

CITY DEVELOPMENT CORPORATION OF EL CAMPO

Regular Meeting
January 25, 2016

Board Member Present: Kinnan Stockton, David Allgayer, Wesley Lange, Larry Russell, John Hancock.

Staff Present: Carolyn Gibson, Executive Director; Beverly Supak, Economic Development Specialist.

Others Present: Mindi Snyder, City Manager; Courtney Sladek, City Finance Director; Steve Ward, City Council; Rebecca Munos, Chamber of Commerce; Jimmy Roppolo, United Ag; April Graves, United Ag; Cecil Davis, ECEDC; Alan Sanderson, Sanderson, Knox & Co., L.L.P.; Ronny Collins, Attorney, arriving during Closed Session.

Kinnan Stockton called the Meeting to order at 3:03 PM.

Kinnan Stockton took role of Directors and noted a QUORUM.

David Allgayer 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.

Cecil Davis, with the El Campo Economic Development Corporation, gave an update on the remaining acreage owned by the ECEDC. He stated that approximately half of the 25 acres was available for development.

Item #5, #6, #7: Review and consider approval of minutes of the Regular Meeting of November 16, 2015, the Special Called Meeting of December 9, 2015, and the Joint Strategic Planning Meeting with City Council of January 19, 2016.

MOTION by Wesley Lange to approve the minutes of the Regular Meeting of November 16, 2015, the Special Called Meeting of December 9, 2015, and the Joint Strategic Planning Meeting with City Council of January 29, 2016, seconded by David Allgayer. MOTION passes unanimously.

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

- a. United Ag Corn Bagging Project: A Power Point of the project was presented, and Jimmy Roppolo received the grant check from Kinnan Stockton.
- b. Attorney General Opinion Update: Carolyn Gibson reported that the Attorney General's Office is working on a backlog of opinions.

Item #9. Review financial report, and take any necessary action.

Courtney Sladek reported on the financials, and the Unrestricted Fund Balance was corrected from \$2,266,818 to \$1,162,070. No action taken.

Item #10. Review and consider report of annual audit by Sanderson, Knox, and Co., L.L.P., and take any necessary action.

- a. Review of report: Alan Sanderson gave the financial report for FY 2014-2015, ending on September 30, 2015.

MOTION by John Hancock to accept the annual audit as presented, seconded by Wesley Lange. MOTION passes unanimously.

- b. Review of charges: Alan Sanderson reviewed the past and current charges by Sanderson, Knox, and Co., L.L.P. Kinnan Stockton requested more details from the CDC records regarding charges from 2014, and these will be presented at the February Board meeting. No action taken.

Kinnan Stockton adjourned the Regular Meeting into Closed Session at 3:54 PM.

Meeting reconvened into Open Session at 4:30 PM.

Item #12. Take action regarding Closed Session:

Regarding Project Zip – MOTION by Wesley Lange to partner with the City of El Campo for \$42,809 for fiber optic infrastructure installation, seconded by Larry Russell. MOTION passes unanimously.

Regarding Project Fever – MOTION by Kinnan Stockton to ask the attorney to draft a variance of provision #9 in the covenants and restrictions of Meisel Industrial Park, specific to Project Fever and non-transferable, allowing storage and parking of rolling stock, trailers, heavy equipment and fuel tank, seconded by Wesley Lange. MOTION passes unanimously.

Item #13. Receive and consider Director's and Eco. Dev. Spec. Reports, and take any necessary action.

Reports were given, no action taken.

Item #14. Review and consider changing date and place for February, 2016, regular CDC Board meeting to the fourth Monday, February 22, 2016, at 3:00 PM in Council Chambers, City Hall, 315 E. Jackson, and take any necessary action.

MOTION by John Hancock to change the date and place for February, 2016, regular CDC Board meeting to the fourth Monday, February 22, 2016, at 3:00 PM in Council Chambers, seconded by Larry Russell. MOTION passes unanimously.

Wesley Lange adjourned the Open Session at 4:43 PM.