

ECONOMIC DEVELOPMENT CORPORATION
AGENDA
BOARD OF DIRECTORS - REGULAR MEETING
July 30, 2013
CITY HALL COUNCIL CHAMBERS, 405 MUNICIPAL DRIVE

REGULAR SESSION - 7:15 PM

I. CALL TO ORDER

II. ROLL CALL

III. MINUTES APPROVAL

- A. Consider approval of minutes from June 25, 2013 meeting.

IV. REGULAR ITEMS

- A. Discuss and approve FY2013-14 Proposed Budget for recommendation to City Council.

V. STAFF ANNOUNCEMENTS/REPORTS

- A. Updates and information from the Executive Director:

1. Listing agreement at 1000 E. Kennedale Parkway
2. Dance Studio in Kennedale TownCenter

VI. EXECUTIVE SESSION

- A. The Economic Development Corporation will meet in closed session pursuant to Section 551.087 of the Texas Government Code to deliberate the offer of a financial or other incentive to a business project with whom the city is conducting economic development negotiations.

1. Review and discuss incentives for hotel development, including the Link Street Extension.

- B. The Economic Development Corporation will meet in closed session pursuant to Section 551.072 of the Texas Government Code to deliberate the purchase, lease, or value of real property.

1. Discuss the sale and replat of Oak Crest pad sites on Kennedale Parkway.
2. Discuss the sale of 1000 E Kennedale Parkway.

VII. RECONVENE INTO OPEN SESSION, AND TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION, IF NEEDED

VIII. ADJOURNMENT

In compliance with the Americans with Disabilities Act, the City of Kennedale will provide for reasonable accommodations for persons attending City Council meetings. This building is wheelchair accessible, and parking spaces for disabled citizens are available. Requests for sign interpreter services must be made forty-eight (48) hours prior to the meetings. Please contact Amethyst Cirmo, City Secretary, at 817.985.2104 or (TDD) 1.800.735.2989

CERTIFICATION

I certify that a copy of the July 30, 2013, Kennedale Economic Development Corporation agenda was posted on the City Hall bulletin board next to the main entrance of the City Hall building, 405 Municipal Drive, of the City of Kennedale, Texas, in a place convenient and readily accessible to the general public at all times and said agenda was posted at least 72 hours preceding the schedule time of said meeting, in accordance with Chapter 551 of the Texas Government Code.



☐ Amethyst G. Cirmo, City Secretary



Date: July 30, 2013

Agenda Item No: MINUTES APPROVAL - A.

I. Subject:

Consider approval of minutes from June 25, 2013 meeting.

II. Originated by:

Bob Hart, City Manager

III. Summary:

Please see the attached minutes.

IV. Recommendation:

Approve

V. Alternative Actions:

VI. Attachments:

1.	minutes	6.25.2013 EDC Minutes.doc
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ECONOMIC DEVELOPMENT CORPORATION
MINUTES
BOARD OF DIRECTORS - REGULAR MEETING
June 25, 2013
CITY HALL COUNCIL CHAMBERS, 405 MUNICIPAL DRIVE

I. CALL TO ORDER

President Mundy called the meeting to order at 7:15PM.

II. ROLL CALL

Present: Pat Turner, Donnie Graham, Robert Mundy, Mark Yeary, Rebecca Mowell,

Absent: Beverly Hayes, Darrell Erwin

III. MINUTES APPROVAL

A. Consider approval of minutes from May 28th, 2013 meeting.

Motion To approve the minutes as presented. **Action** Approve, **Moved By** Donnie Graham **Seconded By** Rebecca Mowell

Motion Passed Unanimously

IV. REGULAR ITEMS

A. Review and accept the KEDC Financial Report for April 2013.

The report for this month has been postponed until July.

V. STAFF ANNOUNCEMENTS/REPORTS

A. Updates and information from Executive Director:

1. TownCenter sign status.
Bob Hart noted that the new sign had been approved by City Council and had been ordered.
2. Tax Increment Refinancing Zone Status
Bob Hart noted that the TIRZ had been approved by the Tarrant County College District.
3. Village Creek Status
Bob Hart noted that he recently attended a meeting with the City of Arlington and the Trinity River Authority regarding a 319 grant and a 205 study that were being discussed in the region.
4. Listing agreement at 1000 E. Kennedale Parkway
Bob Hart noted that an agreement had been reached with Jerry Alexander from Transwestern.
5. Chamber Board discussion

Bob Hart noted that the Kennedale Chamber of Commerce was discussing the possibility of designating one seat on the Chamber board to an EDC member.

Bob Hart also discussed a potential 380 agreement for 4130 S Eden Road.

The board entered executive session at 7:30PM.

VI. EXECUTIVE SESSION

A. The Economic Development Corporation will meet in closed session pursuant to Section 551.087 of the Texas Government Code to deliberate the offer of a financial or other incentive to a business project with whom the city is conducting economic development negotiations.

1. Review and discuss incentives for hotel development, including the Link Street Extension.
2. Review and discuss incentives for industrial development 120 Industrial Dr.

B. The Economic Development Corporation will meet in closed session pursuant to Section 551.072 of the Texas Government Code to deliberate the purchase, lease, or value of real property.

1. Discuss the sale of Oak Crest pad sites on Kennedale Parkway.

VII. RECONVENE INTO OPEN SESSION, AND TAKE ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION, IF NEEDED

The board reconvened into open session at 8:10PM.

No action pursuant to executive session was necessary.

VIII. ADJOURNMENT

The next meeting will be held on July 30.

Motion adjourn. **Action** Adjourn, **Moved By** Pat Turner, **Seconded By** Donnie Graham.
Motion Passed Unanimously

The meeting was adjourned at 8:20 PM.

APPROVED:

President Robert Mundy

ATTEST:

City Secretary Amethyst G. Cirno



Date: July 30, 2013

Agenda Item No: REGULAR ITEMS - A.

I. Subject:

Discuss and approve FY2013-14 Proposed Budget for recommendation to City Council.

II. Originated by:

Sakura Moten-Dedrick, Director of Finance & IT

III. Summary:

On July 23, 2013, the Kennedale Economic Development Board held a public hearing to receive input regarding the expenditure of funds for KEDC Projects, which will require expenditure of funds collected from the 4B sales tax for Fiscal Year 2013/14. No comments were received by staff.

In order for the Council to approve and adopt the City's FY2013/14 Budget (KEDC budget/projects included) and tax rate at a special called session tentatively scheduled on September 19, 2013, the KEDC must make a recommendation to Council given its review of the aforementioned items.

IV. Recommendation:

Approve

V. Alternative Actions:

VI. Attachments:

1.	KEDC	KEDC.docx
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Date: July 30, 2013

Agenda Item No: STAFF ANNOUNCEMENTS/REPORTS - A.

I. Subject:

Updates and information from the Executive Director:

1. Listing agreement at 1000 E. Kennedale Parkway
2. Dance Studio in Kennedale TownCenter

II. Originated by:

Bob Hart, City Manager

III. Summary:

Bob Hart will provide information on these subject.

IV. Recommendation:

None

V. Alternative Actions:

VI. Attachments:



Date: July 30, 2013

Agenda Item No: EXECUTIVE SESSION - A.

I. Subject:

The Economic Development Corporation will meet in closed session pursuant to Section 551.087 of the Texas Government Code to deliberate the offer of a financial or other incentive to a business project with whom the city is conducting economic development negotiations.

1. Review and discuss incentives for hotel development, including the Link Street Extension.

II. Originated by:

Bob Hart, City Manager

III. Summary:

Bob Hart will present information on this topic during executive session.

IV. Recommendation:

V. Alternative Actions:

VI. Attachments:



Date: July 30, 2013

Agenda Item No: EXECUTIVE SESSION - B.

I. Subject:

The Economic Development Corporation will meet in closed session pursuant to Section 551.072 of the Texas Government Code to deliberate the purchase, lease, or value of real property.

1. Discuss the sale and replat of Oak Crest pad sites on Kennedale Parkway.
2. Discuss the sale of 1000 E Kennedale Parkway.

II. Originated by:

Bob Hart, City Manager

III. Summary:

This discussion will be held during executive session.

IV. Recommendation:

V. Alternative Actions:

VI. Attachments: