

Williamson County Commissioner Terry Cook

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Saying Goodbye to Kevin Stofle

2/21/1959 - 9/13/2021

Greeted by a very large American flag suspended between two cranes, we gathered at Celebration Church to pay our respects and share our admiration for this Constable who never met someone he wouldn't help. His smile was everpresent whenever I saw him. He had served as Constable for Precinct 3 since being appointed in 2013. His Deputy Chief Constable is currently and administratively running the office. The Deputy Constables from this office currently serve as bailiffs in the Commissioners Court, occasionally having to escort someone out of our courtroom. Stories were shared, tears shed. Kevin will be sorely missed.





This edition of the newsletter is dedicated to the memory of Kevin Stofle

Commissioner Terry Cook, Garry Brown, and Doris Sanchez offer their deepest condolences to the Stofle Family and the Constable Precinct 3 Office



The Message



Let's Talk Samsung

As we wait for the formal decision and signatures from Samsung, let's talk about what this deal is and maybe what it will mean for the eastern side of Wilco. As you are probably aware, their President and CEO was released from prison earlier this year. He is working to get back in the good graces of the Korean people. Meanwhile, the County and Taylor City Council and the Taylor ISD Superintendent, Devin Padavil, convened a joint press conference on September 8, lest there be any uncertainty, that we were of one mind on the commitment to obtain Samsung's Advanced Chip Manufacturing for eastern Williamson County. The following information is courtesy of Wilco's Public Information Office.

What type of performance-based agreements are Williamson County and the City of Taylor considering for Samsung?

Chapter 381: Chapter 381 of the Local Government Code allows counties to provide incentives encouraging developers to build in their jurisdictions. A county may administer and develop a program to make loans and grants of public money to promote state or local economic development and to stimulate, encourage and develop business location and commercial activity in the county. The county also may develop and administer a program for entering into a tax abatement agreement. This tool allows counties to negotiate directly with developers and businesses. For more information, there is an overview of Tax Code Chapter 381 on the Texas Comptroller website: https://comptroller.texas.gov/economy/local/.

Chapter 311: Tax increment financing (TIF) is a method local governments can use to pay for improvements that will draw private investment to an area. Tax increment financing isn't a new tax; instead, it redirects some of the ad valorem tax from a property in a geographic area designated as a Tax Increment Reinvestment Zone (TIRZ) to pay for improvements in the zone. Tax Code Chapter 311 governs tax increment financing. Only a city or county may initiate tax increment financing. Tax increment financing requires the governing body of a city to create a Tax Increment Reinvestment Zone (TIRZ). The governing body of a city by ordinance may: designate a contiguous or noncontiguous geographic area (a) within the corporate limits of a municipality; (b) in the extraterritorial jurisdiction of the municipality, or (c) in both to be a reinvestment zone. The designation of an area that is wholly or partly located in the extraterritorial jurisdiction of a municipality is not affected by a subsequent annexation of real property in the reinvestment zone by the municipality. For more information, there is an overview of Tax Code Chapter 311 on the Texas Comptroller website.

Chapter 312: A tax abatement is a local agreement between a taxpayer and a taxing unit that exempts all or part of the increase in the value of the real property and/or tangible personal property from taxation for a period not to exceed 10 years. Tax abatements are an economic development tool available to cities, counties, and special districts to attract new industries and to encourage the retention and development of existing businesses through property tax exemptions or reductions. School districts may not enter into abatement agreements. For more information, there is an overview of Tax Code Chapter 312 on the Texas Comptroller website: https://comptroller.texas.gov/economy/local/.

Chapter 313: Chapter 313 allows a school district to offer a temporary value limitation on the taxable value of a new investment project in manufacturing and certain environmentally-friendly energy projects. The limitation, applied for a maximum of 10 years and ranging from \$10 million to \$100 million, only applies to school district taxes levied for maintenance and operations (M&O); taxes for debt service are not subject to the limitation, nor do business inventories qualify. Before the school district can approve a limitation, the State Comptroller must issue a certificate of approval that finds the project will generate more tax revenue for the state than the amount of the benefit received by the taxpayer. For more information, there is an overview of Tax Code Chapter 313 on the Texas Comptroller website.

How many jobs will this agreement bring to Williamson County?

This partnership will create opportunities for people with GEDs to PhDs, with plenty of upskilled opportunities. Moreover, the partnership is projected to provide Williamson County approximately 1,800 direct jobs and 6,500 - 10,000 direct construction jobs.

What other tangible benefits will this partnership bring to Williamson County?

In addition to thousands of job opportunities, Samsung will provide the following tangible benefits to Williamson County under an approved partnership agreement:

- Internships for a minimum of 24 Taylor ISD students per year
- Annual Charitable Contributions of at least an average of \$300,000 starting in 2022
- Increased economic development through acquiring goods and services from businesses and individuals in Taylor
- Continued use of local small businesses for goods and services
- Samsung will be committed to sustaining a diverse and well-represented workforce
- Samsung will work with local employment recruiting agencies to enhance recruiting of potential minority job applicants and residents of Taylor, Taylor ISD, and Williamson County
- Conduct and hold one or more job and recruiting fairs in Taylor
- Work with the Texas Workforce Commission to assist in the recruitment and hiring of individuals who reside in or who are representative of Taylor and Williamson County
- Require its general construction contractor and major construction subcontractors to hold recruiting fairs in Taylor
- Request general construction contractor to employ as many Taylor residents as possible and hire a diverse workforce

Of course, the struggle/competition for construction workers is acute in Central Texas. The other dilemma is where will they live while working on a planned 24/7 construction project?

Both Taylor ISD and Texas State Technical College are working on course additions needed to produce appropriately skilled workers for this manufacturing environment.



Note: The estimated net worth of Taylor, TX today is \$1 Billion. There's some carefully proposed incentives by the city for this project.

Let's look back at the Apple Incentive deal.

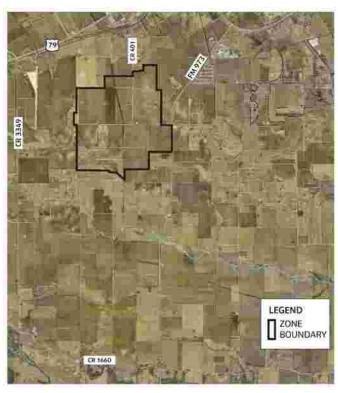
The starting point for a rebate on their paid taxes would begin when they achieved an assessed value of \$50 Million and hired 750 fulltime employees housed in the Williamson County facility by 12/31/2022. Each year, they would pay 100% of their taxes, then, after the County performed an audit on Apple's achievement of incentives requirements, which increase over the 15-year incentive period, would rebate 65% of the taxes if all requirements were met.

So far, Apple is required to pay 100% of their assessed taxes. As of January 1, 2021, they have surpassed the \$50 Million investment minimum part of the requirements with an appraised value of **\$84,697,421**. By end of January, 2022, Apple will have paid \$3,110,830.90 in property taxes. So before you yell "Corporate Welfare", the property before Apple purchased it produced \$78/year in taxes – it was agriculture exempted (remember the cows?). What would you call agricultural exemptions?

2020				☐ Tax Statement	
TAXING ENTITY	TOTAL TAXES DUE	DATE PAID	AMOUNT PAID	BALANCE	
Aus Comm Coll	\$54,976.37	1-21-2021	\$54,976.37	\$0.00	
City of Austin	\$277,220.20	1-21-2021	\$277,220.20	\$0.00	
Round Rock ISD	\$634,566.65	1-21-2021	\$634,566.65	\$0.00	
Upper Brshy Cr WC&ID 1A	\$10,392.51	1-21-2021	\$10,392.51	\$0.00	
Williamson CO	\$217,577.07	1-21-2021	\$217,577.07	\$0.00	
Wmsn CO FM/RD	\$20,785.02	1-21-2021	\$20,785.02	\$0.00	
TOTALS	\$1,215,517.82		\$1,215,517.82	\$0.00	

Taxing Unit		Adopted Taxes (2021)
0	Austin Community College District	\$88,762.90 0.104800
0	City of Austin	\$458,213.05 0.541000
0	Round Rock Independent School District	\$960,129.96 1.133600
0	Upper Brushy Creek WCID	\$14,822.05 0.017500
0	Williamson County	\$339,506.22 0.400846
0	Williamson County FM/RD	\$33,878.97 0.040000
Tota	al	\$1,895,313.15

Now for the hiring frenzy in 2022.



Back to Samsung:

Water from Milam County's old Alcoa Plant's well.

Power from Oncor – enough is available; promising 24/7 uptime.

County is improving roads around plant.

Wastewater line is Hutto's.

Farmland is now for sale all over the east and there's companies wanting to move in.

And by the way, this is the largest foreign investment in America today if signed by Samsung.



Commissioners Court on the road with the Taylor City Council







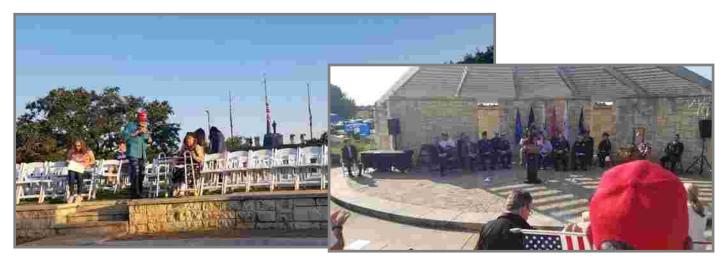




Wilco Remembrances of 9/11/2001

This September saw many memorial services honoring those who rushed to save lives following the implosion by abducted airplanes into the World Trade Center and the Pentagon, and the crash of United flight 93 in Pennsylvania. I was fortunate to attend two of the services: Taylor and Cedar Park. Cedar Park's service was an early morning one on Saturday, 9/11/2021 at the Cedar Park Veterans' Park pavilion and amphitheater. Speakers represented all of the nations' armed forces. It was well-organized with touching stories told. Complete with hot coffee or

tea and donuts, the audience was comfortably seated in chairs. The timing of the event dodged the heat despite no cloud cover for that sun.



The Taylor event was first, an evening parade of emergency responders from across the county, followed by a very personal program given by first responder members and hosted by Mayor Brandt Rydell on the stage of the Heritage Square Park at 4th and Main Street. The parade of vehicles was proceeded by a drone, then overshadowed by a low-flying helicopter. One emergency technician from Camp Mabry offered his memories of the days following 9/11 closing with a statement I won't forget: "On 9/12/2001 America stood together, unified against those forces wanting to destroy us – what has happened?"





O'CONNOR TRAFFIC LIGHTS!!!

Lots of work done to tell you about! Cabinets and controllers have been installed at all intersections. Coordination with both Oncor and PEC to connect the electric hookups at all intersections is ongoing but it is progressing. The pedestrian pole on the southeast corner of Morgan Hill Trail has been installed. The pedestrian pad at the southeast corner of Great Oaks Dr. has been poured. The additional sidewalk at the northeast corner of Liberty Walk has been added to assure ADA compliance. The electrical service line on the northeast corner of Liberty Walk, the one that had to be tied into a box on private property, has been installed.

WHEW! We are getting there! I can almost see a (traffic) light at the end of the tunnel.

WILLIAMSON COUNTY JOB FAIR

On Monday, September 13, the County held its first job fair (at least in recent memory). The departments seeking additional employees included:

Communications/911	Animal Shelter	Tax Assessor/Collectors Office	
Telecommunications Officers	Animal Health Tech	Tax Call Center Specialist	
Located in our Emergency Opera-	P/T Animal Care Specialist	Tax Specialist 1 & 2	
tions Center off the Inner Loop of		(this is where you register you vehi-	
Georgetown – a 24/7 operation; if	Human Resources	cles and can pay property taxes) –	
you're an alert night-owl, they	Generalist 1	one office in each precinct	
could use you			
Sheriff's Office & Corrections	Juvenile Services	County Attorney	
Admin specialist	Supervision Officer	Chief Victim Assistance Coordi-	
Chief Victim Assistance Coordi-	Probation Officer 1: Field	nator	
nator	Facility Supervisor	Legal Assistant: Criminal Sup-	
Crime Scene Supervisor	Nurse	port Services	
Impound Officer		Legal Assistant: Family Justice	
Corrections Officer	Elections	Court	
	Poll Workers	County Attorney	
Facilities		Criminal Prosecutor 2	
HVAC Tech 2	Road and Bridge		
	Engineer Assistant	Justice of the Peace, Pct 3	
Information Technology	Operator 1	(Georgetown Annex)	
System Admin 2: Network Ad-		Court Clerk 1	
min	County Auditor		
System Support Specialist	Accountant 2		
Analyst 1: GIS Analyst	Accounting Specialist		

These are just some of our currently available jobs. If interested, please visit www.wilco.org and select the "How do I" tab at the top, then "Job Openings." Job descriptions are on the website. Good luck! Good benefits, intriguing environment.



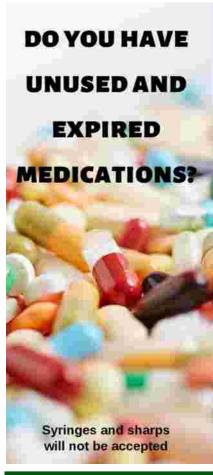
WILLIAMSON COUNTY'S FIRST-EVER! OCTOBER 21-23

EXPO CENTER, 5350 BILL PICKETT TRAIL, TAYLOR









NATIONAL TAKE-BACK DAY

Saturday, October 23

10 am - 2 pm FREE AND SAFE MEDICATION DISPOSAL

GEORGETOWN:

Legacy Hills Park Pavilion at 200 Del Webb Blvd, Sun City Williamson County Sheriff's Office, 508 S. Rock, Georgetown

ROUND ROCK:

Round Rock Police Department, 2701 North Mays

CEDAR PARK:

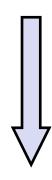
Cedar Park Police Department, 911 Quest Parkway and

LEANDER:

Leander Police Department, 705 Leander Dr.



More information: 512-246-9880 Other locations: DEATakeBack.com There's an alternative if you can't make October 23!





Now, there's a place where you can bring your old medications through the week, instead of throwing them down the drain or in the landfill!

This MedReturn box is located in the Jester Annex, right outside the tax assessor-collector's office.

Items accepted

- Prescription medications, ointments, and liquids
- Over-the-counter medications
- Vitamins
- Meds for pets

Items NOT accepted

- ♦ Thermometers and needles
- Illegal drugs
- Aerosol cans
- Hydrogen Peroxide
- Non-prescription ointments, lotions, and liquids

KUDOS



Williamson County Judge Stacey Mathews Honored by Williamson County Bar Association

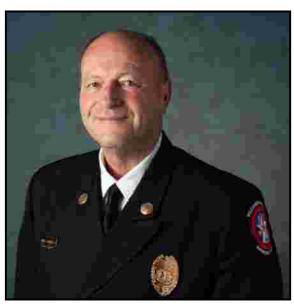
The Women's Law Section of the Williamson County Bar Association presented Judge Stacey Mathews with a Certificate of Excellence in recognition of her commitment to mentorship in the courts. Mathews has served as Judge of the 277th District Court in Williamson County since 2013, and presides over a docket comprised of adult criminal and juvenile cases.

This past summer, Mathews, who prior to entering the field of law was an educator, served as a mentor for the Georgetown ISD Teacher Externship Program. In this program, a GISD teacher spent a week in her court, learning about the legal process in adult cases and juvenile cases, and incorporated what she learned

into lessons for her students.

In her docket Mathews has a first-hand view of the cycle that results in criminal activity. This led her to create the Transformative Justice (TJ) Program, which is focused on teaching pro-social life skills and addressing the underlying issues that bring emerging adults into the criminal justice system. A key element of that program is mentoring – helping program participants learn skills and behaviors through working with successful peers and professionals.

Congratulations Judge Mathews!



Connealy awarded Georgetown Chamber Cornerstone award for Public Safety

The Georgetown Chamber of Commerce handed out its Public Safety Cornerstone award on Sept. 15 to Williamson County Emergency Services Senior Director Chris Connealy.

After a 40-year career where he has overseen both the Houston and Cedar Park fire departments, as well as served as the Texas State Fire Marshal, the Williamson County Commissioners Court appointed Chris to his current position in 2018.

Congratulations Chief!

KUDOS



Williamson County Judge Betsy Lambeth Honored by Williamson County Bar Association

Well, it seems that the Women's Law Section of the Williamson County Bar has also honored 425th District Court Judge Betsy Lambeth with a Certificate of Excellence, too.

Judge Lambeth was the first female District Judge in Williamson County, and since she was first elected in 2012, she has taken it upon herself to mentor attorneys that practice in our courts, at all stages of their careers.

Besides being a Judge of the 425th District Court, Judge Lambeth is also the Local Administrative Judge for the county, where she coordinates issues facing the justice system and acts as a liaison for the judges with other stakeholders.

Congratulations Judge Lambeth!!!



Our Constable Precinct 4 office has just received the FBI-LEEDA (Law Enforcement Executive Development Association) award.

To earn the FBI-LEEDA Trilogy Award, a student must complete an intensive 85 hour, 3-part training series to include FBI-LEEDA's Supervisor Leadership Institute, Command Leadership Institute, and Executive Leadership Institute.

The Mission Statement of FBI-LEEDA is to advance the science and art of law enforcement leadership and promote the exchange of information to improve law enforcement management

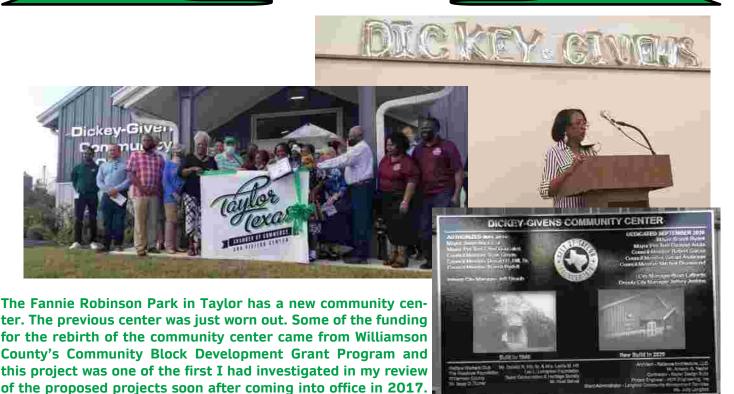
practices through training, education, and networking among police professionals across the United States and beyond.

Every commissioned officer in the office has gone through the training. The Precinct 4 office is the only constable office *in the nation* to achieve this honor!

Congratulations Constable Paul Leal and the Precinct 4 Staff!!!



Dickey-Givens Community Center Ribbon Cutting



Once again the S/E Community of Taylor has a building that can support funerals, marriages, family reunions and community potlucks. The architect created a design in the likeness of the former facility but with a modern twist and materials.

Speakers included Mayor Brandt Rydell, community leaders Don and Leslie Hill, and evenGivens with her walker. Mrs. Lessie Givens was a long-time teacher in Taylor, then was the principal administrator of the former community center – I believe she ran the after-school program for 40 years. Many of Taylor's adults grew up under her tutelage and supervision. The Taylor Chamber provided the green, of course, ribbon complete with a bow for the occasion. Naturally (you have of course just before), Dickey harkens to the dear black doctor, Dr James Lee Dickey, the only black physician in Williamson County who guided and saved many people, black and white, from the typhoid fever and worked to provide recreational activities for the youth of Taylor seeing that violence was the cause of many deaths. Dickey, along with other participants, developed recreational facilities for youth. He solicited help from white physicians, who got involved. As luck would have it, the Taylor school board, in 1940, purchased land for a park for African Americans. African American women in the community with donations from some influential white community leaders, funded a building which was erected and was designated "The Community Center." Its legacy lives on thru this new, spacious center for the community.



Commissioner Cook visits with The Plantation HOA



Helping Scouts Learn: What a County does for its Residents



Scouts can earn a badge by meeting with a government or community leader and learn about his or her role in the community. I had the pleasure of meeting with Brushy Creek Elementary's Cub Scout Pack 174, and some of their parents, on Sunday afternoon in the most pleasurable conditions of near fall weather in Cat Hallow Park! I explained the many roles of county government, why we exist – arm of the state government, and what we do, it's almost what don't we do. Many questions were asked, including from the parents. Wednesday night I meet with a boy scout from across the street to talk about the TxDOT-City of Round Rock-County project for RM620 which includes a round-

about and two bridges to allow thru traffic to flow to, or east of, I-35 skipping the lights/train tracks at Chisholm Trail and the light at Lake Creek Drive – YAY. I'll have drawings and schematics and explanation of the project – great example of three entities working together.

Momentum Economic Development Summit

A 5-year public-private partnership between Round Rock, Round Rock Chamber and private investors in Central Texas.

On Thursday September 16th, an economic summit was held at Kalahari Resort (go for the info, stay for the great food!).

Guest speakers included Robert Allen, President and CEO of the Texas Economic Development Corporation, Adriana Cruz, Executive Director of Texas Economic Development and Tourism (appointed by Gov. Abbott), Bryan Daniel, Chairman and Commissioner representing the public for the Texas Workforce Commission, and Ryan Therrell, Chairman of the Round Rock Chamber's Momentum Program.

Some worthy notes to remember:

- We are in a very high activity level for economic development; typical year has about 140 projects going, for us this year, we've had 250 projects going
- Still seen as affordable for business and employees
- Very low unemployment rate, currently 3.9%
- Texas is the world's 9th largest economy
- We have a median age, 7years below other states this sets us (and businesses) up for the future
- We must develop and evolve our workforce educational offerings for tomorrow (high schools, community colleges, and technical schools)
- The Texas Governor's office executes economic development a little differently from other states does not dictate locations for business prospects but encourages local entities to drive a collaborative process with prospective companies (we indeed experience this)
- The Chapter 313 tax incentive that ISDs have been able to offer to businesses by setting a
 certain level of property value (below market) to reduce taxes is expiring. Expect the legislature to revive it but we could be facing tougher times for putting together competitive
 packages for desired companies/industries in the short term



Bryan Daniel
Chair and Commissioner Texas Workforce Commission



Adriana Cruz
Exec Dir Tx Economic
Development & Tourism



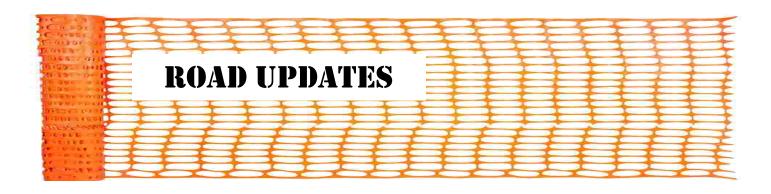
Ryan Therrell Chair of Round Rock's Chamber Momentum Program



Robert Allen
Pres & CEO Tx Eco Dev Corp



Finally, Russ Boles and I celebrate our Wilco regional economic attraction



620 at Railroad/Chisholm Trail (TxDOT with primary contractor Bridges and Roads LLC)— The area changes frequently, so please be alert as you drive through there.. For instance: A wastewater pipe has been installed north of RM 620 at North Lake Creek Dr. New pavement is down from Brentwood to west of Briarwood. Concrete curb and gutter has been placed on the west half of North Lake Creek Dr. Concrete crews continue to fabricate forms for bridges and sidewalks, and a headwall structure has been constructed near the school water quality pond. Wall panels continue to be erected along the south right of way, west of the railroad tracks. Go HERE to learn more. Estimated completion date is summer 2022.

<u>Great Oaks Bridge at Brushy Creek Rd.</u> (Contractor: DeNucci Constructors LLC)— Right of Way clearing has begun on the east side of the existing bridge. Construction is anticipated to begin September 2021. Estimated cost is \$11.2M. At this early stage, construction completion is expected to be Spring 2023. Learn more <u>HERE</u>.

<u>Brushy Creek Rd. Safety Improvements</u> (Contractor: DeNucci Constructors LLC)— Learn more about this project at this <u>website</u>. Just a little bit more work on striping and the placing of raised markers needs to happen for the Creekside Pool parking lot. Almost done!

<u>Hairy Man Rd.</u> (Contractor: DeNucci Constructors LLC)— Excavating ditches and grading the road continues at various locations. Work continues around the metal beam guard fence at the Brushy Creek Bridge. Final striping and the placing of raised pavement markers have been done.

<u>Pond Springs Road Area Drainage Improvements</u>— Agreements have been reached with all entities., but apparently, some minor final reference language needs to be added before sending it to TxDOT. Again, 60% complete design plans for the project are under development and will be submitted to TxDOT (supposedly) next month and to City of Austin for their review process. Construction slated to begin late 2022. County project with estimated cost of \$4.17M for construction, right of way, and design.

<u>Forest North Drainage Improvements Phase III</u> (Contractor: DeNucci Constructors LLC) – Newberry St. has seen hydromulching placed and new paving. On Parkland Dr., the installation of the City of Austin water line, water services, and the fire hydrant have been installed, as well as hydro-mulching., and a water line is beginning to be installed on Rainbow Ct. This is a county job to create drainage in this very flat area with an estimated cost of \$4.8M. Substantial completion is still anticipated in early 2022.

<u>University Blvd. widening from IH-35 to just east of Sunrise Rd.</u> (Contractor: DeNucci Constructors LLC)— <u>Stay off University if you possibly can!!!</u> Traffic has been switched at the northside of University Oaks and University intersection to the east side of the roadway. Excavating continues westbound University Blvd. from the west to Sunrise Rd.. There is also much work going on around the HEB driveway on westbound University Blvd and signal work at the North Mays intersection. This is a City of Round Rock project for which the county has contributed \$5M. Project is slated to finish in early 2022.

<u>Wyoming Springs @ Smyers Lane</u>— Additional public outreach continues to being conducted in response to public comments on safety concerns. Final plans have been signed.

The Mission, Vision, and Value Statements of the Williamson County Commissioner Precinct 1 Office

MISSION

To lead pro-actively on the Williamson County Commissioners Court while advocating for the constituents of Precinct 1 and the county at-large from a foundation of collaboration and respect.

VISION

To transform Williamson County government into a more accessible, responsive, transparent, and well-managed organization for our residents, so that we become the community recognized as the best in Central Texas to live and enjoy.

VALUES

Accountability, commitment, integrity, and respect form the values that guide the Williamson County Commissioner Precinct 1 office.

CONTACT US!

LOCATION: Williamson County Jester Annex

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512-244-8610. doris.sanchez@wilco.org

EXECUTIVE ASSISTANT: Garry Brown

512-244-8615, garry.brown@wilco.org

SEE US ONLINE!!!

Williamson County's Website! - www.wilco.org

Our office's web site- Terry Cook, Commissioner Pct 1

Non-Emergency Phone Numbers

Austin Fire Department 512-974-0130

County Judge Bill Gravell 512-943-1550

Jollyville Fire Department (ESD 1) 512-258-1038

Round Rock Fire Department (ESD 9) 512-218-5590

Sam Bass Fire Department (ESD 2) 512-255-0100

Williamson Central Appraisal District 512-930-3787

Williamson County Landfill 512-759-8881

Williamson County Regional Animal Shelter 512-943-3322

Williamson County Sheriff's Office 512-864-8282

Want to know even more about what's happening in Williamson County?

Sign up for the WILCOunty Line E-newsletter! Click here to sign up! Commissioner Cook keeps meeting with many MUD Boards and HOAs. To invite her to your meeting, contact Doris at doris.sanchez@wilco.org

