

**CITY DEVELOPMENT CORPORATION OF EL CAMPO**  
**REGULAR MEETING**  
**April 18, 2011**

Board Members Present: Gwen Willis, Alan Heskamp, David Allgayer, Wesley Lange

Board Members Absent: Randy Collins

Staff Present: Chandra Spenrath, Executive Director; Jessica Shanks, Executive Assistant

CDC Attorney: Ronny Collins, Duckett, Bouligny & Collins

Others Present: Michael Wall, El Campo Little League; Leeanna Shimek, Northside Education Center; Chris Barbee, El Campo Community Services Director; Kyle Smith, University of Houston Coastal Plains Small Business Development Center.

1. President Willis called the Meeting to order at 3:01 pm.
2. President Willis took roll of Directors and noted a QUORUM - Board Director Randy Collins was absent.
3. The minutes from the Regular Meeting of March 21, 2011 were in the Board Book for approval.

Wesley Lange made the MOTION to approve the minutes of the Regular Meeting of March 21, 2011 as presented. The Motion was Seconded by David Allgayer and passed unanimously.

4. The bills and financial reports for the month of March were reviewed.
5. Receive and discuss funding request from Northside Education Center, take any necessary action.

Northside Education Center Executive Director Leeanna Shimek presented a request for funding request in the amount of \$30,000 for Fiscal Year 2010-2011. Ms. Shimek provided a report detailing the current activities of the Northside Center and the opportunities that the previous funding of the CDC provided for.

MOTION was made by Alan Heskamp and Seconded by Wesley Lange to grant the \$30,000 for workforce development. The \$30,000 will be paid out quarterly in the amount of \$7,500. The Motion passed unanimously.

6. Update on Project Diamond/EC Little League, discuss and take any necessary action.

Michael Wall gave an update saying that the Little League is holding a "Brick Sale" fundraiser and sent home information with all the BBQ plates sold regarding the brick sale (\$150/brick). The Little League will host a reunion on June 10<sup>th</sup> for the World Series Champions and will incorporate some fundraising into the event. The Little League is also offering Field Naming rights as a fundraiser and "Friends of Little League" have already spoken for the primary field.

Mr. Wall stated the Little League is not optimistic regarding receiving a grant from the Trull Foundation, correspondence with the Baseball Tomorrow Fund has been positive, but the Little League has not received any official word. Mr. Wall reported that the Rotary Fundraiser for the Little League went very well.\

Chris Barbee reported that he and City Manager Mindi Snyder toured the new sports facility in Rosenberg. The City of El Campo is still in negotiations with the land owner, but the land owner was very positive and wanted the deal to go forward. Mr. Barbee has plans to meet with the landowner this week and stated the City's progress was on track to meet the previously discussed May deadline. Mr. Barbee also reported that the Parks surveys have been sent out and he would have an article in the local newspaper with instructions and explaining the importance of returning the surveys.

7. Update on Revitalization Campaign.

Executive Director Spenrath reported a positive response to the extension of the Revitalization Campaign. Four additional applications were received and granted after the extension.

8. President Willis opened Executive Session at 3:30 to:

Discuss and deliberate real estate negotiations, as authorized by Section § 551.072 of the Texas Local Government Code regarding Silver Streak Bass Property.

9. Open Session reconvened at 3:51:

A. Take action, if necessary regarding economic development negotiations:

MOTION was made by David Allgayer to authorize the CDC President to execute all documents regarding sale of the property to Silver Streak Bass Company at current payoff figure of \$668,514.47 as of April 30, 2011, adjustment if needed to be calculated by Alan Heskamp. Taxes and insurance will be prorated to date of closing. In addition, the CDC will incentivize Silver Streak Bass Company as per contract employees at \$2000 per employee for a total of \$32,000 as an adjustment to sales price. Wesley Lange Seconded the Motion and it passed unanimously.

10. President Willis Adjourned the meeting at 3:52 pm.