

Minutes  
Regular Meeting  
Bellville Economic Development Corporation

Date of Meeting: December 3, 2015  
Time of Meeting: 5:00 P.M.  
Location: Council Meeting Room, Bellville City Hall  
30 South Holland St., Bellville, TX 77418

1. Call to Order, Invocation and Pledge

2. Roll Call and Certification of Quorum Present: Bob Buckner, Pat Burns, Monte Byrd, Paul Jones, Clark McKinley, Bruce Harrison, Danny Jacob. Quorum certified.

3. Consideration and Action to Approve the Agenda as Posted Mr. Jacob motion to approve, Mr. Jones 2<sup>nd</sup>. Motion approved unanimously.

4. Public Comment (3-Minute Remarks of Speakers who have completed Sign-in Sheet) AND Receipt of Grant Applications None

5. Questions and Comments from Board Members (discussion is limited to statements of policy or statements of factual matters, or the request that a matter be placed on the next meeting's agenda). Mr. Jacob said that former board member C.L. Roy was ill, and asked the board to keep him in our prayers.

6. Consideration and Action to Approve Minutes of Previous Meeting held. Mr. Jones motion to approve, Mr. Harrison 2<sup>nd</sup>. Motion approved unanimously.

7. Consideration and Action to Approve Treasurer's Report, Payment of Outstanding Bills, and Investments. Mr. Jacob presented report. Total current assets are \$782,611.87. Income for the month was \$29,994.22. Among the bills presented, Mr. Jacob asked if the board wanted to renew the membership in the South Central board of realtors. After discussion, Mr. Jones made a motion to not renew, Mr. Buckner 2<sup>nd</sup>. Motion approved unanimously. Bills presented for payment: \$187,47 & \$51.01 to City of Bellville for utilities, \$580 to Glasco & Co for monthly maintenance, \$222 to Brown & Hofmeister for legal services, \$50.40 to Bellville Times for notices and \$250 to LeAnn Luedeker for monthly contract. Mr. Burns made motion to approve report and pay bills as presented, Mr. Jones 2<sup>nd</sup>. Motion approved unanimously.

8. Consideration and Action as needed on Downtown Revitalization campaign and fundraising effort by Bob DeForest and Courtney Robertson. Mr. DeForest first gave an update on progress on the Bell Street redevelopment. The bid package is finished and going out shortly. Bids are expected by December 22<sup>nd</sup>. Mr. DeForest said Mr. Byrd had asked about adding electrical outlets to the light poles along the street. Mr. DeForest recommended hiring an electrical engineer to design the system. He said it would cost between \$750 & \$1,000 to do that, and would be necessary for

safety. After discussion, Mr. Jones made motion to hire an electrical engineer at a cost not to exceed \$1,000, Mr. Burns 2<sup>nd</sup>. Motion approved unanimously. Mr. DeForest stated the project was still on track for a May completion. Mr. Buckner expressed concern about plans for a drip irrigation system 3 inches below the pavers in the alleyway for the grass that is to be planted above. He thought it was going to be difficult for the grass to take hold in that setup. After discussion, Mr. DeForest stated it would not be a problem to install sprayers instead of the drip system.

Mr. Byrd said he had been approached by Ms. Courtney Robertson about trying to launch a private volunteer fundraising campaign to help pay for the improvements around the Downtown Square. They agreed that before a campaign were to start, there would need to be some sort of visual aid on what would be planned, and on how much it would cost. Mr. DeForest drew up a proposal for a Schematic Study to give a detailed exploration of sidewalk enhancements around the square and the first block of each street leading from the square. The study will include sidewalk paving systems, new curb alignments allowing planter islands, pedestrian traffic patterns, site furniture, street lights and signage. KGA/DeForest would also provide a concept plan in a color format suitable for public presentation and fund raising. The cost of the Study and Plan would be \$14,500.

Courtney Robertson said she and her family have a ranch near Bellville, and wanted to help Bellville in its efforts to beautify. Ms. Robertson is currently leading a \$21 million dollar fundraising effort for her children's school and has other experience as a volunteer fundraiser. She says she has drawn up a list of over 130 families from Houston who own weekend places around Bellville, some of whom have family foundations that could be solicited for private funds. She spoke of the success of the Friends of Winedale campaign in Fayette County, and believed a Friends of Bellville organization could be extremely successful as well. But she said before she could seriously ask for contributions, she would need to have some drawings to show, and hard numbers to work with.

Mr. DeForest said that if the board approved the Study, and Council approved it, he could have preliminary work done by February, with a final concept plan by April. After discussion, Mr. Jones made a motion to approve paying for the Study and Plan pending City Council Approval, Mr. McKinley 2<sup>nd</sup>. Motion approved unanimously.

9. Executive Session under Govt. Code Sec. 551.071, 551.072 and 551.087 to discuss legal matters with attorney, real property negotiations, and/or economic development negotiations. **None**

10. Action on matters considered in Executive Session. **None**

11. Adjournment 5:42