

CITY DEVELOPMENT CORPORATION OF EL CAMPO
REGULAR MEETING
April 20, 2015

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

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

Others Present: Randy Collins, Mayor; Mindy Snyder, City Manager; Kyle Smith, SBDC; Ronny Collins, City Attorney; Rebecca Munos, El Campo Chamber of Commerce and Agriculture; Jeff Socha, Aqua Beverage Ozarka; John Petty, John Petty Realtors; John Lessenger, El Campo Super Wash Laundry; Leon Langhamer, Leon's Heating, A/C, Electrical and Plumbing

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

Kinnan Stockton took roll of Directors and noted a QUORUM.

John Hancock 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.

- a. Randy Collins, Mayor of El Campo, spoke to clarify the 4a/4b issue of current CDC funds should the change be approved by the voters. He stated that all the money must be transferred temporarily to the city's account, then returned back to the CDC once the 4b Corporation has been established.

Item #5. Review and consider approval of minutes of the Regular Meeting of March 23, 2015.

MOTION made by Larry Russell to approve minutes of Regular Meeting of March 23, 2015, seconded by David Allgayer. The MOTION passed unanimously.

Item #6. Review bills and financial report.

- a. Chandra Spenrath reported on the monthly bills and money for qualified projects.
- b. Chandra Spenrath reported on sales tax amounts and adjustments.

Item #7. Receive Jr.'s Smokehouse update.

- a. As representatives from Jr.'s Smokehouse were unable to attend the meeting, MOTION was made by Wesley Lange to table the update for the next meeting, seconded by Larry Russell, MOTION passed unanimously.

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

- a. Aqua Beverage Ozarka. Jeff Socha was presented with the Revitalization check.
- b. John Petty Realtors. John Petty was presented with the Revitalization check.
- c. Leon's Heating, A/C, Electrical and Plumbing – Leon Langhamer presented plans for revitalization of the former Texas West Indies Building on Washington Street, which he has purchased and relocated to. MOTION made by John Hancock to approve the application for revitalization, seconded by Larry Russell, MOTION passed unanimously.
- d. El Campo Super Wash Laundry – John Lessenger presented plans for a new building on Strand Street and Ave. C for a laundry that would be fully staffed. MOTION made by Larry Russell to approve the application for revitalization, seconded by David Allgayer, MOTION passed unanimously.

Item #9. Review and consider rental agreement with Northside Education Center and take any necessary action.

- a. Chandra Spenrath explained the details regarding rent, insurance, phone and other office necessities.
MOTION made by Larry Russell to approve the rental agreement with Northside Education Center, seconded by John Hancock, MOTION passed unanimously.

Item #10. Review and consider rental agreement with Winfield Solutions, and take any necessary action.

- a. Final draft was received from attorney with a few adjustments.
MOTION was made by Wesley to accept the rental agreement as presented, seconded by David Allgayer, MOTION passed unanimously.

Kinnan Stockton adjourned the regular meeting at 3:38 PM into Closed Session.

Meeting reconvened into Open Session at 4:17 PM.

Kinnan Stockton adjourned the regular meeting at 4:21 PM.