

CITY DEVELOPMENT CORPORATION OF EL CAMPO
REGULAR MEETING
July 27, 2015

Board Members Present: Kinnan Stockton, Wesley Lange, Larry Russell.

Not Present: John Hancock, David Allgayer

Staff Present: Chandra Spenrath, Executive Director; Beverly Supak, Eco. Development Specialist

Others Present: Randy Collins, Mayor; Mindy Snyder, City Manager; Ronny Collins, City Attorney; Kyle Smith, SBDC; Gloria and Frank Marek; Randy Tarver and Garron Farrar of Fesco; Steve Ward, City Councilman; Ms. Lauritsen; Steve Cooper.

Kinnan Stockton called the Meeting to order at 2:36 PM.

Kinnan Stockton took roll of Directors and noted a QUORUM.

Larry Russell led the Pledge of Allegiance.

Item #4. Public Comments:

At this time, any person with City Development Corporation-related business, not scheduled on the agenda, may speak to the CDC Board. In compliance with the Texas Open Meetings Act, the CDC Board is limited to making a statement of specific factual information in response to the inquiry, or reciting existing policy, but may not discuss, deliberate, or take any action on any item. The issue may be placed on a future agenda for consideration.

Deliberately moved to:

Item #8. Review and consider Revitalization Program, and take any necessary action.

- a. Frank and Gloria Marek presented their completed project and received their Revitalization grant check.
- b. Randy Tarver and Garron Farrar presented information regarding the completed waterline improvement and rerouting, and received their Revitalization grant check.

Item #5. Election of Officers.

- a. Accept nominations for President of the CDC Board of Directors and take any necessary action. MOTION made by Wesley Lange to nominate Kinnan Stockton, seconded by Larry Russell. The MOTION carries.
- b. Accept nominations for Vice President of the CDC Board of Directors, and take any necessary action. MOTION made by Larry Russell to nominate David Allgayer, seconded by Wesley Lange. The MOTION carries.
- c. Accept nominations for Secretary/Treasurer of the CDC Board of Directors, and take any necessary action. MOTION made by Larry Russell to nominate Wesley Lange, seconded by Kinnan Stockton. The MOTION carries.

Item #6. Review Resolution designating Signatories on all official documents and bank accounts, and take any necessary action. MOTION by Larry Russell to adopt the Resolution with the removal of Chandra Spenrath as signatory, seconded by Wesley Lange. The MOTION carries.

Item #7. Review and consider approval of minutes of the Regular Meeting of June 15, 2015.

MOTION made by Wesley Lange to approve minutes of Regular Meeting of June 15, 2015, seconded by Kinnan Stockton. The MOTION carries.

Item #9. Review changes to the Affordable Care Act market reforms regarding IRS taxes on health insurance reimbursements, and take any necessary action. MOTION made by Larry Russell to adjust the salary level to compensate for health insurance, seconded by Wesley Lange. The MOTION carries.

Item #10. Review and consider Winfield Solutions business, and take any necessary action.

- a. Roof bid – One bid received for repairs. No action taken, deferred pending seeking two more bids.
- b. Lease Agreement – MOTION made by Larry Russell to offer a 2 year option with a 5% increase, and \$800 cap on aggregate, seconded by Wesley Lange. The MOTION carries.

Item #11. Review financial report and take any necessary action.

- a. Budget for FY 2015-2016 – A budget workshop is planned for August, to prepare the new budget for presentation to City Council for approval.

Item #12. Review and consider Agreement Regarding Construction Improvements with TX. Dot and the City of El Campo in regards to the future development of frontage roads along I-69 and the request from the City of El Campo for the CDC to participate in this Agreement by a partnership of up to 1.5 million dollars, and take any necessary action. MOTION by Larry Russell to table decision until after the August Budget Workshop, seconded by Wesley Lange. The MOTION carries.

Kinnan Stockton adjourned the Regular Meeting into Closed Session at 3:41 PM.

Meeting reconvened into Open Session at 4:52 PM.

Item #14. Take action regarding Closed Session.

- a. Regarding: Executive Director. MOTION by Wesley Lange to accept the resignation of Executive Director Chandra Spenrath, seconded by Larry Russell. The MOTION carries.
- b. Regarding Interim Executive Director. MOTION by Kinnan Stockton to appoint Beverly Supak as Interim Executive Director with \$2,000/month compensation, for 90 days or until a permanent Executive Director is hired, seconded by Larry Russell. The MOTION carries.
- c. Regarding purchase of 25 acres in Meisel Park. MOTION by Larry Russell to ratify the movement of money in the Certificates of Deposit to cover the purchase of the land, seconded by Wesley Lange. The MOTION carries.

- d. Regarding the hiring of Chandra Spennath as Consultant to the CDC as necessary, at the rate of payment of \$75/hour, up to a total of 20 hours/month. MOTION by Kinnan Stockton to approve the hiring, seconded by Wesley Lange. The MOTION carries.

Kinnan Stockton adjourned the meeting at 4:56 PM.