KENNEDALE
Kennedale Economic Development Corporation
www.cityofkennedale.com

ECONOMIC DEVELOPMENT CORPORATION

BOARD OF DIRECTORS - REGULAR MEETING
MINUTES
January 26, 2016

I. CALL TO ORDER

President Mundy called the meeting to order at 7:00 p.m. and introduced the new Library Director, Amanda King.

II. ROLL CALL

Present: Michael Johnson, Rebecca Mowell, Robert Mundy, Pat Turner, Ronald Whitley, Mark Yeary
Absent: Adrienne Kay

III. MINUTES APPROVAL

A. Consider approval of the minutes from the November 17, 2015 regular meeting

Motion To approve the November 17, 2015 regular meeting minutes. **Action** Approve, **Moved By** Pat Turner, **Seconded By** Rebecca Mowell.
Motion passed Unanimously

It was noted that the Economic Development Corporation did not meet in the month of December.

IV. REGULAR ITEMS

A. Review and accept the KEDC Financial Report for November and December 2015.

Finance Director, Krystal Crump provided a brief overview of the November and December 2015 Finance Reports for the Economic Development Corporation Board members. She noted that sales revenue was up; less than this time last year, but better than expected. Additionally, she stated that we have not had any major expenses so far this fiscal year.

Board members, Pat Turned questioned if Red's Roadhouse was current on their payments. Krystal Crump stated that they are currently two months behind. Bob Hart will send a letter reminding them of the terms of their agreement. In closing, Krystal noted that the 2015 EDC Audit Report will be presented at the February meeting.

Motion To approve the November and December 2015 Economic Development Corporation Financial Reports. **Action** Approve, **Moved By** Mark Yeary, **Seconded By** Rebecca Mowell.
Motion passed Unanimously

V. STAFF ANNOUNCEMENTS/REPORTS

A. Village Creek
B. TownCenter
C. Chamber Report

Director Bob Hart stated that he met with the Army Corp of Engineers regarding evaluation alternatives for the Village Creek 205 Study; he expects the preliminary results by March. Bob provided announcement hand-outs from the Kennedale Development Partners with their latest updates for TownCenter. He added that the building permits for buildings 6 and 7 will be issued next week and construction is scheduled to start in March. There was some discussion regarding prospective and new tenants for TownCenter; the status of the vacant Surplus Warehouse space; and the status of the salvage yards.

Jack Thompson, Orasi Development provided an update on Chamber activities noting that MCA sponsored their January luncheon; kicking off the new year with Keep Kennedale Healthy. Jack added that the Chamber's January Lunch and Learn will cover accounting principles/business taxes; the Chamber After Hours event, "Death by Chocolate" will be February 6 at Emerald Hills; and the annual Clay Shoot is scheduled for April 1 at Alpine.

Board members questioned Thompson on what was new on the EDC's side of Jack's responsibilities. Jack stated that he was working with Craig Hughes on TownCenter; he was working with developers on industrial sites; and he plans to attend the ICSC Conference in May.

VI. EXECUTIVE SESSION

President Mundy recessed into executive session at 7:27 p.m.

A. 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. 1200 Block Bowman Springs Road
2. 6900 Block Kennedale Parkway
3. 5400 and 5404 Kennedale Road
4. 5401 High Ridge Road
5. TownCenter Building Pad 5

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

President Mundy reconvened into open session at 8:30 p.m.
No action was necessary pursuant to the Executive Session.

The February meeting is scheduled to be held on February 23, 2016, however it may be necessary to meet earlier on February 16, 2016. Staff will send out a confirmation on the date.

Board member Pat Turner stated that in order to obtain more community support, he would like to take steps to reach out to the community to see what they would like in Kennedale; possibly forming a think tank to generate interest. Director Hart stated that Council is thinking about preparing a strategic plan for the City later this year and the City Council could incorporate this as an element of the plan.

VIII. ADJOURNMENT

The meeting was adjourned at 8:43 p.m.

APPROVED: ATTEST:

President Robert Mundy

Deputy City Secretary Kathy E. Moore