
AGENDA

Main Street Advisory Board Regular Meeting

5:00 PM; March 19, 2025

City Hall Conference Room

- I. CALL TO ORDER AND DECLARE A QUORUM
- II. PUBLIC COMMENT
- III. REVIEW / DISCUSS AND CONSIDER ACTION ON THE FOLLOWING:
 - 1. Approve the Minutes from the Main Street Advisory Board Meeting from February 19, 2025.
 - 2. Receive the financial reports as information for the GL(100-524) and Main Street Revenue (123) Funds
 - 3. Receive the Downtown Property and Business report as information.
 - 4. Receive the Main Street Staff Activity Report as information.
- IV. NEW BUSINESS:
 - 5. Review Museum on Main Application
- V. CONTINUING BUSINESS:
 - 6. Receive the report of coordination of Downtown Events
 - 7. Receive information and provide guidance on re-structuring of Breakfast bites from ad hoc committee
 - 8. Receive the current report from the Marketing Committee as information.
 - 9. Receive the current report from the New Justice Center Advisory Committee
 - 10. Identify items for the April 16, 2025 meeting

VI. ADJOURN

The Board or Commission may vote and/or act upon each of the items listed in this Agenda. The Board or Commission reserves the right to retire into executive session concerning any of the items listed on this Agenda. Whenever it is considered necessary and legally justified under the Open Meetings Act, I certify that the notice of meeting was posted in the Taylor City Hall Lobby before 5:00 pm on March 14, 2025, and remained posted for at least 72 continuous hours before the scheduled time of said meeting. I further certify that the following news media was notified of this meeting: Taylor Press.

Ruby Fisher
Ruby Fisher, Special Events Coordinator

03/06/2025
Date

MINUTES

CITY OF TAYLOR, TEXAS

MAIN STREET ADVISORY BOARD MEETING

City Hall Conference Room 400 Porter Street, Taylor, Texas 76574

FEBRUARY 19, 2025 – 5:00 PM

MEMBERS PRESENT

Ruth Rivera
Jeff Snyder
Curie Humphreys
Alyse Mervosh
John McRae
Jennifer Lopez

MEMBERS ABSENT

Doug Moss

OTHERS PRESENT

Ruby Fisher, City Liaison
Carly Pearson, Assistant City
Manager
Chuck Farr

I. CALL TO ORDER AND DECLARE A QUORUM

A quorum was declared and the meeting was called to order at 5:28 pm

II. PUBLIC COMMENT

III. REVIEW / DISCUSS AND CONSIDER ACTION ON THE FOLLOWING:

1. Review and approve the minutes from the January 15, 2025 meeting and the January 6, 2025 work session
 - A motion was made to approve the minutes by Alyse Mervosh, seconded by Curie Humphreys, all supported.
2. Receive the financial reports as information for the GL(100-524) and Main Street Revenue (123) Funds as presented.
 - The report was received as information.

IV. REGULAR AGENDA - NEW BUSINESS:

3. Introduce new Assistant City Manager Carly Pearson and discuss Taylor Main Street program.
4. Consider and take potential action on Museum on Main Street Opportunity.
 - A motion as made by Curie Humphreys to apply for the opportunity, which was seconded by Jeff Snyder. The motion was supported unanimously.

V. REGULAR AGENDA - CONTINUING BUSINESS:

5. Receive the current Downtown Property and Business report as information.
 - The report was received as information.
6. Receive the Main Street Manager and Special Events Coordinator's report of December's activities as information.
 - The report was received as information.
7. Receive the current Downtown Property and Business report as information.
 - The report was received as information.
8. Receive information on the coordination of current Main Street Events.
 - The report was received as information.
9. Receive information and provide guidance on re-structuring of Breakfast Bites from ad hoc committee.
 - A comparative effort between other towns of our side

- Downtown Data Survey – where are our businesses hurting
- 10. Receive the current report from the Marketing Committee as information.
 - The report was received as information.
- 11. Receive the current report from the new City Hall Advisory committee.
- 12. Identify items for March 19, 2025 meeting.
 - The report was received as information.

VI. ADJOURN

13. A motion was made to adjourn the meeting by Jeff Snyder and seconded by Curie Humphreys. The motion was unanimously supported and adjourned at 7:47 pm.

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

100-GENERAL FUND
FINANCIAL SUMMARY

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>REVENUE SUMMARY</u>							
***	TOTAL REVENUES	***	0.00	0.00	0.00	0.00	0.00
		=====	=====	=====	=====	=====	=====
<u>EXPENDITURE SUMMARY</u>							
524-	MAIN STREET PROGRAM	221,529.00	59.87	128,130.66	57.84	0.00	93,398.34
***	TOTAL EXPENDITURES	***	221,529.00	59.87	128,130.66	57.84	93,398.34
		=====	=====	=====	=====	=====	=====
***	TOTAL PROFIT / (LOSS)	***	(221,529.00)	(59.87)	(128,130.66)	57.84	0.00
		=====	=====	=====	=====	=====	=====

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

100-GENERAL FUND
REVENUES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
***	TOTAL REVENUES ***	0.00	0.00	0.00	0.00	0.00	0.00
		=====	=====	=====	=====	=====	=====

100-GENERAL FUND
524-MAIN STREET PROGRAM
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
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100-EMPLOYEE SERVICES

WAGES & SALARIES

524-111	REGULAR FULL TIME	148,985.00	0.00	99,391.44	66.71	0.00	49,593.56
524-114	OVERTIME	0.00	0.00	0.00	0.00	0.00	0.00
524-115	LONGEVITY PAY	192.00	0.00	288.00	150.00	0.00	(96.00)
524-118	INSURANCE ALLOWANCE	0.00	0.00	0.00	0.00	0.00	0.00
524-119	CERTIFICATION PAY	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
* SUB-CATEGORY TOTAL *		149,177.00	0.00	99,679.44	66.82	0.00	49,497.56

PAID BENEFITS

524-120	UNUM LIFE	297.00	22.50	135.00	45.45	0.00	162.00
524-121	FICA SOCIAL SECURITY	11,397.00	0.00	7,582.29	66.53	0.00	3,814.71
524-122	WORKERS COMPENSATION	344.00	0.00	212.18	61.68	0.00	131.82
524-123	STATE UNEMPLOYMENT TAXES	162.00	0.00	234.00	144.44	0.00	(72.00)
524-124	RETIREMENT-TMRS	20,631.00	0.00	6,996.79	33.91	0.00	13,634.21
524-126	HEALTH INSURANCE	16,597.00	0.00	7,338.00	44.21	0.00	9,259.00
524-127	DENTAL INSURANCE	576.00	0.00	236.20	41.01	0.00	339.80
524-128	LONG TERM DISABILITY	369.00	37.37	224.22	60.76	0.00	144.78
524-129	VISION INSURANCE	<u>99.00</u>	<u>0.00</u>	<u>47.90</u>	<u>48.38</u>	<u>0.00</u>	<u>51.10</u>
* SUB-CATEGORY TOTAL *		50,472.00	59.87	23,006.58	45.58	0.00	27,465.42

ALLOWANCES/REIMBURSEMENTS

524-133	BUSINESS- TRANSPORTATION	0.00	0.00	0.00	0.00	0.00	0.00
524-135	BUSINESS MEALS	<u>1,500.00</u>	<u>0.00</u>	<u>272.88</u>	<u>18.19</u>	<u>0.00</u>	<u>1,227.12</u>
* SUB-CATEGORY TOTAL *		1,500.00	0.00	272.88	18.19	0.00	1,227.12

TRAINING/PROFESSIONAL DEVELOPM

524-141	WORKSHOP TRAINING	400.00	0.00	0.00	0.00	0.00	400.00
524-142	PROFESSIONAL CONFERENCES	1,545.00	0.00	0.00	0.00	0.00	1,545.00
524-143	MEMBERSHIPS AND DUES	1,375.00	0.00	375.00	27.27	0.00	1,000.00
524-144	SUBSCRIPTIONS AND BOOKS	2,250.00	0.00	762.32	33.88	0.00	1,487.68
524-146	TRAINING- TRANSPORTATION	1,700.00	0.00	0.00	0.00	0.00	1,700.00
524-147	TRAINING- LODGING	2,500.00	0.00	1,721.80	68.87	0.00	778.20
524-148	TRAINING- MEALS	<u>880.00</u>	<u>0.00</u>	<u>256.00</u>	<u>29.09</u>	<u>0.00</u>	<u>624.00</u>
* SUB-CATEGORY TOTAL *		10,650.00	0.00	3,115.12	29.25	0.00	7,534.88

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

100-GENERAL FUND
524-MAIN STREET PROGRAM
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
** CATEGORY TOTAL **		211,799.00	59.87	126,074.02	59.53	0.00	85,724.98

200-OPERATIONAL SUPPLIES

OFFICE SUPPLIES

524-211	GENERAL OFFICE SUPPLIES	1,545.00	0.00	686.29	44.42	0.00	858.71
524-213	PHOTOGRAPHIC SUPPLIES	0.00	0.00	0.00	0.00	0.00	0.00
524-214	COMPUTER SUPPLIES	500.00	0.00	14.66	2.93	0.00	485.34
524-215	POSTAGE	<u>100.00</u>	<u>0.00</u>	<u>46.92</u>	<u>46.92</u>	<u>0.00</u>	<u>53.08</u>
* SUB-CATEGORY TOTAL *		2,145.00	0.00	747.87	34.87	0.00	1,397.13

PROGRAM/SPECIAL EVENTS

524-232	FOOD/MEALS	0.00	0.00	0.00	0.00	0.00	0.00
524-233	CITY SPONSORED EVENTS	0.00	0.00	0.00	0.00	0.00	0.00
524-235	PROMOTIONAL SUPPLIES	<u>2,100.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>2,100.00</u>
* SUB-CATEGORY TOTAL *		2,100.00	0.00	0.00	0.00	0.00	2,100.00

OPERATIONAL EQUIPMENT (ADMIN)

524-261	OFFICE FURNITURE	0.00	0.00	0.00	0.00	0.00	0.00
524-267	COMPUTERS	0.00	0.00	0.00	0.00	0.00	0.00
524-269	OTHER OFFICE EQUIPMENT	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
* SUB-CATEGORY TOTAL *		0.00	0.00	0.00	0.00	0.00	0.00

** CATEGORY TOTAL **		4,245.00	0.00	747.87	17.62	0.00	3,497.13
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300-FACILITIES OPERATIONS/MAIN

UTILITIES

524-323	TRUNK TELEPHONE SYSTEM	0.00	0.00	0.00	0.00	0.00	0.00
524-324	CELL PHONES	<u>600.00</u>	<u>0.00</u>	<u>608.24</u>	<u>101.37</u>	<u>0.00</u>	<u>(8.24)</u>
* SUB-CATEGORY TOTAL *		600.00	0.00	608.24	101.37	0.00	(8.24)

** CATEGORY TOTAL **		600.00	0.00	608.24	101.37	0.00	(8.24)
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100-GENERAL FUND
524-MAIN STREET PROGRAM
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>400-EQUIPMENT OPERATIONS/MAINT</u>							
<u>OFFICE EQUIPMENT</u>							
524-461	OFFICE EQUIPMENT RENTAL	0.00	0.00	0.00	0.00	0.00	0.00
524-462	OFFICE EQUIPMENT MAINT/REPAIR	<u>2,000.00</u>	<u>0.00</u>	<u>501.89</u>	<u>25.09</u>	<u>0.00</u>	<u>1,498.11</u>
* SUB-CATEGORY TOTAL *		2,000.00	0.00	501.89	25.09	0.00	1,498.11
** CATEGORY TOTAL **		2,000.00	0.00	501.89	25.09	0.00	1,498.11
<u>500-CONTRACT SERVICES AND FEES</u>							
<u>PROFESSIONAL SERVICES</u>							
524-512	ENGINEERING SERVICES	1,425.00	0.00	0.00	0.00	0.00	1,425.00
524-519	OTHER PROFESSIONAL SERVICES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
* SUB-CATEGORY TOTAL *		1,425.00	0.00	0.00	0.00	0.00	1,425.00
<u>FEES FOR SERVICES</u>							
524-523	OUTSIDE PRINTING	0.00	0.00	0.00	0.00	0.00	0.00
524-528	ADVERTISING	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
* SUB-CATEGORY TOTAL *		0.00	0.00	0.00	0.00	0.00	0.00
<u>CONTRACT SERVICES</u>							
524-532	SOFTWARE MAINT/LICENSING	1,260.00	0.00	198.64	15.77	0.00	1,061.36
524-539	OTHER CONTRACT SERVICES	<u>200.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>200.00</u>
* SUB-CATEGORY TOTAL *		1,460.00	0.00	198.64	13.61	0.00	1,261.36
** CATEGORY TOTAL **		2,885.00	0.00	198.64	6.89	0.00	2,686.36

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

100-GENERAL FUND
524-MAIN STREET PROGRAM
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>700-CAPITAL OUTLAY</u>							
<u>OFFICE FURNITURE/EQUIPMENT</u>							
524-714	COMPUTER EQUIPMENT	0.00	0.00	0.00	0.00	0.00	0.00
* SUB-CATEGORY TOTAL *		0.00	0.00	0.00	0.00	0.00	0.00
** CATEGORY TOTAL **		0.00	0.00	0.00	0.00	0.00	0.00
<u>800-CONTRIBUTIONS & CONTINGENC</u>							
<u>CONTRIBUTIONS/TRANSFERS</u>							
524-819	OTHER CONTRIBUTIONS	0.00	0.00	0.00	0.00	0.00	0.00
* SUB-CATEGORY TOTAL *		0.00	0.00	0.00	0.00	0.00	0.00
** CATEGORY TOTAL **		0.00	0.00	0.00	0.00	0.00	0.00
***	DEPARTMENT TOTAL ***	221,529.00	59.87	128,130.66	57.84	0.00	93,398.34
***	TOTAL EXPENSES ***	221,529.00	59.87	128,130.66	57.84	0.00	93,398.34
***	TOTAL PROFIT / (LOSS) ***	(221,529.00)	(59.87)	(128,130.66)	57.84	0.00	(93,398.34)

*** END OF REPORT ***

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

123-MAIN STREET REVENUE FUND
FINANCIAL SUMMARY

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>REVENUE SUMMARY</u>							
330-	INTERGOVERNMENTAL REV	0.00	0.00	0.00	0.00	0.00	0.00
430-	USE OF MONEY AND PROP	0.00	0.00	0.00	0.00	0.00	0.00
440-	DONATIONS FROM PRIVAT	41,000.00	0.00	27,375.80	66.77	0.00	13,624.20
450-	INTERFUND OPERATING T	<u>53,100.00</u>	<u>0.00</u>	<u>2,500.00</u>	<u>4.71</u>	<u>0.00</u>	<u>50,600.00</u>
***	TOTAL REVENUES ***	94,100.00	0.00	29,875.80	31.75	0.00	64,224.20
		=====	=====	=====	=====	=====	=====
<u>EXPENDITURE SUMMARY</u>							
615-	CONTRIBUTE TO CIVIC P	<u>94,100.00</u>	<u>0.00</u>	<u>44,180.15</u>	<u>74.26</u>	<u>25,695.00</u>	<u>24,224.85</u>
***	TOTAL EXPENDITURES ***	94,100.00	0.00	44,180.15	74.26	25,695.00	24,224.85
		=====	=====	=====	=====	=====	=====
***	TOTAL PROFIT / (LOSS) ***	0.00	0.00	(14,304.35)	0.00	(25,695.00)	39,999.35
		=====	=====	=====	=====	=====	=====

123-MAIN STREET REVENUE FUND
REVENUES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>330-INTERGOVERNMENTAL REVENUES</u>							
330-234	TEDC CONTRIBUTIONS	0.00	0.00	0.00	0.00	0.00	0.00
330-235	GENERAL CONTRIBUTIONS	0.00	0.00	0.00	0.00	0.00	0.00
330-236	OTHER CONTRIBUTIONS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
** REVENUE CATEGORY TOTAL **		0.00	0.00	0.00	0.00	0.00	0.00
<u>430-USE OF MONEY AND PROPERTY</u>							
430-331	INTEREST INCOME	0.00	0.00	0.00	0.00	0.00	0.00
430-335	REFUNDS AND REIMBURSEMENTS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
** REVENUE CATEGORY TOTAL **		0.00	0.00	0.00	0.00	0.00	0.00
<u>440-DONATIONS FROM PRIVATE SOU</u>							
440-352	FARMERS' MARKET RENTAL FEES	9,000.00	0.00	0.00	0.00	0.00	9,000.00
440-353	MAIN STREET CAR SHOW	17,000.00	0.00	27,115.80	159.50	0.00	(10,115.80)
440-354	WINE SWIRL	0.00	0.00	0.00	0.00	0.00	0.00
440-355	HERITAGE SQ CHRISTMAS LIGHTS	0.00	0.00	0.00	0.00	0.00	0.00
440-356	CHRISTMAS BAZAAR	0.00	0.00	200.00	0.00	0.00	(200.00)
440-357	SALES AND OTHER FUNDRAISINGS	0.00	0.00	0.00	0.00	0.00	0.00
440-358	TAYLOR FEST	12,000.00	0.00	60.00	0.50	0.00	11,940.00
440-359	SPOOKTACULAR	0.00	0.00	0.00	0.00	0.00	0.00
440-360	2ND SATURDAY	<u>3,000.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>3,000.00</u>
** REVENUE CATEGORY TOTAL **		41,000.00	0.00	27,375.80	66.77	0.00	13,624.20
<u>450-INTERFUND OPERATING TRANSE</u>							
450-361	TRANSFER FROM TIF	0.00	0.00	0.00	0.00	0.00	0.00
450-362	TRANSFER FROM H.O.T.	5,000.00	0.00	2,500.00	50.00	0.00	2,500.00
450-365	TRANSFER FROM GENERAL FUND	<u>48,100.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>48,100.00</u>
** REVENUE CATEGORY TOTAL **		<u>53,100.00</u>	<u>0.00</u>	<u>2,500.00</u>	<u>4.71</u>	<u>0.00</u>	<u>50,600.00</u>
*** TOTAL REVENUES ***							
		94,100.00	0.00	29,875.80	31.75	0.00	64,224.20
		=====	=====	=====	=====	=====	=====

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

123-MAIN STREET REVENUE FUND
615-CONTRIBUTE TO CIVIC PROGRA
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
<u>100-EMPLOYEE SERVICES</u>							
<u>WAGES & SALARIES</u>							
615-111	REGULAR FULL TIME	0.00	0.00	0.00	0.00	0.00	0.00
* SUB-CATEGORY TOTAL *		0.00	0.00	0.00	0.00	0.00	0.00
** CATEGORY TOTAL **		0.00	0.00	0.00	0.00	0.00	0.00
<u>200-OPERATIONAL SUPPLIES</u>							
<u>PROGRAM/SPECIAL EVENTS</u>							
615-231	TAYLOR PRIDE	0.00	0.00	0.00	0.00	0.00	0.00
615-232	FARMERS' MARKET	9,000.00	0.00	0.00	0.00	0.00	9,000.00
615-233	CITY SPONSORED EVENTS	3,500.00	0.00	1,534.00	43.83	0.00	1,966.00
615-235	MAIN ST CAR SHOW	30,000.00	0.00	30,741.22	102.47	0.00	(741.22)
615-236	TAYLOR FEST	14,000.00	0.00	0.00	0.00	0.00	14,000.00
615-237	WINE SWIRL	2,000.00	0.00	0.00	0.00	0.00	2,000.00
615-238	CHRISTMAS BAZAAR	600.00	0.00	1,200.22	200.04	0.00	(600.22)
615-239	SPOOKTACULAR	1,500.00	0.00	1,498.71	99.91	0.00	1.29
* SUB-CATEGORY TOTAL *		60,600.00	0.00	34,974.15	57.71	0.00	25,625.85
<u>PUBLIC SAFETY SUPPLIES</u>							
615-240	CITY PARADES	25,000.00	0.00	7,318.97	49.54	5,065.00	12,616.03
615-241	2ND SATURDAY	0.00	0.00	0.00	0.00	0.00	0.00
* SUB-CATEGORY TOTAL *		25,000.00	0.00	7,318.97	49.54	5,065.00	12,616.03
<u>SPECIALTY SUPPLIES</u>							
615-259	MISC. SUPPLIES	3,500.00	0.00	0.00	0.00	0.00	3,500.00
* SUB-CATEGORY TOTAL *		3,500.00	0.00	0.00	0.00	0.00	3,500.00
** CATEGORY TOTAL **		89,100.00	0.00	42,293.12	53.15	5,065.00	41,741.88

123-MAIN STREET REVENUE FUND
615-CONTRIBUTE TO CIVIC PROGRA
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
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500-CONTRACT SERVICES AND FEES

PROFESSIONAL SERVICES

615-519	OTHER PROFESSIONAL SERVICES	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
	* SUB-CATEGORY TOTAL *	0.00	0.00	0.00	0.00	0.00	0.00

FEES FOR SERVICES

615-523	OUTSIDE PRINTING	0.00	0.00	0.00	0.00	0.00	0.00
615-528	ADVERTISING	<u>5,000.00</u>	<u>0.00</u>	<u>1,887.03</u>	<u>37.74</u>	<u>0.00</u>	<u>3,112.97</u>
	* SUB-CATEGORY TOTAL *	5,000.00	0.00	1,887.03	37.74	0.00	3,112.97

** CATEGORY TOTAL **	5,000.00	0.00	1,887.03	37.74	0.00	3,112.97
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700-CAPITAL OUTLAY

OFFICE FURNITURE/EQUIPMENT

615-719	OTHER CAPITAL OUTLAY	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
	* SUB-CATEGORY TOTAL *	0.00	0.00	0.00	0.00	0.00	0.00

** CATEGORY TOTAL **	0.00	0.00	0.00	0.00	0.00	0.00
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800-CONTRIBUTIONS & CONTINGENC

CONTRIBUTIONS/TRANSFERS

615-811	RENTAL ASSISTANCE	0.00	0.00	0.00	0.00	0.00	0.00
615-813	FACADE GRANT	0.00	0.00	0.00	0.00	20,630.00	(20,630.00)
615-815	INTERFUND TRANSFER OUT	0.00	0.00	0.00	0.00	0.00	0.00
615-819	OTHER CONTRIBUTIONS	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
	* SUB-CATEGORY TOTAL *	0.00	0.00	0.00	0.00	20,630.00	(20,630.00)

C I T Y O F T A Y L O R
FINANCIAL STATEMENT
AS OF: MARCH 31ST, 2025

123-MAIN STREET REVENUE FUND
615-CONTRIBUTE TO CIVIC PROGRA
DEPARTMENT EXPENSES

ACCT #	ACCOUNT NAME	ANNUAL BUDGET	CURRENT PERIOD	Y-T-D ACTUAL	% OF BUDGET	Y-T-D ENCUMB.	BUDGET BALANCE
** CATEGORY TOTAL **		<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>20,630.00</u>	<u>(20,630.00)</u>
*** DEPARTMENT TOTAL ***		94,100.00 =====	0.00 =====	44,180.15 =====	74.26 =====	25,695.00 =====	24,224.85 =====
*** TOTAL EXPENSES ***		94,100.00 =====	0.00 =====	44,180.15 =====	74.26 =====	25,695.00 =====	24,224.85 =====
*** TOTAL PROFIT / (LOSS) ***		0.00 =====	0.00 =====	(14,304.35) =====	0.00 =====	(25,695.00) =====	39,999.35 =====

*** END OF REPORT ***

FOR SALE						
Property Name	Address	Owner/Realtor	Contact Info	Square Foot	Price	Notes
McCrory-Timmerman & Titsworth Buildings	201 N Main St	CWMRY Boyd / Todd Mahler with Partners	Todd Mahler with Partners Real Estate 512-643-8071	43,890 (building size) 30,834 (net rentable)	\$12.500,000 down from \$15,750,000	mixed use
Young's Store	315 N Main St	Young Chong Kim / Austin Grace Realty	512.947.5599	3158 SF		PENDING!
Johan Borge building	405 S Main St	Johan Borge	512-366-7894	2386 SF	850000	restaurant
Johan Borge building	407 S Main St	Johan Borge	512-366-7894	1,405/SF on 0.12 ac lot	4750000	commercial
Johan Borge building	409 S Main Street	Johan Borge	512-366-7894	2000/SF	850000	mixed use
Taylor Bedding	417 W 2nd St	606 Leander Georgetown LLC / Logan Reichle with CBRE	512-499-4905	35,000/SF	2850000	industrial
Industrial Warehouses	601 W 2nd St	606 Leander Georgetown LLC / Darren Quick	512-814-1820	58,600/SF	Contact for pricing	industrial
corner of N Main St & E 7th St	620 N Main St	Delmar McKinney / Julie Downs - Tierra Grande Real Estate	Julie Downs-512-487-3967	2463 SF	750000	office
FOR LEASE						
Property Name	Address	Owner/Realtor	Contact Info	Square Foot	Price	Notes
2nd & Main Lofts	102 E 2nd St; Loft 201	2nd & Main Lofts, LLC / Julie Downs - Tierra Grande Realty	512.497.3697 juliedowns4@gmail.com	1430SF	\$1900/month	RESIDENTIAL UNIT
Public Sketch lot corner of E 1st & N Main	104 N Main St	Public Sketch / Tierra Grande - Julie Downs	512.497.3697 juliedowns4@gmail.com	800 SF	contact for pricing	Restaurant/office space
Taylor Hall	111 W 3rd St; STE 300	Ryder Jeanes - CLD Realty	rjeanes@cldrealty.com	1824 SF	\$2.17/SF/MO NNN	Retail
Titsworth Building - fmr Hola Aloha	118 W 2nd St	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	680 SF	\$1025/month	Retail
Titsworth Building - fmr Ironwood	120 W 2nd St, Suite A	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	1380 SF	\$2300/month	Retail/Office
McCrory Timmerman - Residential	120 W 2nd St - Suite D	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	2300 SF	2800/month	Residential
Titsworth Building - fmr Real Estate Social	120 W 2nd St, Suite C	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	720 SF	\$1200/month	Retail/Office
Titsworth Building - fmr Ancira Salsa	120 W 2nd; St Suite E	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	1050 SF	\$1750/month	Retail/Office
McCrory-Timmerman	120 W 2nd St; Ste 200	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	264 SF	\$650/month	Conference/Office
McCrory-Timmerman	120 W 2nd St, Ste 201	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	2480 SF	\$29/SF/month	Office
McCrory-Timmerman	120 W 2nd St; Ste 202	CWMRY Boyd / Julie Downs with Tierra Grande	737-864-5330	1,500 sf	\$29/SF/month	Office/Retail
Taylor Press Building, Office Space - fmr Texas Concrete	211 W 3rd St; Ste 120	Julie Downs with Tierra Grande	737-864-5330	1898 SF	\$2400/month	Office
Industrial Flex Bldg	202 W 1st	JD McNabb Family / Ryan Schneider-Remax 512-529-6298	512-751-0606	5,000-10,000	\$16.20/sf/yr or \$1.35/sf/mo	Industrial Flex

R Zuniga's building - fmr Little Collective	211 N Main - Ste B-1	Ricardo Zuniga / Tierra Grande - Julie Downs	512-497-3967	B-1 - 403 SF	\$2.73/SF/MO	Retail
R. Zuniga's Building - fmr Hawt Spot	211 N Main St - Ste B-2	Ricardo Zuniga / Tierra Grande - Julie Downs	512-497-3967	1880 SF	\$3760/month	Retail
R Zuniga's bldg - FMR Red Cap	215 N Main St	Ricardo Zuniga / Julie Downs-Tierra Grande Real Estate	512-497-3967	1800 SF	\$18/SF/YR \$1.50/SF/MO	Office
Luhn-Johns Building - Ujjal Ghoshtagore	221 N Main St	Ujjal Ghoshtagore / Monica Luxon	512.203.7663 monica@luxonrealtyservices.com	2942 SF	\$2.00/SF/MO	Restaurant
Luhn-Johns Building - Ujjal Ghoshtagore	221 N Main St	Ujjal Ghoshtagore / Monica Luxon	512.203.7663 monica@luxonrealtyservices.com	1750 SF	\$1.80/SF/MO	Bar
Luhn-Johns Building - Ujjal Ghoshtagore	221 N Main St	Ujjal Ghoshtagore / Monica Luxon	512.203.7663 monica@luxonrealtyservices.com	7986 SF	\$2.00/SF/MO	Residential / Office
	301 Elliot St	Julie Downs with Tierra Grande	737-864-5330	1330 SF	\$2600/month	
J Borge Property - 1 story blue house	407 S Main St	Johan Borge	512-366-7894	1405 SF	\$1.80/SF/MO	single tenant office or retail
J Borge Property - 2 story cream colored house	409 S Main St	Johan Borge	512-366-7894	2000 SF	\$1.40/SF/MO	single tenant mixed use
Taylor Bedding Site	601 W 2nd St	606 Leander Georgetown LLC/Darren Quick with Don Quick & Associates	512-814-1820	58,600 SF in 2.90 AC	\$0.65/SF/MO	Industrial/Warehouse
Large Office Building - 12 total suites with 6 for lease	700 N Main St	Brent Campbell - Don Quick & Assoc	512-255-3000	#102 - 210 SF # 103 - 210 SF #105 - 282 SF #106 - 208 SF #107 - 384 SF #115 - 225 SF	All between \$2.00 & \$2.50/SF/MO	Interior office spaces
SOLD						
Property Name	Address	Owner/Realtor	Contact Info	Square Foot	Price	Notes
LEASED						
Property Name	Address	Owner/Realtor	Contact Info	Square Foot	Price	Notes
PLANNED RENNOVATION PROJECTS						
Property Name	Address	Owner/Realtor	Contact Info	Proposed Use	Status	Scope
Davis-Nelson Grocery Warehouse Site	110 W 1st St	Halie & Sara Ferguson	512-585-1748		Permit for Roof submitted	Full repair
Taylor Hall (fmrly Richter Furniture)	111 W 3rd St; Ste 400	Ryder Jeanes	Rjeanes@cldrealth.com	Retail/Office	Plans for Exterior Review	Façade Renovation
Eanes-Prewett Building	119-121 E 3rd St	Casey Denton	512-808-3483	Mixed Use	Pre-App Meeting Held	Interior and Exterior Reno
Taylor National Bank	200 N Main St	Chisum and Cissie Pierce	Chism@getchismed.com	Mixed use	Mortar needs to be slected	Interior and exterior repair
Taylor Bike Company building	204 N Main Street	John Jones	improvedproperties@yahoo.com	same use - no planned change	FIG sought - denied permit issued	Roof Work
Western Finance building	208 N Main Street	John Jones	improvedproperties@yahoo.com	same use - no planned change	FIG approved - permit issued	Roof Work
Ricardo Zuniga building	211 N Main St	Ricardo Zuniga	rzuniga@gmail.com	façade improvement	RZ to submit ppw for a EDC BIG grant to replace glazing and repaint	No permits applied for as of yet
Luhn-Johns Building	217-221 N Main St	Ujjal Ghoshtagore	ujjeg@gmail.com	spa services for Hawt Spot	Electrical work	permit obtained 12/31/24
fmr Tourville Antiques	401 N Main St	Rick Northcutt	rick@ricknorthcutt.com	offices	APP14051 being reviewed	interior renovation into offices
Thames Home	117 E 6th Str	Jessica Morgan	JessicaLauren@icloud.com	Mixed Use	FIG application submitted for staff review	Restoration of exterior

ACTIVE RESTORATION PROJECTS						
Taylor Hall	111 W 3rd; Ste 100	Ryder Jeanes	rjeanes@cldrealty.com	offices for Taylor EDC	permit issued 2024-13725	interior finish out
Taylor Hall	111 W 3rd St; Ste 400	Ryder Jeanes	rjeanes@cldrealty.com	construction of a handicap ramp for access from Talbot St.	permit issued 2024-13420	
Eanes-Jacobsen Building	113-115 E 3rd St	Louis Hughes - John Hughes is project manager	512-844-4150	offices/retail	Interior finish out of 215 - then 213. Phase 1 of exterior renovations to begin soon.	both interior and exterior work planned
Heidenheimer Co Wholesale Grocery Warehouses	209 W 1st St	Jeff Snyder	512.365.5346	storage associated with Jeff's Resurrections	ongoing	Tax Credit Project
Mike Hobbie Bldg	417 N Main St	Mike Hobbie	mikehobbie@gmail.com	interior remodel	Permit 2024-13410 issued - work ongoing	replace sheetrock, new wiring, replace toilets, update wiring
BUSINESS UPDATES						
Ancira Salsa	210 E 3rd Street	Jessie Ancira				Moved
Taylor EDC	111 W 3rd Street	Regina Carlson				Moved
Wildflower Corks and Brews	108 E 2nd St	Lisa Cromwell	ssgurl2022@gmail.com	wine bar	3/8/2025	Work done before grant review
Horizon Chruch	117 E 3rd St			storefront church		STOP work issued
Pamela Pfeil Realty	123 W 4th St	Pamela Pfeil	pamela.grace.pfeil@gmail.com	Realty Office		CO issued
Curbside Coffee	114 W 2nd St	Michelle Diaz	979-236-5350	Coffee Shop		Co Issued

Taylor Main Street's Monthly Activity Report
February – 2025

Downtown Property:

- Number of Properties for Sale: 8 (1 property is a vacant lot)
- Number of Commercial Properties Listed for Lease: 24
 - 11 Individual Storefronts
 - 9 Interior Office Spaces
 - 3 Restaurant (1 will build when leased)
 - 1 Industrial/Flex
 - 3 Residential Properties for Lead
 - No properties were sold or leased during the period
- Planned Building Renovation Projects:
 - 110 W 1st Street – Installation of a roof system on a historic building shell
 - 111 W 3rd St – façade renovation project
 - 119-121 E. 3rd St – proposed interior and exterior renovation, had pre-app meeting and design proposition from THC
 - 117 E 6th St – Thames Home – Exterior restoration project
 - 200 N Main St – proposed interior and exterior renovation, repair of sandstone and repoint project awaiting selection of materials
 - 204 N Main St – roof repair
 - 208 N Main St – roof repair, Façade Improvement Grant Awarded
 - 211 N Main S – façade renovation – has applied for BIG with EDC
 - 401 N Main St – Interior remodel project – plans are under review
- Proposed New Construction Projects:
 - None
- Current Building Renovation Projects:
 - 111 W 3rd St; Ste 100 – interior finish out for tenant
 - 111 W 3rd St; Ste 400 - Construction of ADA ramp
 - 113-115 W 3rd St – interior and exterior renovation project
 - 209 E 1st St - State & Federal Historic Preservation Tax Credit project
 - 417 N Main St – Interior remodel Project

Business Activity

- Business Relocating during the Period:
 - Ancira Salsa – moved to 210 E 3rd Street
 - Taylor Economic Development – moved to 111 W 3rd St suite 100
- Businesses Closed during the Period:
 - Alchemy at 119 W 2nd St #A
- Businesses Opened during the Period:
 - CO granted to Wildflower Corks and Brews at 108 E 2nd Street
 - CO granted to Curbside Coffee Company at 114 W 2nd Street

Community Outreach / Meetings Attended:

- Internal Rev Dr Martin Luther King, Jr March and Celebration Meeting: 02/04
- Rev Dr Martin Luther King, Jr March Committee Meeting: 02/04
- Moody Museum Docent Interview: 02/05
- Internal Events Coordinators Meeting: 02/06
- Moody Museum Post-Christmas: 02/06
- THC Main Street Manager Meeting: 02/10
- Development Services Department Meetings: 02/03, 02/07, 02/10, 02/17, 02/24
- Luminaire on the Square Pre-App meeting: 02/11
- Monthly GIS Meeting: 02/12
- City Council Meeting: 02/13, 02/27
- Downtown Master Plan Meeting: 02/18
- Rev Dr Martin Luther King Jr Celebration Meeting: 02/18
- Main Street Advisory Board Meeting: 02/19
- TIF #1 Advisory Board Meeting: 02/19
- Texas Main Street Design Meeting: 02/20
- Public Arts Advisory Board – Muralist Meeting 02/20
- HOME Program Turn Overs: 02/25
- TMSP Design Meet-Up: 02/26
- Public Arts Advisory Board Meeting: 02/26
- Chamber of Commerce Tourism Plan Meeting: 02/27
- Preservation Texas Annual Report & Membership Meeting: 02/06
- Met with the following Downtown Businesses: Barbie's Salon (Arta Metalia), Ancira Salsa, Hayley's Grains, Curio Mrvosa, Netta's Nook, Karch Music, The Light House Boutique, Ripple and Rose, Hacienda, Talbot Commons, Neighborhood Bottle Shoppe, Western Darlin, KINCL House of Antiques, 74 Man Store, La Scala, Second Street Station Kitchen & Bar; Outpost 512

Film Friendly Taylor – Film Events in Taylor:

- None this period

Events:

- Pickling Workshop at Hayley's Grains: 02/12
- Taylor Second Saturday: 02/08
- Alley Clean Up: 02/28

Pending Special Events Permits:

- Bird Parade: 04/05
- Break the Silence Fun run: 04/14
- Our Lady of Guadalupe Station of the Cross: 04.18.2025
- City of Taylor Easter Egg Hunt: 04/19
- Taylor Fest: 05/03

- Taylor Shred Fest: 05/10
- Taylor Pride Must and Arts Festival: 06/28
- Michelle's Hot Peeps Beat CC Race: 08/09