10-5305 COMMUNICATION EQUIP ALLOWANCE	2,500.00	138.17	379.42	2,120.58	15.18
10-5326 EXPENSE REIMBURSEMENT -MILEAGE	250.00	0.00	0.00	250.00	0.00
10-5331 PARKING LEASE AGREEMENT OTH	6,000.00	0.00	1,756.07	4,243.93	29.27
10-5333 380 EXPENSES FROM SALES TAX	0.00	0.00	102,145.40	102,145.40	0.00
TOTAL COMMODITIES	21,799.00	369.67	106,150.62	84,351.62	486.95
CAPITAL OUTLAY					
10-5503 TRANSFER TO CAPITAL	150,000.00	0.00	150,000.00	0.00	100.00
TOTAL CAPITAL OUTLAY	150,000.00	0.00	150,000.00	0.00	100.00
TOTAL ADMINISTRATION	854,000.00	6,107.34	677,780.49	176,219.51	79.37
TOTAL EXPENDITURES	854,000.00	6,107.34	677,780.49	176,219.51	79.37
EVENTUES OVER/(UNDER) EXPENDITURES	0.00	(6,107.34)	(287,762.58)	287,762.58	0.00

BALANCE SHEET
AS OF: FEBRUARY 15, 2018

3 - CAPITAL REPLACEMENT

ACCOUNT#	TITLE	
ASSETS		
101-2000	TEXPOOL CAPITAL PROJECTS	647,503.56
101-2200	SAFEKEEPING - CITY	0.00
101-2300	SAFEKEEPING - EDC	0.00
101-2400	CAPITAL CASH	0.00
101-2500	EDC CAPITAL CASH	190,748.07
101-2600	FIRE DEPT CAPITAL CASH	6,899.84
101-2700	POLICE DEPT CAPITAL CASH	5,767.57
101-2800	ADMIN CAPITAL CASH	14,638.01
101-3000	LOGIC CAPITAL CASH	496,520.50
120-0000	DUE FROM OTHER FUNDS	603,566.20
		<u>1,965,643.75</u>

TOTAL ASSETS 1,965,643.75

LIABILITIES		
201-0000	ACCOUNTS PAYABLE	0.00
201-0200	PAYABLES PRIOR YEAR	0.00
202-1300	DUE TO OTHER FUNDS	70,267.30
202-1305	DUE FROM OTHER ACCOUNTS	0.00
		<u>70,267.30</u>

TOTAL LIABILITIES 70,267.30

390-0000	FUND BALANCE/RETAINED EARN	2,918,065.44
	TOTAL BEGINNING EQUITY	<u>2,918,065.44</u>
	TOTAL REVENUE	158,387.23
	TOTAL EXPENSES	1,181,076.22

REVENUE OVER/(UNDER) EXPENSES (1,022,688.99)

TOTAL EQUITY & OVER/(UNDER) 1,895,376.45

TOTAL LIABILITIES, EQUITY & OVER/(UNDER) 1,965,643.75

BALANCE SHEET

AS OF: FEBRUARY 15, 2018

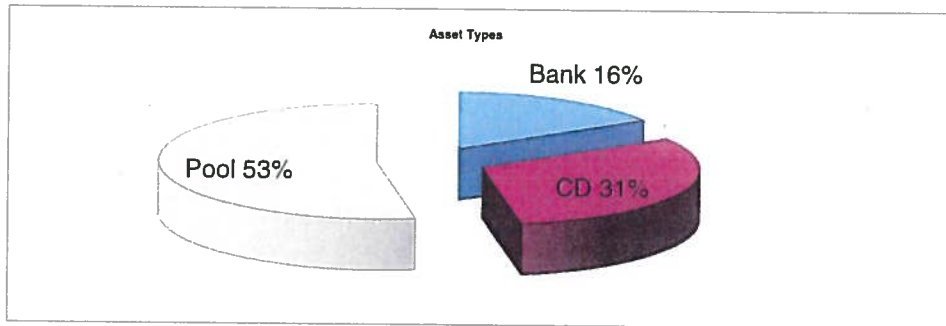
05 -ECONOMIC DEVELOPMENT CORP

ACCOUNT#	TITLE	
ASSETS		
101-2000	EDC OPERATING CASH	134,515.77
101-2100	EDC TEXPOOL	1,122.16
101-2600	LOGIC	5,919.16
101-3100	FARM BUREAU EDC 6 MONTH CD	251,819.58
101-3200	FARM BUREAU BANK MM	4.11
105-1000	RECEIVABLE - SALES TAX	104,671.47
120-0000	DUE FROM GENERAL FUND	0.00
120-1000	DUE FROM EDC CAP PROJ	70,267.30
		<u>568,319.55</u>
	TOTAL ASSETS	568,319.55
LIABILITIES		
201-0000	ACCOUNTS PAYABLE	0.00
201-0200	PRIOR YEAR PAYABLES	20,120.00
201-0300	380 AGREEMENT PAYABLE	11,754.11
201-1000	WAGES PAYABLE	0.00
202-0910	PREPAID PAYABLES	0.00
202-1300	DUE TO OTHER FUNDS	28,727.19
		<u>60,601.30</u>
	TOTAL LIABILITIES	60,601.30
EQUITY		
390-0000	FUND BALANCE/RETAINED EARNINGS	795,040.84
390-1000	PREPAID ITEMS	439.99
	TOTAL BEGINNING EQUITY	<u>795,480.83</u>
	TOTAL REVENUE	390,017.91
	TOTAL EXPENSES	677,780.49
	REVENUE OVER/(UNDER) EXPENSES	<u>(287,762.58)</u>
	TOTAL EQUITY & OVER/(UNDER)	<u>507,718.25</u>
	TOTAL LIABILITIES, EQUITY & OVER/(UNDER)	568,319.55

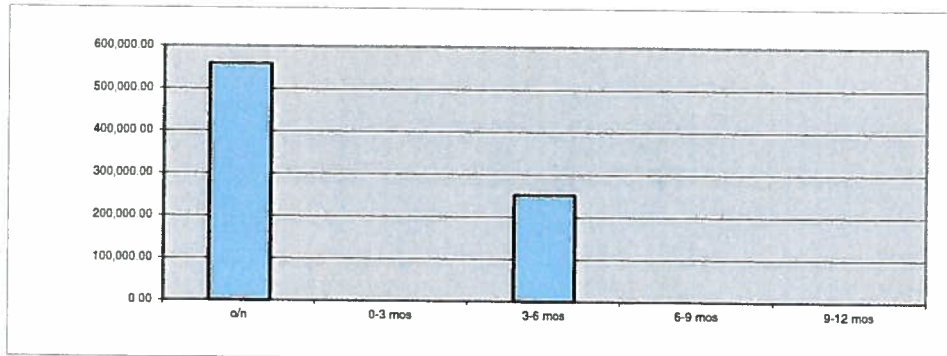
**CITY OF HELOTES ECONOMIC DEVELOPMENT CORPORATION
 QUARTERLY INVESTMENT REPORT SUMMARY
 period ending 12/31/17**

Beginning Book Value	\$	766,019.11
Beginning Market Value	\$	766,019.11
Beginning Weighted Average Maturity		16 days
Beginning Yield		0.6098%
Ending Book Value	\$	810,297.85
Ending Market Value	\$	810,297.85
Ending Weighted Average Maturity		29 days
Ending Yield		1.5200%
Unrealized Gain/(Loss)	\$	-
Change in Market Value	\$	44,278.74
Benchmark Yield (6 Mth. T-Bill)		1.5000%

Allocation by Type of Investment



Allocation by Maturity Date



CITY OF HELOTES ECONOMIC DEVELOPMENT CORPORATION
QUARTERLY INVESTMENT REPORT

as of
12/31/17

Purchase Date	Security	Coupon or Avg. Rate	Maturity Date	Yield	Par	Price	Days to Maturity	Beginning Book	Beginning Market	Ending Book	Ending Market	Change in Market	Period Earnings
N/a	Frost Operating Fund	0.9900%	01/01/18	0.9900%	\$ 130,526.22	100.000	1	\$ 332,933.78	\$ 332,933.78	\$ 130,526.22	\$ 130,526.22	\$ (202,407.56)	\$ 90.44
N/a	Farm Bureau Bank	0.0000%	01/01/18	0.0000%	\$ 4.11	100.000	1	\$ 4.11	\$ 4.11	\$ 4.11	\$ 4.11	\$	\$
	Subtotal Checking Accounts				\$ 130,530.33			\$ 332,937.89	\$ 332,937.89	\$ 130,530.33	\$ 130,530.33	\$ (202,407.56)	\$ 90.44
05/18/17	Farm Bureau CDARS CD - 26 Wk.	0.9455%	11/16/17	0.9455%	\$ 251,181.44	100.000	-45	\$ 250,882.31	\$ 250,882.31	\$ 251,181.44	\$ 251,181.44	\$ 299.13	\$ 299.13
11/16/17	Farm Bureau CDARS CD - 26 Wk.	1.2028%	05/17/18	1.2028%	\$ 251,562.47	100.000	137	\$ 251,181.44	\$ 251,181.44	\$ 251,562.47	\$ 251,562.47	\$ 381.03	\$ 381.03
	Subtotal CDs				\$ 251,562.47			\$ 250,882.31	\$ 250,882.31	\$ 251,562.47	\$ 251,562.47	\$ 680.16	\$ 680.16
N/a	LOGIC Operating Fund	1.3181%	01/01/18	1.3181%	\$ 427,084.13	100.000	1	\$ 181,080.93	\$ 181,080.93	\$ 427,084.13	\$ 427,084.13	\$ 246,003.20	\$ 1,157.75
N/a	TexPool Operating Fund	1.0860%	01/01/18	1.0860%	\$ 1,120.92	100.000	1	\$ 1,117.98	\$ 1,117.98	\$ 1,120.92	\$ 1,120.92	\$ 2.94	\$ 2.94
	Subtotal Pools				\$ 428,205.05			\$ 182,198.91	\$ 182,198.91	\$ 428,205.05	\$ 428,205.05	\$ 246,006.14	\$ 1,160.69
	TOTALS				\$ 810,297.85			\$ 768,010.11	\$ 768,010.11	\$ 810,297.85	\$ 810,297.85	\$ 44,278.74	\$ 1,931.26
				Average Weighted Maturity								29 days	
				Average Weighted Yield								1.52%	
				Average Portfolio Benchmark (6 Mth. T-Bill)								1.50%	
This quarterly report has been prepared in compliance with the Public Funds Investment Act and the EDC's Investment Policy.													
Note: Funds are left in the bank depository to pay for bank fees. Bank fees are charged based upon an Earnings Credit Rate (ECR) equal to the prior month's average 91-day T-bill rate + .15 Points. The ECR is paid directly to the bank depository.													
rox. Oct. ECR = 1.19; Nov. ECR = 1.23; Dec. ECR = 1.38													
	Investment Officer												

[Signature]
1/23/18

6

City of Helotes Economic Development Corporation

FYE 2018 WORK PLAN

ADMINISTERED BY:



BOARD OF DIRECTORS

Pat Wootton, President
Jim Meadows, Place One
Joel Lutz, Place Two
Wayne Stacey, Place Four
Kathryn Mitchell, Place Five
Diane Anderson, Place Six
Vacant, Place Seven

TECHNICAL SUPPORT

Tom Long, SAEDF
Sarah Sanchez, SAEDF
Lynda Rodriguez, CPS Energy
Rick Schroder, Executive Director
Glenn Goolsby, Asst. Exec. Director

Approved by the HEDC Board of Directors on February 21, 2018
Approved by the City Council on February 22, 2018

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EXECUTIVE SUMMARY

The **Work Plan** is a living document created by the Helotes Economic Development Corporation (HEDC) Board of Directors to guide future policy decisions and Staff actions. Each year, the HEDC Board of Directors revisits the document to remind itself of the Corporation's mission, vision, history, and goals. The Work Plan constitutes the Annual Plan of the HEDC, mandated by Article IV, Section 4.1 of the HEDC Bylaws, and the Plan must be approved by the City Council on an annual basis.

MISSION STATEMENT

To promote, encourage, and enhance the creation of jobs, the expansion of the local tax base, and our quality-of-life through projects that assist in the retention and expansion of existing employers and which attract new employers and aid in their development and growth.

VISION STATEMENT

Our vision for Helotes includes a balance of sales and property tax that takes into account our town's historic roots and unique environment, resulting in an improved quality-of-life for all Helotes citizens.

HISTORY

The City of Helotes was incorporated in 1981 in an effort by local residents to avoid annexation by the City of San Antonio. The newly organized city of 1,535 residents rapidly transitioned from a small rural town to a suburban bedroom community. To ensure positive growth, the City Council appointed an Economic Development Committee in 1997. In 2002, Helotes citizens approved a ballot initiative to add a half-cent 4B Economic Development Sales Tax. The Helotes Economic Development Corporation (HEDC) was formed in 2003, and the HEDC Board of Directors was tasked with the administration of the dedicated 4B sales tax fund.

Today, the HEDC remains dedicated to thoughtful economic growth, and supports public and private investment in projects that improve the economic outlook of the City and enhance the quality-of-life for nearly 9,000 Helotes citizens.

GOAL 1 | DEVELOP INDUSTRY TARGETS
short term goal (2018 – 2019)

PRIORITY ONE:

Define desirable industry and business types in Helotes.

PROJECTS

- Enlist the assistance of organizations to define desirable industry and business types in Helotes.

PRIORITY TWO:

Refine incentive policies to attract desirable industry and business types.

PRIORITY THREE:

Support the development of Class A office space.

PROJECTS

- Define “Class A” office space.
- Utilize industry experts to conduct a capacity analysis, and identify the amount of underutilized and / or undeveloped office space needed within Helotes.
- Identify speculative office space developers.

GOAL 2 |**GATEWAY SIGNAGE****short / mid-term goal (2018 – 2020)****PRIORITY ONE:**

Locate, design, and coordinate the installation of gateway signage along State Highway 16.

PROJECTS

- Locate and secure public and / or private property for signage location(s).
- If located on public right-of-way, coordinate with TxDOT and seek State approval.
- Engage a sign contractor to design and install signage.

DRAFT

GOAL 3 | EXTERNAL MARKETING & COMMUNICATION PLAN short term goal (2018 – 2019)

PRIORITY ONE:

Evaluate and refine current marketing and communication plan efforts for the development and real estate community.

PROJECTS

- Ensure easy access to pertinent information, such as Dept. of Commerce or GeoTracking data, in intelligible formats like Microsoft Excel.
- Provide accessible information on HEDC website(s).
- Use social media to promote development opportunities.

PRIORITY TWO:

Continue to utilize and monitor the effectiveness of the site selection consultant for retail development.

PROJECTS

- Review and revise site inventory list to include site-specific advantages and disadvantages. Address disadvantages.
- Assess current and future road improvement projects to determine new commercial development opportunities.

PRIORITY THREE:

Better communicate the City of Helotes' commercial growth strategy within the corporate City limits and its Extraterritorial Jurisdiction (ETJ).

PROJECTS

- Promote S.H. 16 Water and Sewer Utility project, including the use of water impact fee credits and sewer pro rata refunds as incentives for desirable developments.
- Work with City Officials and Staff to implement the HEDC Growth Management Plan.

GOAL 4 | VISITOR CENTER
mid-term goal (2019 – 2020)

PRIORITY ONE:

Establish a Helotes Visitor Center consisting of office space for the Helotes EDC, Helotes Area Chamber of Commerce, and the Historical Society of Helotes.

PROJECTS

- Gather potential stakeholders and develop a memorandum of understanding.
- Conduct site assessments and determine suitable tract(s).
- Complete land and construction cost estimates.
- Obtain approval from stakeholders and City Council.
- Secure funding.

DRAFT

GOAL 5 | INTERNAL MARKETING & COMMUNICATION PLAN
short term goal (2018 – 2019)

PRIORITY ONE:

Evaluate and refine current marketing and communication plan efforts for area residents and business owners.

PROJECTS

- Create a “New Resident” Packet describing desirable industries, business types, and incentives used within the community to promote economic development.
- Use social media, Helotes Magazine, and other methods to educate the general public about current events, economic development, and related items of interest within the community.

PRIORITY TWO:

Better communicate the City of Helotes’ commercial growth strategy within the corporate City limits and its ETJ to area residents and business owners.

PRIORITY THREE:

Continue to promote and encourage day-tripping and other forms of tourism within Helotes.

GOAL 6 | CREATE A MUNICIPAL DEVELOPMENT DISTRICT
short / mid-term goal (2018 – 2020)

PRIORITY ONE:

Evaluate the feasibility of creating a Municipal Development District (MDD).

PROJECTS

- Determine the feasibility of releasing the San Antonio Metropolitan Transit Authority's (VIA) sales and use tax within Helotes' ETJ.
- Secure HEDC and City Council approval.
- Hold election to adopt MDD.

DRAFT

**City of Helotes
Economic Development Corporation
Regular Meeting**

AGENDA ITEM REQUEST FORM

DATE: February 21, 2018

AGENDA PLACEMENT:

<input type="checkbox"/>	CONSENT
<input checked="" type="checkbox"/>	INDIVIDUAL
<input type="checkbox"/>	PRESENTATION
<input type="checkbox"/>	CLOSED

CAPTION:

Discussion of and action on the Old Town Helotes Special District Pedestrian Bridge Project, including, but not limited to, the completion of pedestrian bridge structural revisions, a Conditional Letter of Map Revision (CLOMR), and a Letter of Map Revision (LOMR) for modification of the Federal Emergency Management Agency (FEMA) effective Flood Insurance Rate Map (FIRM) and the lowering of the proposed elevation of the pedestrian bridge to a height comparable to the existing vehicular bridge. (Staff)

BACKGROUND:

The proposed pedestrian bridge spanning Helotes Creek was originally designed at a significantly higher elevation than the existing Old Bandera Road vehicular bridge in order to eliminate the need for floodplain reviews and approvals by the San Antonio River Authority (SARA) and FEMA.

In an effort to lower the elevation of the proposed pedestrian bridge, the City conducted a flood study in November 2017 to determine if and how a proposed pedestrian bridge on the downstream side of the existing Old Bandera Road vehicular bridge affected the 100 Year FEMA floodplain. Unfortunately, the Study determined that the construction of the pedestrian bridge at the same elevation as the roadway bridge raises the floodplain approximately 4.5 inches. The Study utilized SARA's FEMA HEC-RAS model.

After review of U.S. Geological Survey (USGS) data from its Helotes Creek flood monitoring station, the City determined that, at most, the existing vehicular bridge was approx. 0.218 feet above the water surface elevation during the worst flooding event since 1968. Consequently, Mayor Schoolcraft sent a memorandum to Suzanne B. Scott, General Manager of SARA, asking SARA to review and field establish the 100-year FEMA floodplain elevations to the East and West of the Old Bandera Road vehicular bridge.

Ms. Scott replied that SARA "plans to update the modeling and mapping in this area, [however,] we do not have this programmed in our current Fiscal Year budget and our timeline for the

update would not meet your project's current schedule." SARA suggested that the City conduct a CLOMR and LOMR to lower the elevation of the proposed pedestrian bridge.

LNV Engineering submitted a proposal to complete pedestrian bridge structural revisions, a Conditional Letter of Map Revision (CLOMR), and a Letter of Map Revision (LOMR) for modification of the Federal Emergency Management Agency (FEMA) effective Flood Insurance Rate Map (FIRM) and the lowering of the proposed elevation of the pedestrian bridge to a height comparable to the existing vehicular bridge.

FINANCIAL: Lump sum not to exceed \$52,441.00.

RECOMMENDATION:

Staff recommends approval of the completion of pedestrian bridge structural revisions, a Conditional Letter of Map Revision (CLOMR), and a Letter of Map Revision (LOMR) for modification of the Federal Emergency Management Agency (FEMA) effective Flood Insurance Rate Map (FIRM) and the lowering of the proposed elevation of the pedestrian bridge to a height comparable to the existing vehicular bridge.

SUBMITTED BY: Rick Schroder

DATE SUBMITTED: February 14, 2018

SUGGESTED MOTION:

Motion to approve the completion of pedestrian bridge structural revisions, a Conditional Letter of Map Revision (CLOMR), and a Letter of Map Revision (LOMR) for modification of the Federal Emergency Management Agency (FEMA) effective Flood Insurance Rate Map (FIRM) and the lowering of the proposed elevation of the pedestrian bridge to a height comparable to the existing vehicular bridge.



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October 11, 2017

Rick A. Schroder
City Administrator
City of Helotes
905 South Boulevard East
Rochester Hills, MI 48307

Re: Old Bandera Pedestrian Bridge Revisions and Flood Study

Dear Mr. Schroder:

LNV, Inc. is pleased to submit this not to exceed lump sum proposal for engineering services to the City of Helotes for the above referenced project.

Project Understanding

This project includes the following:

- LNV will revise the existing Old Bandera Pedestrian Bridge Plans to modify the pedestrian bridge elevation at Helotes Creek.
- LNV will conduct a Flood Study on how the pedestrian bridge affects the Helotes Creek Floodplain.
- If needed as an additional service, LNV will prepare and submit a Conditional Letter of Map Revision (CLOMR) to the San Antonio River Authority and FEMA to receive conditional approval of floodplain modifications potentially required due to the proposed pedestrian bridge.
- If needed as an additional service, LNV will prepare and submit a Letter of Map Revision (LOMR) to the San Antonio River Authority and FEMA after construction is complete to revise the flood maps for Helotes Creek based on the approved CLOMR and Record Drawings.

Project Tasks

The following describes the project tasks and deliverables:

Pedestrian Bridge Revisions

LNV will perform the following Structural Engineering tasks for the Pedestrian Bridge Revisions:

- Review all available existing documentation such as as-built Old Bandera Bridge structural drawings, site plan including existing utilities, survey, and existing geotechnical reports.
- Meet with Client to discuss requirements for the pedestrian bridge, (i.e. aesthetic requirements, bridge material, deck material, location restraints, etc.).
- Coordinate with prefabricated bridge manufacturer regarding bridge requirements.
- Attend up to two meetings during the design phase of the project for interdisciplinary coordination and review.
- Perform design of the new substructure for the modified pedestrian bridge including stream loading.
- Revise abutment drawings and details to reflect the new design requirements and modifications to the prefabricated pedestrian bridge. All sheets and details will remain in the same format as the original drawings. All drawings will be prepared using AutoCAD 2014 or later.

- Prepare all required structural project technical specifications. All technical specifications will remain TxDOT specifications.
- Submit project drawings and specifications for client review and comment at 90% design completion.
- Address any review comments and submit final construction documents (drawings and specifications) sealed by a Texas Licensed Professional Engineer upon completion.
- Any modifications requested after final construction documents are sealed will require an additional service invoiced on an hourly basis.

Flood Study

LNV will conduct a Flood Study on how the revised proposed pedestrian bridge along Old Bandera Rd. over Helotes Creek affects the Helotes Creek Floodplain. If the Flood Study shows no impact to the floodplain, LNV will document the findings and provide to SARA for a cursory review. If the Flood Study does show an impact to the floodplain, LNV will determine: If minor creek improvements can eliminate the floodplain impact; or If a CLOMR and LOMR will be required.

LNV will perform the following tasks in the creation of the Flood Study:

- Coordinate with the City of Helotes and SARA on the collection of needed data and required approvals.
- Conduct a Site Visit to determine appropriate variable values to use for the hydraulic model;
- Obtain the existing Effective Hydraulic Model for Helotes Creek from SARA;
- Develop the Pre-Project Hydraulic Model of Helotes Creek by updating the existing Effective Hydraulic Model at Old Bandera Rd. based on the previously acquired topographic survey of the existing bridge and creeks;
- Develop the Post-Project Hydraulic Model of Helotes Creek by adding the proposed pedestrian bridge to the hydraulic model and including any proposed creek improvements, if needed;
- Compare the results of the Pre-Project and Post-Project Hydraulic Models to determine the pedestrian bridges effect on the existing Helotes Creek Floodplain;
- Develop the Flood Study Report based on the hydraulic modeling to document how the pedestrian bridge effects the floodplain;
- Fill out the required MT-2 FEMA forms;
- Perform an internal QA/QC review of the report and hydraulic models.
- Submit the Flood Study to the City of Helotes, and if needed, SARA.

Additional Service – CLOMR

LNV will prepare a Conditional Letter of Map Revision (CLOMR) for the City of Helotes and submit the CLOMR to the San Antonio River Authority (SARA) and FEMA based on the proposed revised pedestrian bridge plans over Helotes Creek, if the pedestrian bridge affects the existing effective floodplain for Helotes Creek.

LNV will perform the following tasks in the creation of the CLOMR:

- Develop Conditional Letter of Map Revision (CLOMR) Report based on the hydraulic modeling of the pedestrian bridge;
- Fill out the required MT-2 FEMA forms;
- Develop the annotated floodplain map and Topographic Work Map;
- Develop additional required exhibits for the CLOMR submittal including the location map, H&H model results and the pedestrian bridge drawings;
- Perform an internal QA/QC review;
- Submit the CLOMR to SARA along with the required FEMA review fee;

- Respond to technical comments returned by SARA/FEMA and provide revisions as required until the CLOMR is approved;
- Prepare and mail any required floodplain revision notification letters required by SARA/FEMA.

Additional Service – LOMR

LNV will prepare a Letter of Map Revision (LOMR) for the City of Helotes and submit the LOMR to the San Antonio River Authority (SARA) and FEMA based on the as-built pedestrian bridge over Helotes Creek, if the pedestrian bridge affects the existing effective floodplain for Helotes Creek.

LNV will perform the following tasks in the creation of the LOMR:

- Develop Letter of Map Revision (LOMR) Report based on the approved CLOMR Report;
- Fill out the required MT-2 FEMA forms;
- Revise the annotated floodplain map and Topographic Work Map developed for the CLOMR;
- Revise the additional required exhibits for the LOMR submittal including the location map, H&H model results and the pedestrian bridge drawings developed for the CLOMR;
- Perform an internal QA/QC review;
- Submit the LOMR to SARA along with the required FEMA review fee;
- Respond to technical comments returned by SARA/FEMA and provide revisions as required until the LOMR is approved;
- Prepare and mail any required floodplain revision notification letters required by SARA/FEMA.

Project Duration and Proposed Fee

Task	Task Duration
Design Services	
Pedestrian Bridge Revisions	30 Calendar days from NTP
Flood Study	30 Calendar days from NTP
Additional Service - CLOMR	30 Calendar days from Determination a CLOMR/LOMR is Required. CLOMR Approval may take 3-9 months.
Additional Service - LOMR	30 Calendar days from completion of Record Drawings of the Pedestrian Bridge. LOMR Approval may take 3-9 months.

The attached Fee Estimate is summarized below:

Task	Task Fee
Basic Services	
Pedestrian Bridge Structural Revisions	\$15,528.00
Flood Study	\$6,714.00
BASIC SERVICES TOTAL	\$22,242.00
Additional Services	
CLOMR	\$21,076.00
LOMR	\$15,837.00
ADDITIONAL SERVICES TOTAL	\$36,913.00
OVERALL TOTAL	\$59,155.00

Completed @ \$5,000.-

\$52,441.-

Project Scope Clarifications

Please note that this fee proposal only includes the tasks and fees for the work described above. This fee proposal does not include tasks and fees for any of the following at this time:

- Civil Engineering Design Services beyond the Structural Pedestrian Bridge Plan Revisions;
- Structural Engineering Design Services for any alternate type of pedestrian bridge system;
- Abutment design assumes a single span prefabricated steel truss pedestrian bridge will be supplied;
- Structural Engineering Design Services for the prefabricated steel truss pedestrian bridge are not included;
- Surveying Services;
- Utility Coordination;
- Environmental Engineering Services;
- Hydrology Modeling of Helotes Creek;
- Geotechnical Service;

LNV's team is however, capable of and can provide these, and other related services, if any are determined to be needed during the course of the project. A separate fee proposal can be developed if and when these services are needed.

We look forward to working with you on this important project. If you have any questions or comments, please feel free to contact me at 210-822-2232.

Sincerely,
LNV, Inc.
TBPE Firm No. F-366



Byron Sanderfer, P.E., CFM
Vice President

Attachments: Attachment "A" Pedestrian Bridge Revisions and Flood Study Fee Manhour Breakdown



December 20, 2017

Suzanne B. Scott
General Manager
San Antonio River Authority (SARA)
100 East Guenther St.
San Antonio, Texas 78204

**Re: Old Town Helotes Special District
Pedestrian Bridge Project over Helotes Creek**

Ms. Scott,

In 2007, the City of Helotes embarked on a twenty (20) year Master Plan for the Old Town Helotes Special District, the site of many community events and home to the famed John T. Floore County Store. The goal of the Plan is to balance City-wide economic development objectives with urban design strategies that provide a focus on the community and enhance the quality-of-life for our residents and visitors to Helotes. It also serves as a guide to promote future development that will maintain the rural and historic character of the area and enhance parks, trails, and open space throughout the District.

Bisected by Helotes Creek, vehicular traffic moves from one side of the District to the other across the Old Bandera Road vehicular bridge. Currently, pedestrians must, at their own risk and peril, share the vehicular bridge with motorists to go from one side of the Creek to the other. A pedestrian bridge will provide safe passage for pedestrians and provide a vital link for pedestrians moving from one side of the District to the other. A pedestrian bridge will also bring pedestrians into closer contact with the ecology of Helotes Creek and help serve as an introduction to the District and its amenities.

In 2016, the City of Helotes and its Economic Development Corporation (EDC) joined the Texas Department of Transportation (TxDOT) on a linear park project that included plans for a pedestrian bridge over Helotes Creek. In order to minimize regulatory review and project delays, the pedestrian bridge deck was raised, in accordance with SARA models, above the 100-year FEMA floodplain elevation. Although the linear park project was

terminated due to financial constraints, the City and EDC recently elected to complete the pedestrian bridge as a necessity for pedestrian safety.

Using abutment and bridge plans drafted during the linear park project design, the City contracted with Wheeler Lumber, L.L.C. and Hill Country Bridge for bridge design, fabrication, abutment installation, bridge placement, and sidewalk connections. During this process, the City discovered that, under current design criteria, the pedestrian bridge deck height will tower over the vehicular bridge by approximately four (4) to six (6) feet, plus another four and one half (4 ½) feet of side rail. This would require a very long switchback system of ramps in a limited amount of space to take pedestrians from ground level to the bridge deck and back down. That would be unacceptable and impractical, so the City directed LNV Engineering to conduct a flood study to determine if and how a pedestrian bridge on the downstream side and at approximately the same height as the existing vehicular bridge would affect Helotes Creek's one percent (1%) chance of exceeding the 100 year occurrence floodplain. The study determined that a lowered pedestrian bridge would raise the floodplain elevation by three (3) to four and one half (4 ½) inches.

Historically, there is no record of floodwaters topping the Old Bandera Road vehicular bridge. Using U.S. Geological Survey (USGS) streamflow data from Helotes Creek Gaging Station No. 08181400, the USGS has determined that, since site installation in 1968, the largest flood event on record occurred in October 1998. At this time, the gage height peaked at 15.17 feet, which equates to a water column of 13.75 feet or 1029.99 feet above mean sea level (MSL). Subtracting the actual MSL of the bridge curbing (1030.208') from the October 1998 flood elevation suggests that, at this time, the vehicular bridge was approximately 0.218 feet above the water surface. In summary, at no time in recorded history has the existing vehicular bridge been overtopped by flood waters, nor have flood waters reached the 100-year floodplain elevations shown on the FEMA maps or negatively affected the properties adjacent to the existing bridge.

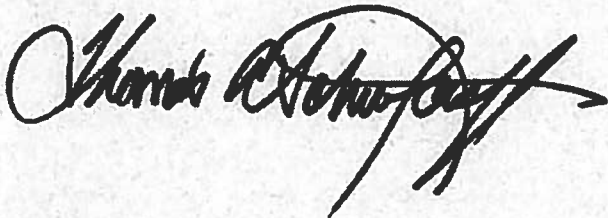
Panel 205 of the Flood Insurance Rate Map (FIRM) for Bexar County and Incorporated Areas indicates a Helotes Creek 100-year FEMA floodplain elevation of 1,031 to 1,034 MSL on either side of the vehicular bridge. Assuming these elevations are correct would place the 100-year FEMA floodplain elevation level approximately 0.792 feet to 3.792 feet above the bridge curbing. Given the historical data attained from the U.S. Geological Survey and propensities to use Light Detection and Ranging (LiDAR) data when determining floodplain elevation levels, the City does not agree with the current elevations and is requesting a reevaluation of the area flood elevations.

The City of Helotes requests that SARA review and field establish the 100-year FEMA floodplain elevations to the East and West of the Old Bandera Road vehicular bridge. As

stated, the City desires to install a pedestrian bridge adjacent to and downstream, but at the same or similar elevation as the vehicular bridge.

Please contact me by telephone at 210.695.5912 or by email at tschoolcraft@helotes-tx.gov should you have questions or concerns. You may also contact City Administrator Rick Schroder by telephone at 210.695.5913 or by email at rschroder@helotes-tx.gov. We are available to meet with you on this issue at your earliest convenience to discuss our options.

Sincerely,

A handwritten signature in black ink, appearing to read "Thomas A. Schoolcraft". The signature is fluid and cursive, with a large loop at the beginning and a long, sweeping tail.

Thomas A. Schoolcraft
Mayor
City of Helotes, Texas

Cc: City Engineer Byron Sanderfer, P.E.
LNV Engineering

Rick Schroder

From: Suzanne Scott <sbscott@sara-tx.org>
Sent: Wednesday, January 10, 2018 5:31 PM
To: Rick Schroder; Tom Schoolcraft
Cc: bsanderfer@Invinc.com; Bryan Spina (bspina@Invinc.com); Jose G. Fernandez
Subject: RE: City of Helotes Pedestrian Bridge Project

Mayor Schoolcraft and City Administrator Schroder:

Thank you for your letter dated December 20, 2017 regarding your plans to install the pedestrian bridge on Helotes Creek. I understand that you and your engineers question the current delineated floodplain data. Although SARA does have future plans to update the modeling and mapping in this area, we do not have this programmed in our current Fiscal Year budget and our timeline for the update would not meet your project's current schedule. The current data and floodplain map serve as the regulatory data at this time. What we would recommend is for the City of Helotes to proceed with preparing and submitting a Conditional Letter of Map Revision (CLOMR) to FEMA for the proposed project. Through this process, your engineers would submit information to FEMA for review and comment regarding the impact of your project on the floodplain including any updated hydrologic and/or hydraulic data and engineering studies for the area that would support your preferred design for the project. This CLOMR does not revise an effective National Flood Insurance Program (NFIP) map – it is FEMA's formal comment as to whether a proposed project and the associated study comply with the minimum NFIP floodplain management criteria.

As you are aware, SARA does serve as FEMA's local delegate in the review of CLOMRs and as such SARA would serve in a regulatory review role of your submittal.

If you have any questions, please reach out to Joe Fernandez at SARA at 210-302-3675.

Thank you,
Suzanne Scott
General Manager
San Antonio River Authority

Rick Schroder

From: Jose G. Fernandez <josef@sara-tx.org>
Sent: Thursday, January 11, 2018 1:56 PM
To: Rick Schroder; Suzanne Scott; Tom Schoolcraft
Cc: bsanderfer@Invinc.com; Bryan Spina (bspina@Invinc.com)
Subject: RE: City of Helotes Pedestrian Bridge Project

Importance: High

Mr. Schroder,

All communities and counties who are part of the National Flood Insurance Program are required to submit CLOMRs and LOMRs for any proposed projects that will modify the existing floodplain. Once a project has been completed, the community must request a revision to the Flood Insurance Rate Map (FIRM) to reflect the project. "As-built" certification and other data must be submitted to support the revision request.

Thanks,
-Joe

From: Rick Schroder [mailto:RSchroder@Helotes-TX.gov]
Sent: Thursday, January 11, 2018 11:01 AM
To: Suzanne Scott <sbscott@sara-tx.org>; Tom Schoolcraft <TSchoolcraft@Helotes-TX.gov>
Cc: bsanderfer@Invinc.com; Bryan Spina (bspina@Invinc.com) <bspina@Invinc.com>; Jose G. Fernandez <josef@sara-tx.org>
Subject: RE: City of Helotes Pedestrian Bridge Project

Suzanne –

Thank you for your reply.

Can you tell me if the City does a CLOMR, is a LOMR then required after the project is completed? Or are we good with a CLOMR only?

Best,

Rick A. Schroder
City Administrator
Helotes EDC Executive Director
www.visithelotes.com
(210) 695-5913 (Direct)
(210) 838-5299 (Mobile)
(210) 695-2123 (Fax)



City of Helotes
P.O. Box 507 78023 Bandera Road
Helotes, Texas 78023



REPLIES TO THIS COMMUNICATION ARE TO BE STRICTLY LIMITED TO THE SENDER ONLY. INDIVIDUAL APPOINTED OR ELECTED RECIPIENTS ARE NOT TO CONVERSE OR REPLY TO EACH OTHER REGARDING ANY



Conditional Letter of Map Revision

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The purpose of this page is to define a Conditional Letter of Map Revision, a commonly used term in floodplain management.

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[▼ Definition/Description](#)

[Flood Insurance \(/national-flood-insurance-program\)](#)

[Got a problem? \(/got-problem\)](#)

[How do I Buy Flood Insurance? \(/national-flood-insurance-program/How-Buy-Flood-Insurance\)](#)

[Flood Insurance Forms \(/national-flood-insurance-program/national-flood-insurance-program-forms\)](#)

[▼ National Flood Insurance Program Policy Index \(/national-flood-insurance-program-policy-index\)](#)

[Information for Communities \(/floodplain-management\)](#)

A Conditional Letter of Map Revision (CLOMR) is FEMA's comment on a proposed project that would, upon construction, affect the hydrologic or hydraulic characteristics of a flooding source and thus result in the modification of the existing regulatory floodway, the effective Base Flood Elevations (BFEs), or the Special Flood Hazard Area (SFHA). The letter does not revise an effective NFIP map, it indicates whether the project, if built as proposed, would be recognized by FEMA. FEMA charges a fee for processing a CLOMR to recover the costs associated with the review.

Building permits cannot be issued based on a CLOMR, because a CLOMR does not change the NFIP map.

Once a project has been completed, the community must request a revision to the Flood Insurance Rate Map (FIRM) to reflect the project. "As-built" certification and other data must be submitted to support the revision request.



Letter of Map Revision

The purpose of this page is to define a Letter of Map Revision (LOMR), a commonly used term in floodplain management.

▼ Collapse All Sections

▼ Definition/Description

Flood Insurance (/national-flood-insurance-program)

Got a problem? (/got-problem)

How do I Buy Flood Insurance? (/national-flood-insurance-program/How-Buy-Flood-Insurance)

Flood Insurance Forms (/national-flood-insurance-program/national-flood-insurance-program-forms)

▼ National Flood Insurance Program Policy Index (/national-flood-insurance-program-policy-index)

Information for Communities (/floodplain-management)

Navigation

Search

Languages

A Letter of Map Revision (LOMR) is FEMA's modification to an effective Flood Insurance Rate Map (FIRM), or Flood Boundary and Floodway Map (FBFM), or both. LOMRs are generally based on the implementation of physical measures that affect the hydrologic or hydraulic characteristics of a flooding source and thus result in the modification of the existing regulatory floodway, the effective Base Flood Elevations (BFEs), or the Special Flood Hazard Area (SFHA). The LOMR officially revises the Flood Insurance Rate Map (FIRM) or Flood Boundary and Floodway Map (FBFM), and sometimes the Flood Insurance Study (FIS) report, and when appropriate, includes a description of the modifications. The LOMR is generally accompanied by an annotated copy of the affected portions of the FIRM, FBFM, or FIS report.

All requests for changes to effective maps, other than those initiated by FEMA, must be made in writing by the Chief Executive Officer (CEO) of the community or an official designated by the CEO. Because a LOMR officially revises the effective NFIP map, it is a

information-
communities)
Available Data
(/available-data)

> Floodplain
Management
(/floodplain-
management)

Crawlspace
(/crawlspace)

Elevation Certificate
(/elevation-certificate)

Coastal High Hazard
Area (/coastal-high-
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(/coastal-barrier-
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Community Rating
System (/community-
rating-system)

Conditional Letter of
Map Revision
(/conditional-letter-
map-revision)

Critical Facility (/critical-
facility)

DRAFT Guidance for
Participating
Communities on
Satisfying NFIP
Floodplain

public record that the community must maintain. Any LOMR should be noted on the community's master flood map and filed by panel number in an accessible location.

▼ NFIP Requirement

- [Part 65 - Identification and Mapping of Special Hazard Areas](http://www.access.gpo.gov/nara/cfr/waisidx_02/44cfr65_02.html)
(/www.access.gpo.gov/nara/cfr/waisidx_02/44cfr65_02.html)

▼ Guidance

- [IS-9 Managing Floodplain Development Through The National Flood Insurance Program \(NFIP\)](http://www.fema.gov/media-library/assets/documents/6029) (/www.fema.gov/media-library/assets/documents/6029) (Page 4-24)

Last Updated: 12/13/2017 - 08:47



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**CITY OF HELOTES
OLD BANDERA ROAD PEDESTRIAN BRIDGE
FLOOD STUDY**

November 2017

Submitted to



City of Helotes

Submitted by



**Solutions Today with a
Vision for Tomorrow**

engineers | architects | surveyors

TBPE Firm No. F-366
8918 Tesoro Dr., Suite 401
San Antonio, TX 78217

P: 210-822-2232
F: 210-822-4032

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BY: BRYAN J. SPINA, P.E.

LICENSE NO. 103776 DATE: 11/15/17

**CITY OF HELOTES
OLD BANDERA ROAD PEDESTRIAN BRIDGE
FLOOD STUDY**

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1.0 Introduction

1.1 Project Background

The City of Helotes is proposing to construct a pedestrian bridge along Old Bandera Road at Helotes Creek on the downstream side of the existing roadway bridge. The initial concept for the pedestrian bridge was to raise the bridge above the existing 1% chance of exceedance (100 YR occurrence) base flood elevation for Helotes Creek, placing the bridge approximately three feet higher than the existing roadway bridge and would require a switch-back sidewalk on one end to tie the existing sidewalk to the pedestrian bridge walkway. To avoid having the pedestrian bridge higher than the existing roadway bridge and to eliminate the switch-back sidewalks connection, the City of Helotes asked LNV, Inc. to conduct a flood study on how the pedestrian bridge would affect the 1% chance of exceedance (100 YR occurrence) flood plain if the proposed pedestrian bridge was placed at the same elevation as the existing roadway bridge and if a Conditional Letter of Map Revision (CLOMR) and Letter of Map Revision (LOMR) would be required to revise the 1% chance of exceedance (100 YR occurrence) flood plain.

1.2 Project Location

The project is located along Old Bandera Road at Helotes Creek, approximately 150 feet north of the Old Bandera Road and Floore Drive intersection. Helotes Creek flows from the northeast to the southwest under Bandera Road (Highway 16) and Old Bandera Road before merging with Los Reyes Creek just over 800 feet southwest of Old Bandera Road.

1.3 Project Understanding

The main goal of the construction of the proposed pedestrian bridge along Old Bandera Road at Helotes Creek is to improve pedestrian mobility within Old Town Helotes. The proposed pedestrian bridge would be a single span, 11'-6" wide bridge with abutments at the same elevation and location as the existing roadway bridge. The bridge would have 4'-6" high railings on both sides.

1.4 Effective FIRM

The current effective Federal Emergency Management Agency (FEMA) flood plain for Helotes Creek is currently designated as Zone "AE" and was updated as part of the San Antonio River Authority (SARA), Bexar County and FEMA remapping efforts from over five years ago for all creeks within Bexar County. The flood plain for Helotes Creek, found within the City of Helotes, Texas, Community Number 481643, can be found on FEMA's Flood Insurance Rate Map (FIRM) Panel 48029C0205G. **See Exhibit B for a FIRMette of the project area from the current effective FIRM Map.**

1.5 Data Collection

A topographic survey of the existing Old Bandera Road bridge at Helotes Creek was conducted for design purposes. LNV, Inc. acquired the existing effective flood plain hydrology and hydraulic models for Helotes Creek from SARA via SARA's Digital Data & Modeling Repository website.

2.0 Hydrology

2.1 Hydrology Summary

For this flood study, the current effective 10% (10 YR), 2% (50 YR), 1% (100 YR) and 0.2% (500 YR) chance of exceedence storm event flows were used from the previously approved FEMA flood plain model, since none of the proposed improvements would have any effect on the current hydrology model.

Table 2-1 shows a quick summary of peak flows used in the model at the project location.

Table 2-1:

RIVER STATION	PEAK FLOW			
	Q ₁₀ (CFS)	Q ₅₀ (CFS)	Q ₁₀₀ (CFS)	Q ₅₀₀ (CFS)
51994	7562	15155	18426	28369
45815	8025	15861	19298	30518
39588	11466	21765	26659	42742

3.0 Hydraulics

3.1 Effective Creek Hydraulic Model

The effective HEC-RAS hydraulic model for Helotes Creek was acquired from SARA via SARA's Digital Data & Modeling Repository website. The hydraulic model was then opened in HEC-RAS 4.1.0 and the existing model was run to establish the baseline, effective base flood elevations for the cross-sections approximately 3000 feet upstream (River Station 43928) to approximately 1000 feet downstream (River Station 39588) of the Old Bandera Road Bridge. **See Exhibit C for the Effective Model HEC-RAS Output for the project area.**

3.2 Post-Project Hydraulic Model

The only structure effected by the proposed pedestrian bridge project is the Old Bandera Road Bridge, River Station 40709. The effective model bridge had to be updated to include the proposed pedestrian bridge immediately downstream. Due to the proposed pedestrian bridge being only ten (10) feet down stream of the existing roadway bridge, the pedestrian bridge and roadway bridge were modeled as one overall bridge.

First the effective model roadway deck/roadway data was compared to survey data acquired for the project. The effective model data and survey data for the existing roadway bridge closely matched, so the effective model bridge data was not updated based on the survey data.

Second, the effective model deck/roadway profile data was drawn into a CAD file to scale and the profile for the proposed pedestrian bridge and rails were drawn overtop. The open areas within the proposed railing were not taken into account and the railing was assumed to be a solid surface, based on the assumption the railing would catch debris and the open areas would become blocked.

Last, the post-project deck/roadway profiled from the two merged bridge profiles was inputted into HEC-RAS and the post-project model was created and ran.

See Exhibit D for the Post-Project Model HEC-RAS Output for the project area. Table 3-1 shows the effective model and post-project water surface elevations and water surface top widths for the project area.

Table 3-1

River Station	Effective Model Water Surface Elevation (FT)	Post-Project Water Surface Elevation (FT)	Difference in Water Surface Elevation (FT)	Effective Model Water Surface Top Width (FT)	Post-Project Water Surface Top Width (FT)	Difference in Water Surface Top Width (FT)
Helotes Creek						
43928	1048.56	1048.57	0.01	374.99	375.01	0.02
43371	1047.17	1047.18	0.01	553.32	553.35	0.03
43243 (Scenic Loop)						
43193	1045.06	1045.07	0.01	610.19	610.36	0.17
42747	1043.65	1043.67	0.02	495.15	495.48	0.33
42457	1042.01	1042.04	0.03	416.78	417.14	0.36
42134	1041.39	1041.42	0.03	375.47	376.25	0.78
42037	1041.43	1041.46	0.03	420.93	421.43	0.50
42010	1041.10	1041.13	0.03	363.57	364.08	0.51
41994	1040.92	1040.95	0.03	336.51	336.70	0.19
41614	1040.60	1040.64	0.04	558.29	559.20	0.91
41207	1039.30	1039.38	0.08	998.18	1018.89	20.71
41079 (Bandera)						
40998	1034.85	1035.03	0.18	637.97	647.82	9.85
40886	1034.78	1034.98	0.20	615.17	620.21	5.04
40770	1033.79	1034.26	0.47	617.39	631.47	14.08
40709 (Old Bandera)						
40651	1030.73	1030.73	0.00	370.82	370.82	0.00
40420	1029.59	1029.59	0.00	498.06	498.06	0.00
39974	1027.62	1027.62	0.00	808.17	808.17	0.00
39588	1025.43	1025.43	0.00	369.35	369.35	0.00

The results in Table 3-1 show that the proposed pedestrian bridge has a measurable effect on the Helotes Creek 1% chance of exceedance (100 YR occurrence) flood plain from Old Bandera Road to at least 500 feet north of Bandera Road and would require the 1% chance of exceedance (100 YR occurrence) flood plain to be revised from River Station 43193 to River Station 40651.

The revised flood plain would affect the following properties, at a minimum, and would require notification through the flood plain revision process:

- Elf Hardware
- Floore's Country Store
- 14698 Old Bandera
- 14725 Bandera Rd.
- Wilson Landscape
- Guy Williams Masonary
- 14690 Bandera Rd.
- 14924 Scenic Loop Rd.
- 14829 Old Scenic Loop Rd.

3.3 Possible Alternatives

LNV, Inc. also modeled the following potential design alternatives for the pedestrian bridge:

- Placing the pedestrian bridge with the abutments lower than the existing bridge;
- Minor improvements to the creek upstream and downstream with the improvements below the threshold triggering a US Army Corp of Engineer Permit;
- Concrete riprap of the creek side slopes upstream and/or downstream;
- Lowering of the pedestrian bridge rails to meet minimum handrail requirements.

Hydraulic models were run for each of the above possible alternatives. All possible alternatives caused a rise in the flood plain water surface elevation of three inches or more and widening of the water surface top width.

4.0 Conclusion

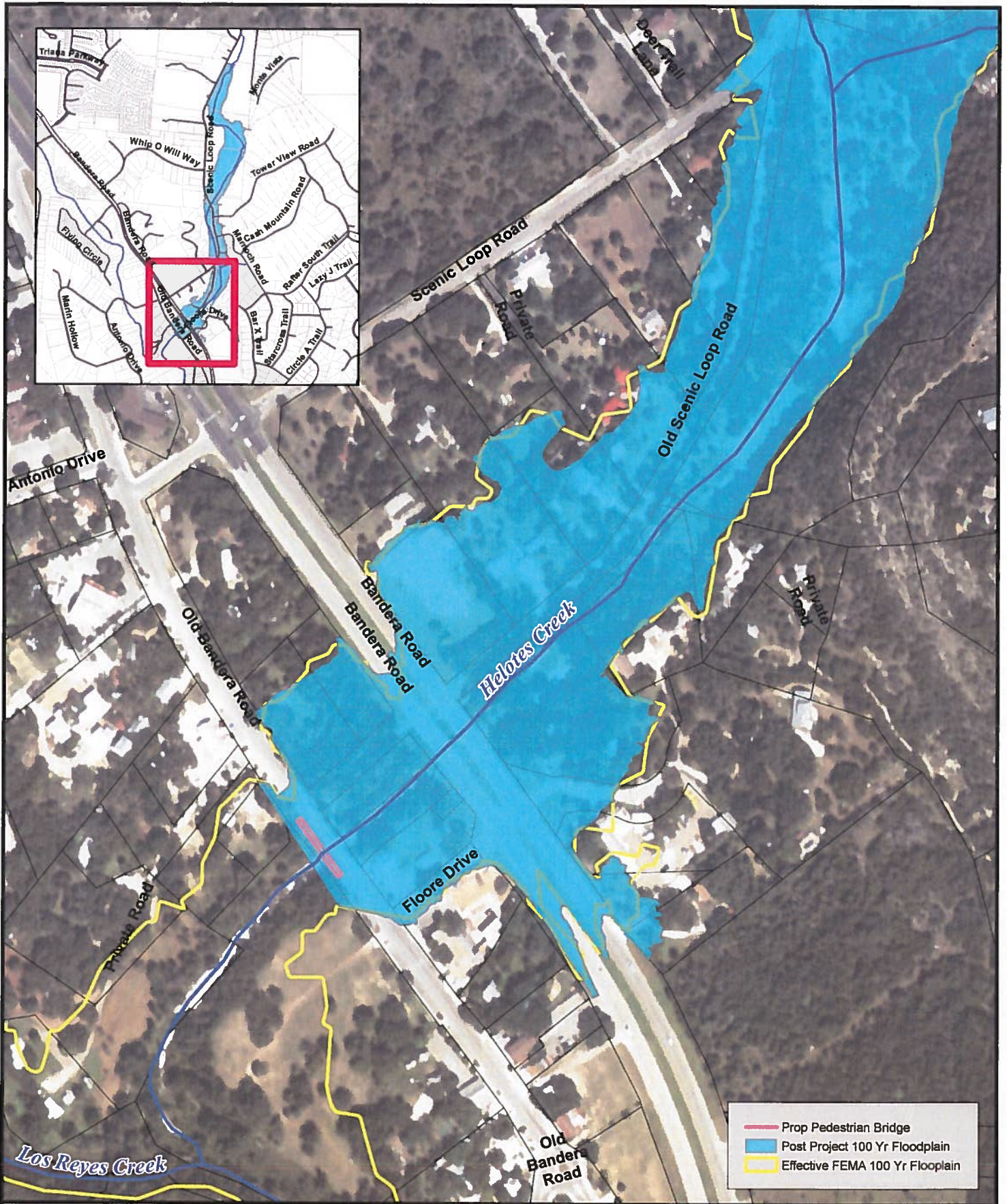
The purpose of this flood study was to determine if and how a proposed pedestrian bridge on the downstream side of the existing Old Bandera Road Bridge over Helotes Creek affects the Helotes Creek 1% chance of exceedance (100 YR occurrence) flood plain. The existing effective conditions FEMA HEC-RAS model was acquired from SARA and the proposed bridge was added to the model. The post-project model with the pedestrian bridge shows that the Helotes Creek 1% chance of exceedance (100 YR occurrence) flood plain is affected if the pedestrian bridge is constructed at the same elevation as the existing Old Bandera Road bridge over Helotes Creek. The construction of the pedestrian bridge at the same elevation as the roadway bridge raises the flood plain approximately 4.5 inches just upstream of Old Bandera Road and would require the 1% chance of exceedance (100 YR occurrence) flood plain to be revised from River Station 43193 to River Station 40651.

Additional design alternatives for the pedestrian bridge were also modeled and those alternatives caused a rise in the Helotes Creek 1% chance of exceedance (100 YR occurrence) flood plain. The design alternatives would also require the flood plain to be revised.

Therefore, the proposed improvements of the pedestrian bridge being constructed at the same height as the existing roadway bridge will require the 1% chance of exceedance (100 YR occurrence) flood plain for Helotes Creek to be revised through a Conditional Letter of Map Revision submitted to and approved by SARA and FEMA before construction can begin and a Letter of Map Revision submitted to and approved by SARA and FEMA after construction is completed. The revised flood plain would affect the aforementioned properties given in Section 3.2 of this report.

Last, please note that if the pedestrian bridge is constructed with the low cord of the pedestrian bridge higher than the current effective base flood elevation for Helotes Creek, the Letters of Map Revision and flood plain notification would not be required.

Exhibit A
Pedestrian Bridge at Helotes
Creek Floodplain Map



- Prop Pedestrian Bridge
- Post Project 100 Yr Floodplain
- Effective FEMA 100 Yr Floodplain

LNV
engineers | architects | surveyors
TBPE FIRM NO. F-366



Exhibit A: Pedestrian Bridge at Helotes Creek Floodplain Map

City of Helotes

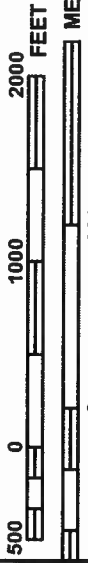
LNV Proj. No.	170165
Date	11/15/2017
Scale	1 inch = 300 feet
File	Ped Bridge Floodplain
Drafted	JS



Exhibit B
FIRMette of Current
Effective FIRM Map



MAP SCALE 1" = 1000'



NATIONAL FLOOD INSURANCE PROGRAM

PANEL 0205G

FIRM FLOOD INSURANCE RATE MAP BEXAR COUNTY, TEXAS AND INCORPORATED AREAS

PANEL 205 OF 785

(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL SUFFIX
BEXAR COUNTY	480035	0205 G
GREY FOREST, CITY OF	480039	0205 G
HELOTES, CITY OF	481643	0205 G
SAN ANTONIO, CITY OF	480045	0205 G

Notice to User: The Map Number shown below should be used when placing map orders; the Community Number shown above should be used on insurance applications for the subject community.



MAP NUMBER
48029C0205G

MAP REVISED
SEPTEMBER 29, 2010

Federal Emergency Management Agency

This is an official copy of a portion of the above referenced flood map. It was extracted using F-MIT CH-Line. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. For the latest product information about National Flood Insurance Program flood maps check the FEMA Flood Map Store at www.msc.fema.gov

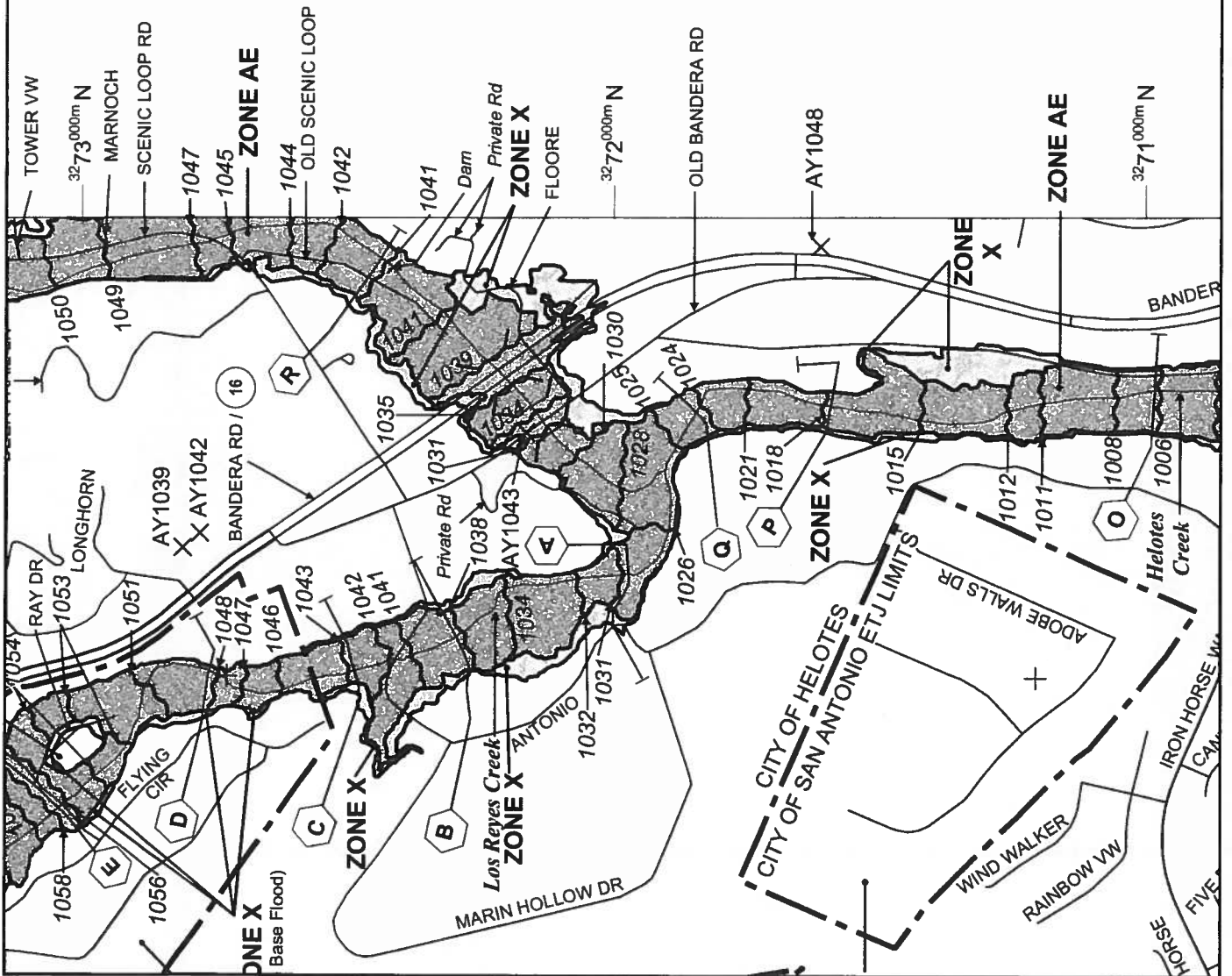


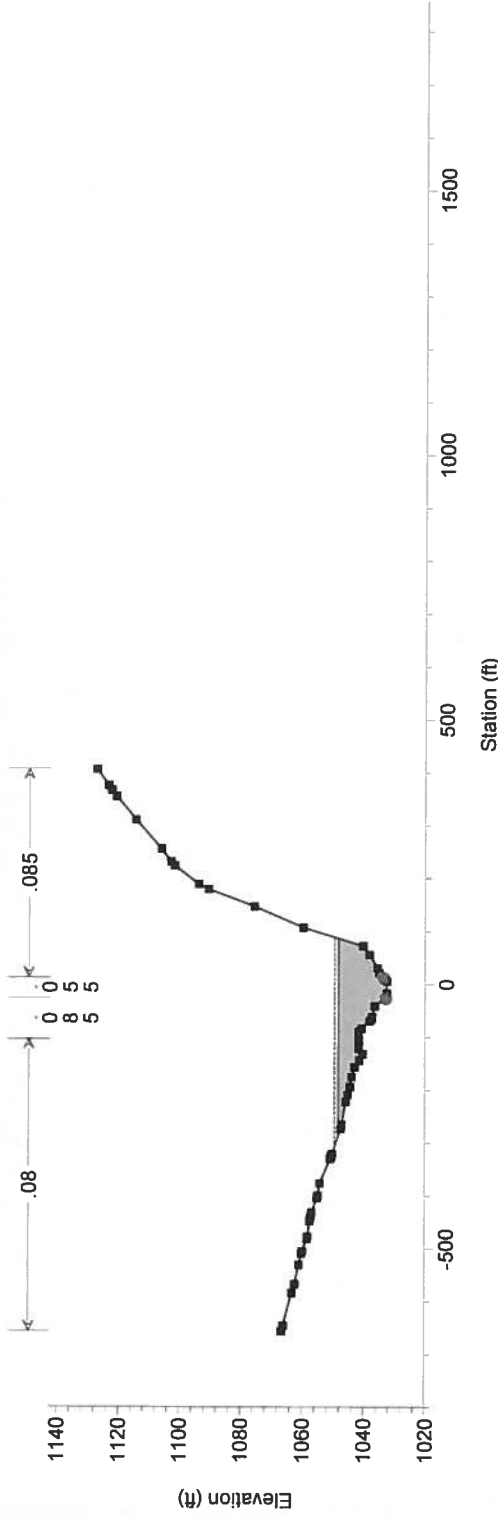
Exhibit C
Effective Model
HEC-RAS Output
of Project Area

HEC-RAS Plan: Helotes Locations: User Defined Profile: 100 Yr

River	Reach	River Sta	Profile	Q Total (cfs)	Min Ch El (ft)	W.S. Elev (ft)	Crit W.S. (ft)	E.G. Elev (ft)	E.G. Slope (ft/ft)	Vel Chnl (ft/s)	Flow Area (sq ft)	Top Width (ft)	Froude # Chl
Helotes Creek	1	43928	100 Yr	19298.00	1032.61	1048.56		1049.77	0.005383	12.47	2889.54	374.99	0.55
Helotes Creek	1	43371	100 Yr	19298.00	1031.82	1047.17	1042.14	1047.49	0.001036	5.28	5305.90	553.32	0.24
Helotes Creek	1	43243		Culvert									
Helotes Creek	1	43193	100 Yr	19298.00	1029.89	1045.06	1039.90	1045.51	0.001933	7.03	4698.89	610.19	0.33
Helotes Creek	1	42747	100 Yr	19298.00	1028.02	1043.65		1044.25	0.003381	9.51	4196.91	495.15	0.43
Helotes Creek	1	42457	100 Yr	19298.00	1025.13	1042.01		1043.22	0.003215	9.45	3004.90	416.78	0.42
Helotes Creek	1	42134	100 Yr	19298.00	1024.64	1041.39		1042.26	0.002153	8.24	3286.64	375.47	0.38
Helotes Creek	1	42037	100 Yr	19298.00	1023.79	1041.43		1042.02	0.001208	6.82	4018.18	420.93	0.29
Helotes Creek	1	42010	100 Yr	19298.00	1023.62	1041.10		1041.95	0.002153	8.85	3463.70	363.57	0.39
Helotes Creek	1	41984	100 Yr	19298.00	1023.53	1040.92		1041.90	0.002995	9.48	3137.00	336.51	0.41
Helotes Creek	1	41614	100 Yr	19298.00	1021.45	1040.60		1040.91	0.001303	6.74	5367.95	558.29	0.28
Helotes Creek	1	41207	100 Yr	19298.00	1020.11	1039.30	1030.46	1040.02	0.003343	10.71	3557.98	998.18	0.44
Helotes Creek	1	41079		Bridge									
Helotes Creek	1	40986	100 Yr	19298.00	1018.70	1034.85	1028.35	1035.80	0.003164	9.42	2724.92	637.97	0.42
Helotes Creek	1	40886	100 Yr	19298.00	1016.66	1034.78		1035.35	0.002297	8.54	4447.03	615.17	0.36
Helotes Creek	1	40770	100 Yr	19298.00	1016.57	1033.79	1028.23	1034.82	0.008408	16.25	3324.25	617.39	0.70
Helotes Creek	1	40709		Bridge									
Helotes Creek	1	40651	100 Yr	19298.00	1016.05	1030.73	1027.07	1033.08	0.011725	17.27	1896.17	370.82	0.80
Helotes Creek	1	40420	100 Yr	19298.00	1013.31	1029.59		1030.68	0.004108	10.93	3008.99	498.06	0.48
Helotes Creek	1	39974	100 Yr	19298.00	1013.19	1027.82		1028.58	0.004339	9.46	3565.46	808.17	0.47
Helotes Creek	1	39588	100 Yr	26659.00	1005.54	1025.43		1026.79	0.006888	16.17	3397.14	369.35	0.65

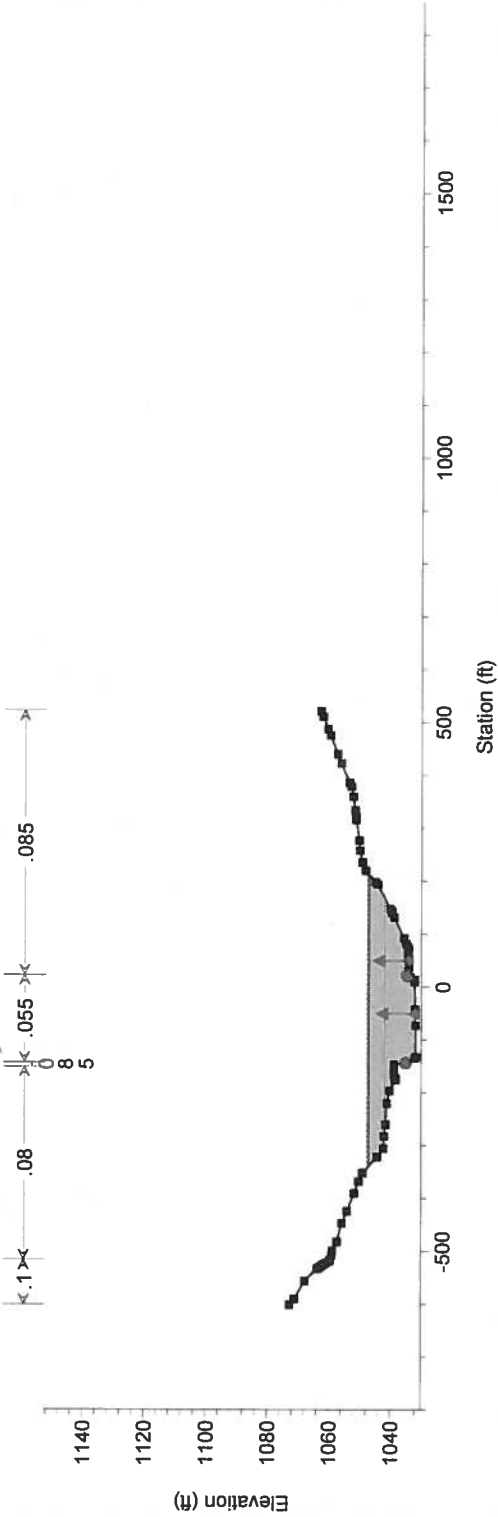
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43928



Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43371



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek 11/15/2017

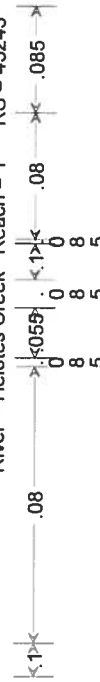
Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43243 Culv Scenic Loop Road @ Old Scenic Loop



Legend	
EG 100 Yr	(Symbol)
WS 100 Yr	(Symbol)
Crit 100 Yr	(Symbol)
Ground	(Symbol)
Ineff	(Symbol)
Bank Sta	(Symbol)

Helotes Creek Main Plan: Helotes Creek 11/15/2017

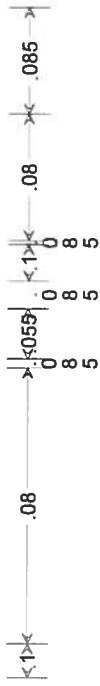
Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43243 Culv Scenic Loop Road @ Old Scenic Loop



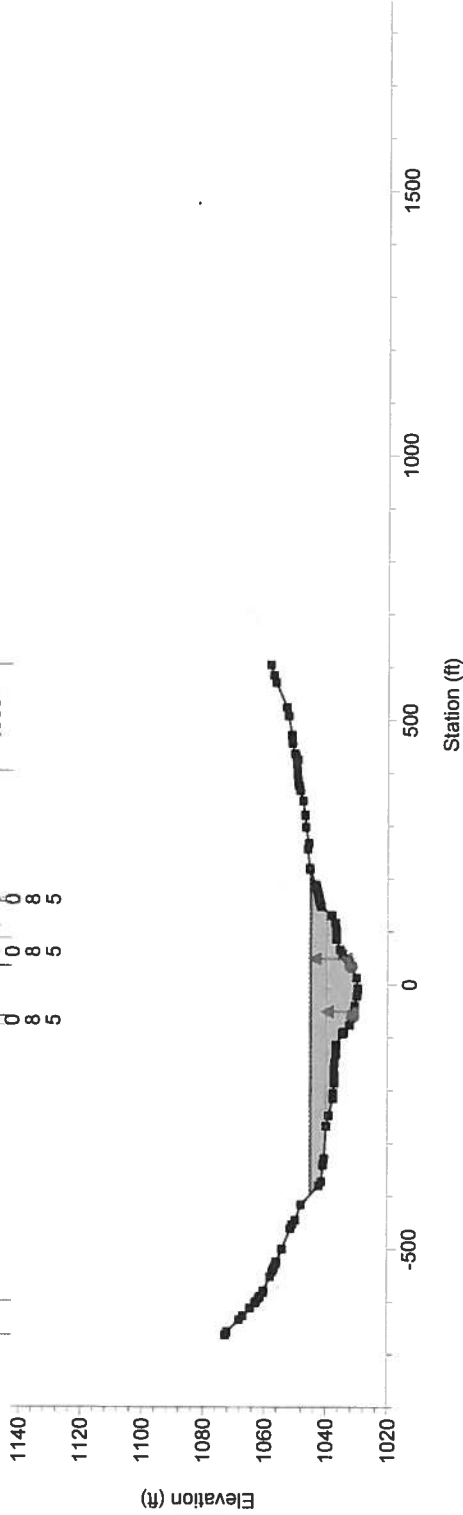
Legend	
EG 100 Yr	(Symbol)
WS 100 Yr	(Symbol)
Crit 100 Yr	(Symbol)
Ground	(Symbol)
Ineff	(Symbol)
Bank Sta	(Symbol)

Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43193

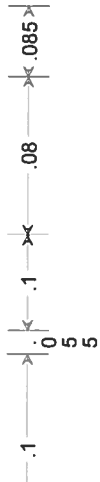


Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	—
Bank Sta	●

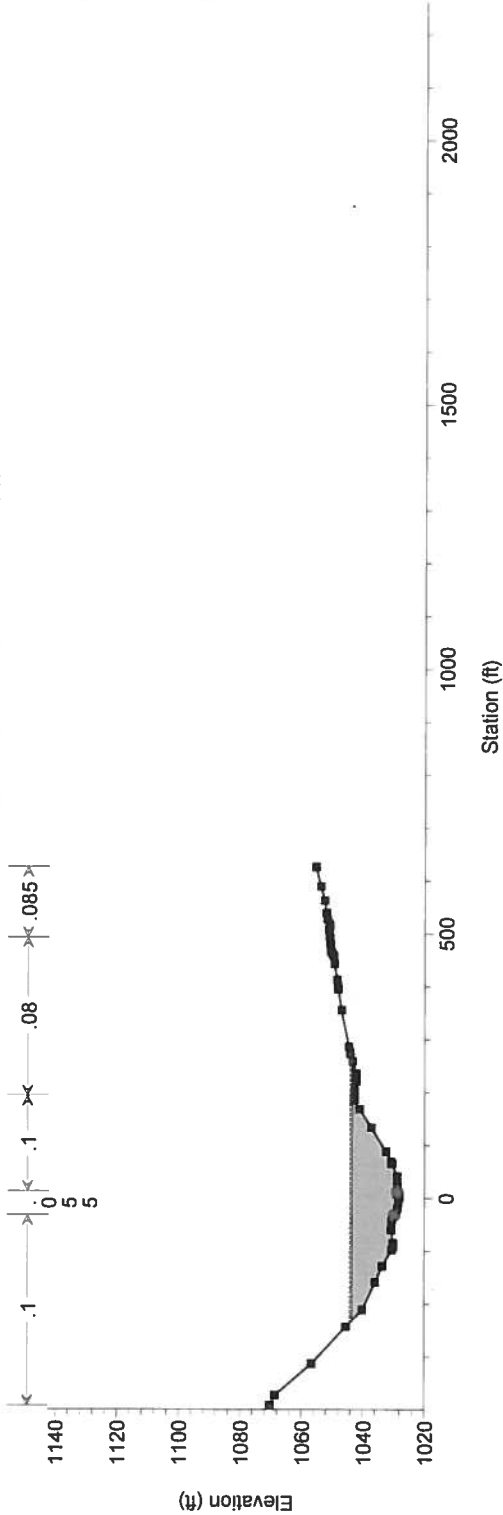


Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42747



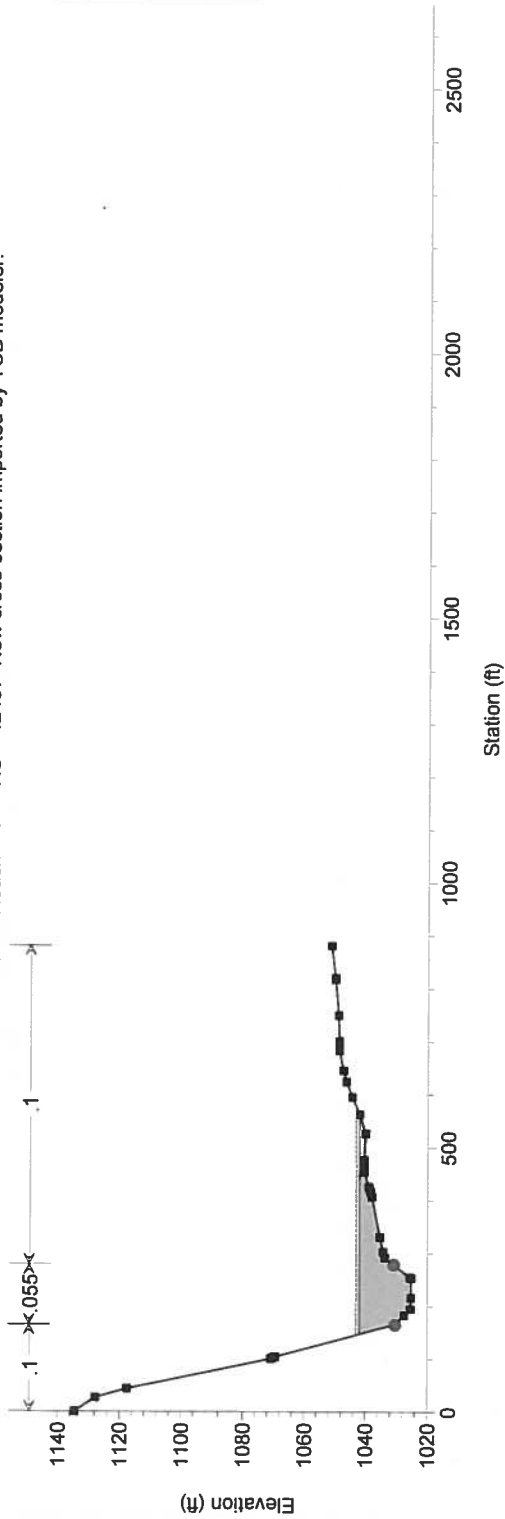
Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

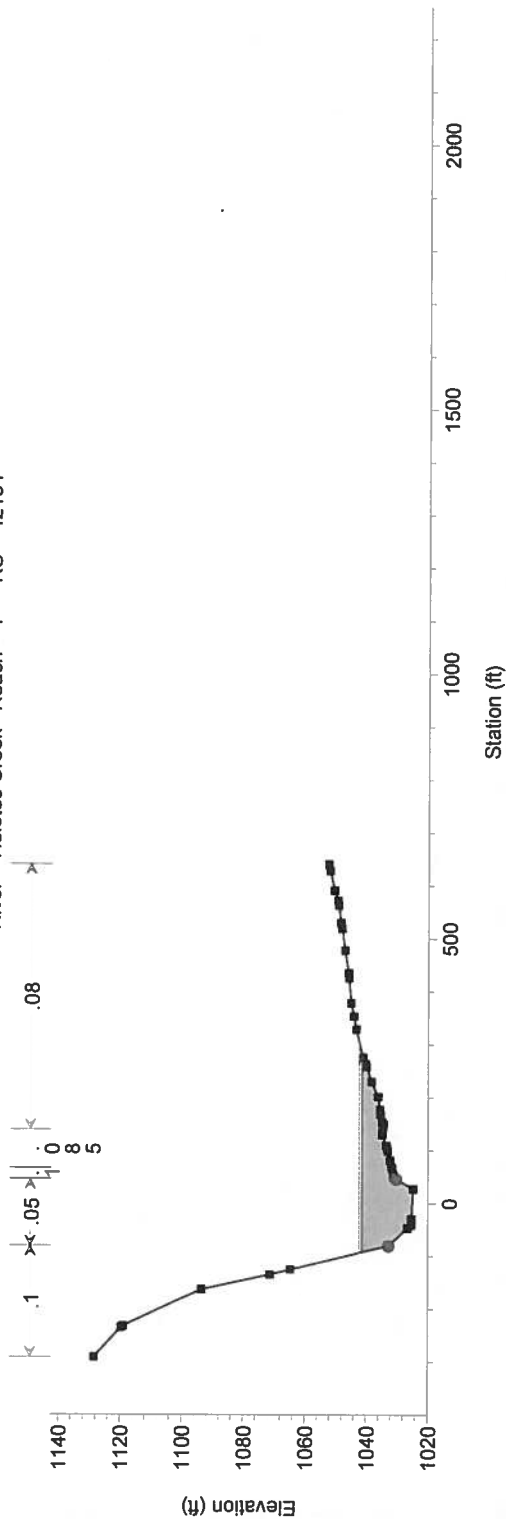
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42457 New cross-section imported by TCB modeler.



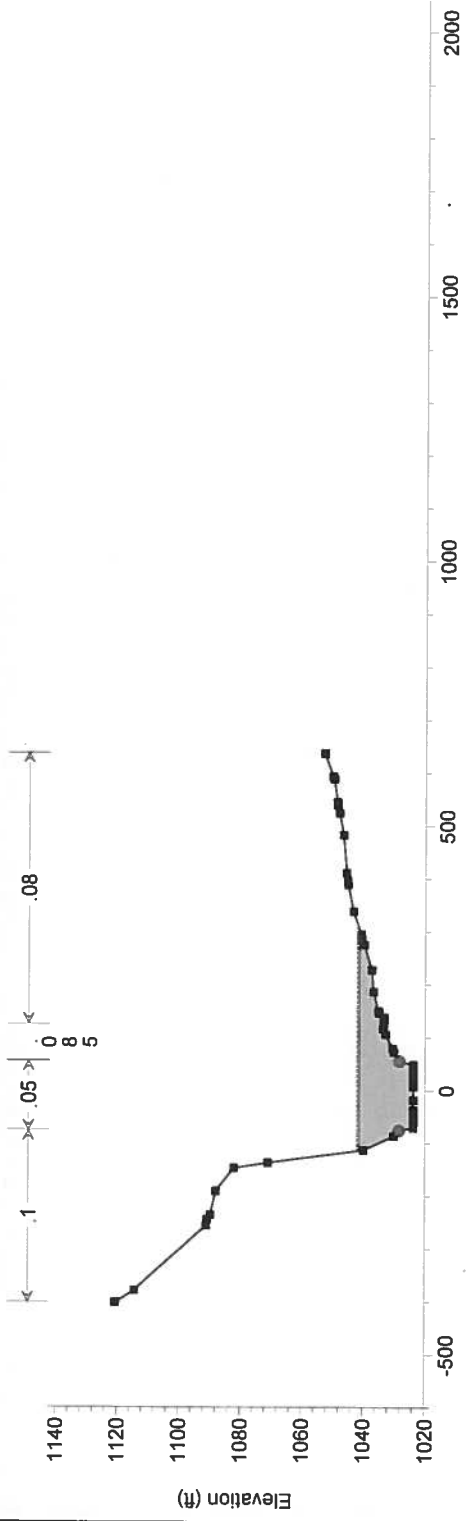
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42134

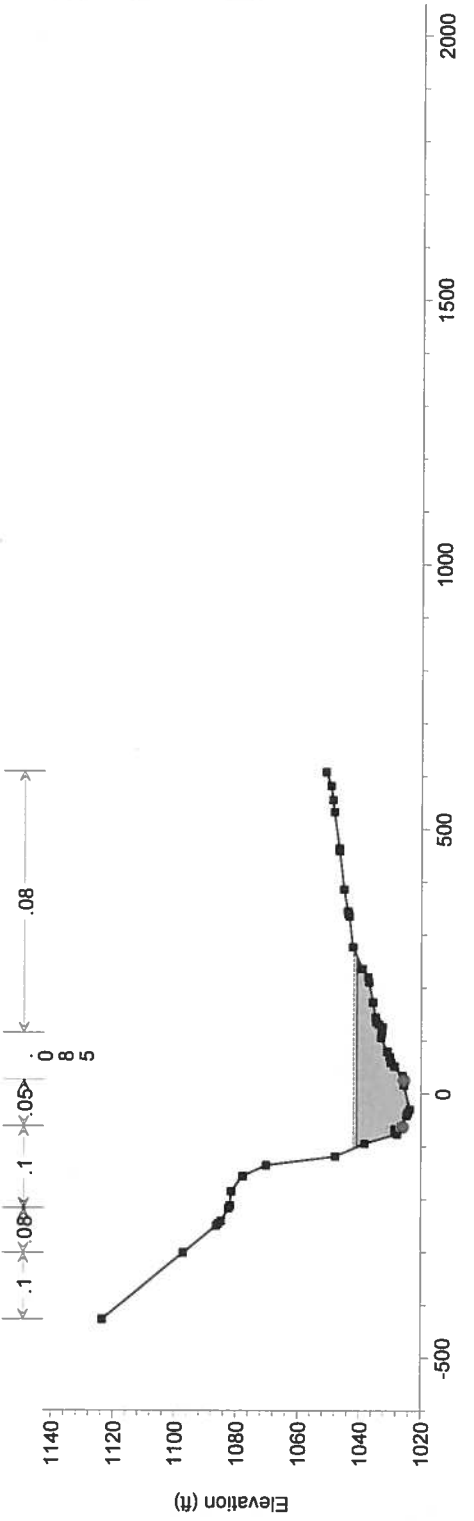


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek 11/15/2017
 Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42037 Dam



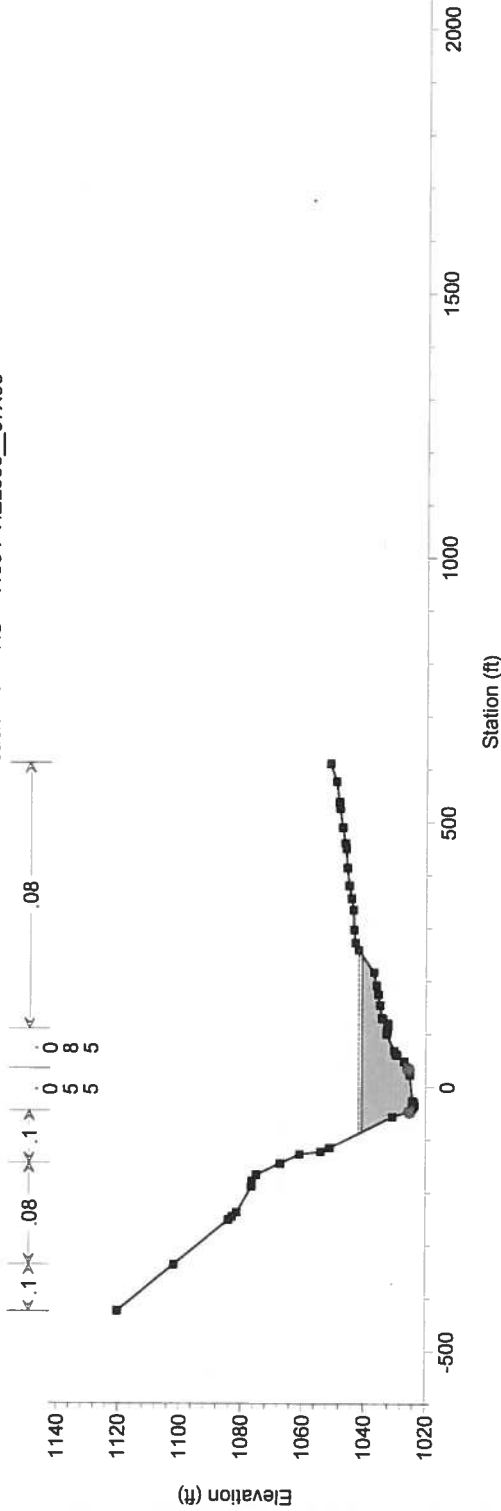
Helotes Creek Main Plan: Helotes Creek 11/15/2017
 Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42010 DS of Dam



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

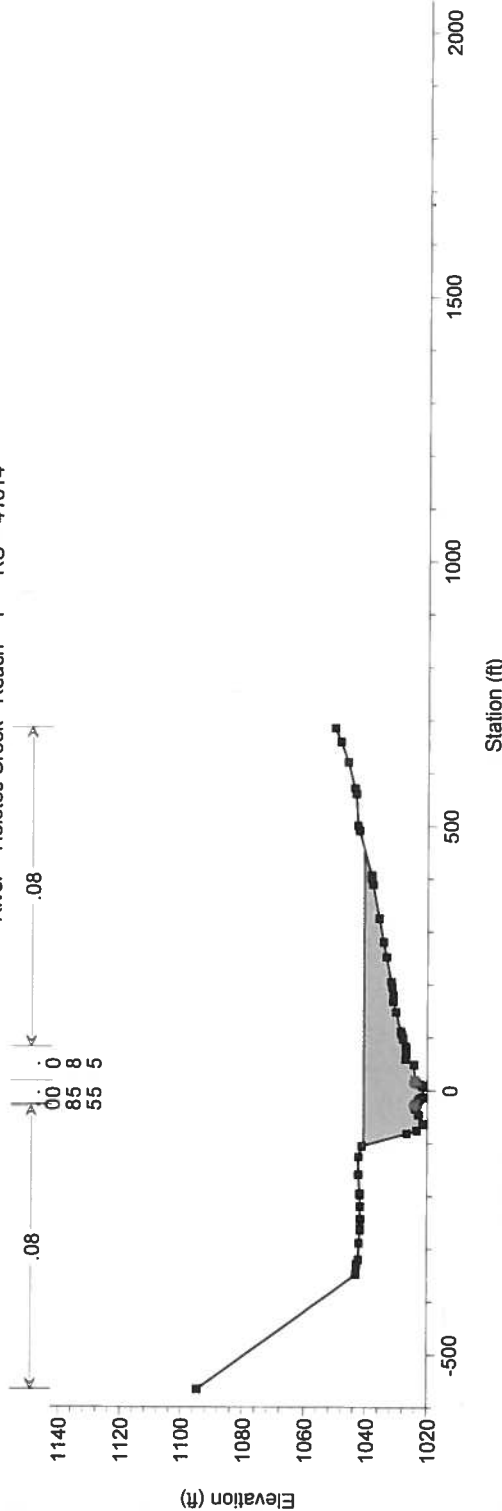
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 41994 HEL000_07X99

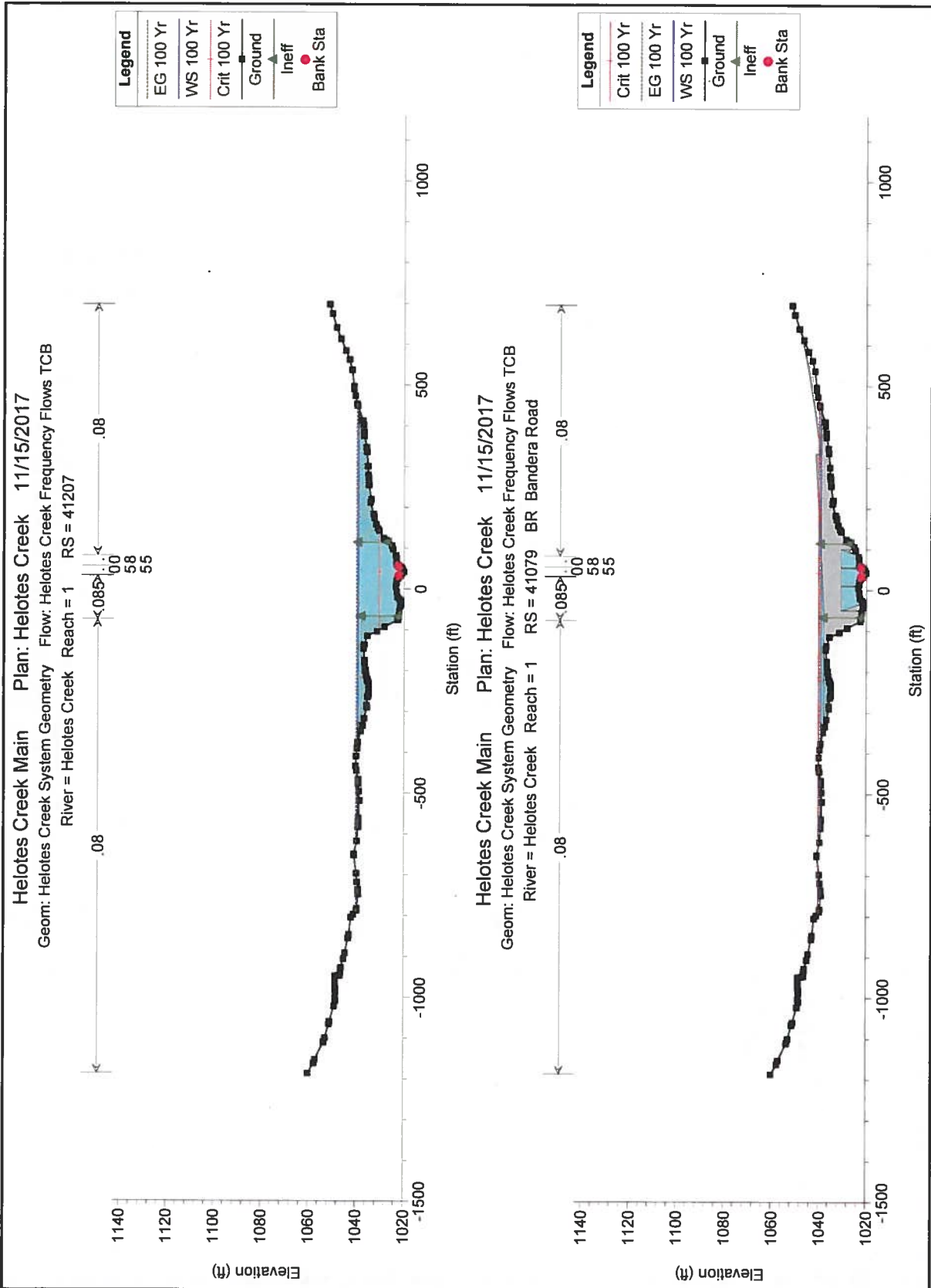


Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 41614



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

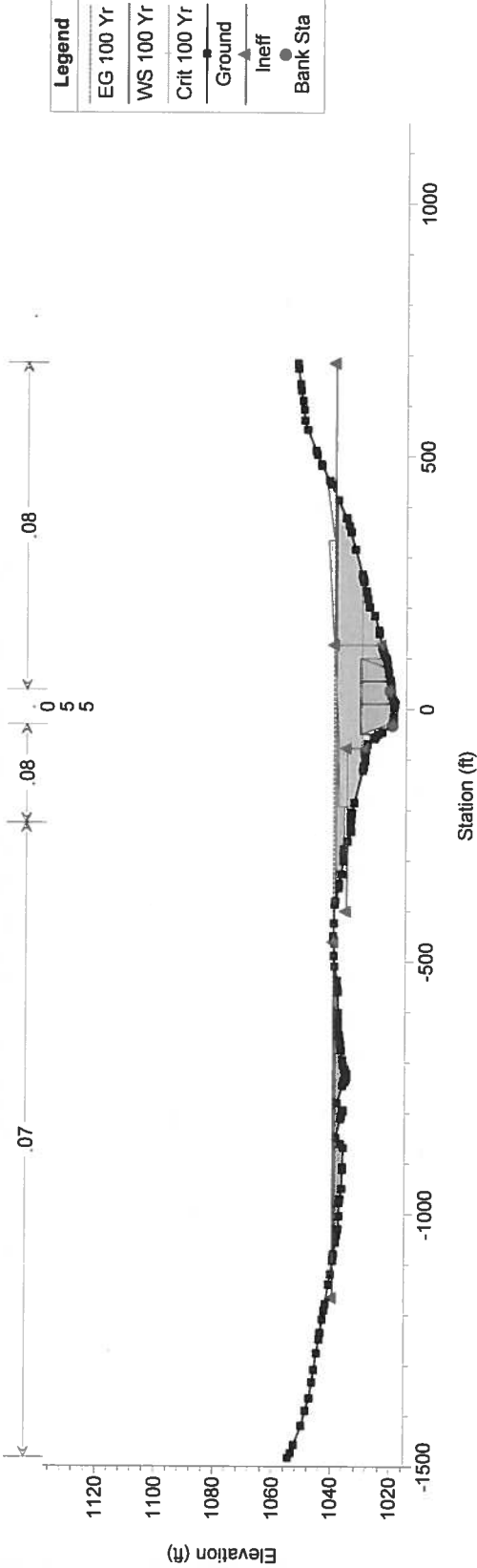


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Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB

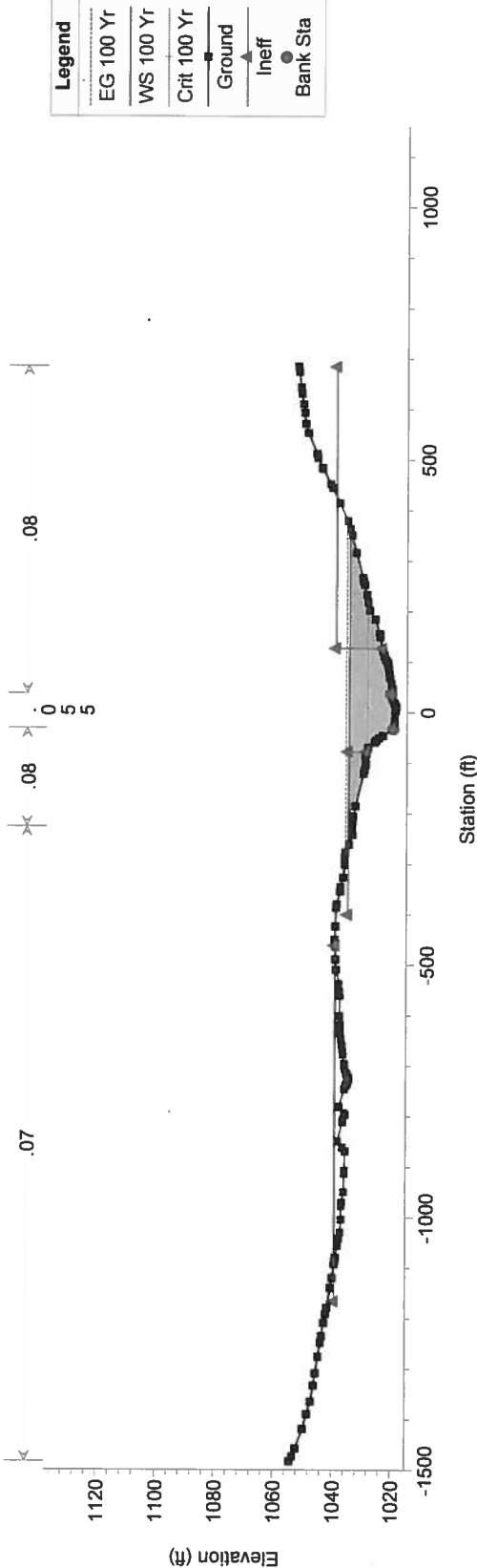
River = Helotes Creek Reach = 1 RS = 41079 BR Bandera Road



Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB

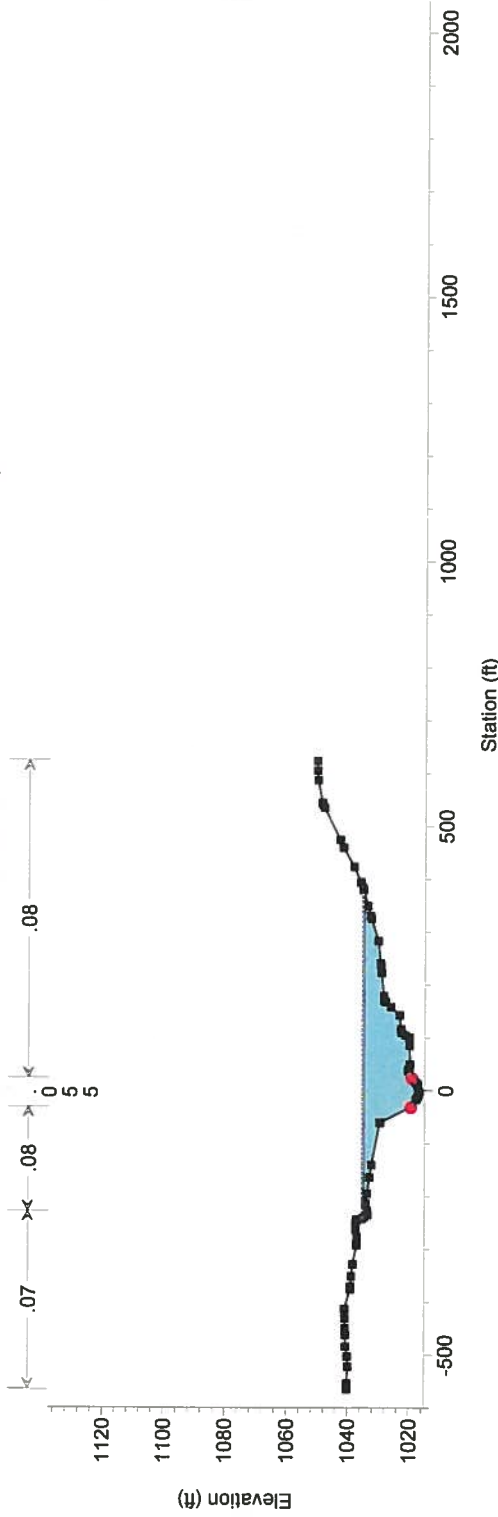
River = Helotes Creek Reach = 1 RS = 40998



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

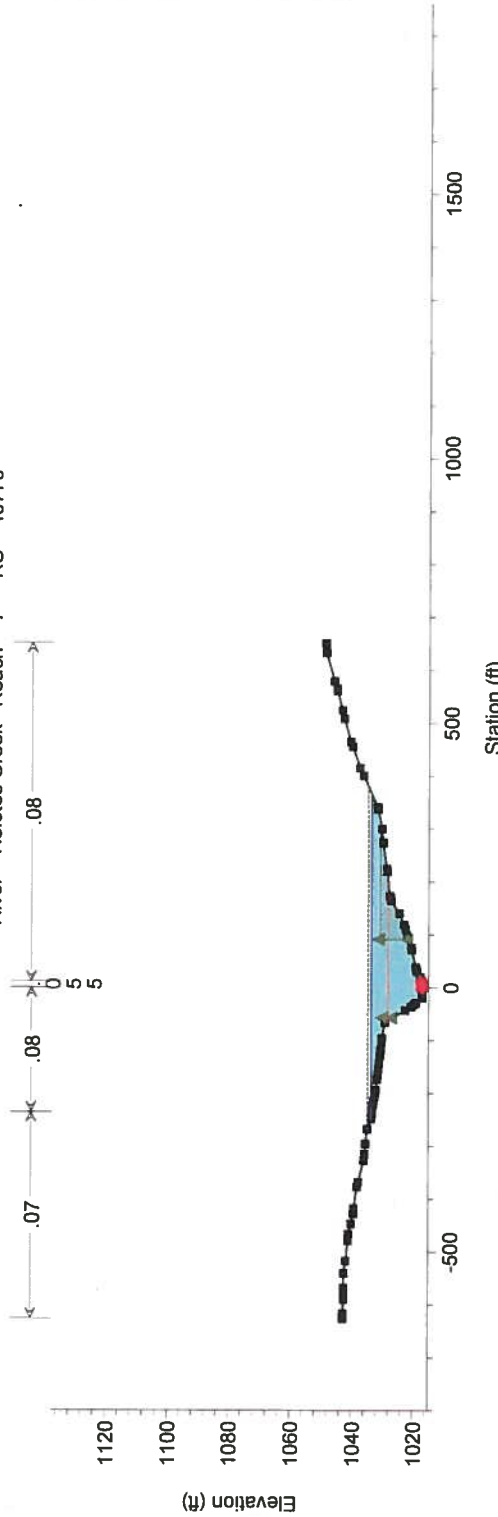
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40886



Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40770

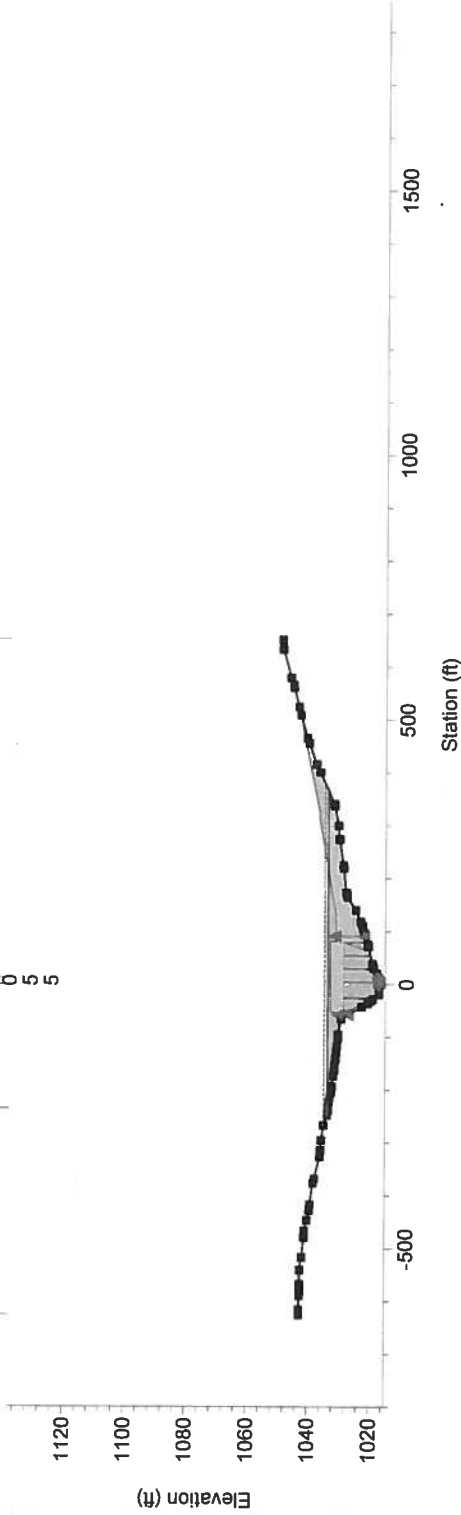


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek 11/15/2017
 Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40709 BR Old Bandera Road



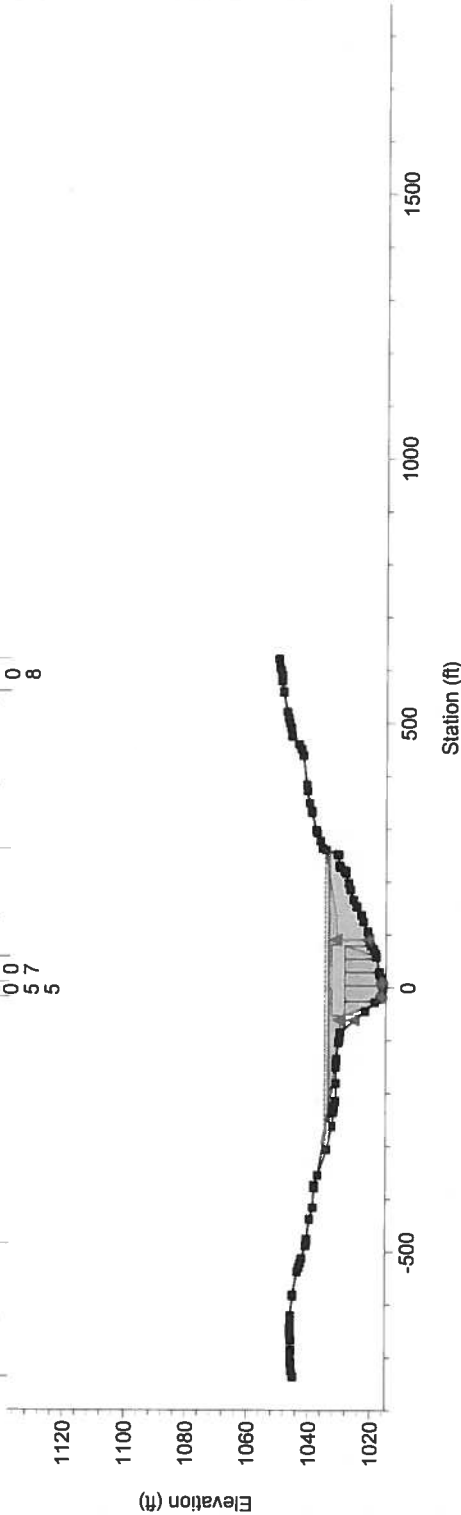
Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●



Helotes Creek Main Plan: Helotes Creek 11/15/2017
 Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40709 BR Old Bandera Road



Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

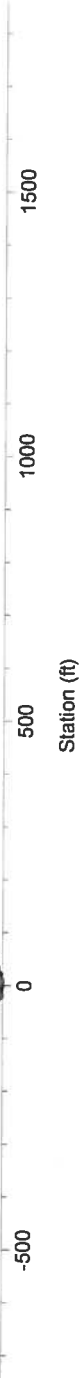
Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 40651



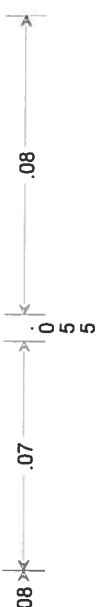
Legend	
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WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	—
Bank Sta	●



Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 40420



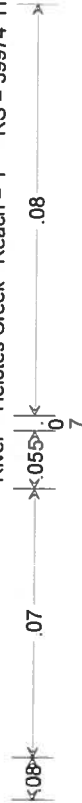
Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●



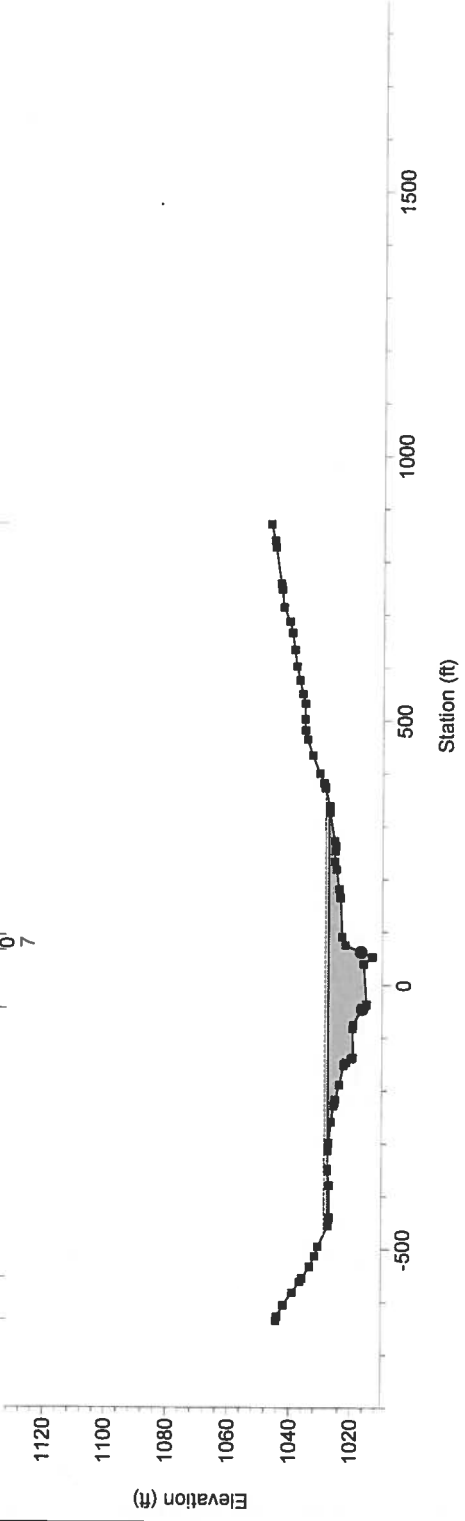
1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 39974 HEL000_07X55



Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●

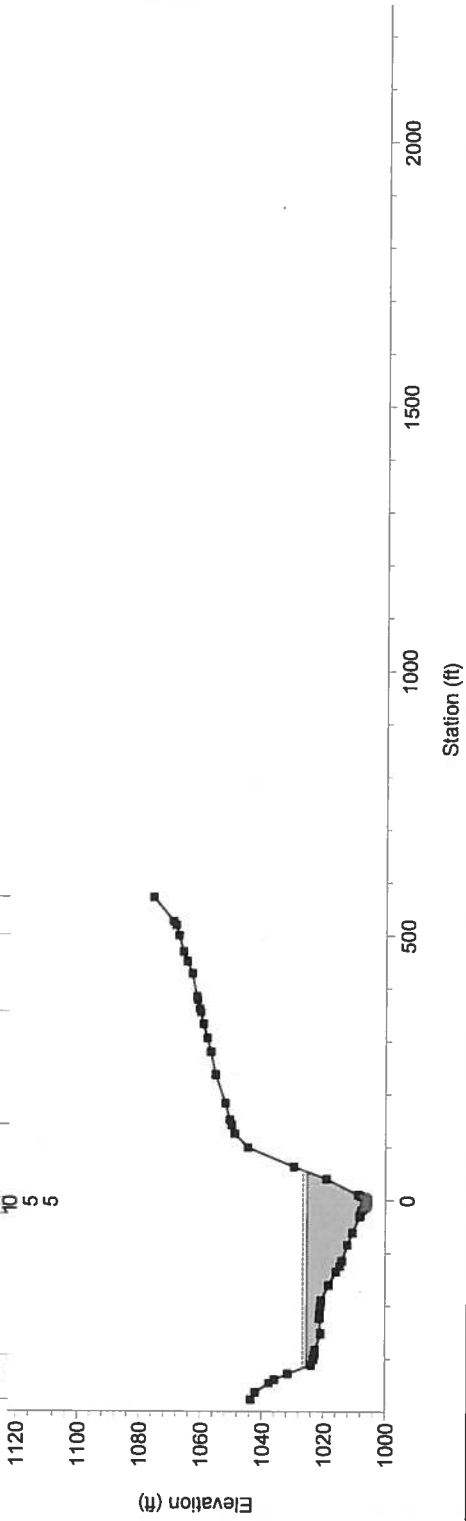


Helotes Creek Main Plan: Helotes Creek 11/15/2017

Geom: Helotes Creek System Geometry Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 39588



Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Plan: Helotes Helotes Creek 1 RS: 40709 Profile: 100 Yr

E.G. US. (ft)	1034.82	Element	Inside BR US	Inside BR DS
W.S. US. (ft)	1033.79	E.G. Elev (ft)	1034.82	1034.82
Q Total (cfs)	19298.00	W.S. Elev (ft)	1033.79	1033.78
Q Bridge (cfs)	13381.71	Crit W.S. (ft)	1033.56	1033.57
Q Weir (cfs)	5916.30	Max Chl Dpth (ft)	17.17	17.73
Weir Sta Lft (ft)	-263.87	Vel Total (ft/s)	8.23	7.93
Weir Sta Rgt (ft)	257.84	Flow Area (sq ft)	2344.80	2433.84
Weir Submerg	0.03	Froude # Chl	0.45	0.45
Weir Max Depth (ft)	5.10	Specif Force (cu ft)	17870.00	19160.96
Min El Weir Flow (ft)	1029.72	Hydr Depth (ft)	5.18	5.38
Min El Prs (ft)	1028.31	W.P. Total (ft)	785.28	792.66
Delta EG (ft)	1.74	Conv. Total (cfs)		
Delta WS (ft)	3.06	Top Width (ft)	452.79	452.02
BR Open Area (sq ft)	1029.93	Frctn Loss (ft)		
BR Open Vel (ft/s)	12.99	C & E Loss (ft)		
Coef of Q		Shear Total (lb/sq ft)		
Br Sel Method	Press/Weir	Power Total (lb/ft s)	-626.46	-736.55

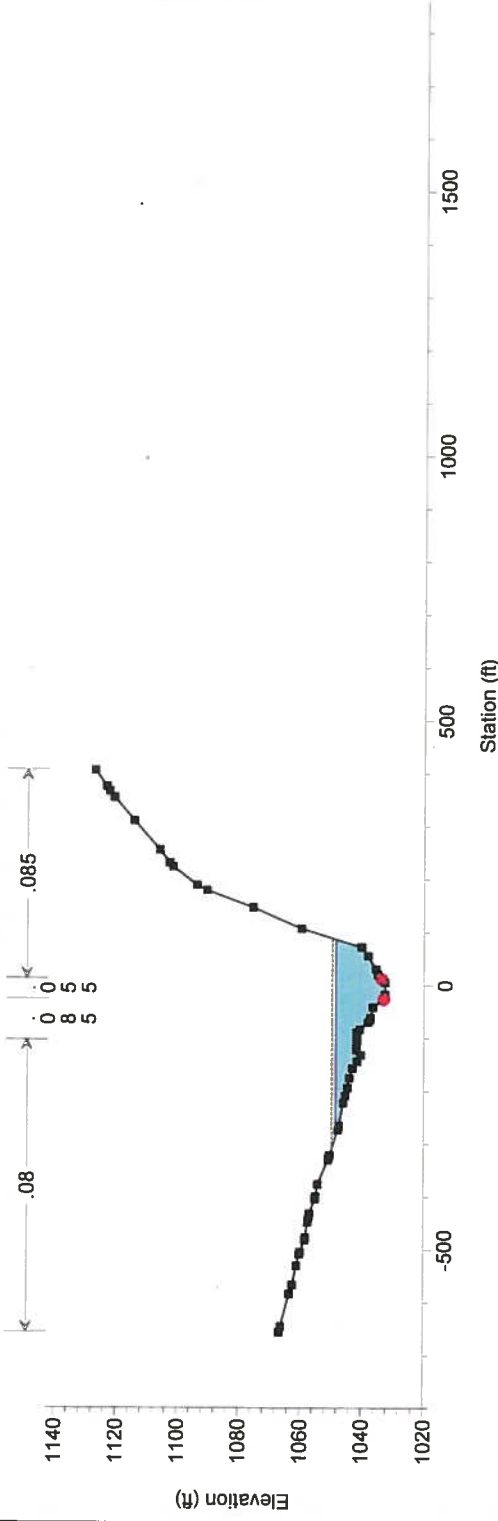
Exhibit D
Post-Project Model
HEC-RAS Output
of Project Area

HEC-RAS Plan: Post-Project Locations: User Defined Profile: 100 Yr

River	Reach	River Sta	Profile	Q Total (cfs)	Min Ch El (ft)	W.S. Elev (ft)	Crit W.S. (ft)	E.G. Elev (ft)	E.G. Slope (ft/ft)	Vel Chnl (ft/s)	Flow Area (sq ft)	Top Width (ft)	Froude # Cnl
Helotes Creek	1	43928	100 Yr	19298.00	1032.61	1048.57		1049.77	0.005381	12.46	2890.09	375.01	0.55
Helotes Creek	1	43371	100 Yr	19298.00	1031.82	1047.18	1042.14	1047.50	0.001035	5.28	5307.05	553.35	0.24
Helotes Creek	1	43243		Culvert									
Helotes Creek	1	43193	100 Yr	19298.00	1029.89	1045.07	1039.90	1045.52	0.001927	7.03	4703.81	610.36	0.33
Helotes Creek	1	42747	100 Yr	19298.00	1028.02	1043.67		1044.26	0.003367	9.49	4203.56	495.48	0.43
Helotes Creek	1	42457	100 Yr	19298.00	1025.13	1042.04		1043.23	0.003192	9.43	3015.13	417.14	0.42
Helotes Creek	1	42134	100 Yr	19298.00	1024.64	1041.42		1042.29	0.002136	8.22	3297.79	376.25	0.38
Helotes Creek	1	42037	100 Yr	19298.00	1023.79	1041.46		1042.05	0.001199	6.80	4030.62	421.43	0.29
Helotes Creek	1	42010	100 Yr	19298.00	1023.62	1041.13		1041.98	0.002135	8.82	3475.47	364.08	0.38
Helotes Creek	1	41984	100 Yr	19298.00	1023.53	1040.95		1041.93	0.002967	9.45	3148.63	336.90	0.41
Helotes Creek	1	41614	100 Yr	19298.00	1021.45	1040.64		1040.94	0.001290	6.72	5389.77	559.20	0.28
Helotes Creek	1	41207	100 Yr	19298.00	1020.11	1039.38	1030.46	1040.08	0.003251	10.59	3637.02	1018.89	0.44
Helotes Creek	1	41079		Bridge									
Helotes Creek	1	40988	100 Yr	19298.00	1018.70	1035.03	1028.35	1035.96	0.003031	9.29	2761.81	647.82	0.41
Helotes Creek	1	40886	100 Yr	19298.00	1016.66	1034.98		1035.52	0.002154	8.33	4568.58	620.21	0.35
Helotes Creek	1	40770	100 Yr	19298.00	1016.57	1034.26	1028.23	1035.08	0.006579	14.64	3619.39	631.47	0.62
Helotes Creek	1	40709		Bridge									
Helotes Creek	1	40651	100 Yr	19298.00	1016.05	1030.73	1027.07	1033.08	0.011725	17.27	1896.17	370.82	0.80
Helotes Creek	1	40420	100 Yr	19298.00	1013.31	1029.59		1030.68	0.004108	10.93	3008.99	498.06	0.48
Helotes Creek	1	39974	100 Yr	19298.00	1013.19	1027.62		1028.58	0.004399	9.46	3565.46	808.17	0.47
Helotes Creek	1	39598	100 Yr	26659.00	1005.54	1025.43		1026.79	0.006888	16.17	3397.14	369.35	0.65

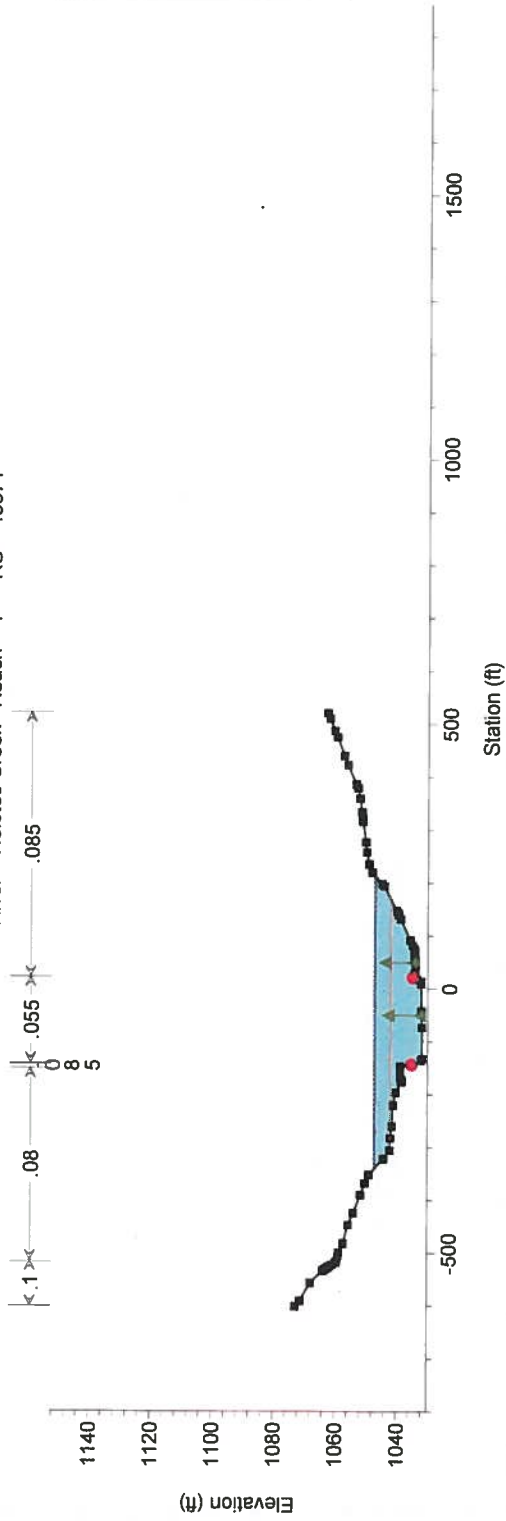
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43928



Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43371

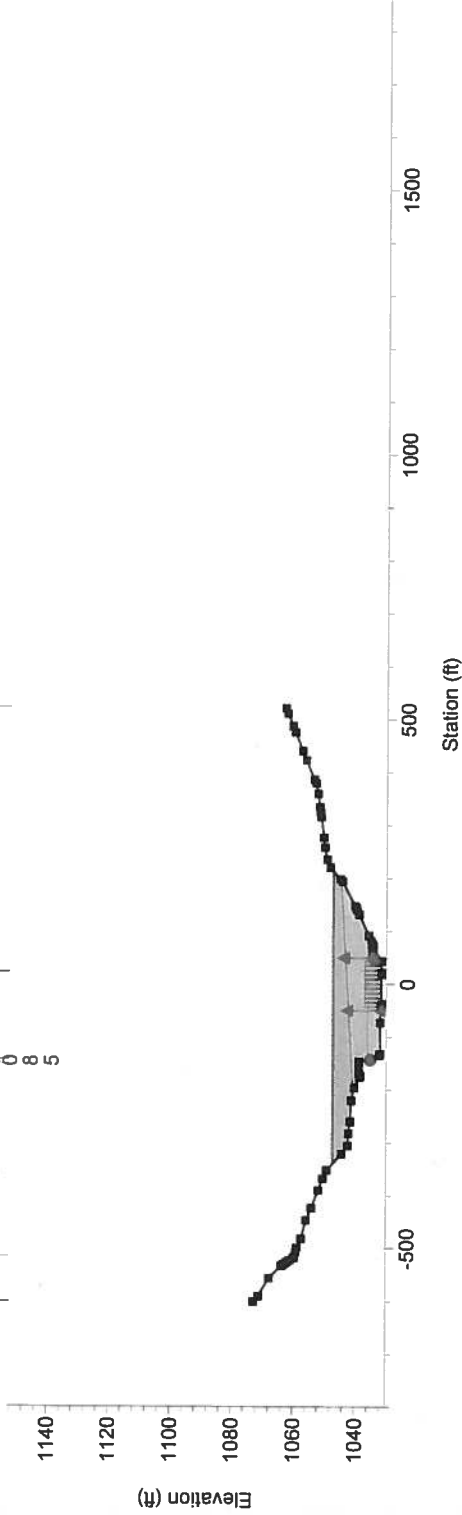


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

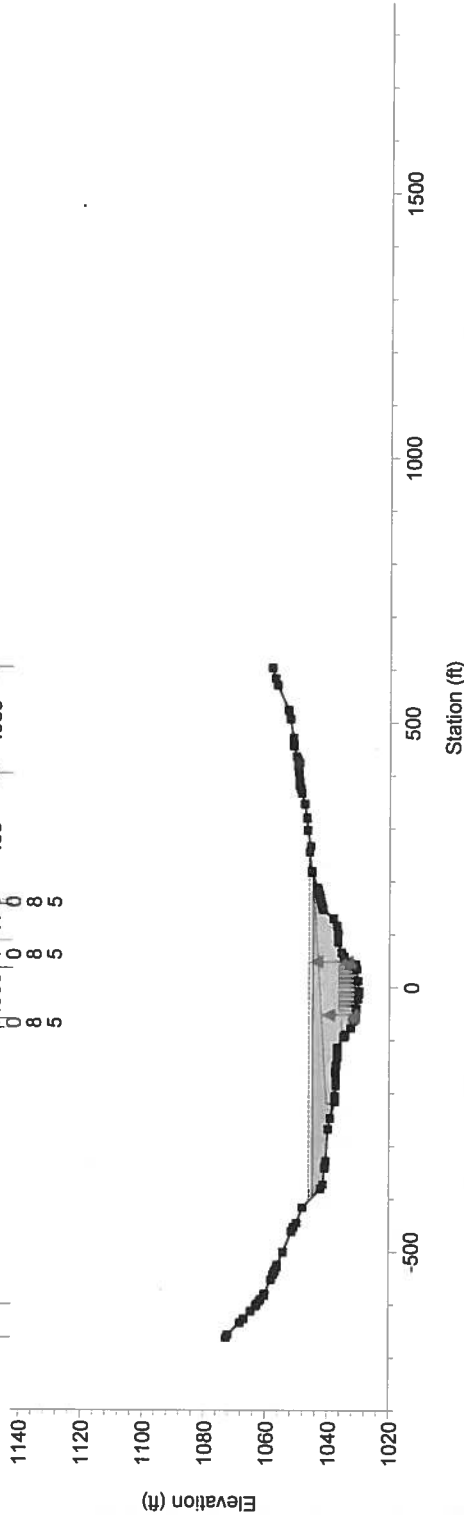
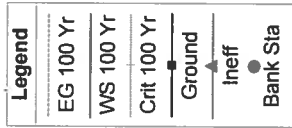
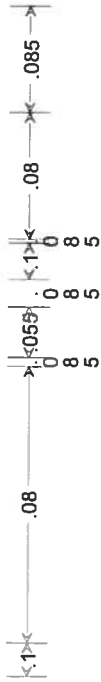
River = Helotes Creek Reach = 1 RS = 43243 Culv Scenic Loop Road @ Old Scenic Loop



Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

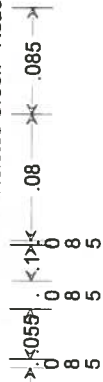
River = Helotes Creek Reach = 1 RS = 43243 Culv Scenic Loop Road @ Old Scenic Loop



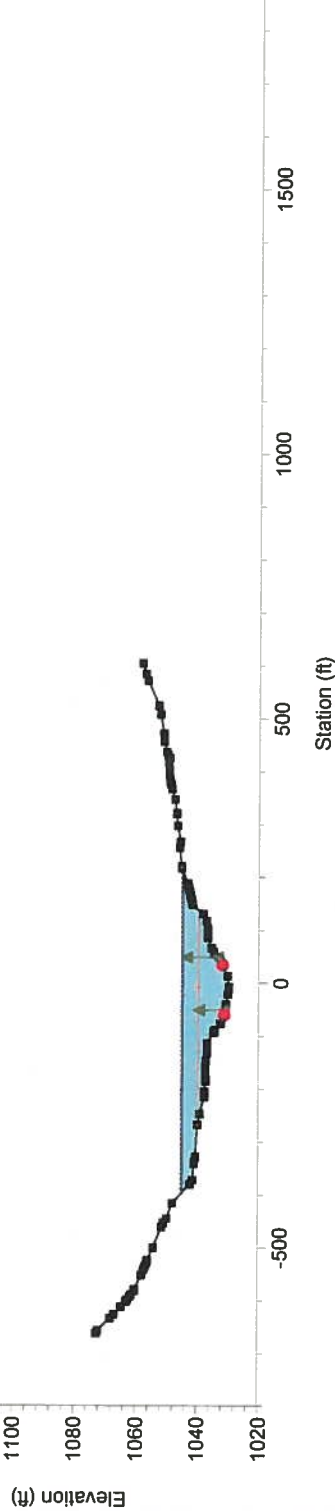
1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 43193



Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	—
Bank Sta	●

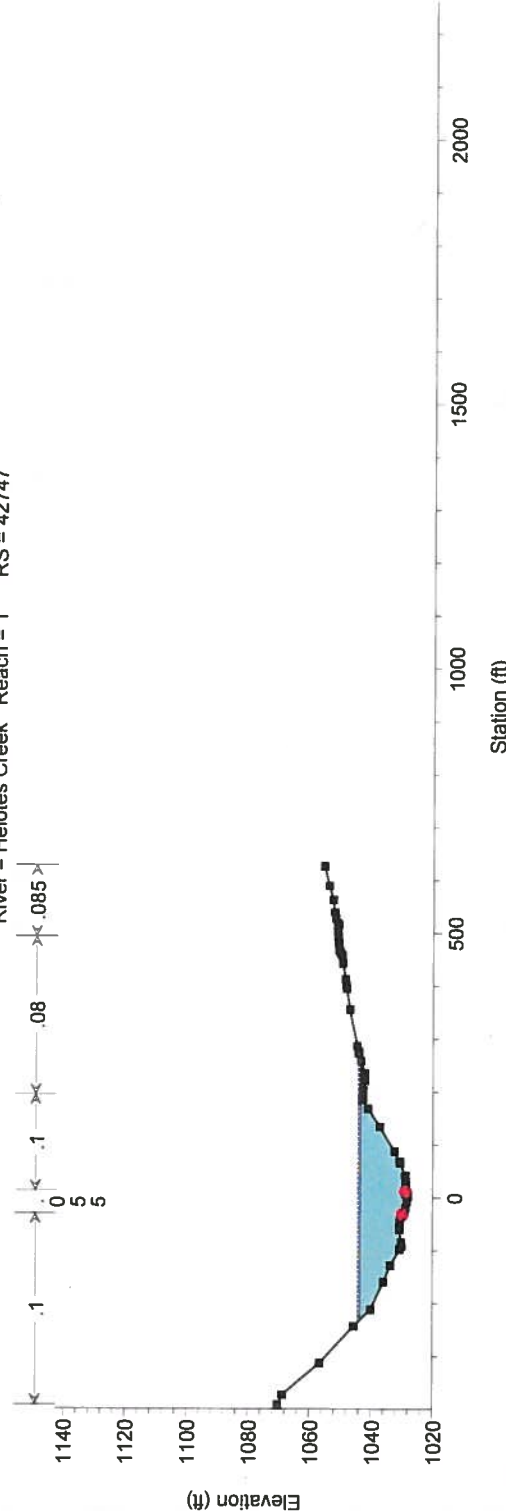


Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42747



Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●

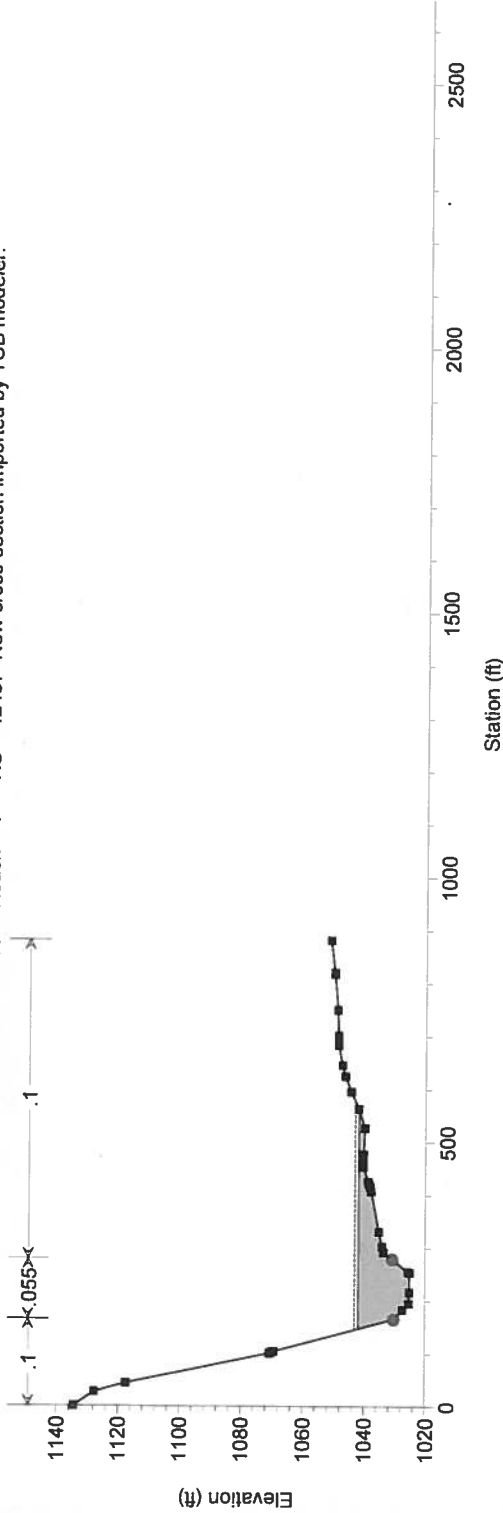


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

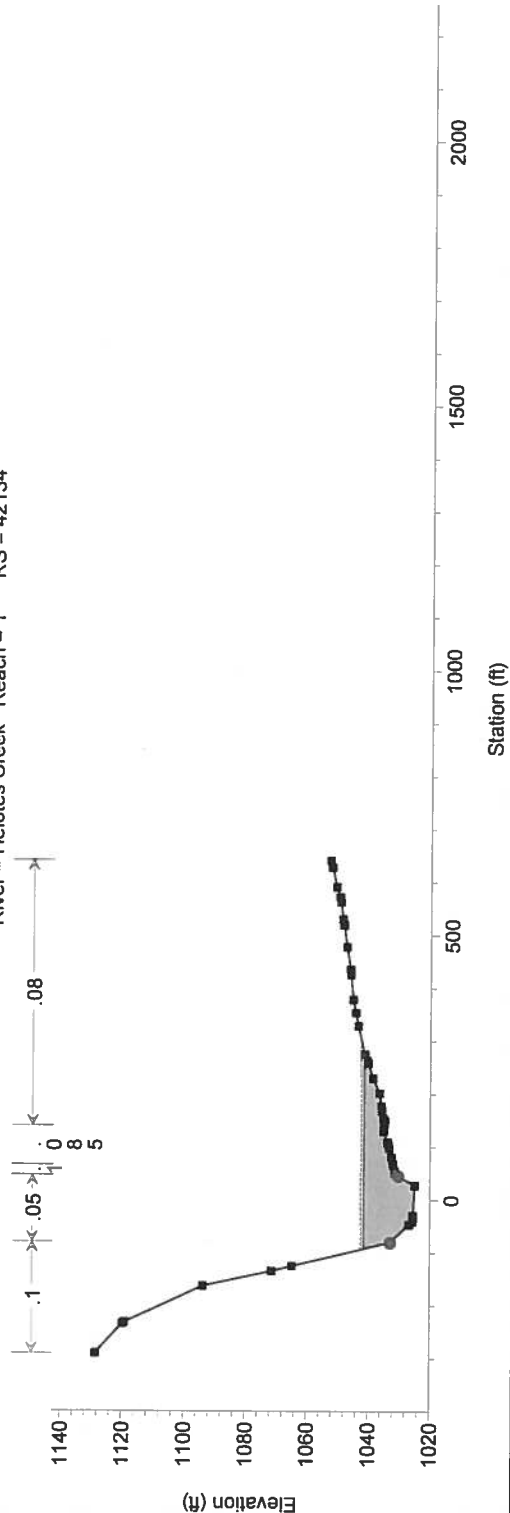
River = Helotes Creek Reach = 1 RS = 42457 New cross-section imported by TCB modeler.



Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

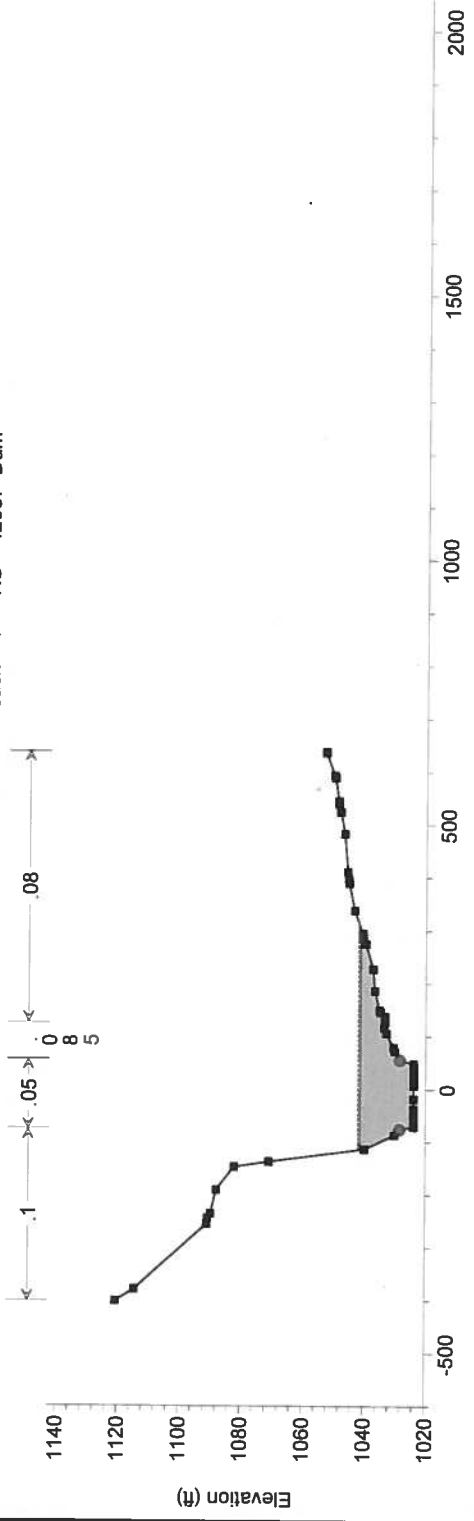
Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 42134

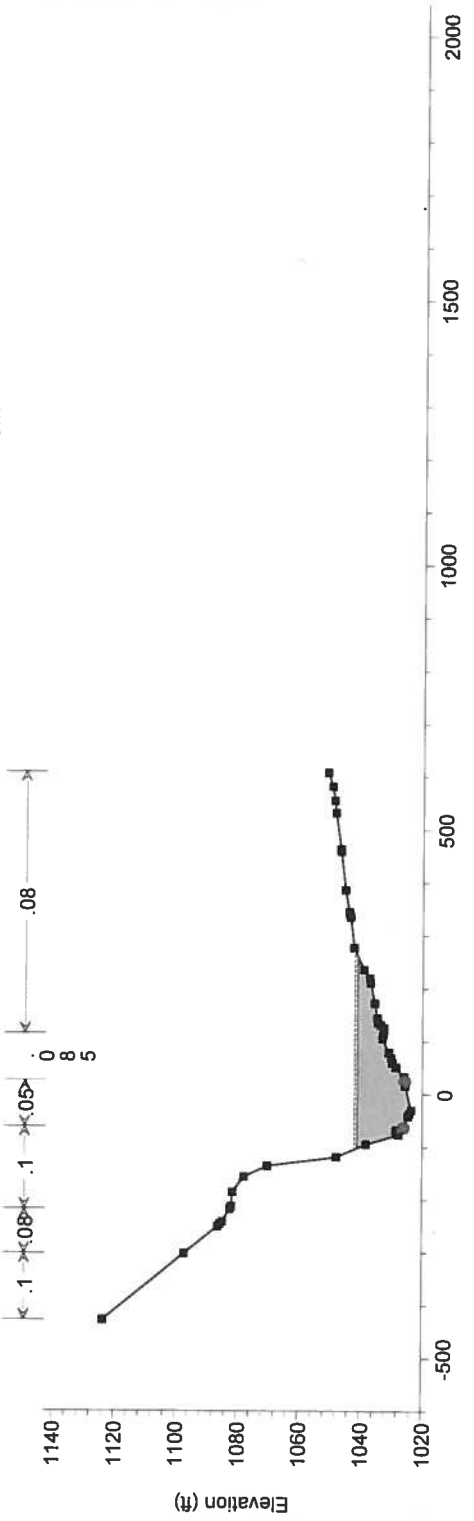


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017
 Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42037 Dam



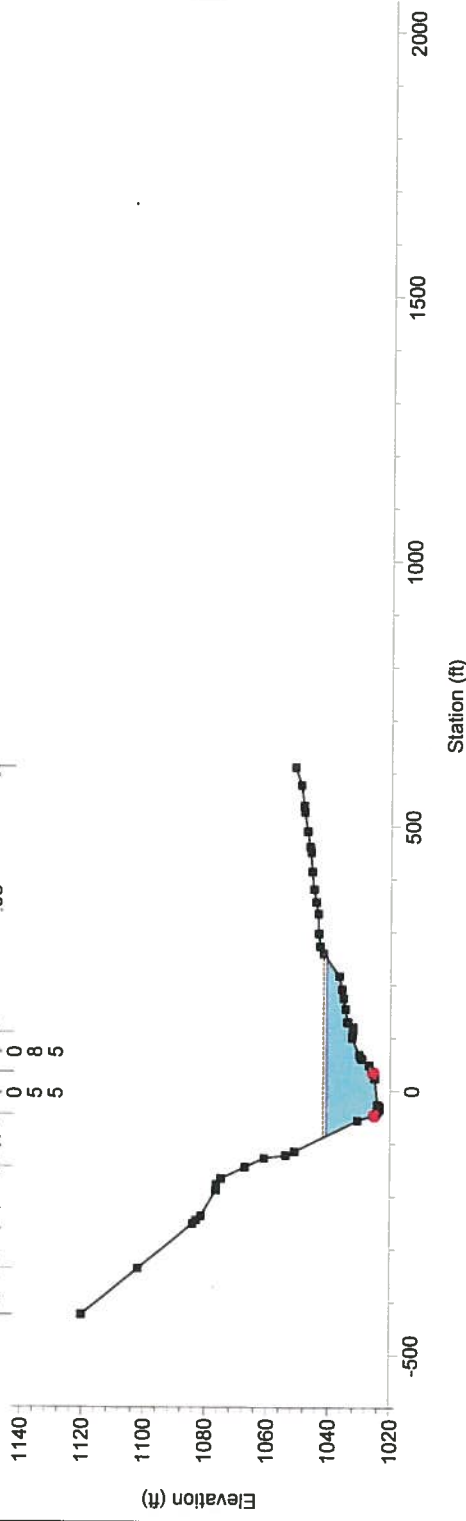
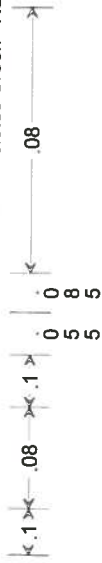
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017
 Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 42010 DS of Dam



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

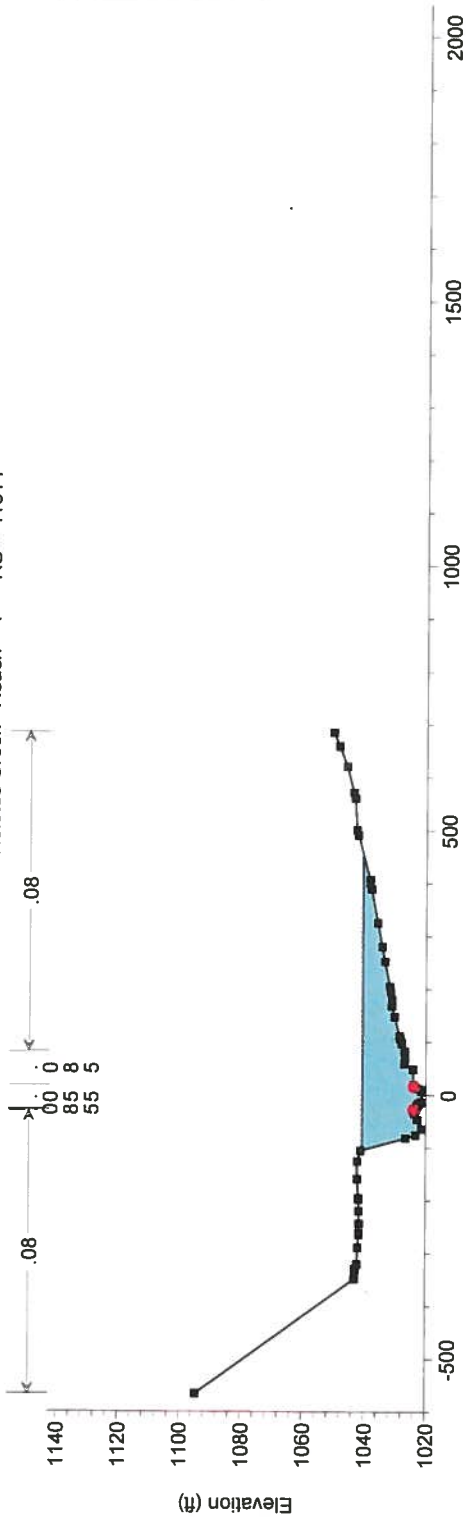
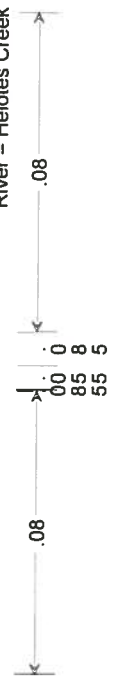
Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 41994 HEL000_07X99



Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	■
Bank Sta	●

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 41614



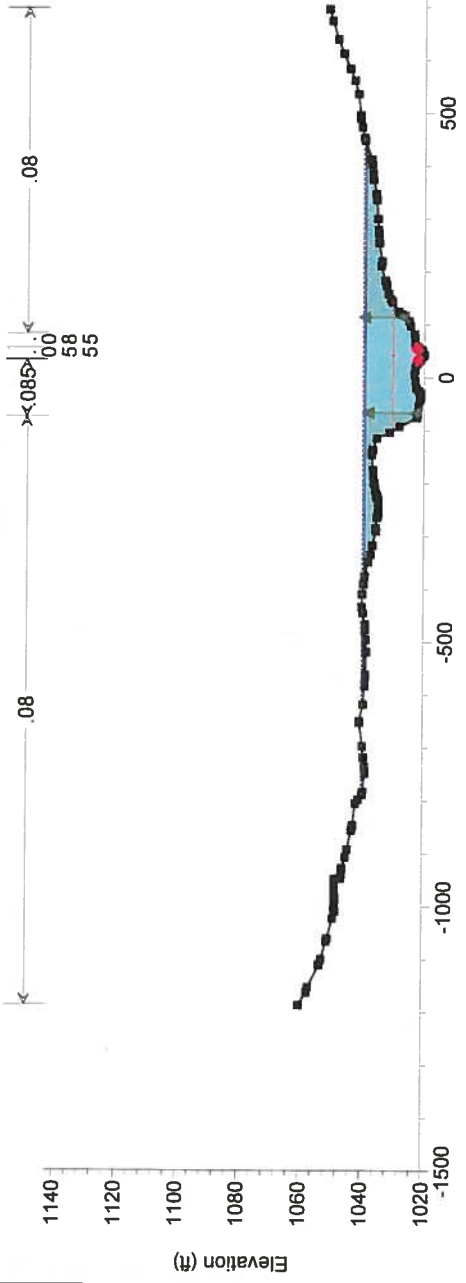
Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	■
Bank Sta	●

1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 41207

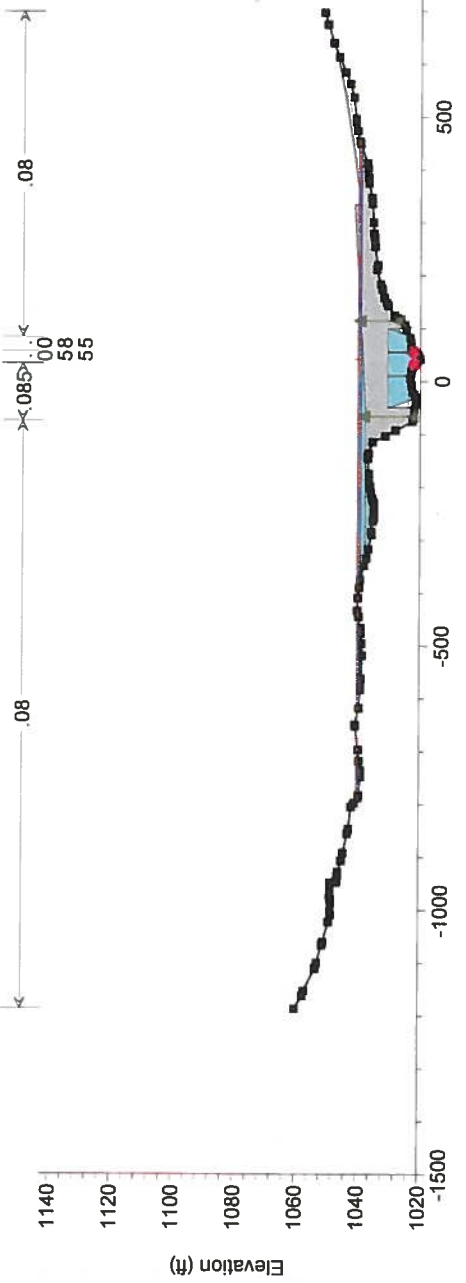


Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●

Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

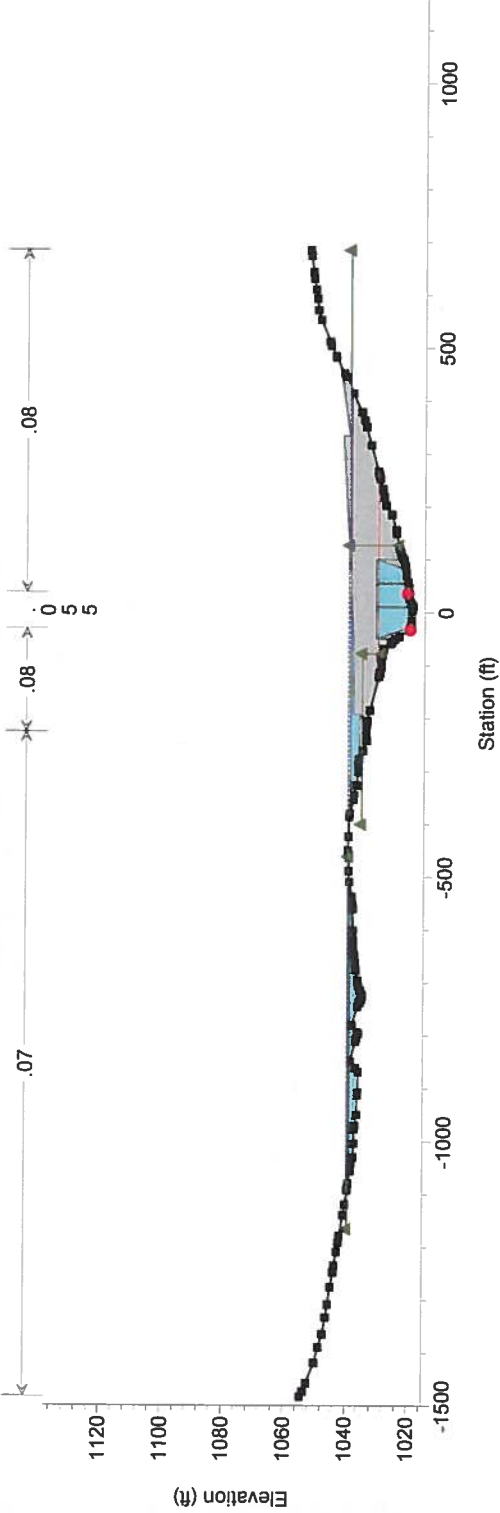
River = Helotes Creek Reach = 1 RS = 41079 BR Bandera Road



Legend	
Crit 100 Yr	—
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●

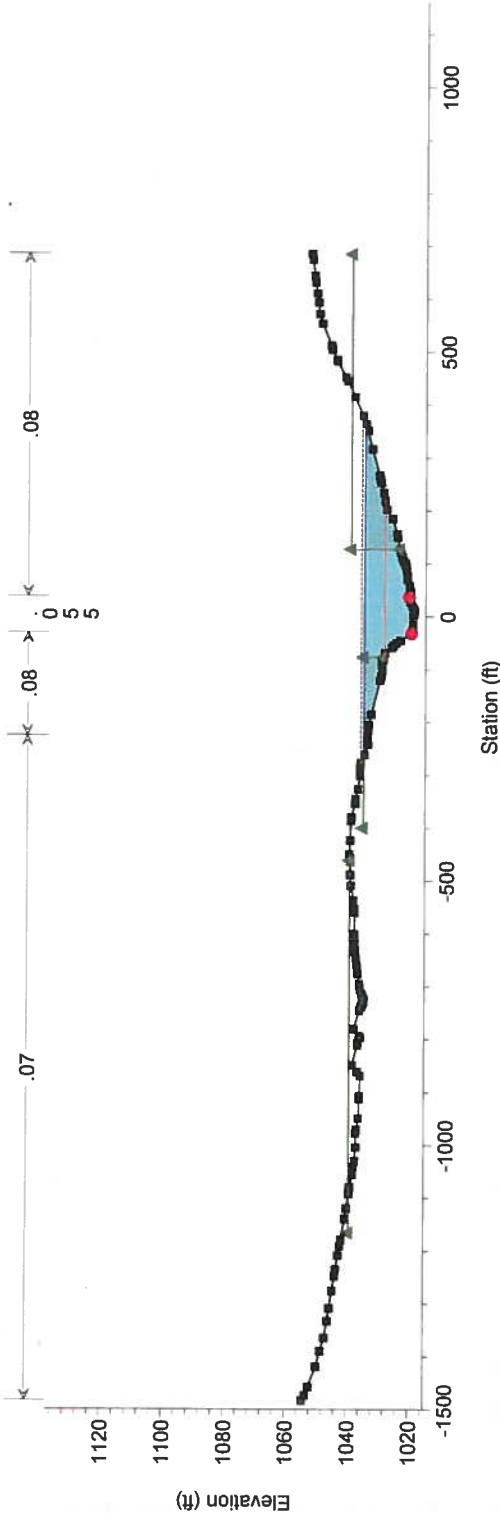
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 41079 BR Bandera Road



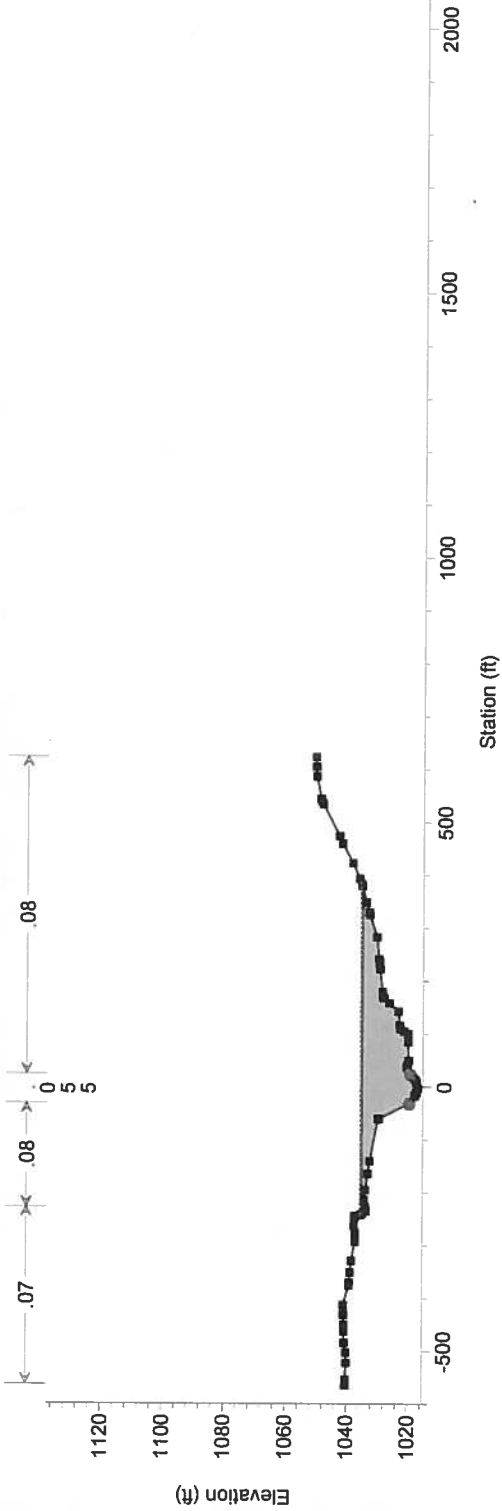
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40998



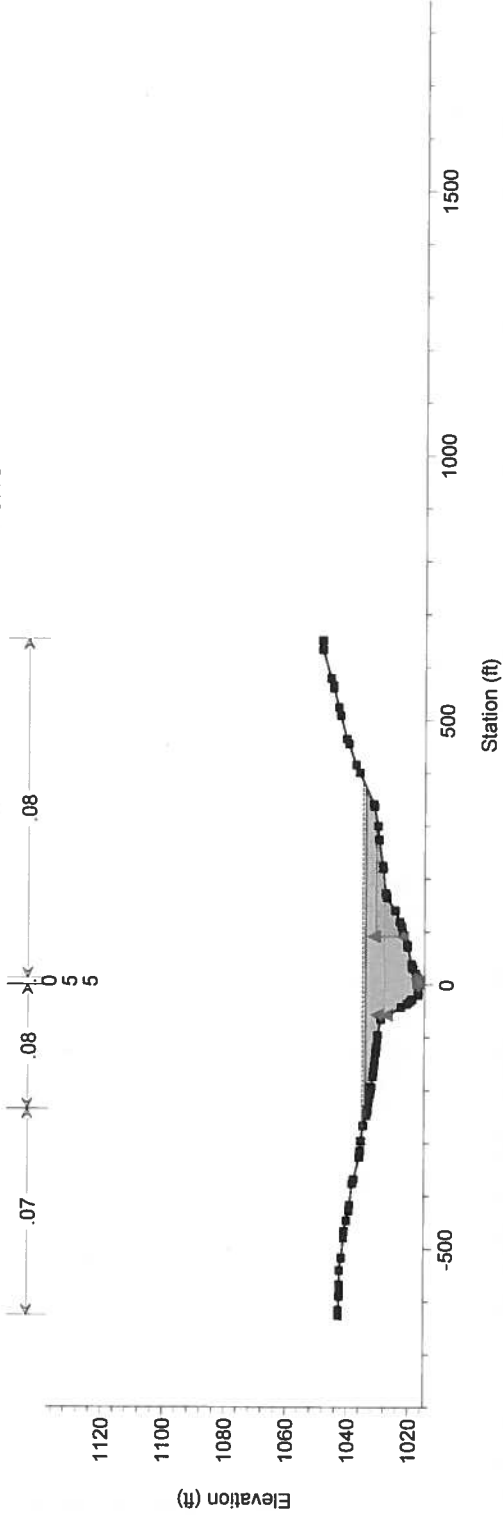
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40886



Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB
 River = Helotes Creek Reach = 1 RS = 40770



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

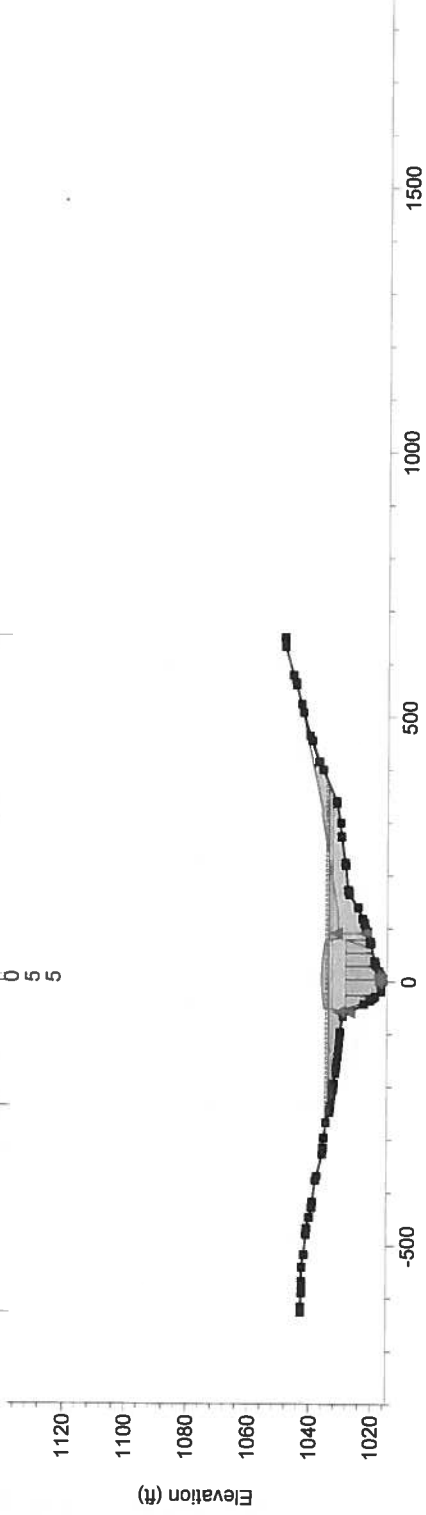
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 40709 BR Old Bandera Road



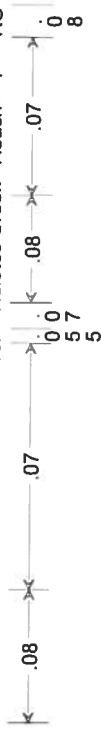
Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●



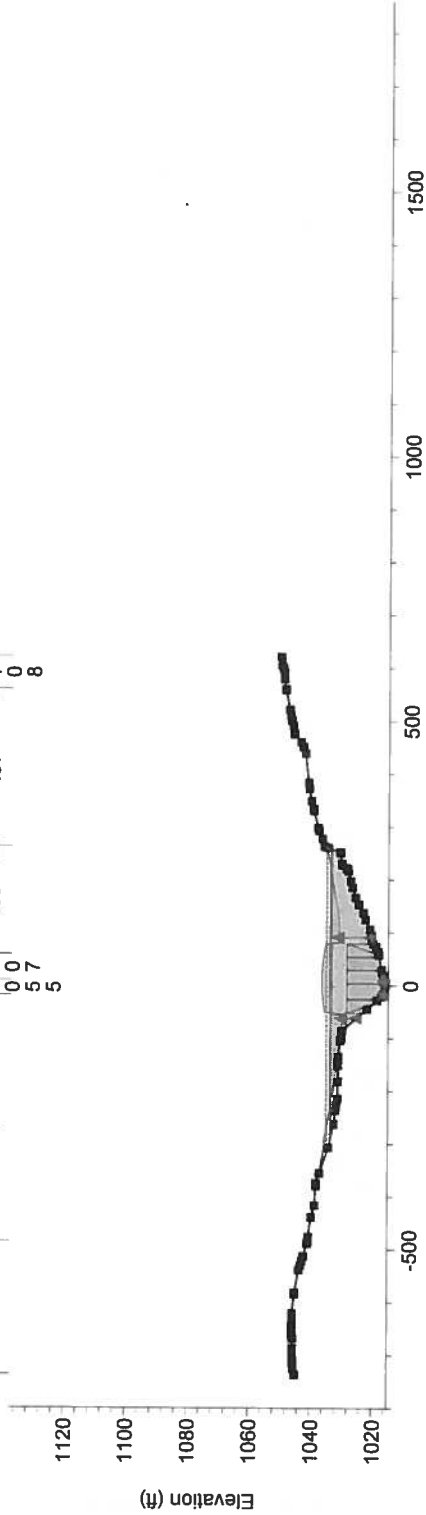
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 40709 BR Old Bandera Road



Legend	
EG 100 Yr	—
WS 100 Yr	—
Crit 100 Yr	—
Ground	—
Ineff	▲
Bank Sta	●

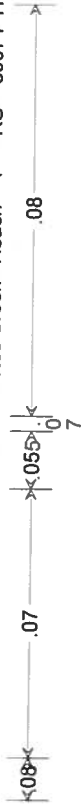


1 in Horiz. = 350 ft 1 in Vert. = 60 ft

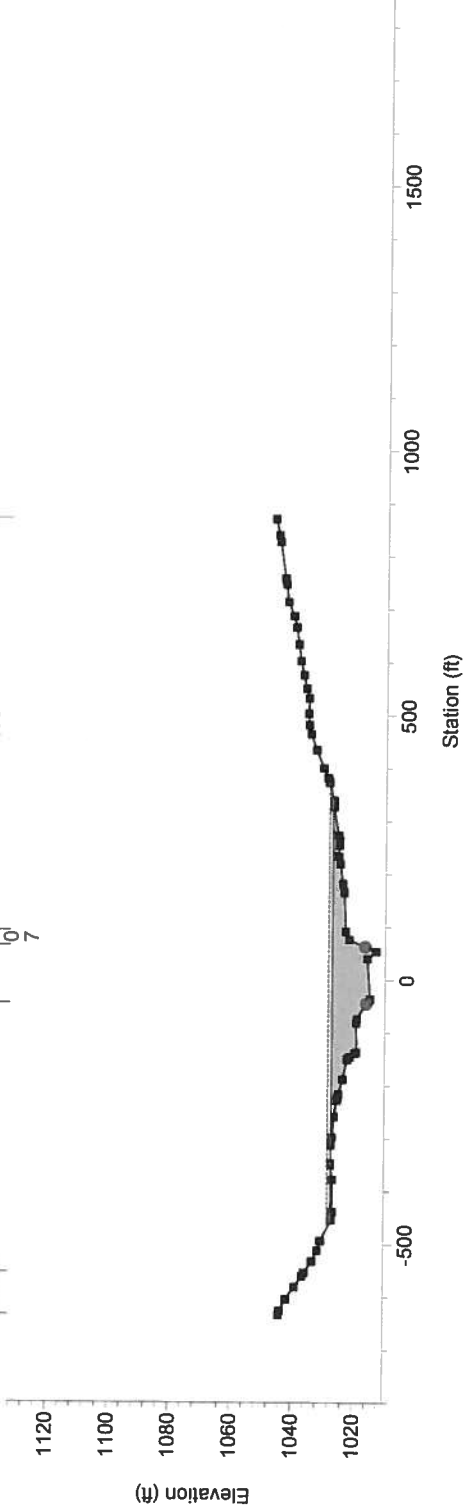
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 39974 HEL000_07X55



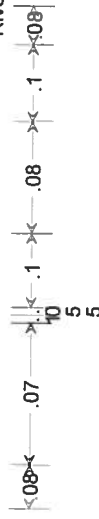
Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●



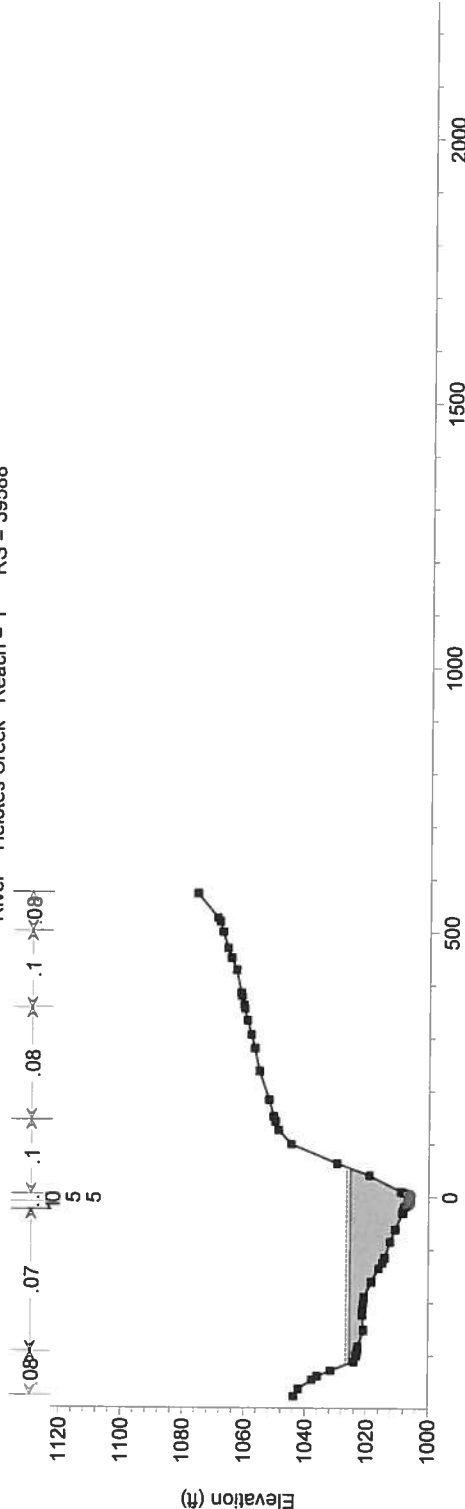
Helotes Creek Main Plan: Helotes Creek Post-Project 11/15/2017

Geom: Helotes Creek System Post Project Flow: Helotes Creek Frequency Flows TCB

River = Helotes Creek Reach = 1 RS = 39588



Legend	
EG 100 Yr	—
WS 100 Yr	—
Ground	—
Bank Sta	●



1 in Horiz. = 350 ft 1 in Vert. = 60 ft

Plan: Post-Project Helotes Creek 1 RS: 40709 Profile: 100 Yr

E.G. US. (ft)	1035.08	Element	Inside BR US	Inside BR DS
W.S. US. (ft)	1034.26	E.G. Elev (ft)	1035.07	1035.07
Q Total (cfs)	19298.00	W.S. Elev (ft)	1034.26	1033.82
Q Bridge (cfs)	13783.77	Crit W.S. (ft)	1032.99	1033.19
Q Weir (cfs)	5514.23	Max Chl Dpth (ft)	17.64	17.77
Weir Sta Lft (ft)	-272.32	Vel Total (ft/s)	8.87	8.52
Weir Sta Rgt (ft)	266.33	Flow Area (sq ft)	2175.06	2263.73
Weir Submerg	0.03	Froude # Chl	0.44	0.49
Weir Max Depth (ft)	5.36	Specif Force (cu ft)	18559.08	19685.24
Min EI Weir Flow (ft)	1029.72	Hydr Depth (ft)	6.13	6.96
Min EI Prs (ft)	1028.31	W.P. Total (ft)	690.22	667.99
Delta EG (ft)	2.00	Conv. Total (cfs)		
Delta WS (ft)	3.53	Top Width (ft)	354.62	325.13
BR Open Area (sq ft)	1029.93	Frctn Loss (ft)		
BR Open Vel (ft/s)	13.38	C & E Loss (ft)		
Coef of Q		Shear Total (lb/sq ft)		
Br Sel Method	Press/Weir	Power Total (lb/ft s)	-626.46	-736.55

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Neon Cloud Productions, LLC
3404 Main St.
Dallas, TX 75226 US
(469) 919-5114
brian@neoncloudproductions.com

ESTIMATE

ADDRESS

Glenn Goolsby
Helotes Aerial City Video
12951 Bandera Rd.
Helotes, TX 78023

ESTIMATE # 1073B

DATE 10/17/2017

EXPIRATION DATE 10/30/2017

ACTIVITY	QTY	RATE	AMOUNT
Create a 2:00 - 2:30 minute video with aerial, up to 15 locations, and Includes up to 10 motion graphics. Includes music, color graded, and web ready file.	1	11,050.00	11,050.00
One Phase Map. Zooms to one levels.	1	750.00	750.00
Additional Motion Graphics.	0	550.00	0.00
Animated Logo.	0	550.00	0.00
This package includes up to 6 hours of revisions. Additional hours will be billed at a \$75/hour for video editing and \$150/hour for motion graphics.	0	0.00	0.00

Per Brian Aiken - Discount of \$-2800.00
50% to kickoff project.
The balance due at completion of project.
Travel billed for one separately.

SUBTOTAL	11,800.00
DISCOUNT	-2,800.00
TOTAL	\$9,000.00

Accepted By

Accepted Date

≡ NEONCLOUD

— PRODUCTIONS —

your marketing needs.

We are a fun, fast-paced video production company located in the heart of Deep Ellum, TX. As artists, creatives, and film-makers, we are poised to tackle any sized project. We are known for our creative storytelling, brand building, and digital expertise by taking an innovative approach to capture your vision. Creativity fuels our design style and cutting edge technology helps us to produce the impossible. In the end, our passion drives us to deliver a uniquely crafted product. Neon Cloud Productions is a smart, fun firm you can call home. We are eager to get to know you, your brand and your audience. Let us tell your story.



NEONCLOUD

— PRODUCTIONS —



VIDEOS



MORE VIDEOS

Process



NEON CLOUD

— PRODUCTIONS —

project management tool will keep us on track with important milestones and communication will be delivered throughout. Collaboration leads our design process to help identify the simple to most complex requirements. Production uses state of the art technology for the proper video angles, coloring, graphic design, motion graphics, music and more. A Neon Cloud experience will produce your unique vision in a way that will inspire and captivate your target audience. We have our process nailed down to minimize your time by maximizing our time. Be confident that our creative expertise along with your insight will make the process worth your while.



WATCH

NEONCLOUD

— PRODUCTIONS —

"Neon Cloud has been great to work with. They are smart, creative and welcome collaboration which results in amazing content. If you are looking for something outside the box but still meets your objectives, Brian and his team can deliver."

— EILEEN M. GONZALES,

ALLEN ECONOMIC

DEVELOPMENT

CORPORATION MARKETING

DIRECTOR

"We had the opportunity to work with Neon Cloud Productions to develop an economic development marketing video for our community. We appreciate their attention to detail and creative approach to telling our community's story which allows site consultants and companies to take a quick and engaging tour of Gallia County, OH. The video was recently selected as runner up for the Economic Development Marketing Small Community by the Ohio Economic Development Association 2017 Annual Excellence Awards."

— MELISSA CLARK,

DIRECTOR ECONOMIC &

COMMUNITY DEVELOPMENT

GALLIA COUNTY OHIO

NEONCLOUD

— PRODUCTIONS —

overlooked. From initial story development through the post-production process, the team makes sure they are understanding and executing your vision accurately. We ended up with an amazing final product and can't wait to work with them again."

— **EMILY SMITH, PROJECT
MANAGER MARKETING AND
COMMUNICATIONS CUSHMAN
WAKEFIELD**

complex and difficult to comprehend, rebuilding a lakeside dam from the inside out, into something completely understandable and marketable to our clients and prospective clients. The visualization and storytelling contribution from Neon Cloud has allowed us to promote our services easier and quicker than ever before."

— **HUNTER HILBURN, KSA
DIRECTOR OF MARKETING**

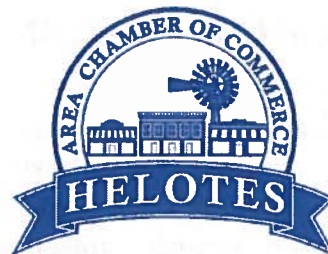


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ANNUAL SPONSORSHIP PACKAGES



Sponsorship packages offer your business an opportunity to quickly and easily choose a best fit sponsorship that allows you to support the mission of the Helotes Area Chamber of Commerce while receiving exposure all year long in a number of different ways. Investors looking for the most visibility have a variety of options for partnership, based on budget and marketing goals. By investing in one of our annual packages, your business receives online promotion, branding with strategic events, tickets, signage, public relations, and a high level of recognition.

\$2,500 Supporting Sponsor Package

Increase your visibility by choosing the Pearl sponsorship for Annual Awards Dinner, Silver sponsorship at the TopGolf Tournament, and the Annual Power Lunch sponsorship. Your company logo and/or name will appear on the Chamber website banner ad for an entire year and will be included in promotional materials for all annual events. This package is valued at \$3,500. (Email: events@heloteschamber.com)

AWARDS DINNER AND CASINO NIGHT

The **Annual Awards Dinner and Casino Night** is a celebration of the year's successes and a time to honor our annual award winners. The upscale evening begins with dinner and is followed by an awards program and casino night. Awards and recognitions will be given to Small Business of the Year, Large Business of the Year, Best New Business, Best Family Business, Nonprofit of the Year, Community Service Award, and Lifetime Achievement Award. This event will be held in January of each year. This is a valuable opportunity to showcase your business in front of approximately 150 guests.

SPONSORSHIP LEVELS

\$750 Pearl Sponsorship

- ✓ One reserved table of 8
- ✓ One Bottle of wine
- ✓ 8 Drink Tickets
- ✓ Logo on invite, program, emails, social media, and table tent
- ✓ Opportunity to place a logo item in gift bag
- ✓ \$40.00 - Extra Casino Tickets

TOP GOLF TOURNAMENT

The Chamber **Top Golf Tournament** is the area's premier golf event. Proceeds each year are dedicated to supporting a specific Chamber project. It's a great opportunity to promote your business and support the Chamber's work in a fun, relaxed environment. The night includes 3 hours of golf, networking, and buffet, followed by an awards presentation. The golf tournament is typically held in April or May. This is a valuable opportunity to showcase your business in front of approximately 150 guests.

SPONSORSHIP LEVELS

\$1,000 Silver Sponsor

- ✓ One team of six included
- ✓ Company name and logo prominently featured and listed as Silver Sponsor in all marketing materials
- ✓ Company's promotional item and/or marketing materials in Swag Bag
- ✓ Recognition on signage and televisions at event

POWER LUNCH

The Chamber's monthly **Power Lunch** provides Chamber investors and the general public with an opportunity to stay informed on issues relevant to the business community along with promoting connections with other business colleagues. The event is typically held on the fourth Tuesday bi-monthly, from 11:30 am to 1:00 pm. This valuable opportunity allows you to showcase and promote your business or organization in front of approximately 50+ people at each lunch.

SPONSORSHIP LEVELS

\$1,000 Annual Sponsorship

- ✓ Headlining sponsorship for up to 6 Power Lunches
- ✓ Optional three-minute presentation at the beginning of the program and the opportunity to introduce speaker
- ✓ Four tickets for each luncheon, with a reserved table and the opportunity to be seated with speaker and Chamber President
- ✓ Logo included in all promotional materials
- ✓ Logo on chamber website banner ad for the entire calendar year
- ✓ Company literature at every table

Banner AD

\$750 Tier 1 - Increase your visibility with a banner ad located on all chamber pages. Size requirement is 720x98 pixels.