



EDC Regular Meeting Minutes

Friday, June 12, 2018, at 6:30 pm

310 N. Main St.
Elgin, Texas 78621

Board Members:

Jeff Carter - President, Bryan Bracewell - Vice President, S.H. McShan - Secretary,
Molly Alexander, Jessica Bega, Sue Brashar & Cody Mauck

Attending: Jeff Carter, S.H. McShan, Jessica Bega, Sue Brashar, Cody Mauck

Absent Bryan Bracewell, Molly Alexander:

Staff: Owen Rock, Charles Cunningham, Sandra Barrier

I. **Call to Order** The meeting was called to order at 6:30pm by Jeff Carter.

II. **Approval of Minutes from the April 13, EDC Board Meeting** – Jeff Carter requests to reword item number six. Update will read: *Molly Alexander moved to approve funding up to 50% of project cost not to exceed \$800,000 for the construction of the Elgin Local Foods Project contingent upon matching funds outside sources.* Sue Brashar motions to approve minutes, seconded by Jessica Bega passed unanimously.

III. **Public Comments** – Jeff Carter opened Public Comments. Misty Garwood informed the board members the facade grant program was a deciding factor in purchasing the building at 109 S. Ave C. Ms. Garwood stated she honestly did not know what happen to the application and thought she had handed it in. She expresses the intent was there and there was an ongoing dialogue regarding the grant for her building.

IV. **Financial Report** -The Financial Report is presented by Charles Cunningham. Charles presents a monthly report and asks the board if he could produce a balance sheet on a quarterly basis. Charles also adds he will be generating a quarterly investment report which is required by the State for the City and it would also apply to EDC.

V. **Director's Report** – Owen Rocks held a couple of meetings with developers regarding the 80 acres, possibly leading to a double partnership with a developer out of Austin. He adds a Building Maintenance Grant draft will be presented. Business retention and expansion is a project which takes time. Owen proposes part-time staff to help or give the board an opportunity to move to a different direction. Jeff Carter adds he would like to use next couple of months to work out a budget, plans and structure for next year.

VI. **Discussion and Possible Action to approve an Economic Development Agreement between OnePoint Solutions LLC and the Elgin Economic Development Corporation.** Jeff Carter request corrections on page three regarding the Year 4 from 2020 to 2021. Cody Mauck motions to approve an Economic Development Agreement between OnePoint LLC and the Elgin Economic Development Corporations, seconded by Sue Brashar, motion passed unanimously.

VII. **Discussion and Possible Action to consider a mega grant application from Jesus Trullols for improvements to 111 S. Avenue C.** Jessica Bega motions to approves the mega grant application from Jesus Trullols for improvement to 111 S. Ave C. SH McShan seconds, motion passed unanimously. Jeff Carter amends this request to a one year limitation for completion and his past expenditures can count toward the cost for the matching grant.

VIII. **Discussion and Possible Action to consider a mega grant application from Margo Sawyer for improvements to 119 Central Avenue.** The Board discussed possible action to consider the mega grant application from Margo Sawyer for improvements to 119 Central Avenue, no action was taken. Margo Sawyer will have to present proof of funding before her application is considered.

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IX. Discussion and Possible Action to approve a mega grant application from Misty Garwood for improvements to 109 S. Avenue C. Cody Mauck motions to approve the mega grant application from Misty Garwood for improvements to 109 S. Avenue C, Sue Brashar seconded, motion passed unanimously.

X. Discussion and Possible action to approve a façade grant application from Mark W. Owen and Ernest F. Bogart for improvements to 105 E. 2nd Street. Cody Mauck motions to approve the mega grant application from Mark W. Owen and Ernest F. Bogart for improvements to 105 E. 2nd Street, seconded by Sue Brashar, motion passed unanimously.

Board moved into Executive Session at 6:58 pm.

XI. Executive Session - The Elgin Economic Development Corporation Board of Directors will meet in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following: Section 551.072 - Deliberation about real property and/or potential sales, acquisitions, exchanges, leases, dispositions, incentives or values of real property. Section 551.074 Personnel Matters.

XII. Reconvene - The Elgin Economic Development Corporation Board of Directors will reconvene into Open Session to discuss, consider and/or take any action necessary related to the executive session noted herein, or regular agenda items, noted above and/or related items

The board reconvened into regular session at 7:23 pm.

XIII. Announcements

Amy Miller mentions the Ribbon Cutting for the new business, The Clever Tiger during Sip, Shop and Stroll on Thursday. Jeff Carter announced Western Days in two weeks.

XIV. Adjournment

The meeting is adjourned at 7:45 pm.

ATTEST:



S.H. McShan, Secretary

APPROVED:



Jeff Carter, President