

**MINUTES OF REGULAR MEETING  
BELLVILLE ECONOMIC DEVELOPMENT CORPORATION  
BELLVILLE CITY HALL  
30 SOUTH HOLLAND STREET  
THURSDAY, JUNE 3, 2021  
5:30 P.M.**

Notice is hereby given of a meeting of the Bellville Economic Development Corporation to be held on the above mentioned date and time at Bellville City Hall located at 30 South Holland Street, in Bellville, Texas, for the purpose of discussing the following agenda items. All agenda items are subject to action.

The Board of Directors reserve the right to adjourn into Executive Session at any time during the course of this meeting to discuss any of the matters listed below, as authorized by Title 5, Chapter 551, of the Texas Government Code: 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.086 (Deliberations about competitive matters), and 551.087 (Deliberations about Economic Development Negotiations).

1. Call to Order, Invocation and Pledge **President Ric Flores called the meeting to order at 5:31 PM and led the Invocation and Pledge.**
2. Roll Call and Certification of a Quorum **Present: Paul Jones, Matt Dundrea, Dan Bonk, Ric Flores, Tony Krueger and Rhonda Dean. Absent: Wade McGee. Quorum certified.**
3. Consideration and Action to Approve the Agenda as Posted **Matt Dundrea made a motion to approve the Agenda as posted. Paul Jones seconded the motion. Motion carried unanimously.**
4. Petitions and Requests from the Public  
(Members of the public that have completed the Sign-In Sheet who wish to speak either on agenda items, or nonagenda items, will be given three (3) minutes during the Public Comment portion of the meeting. Speakers wishing to speak at the beginning of a specific agenda item/s will also be given three (3) minutes to speak at the beginning of that agenda item if they have completed the Sign-In Sheet. In accordance with the Texas Open Meetings Act, the Board of Directors will not discuss or consider any items addressed during this agenda item. However, the President or Executive Director may make statements of fact, for example, identifying the procedure for reporting an issue or referring the speaker to the cognizant agency or individual.)

**None**

5. Questions and Comments from Board Members  
(Discussion is limited to statements of policy or statements of factual matters, or the request of a matter to be placed on the next meeting's agenda.)

**Paul Jones requested agenda items for the July BEDC meeting.**

6. CONSENT AGENDA  
(Routine matters thought to require little or no deliberation by the Board of Directors may be placed on a consent agenda, which shall be treated as one agenda item. At any time prior to the call for a vote on the consent agenda,

any director of the Board may request that one or more items may be removed from the consent agenda and handled separately in the same manner as a regular agenda item.)

- a. Consideration and Action to Approve Minutes of Previous Meetings Held:

**Regular Meeting, May 6, 2021**

- b. Consideration and Action to Approve the Advertising and Tourism Reports for May, 2021 from the Bellville Chamber of Commerce

**Dan Bonk made a motion to approve the consent Agenda and Matt Dundrea seconded the motion. Motion carried unanimously.**

- 7. Consideration and Action to Approve May, 2021 Treasurer’s Report, Payment of Outstanding Bills, and Investments

**Paul Jones made a motion to approve the May, 2021 Treasurer’s Report with payment of outstanding bills in the amount of \$15,117.86. Dan Bonk seconded the motion. Motion carried unanimously.**

**Outstanding Bills**

Payee	Explanation	Amount
City of Bellville	Monthly Utility Bill (Pavilion - AUTODRAFT)	138.32
City of Bellville	Monthly Utility Bill (Statute - AUTODRAFT)	61.54
Brown & Hofmeister LLP	April Legal Services	94.00
Brown & Hofmeister LLP	May Legal Services	423.00
Quiet Zone Technologies LLC	Quiet Zone Invoice P101900	8,950.00
Austin County News Online	May 6th BEDC Video Recording	75.00
Paramount Promotions	May Executive Director Services	5,000.00
The Bellville Times	April Classified Display	70.00
The Bellville Times	May Classified Display	56.00
All Out Outdoors LLC	May Maintenance	-
City of Bellville	May Accounting Services	250.00
Total		\$ 15,117.86

- 8. Consideration and Action as needed in regards to changing the Bellville Economic Development Corporation Regular Meeting dates

**Matt Dundrea made a motion to move the BEDC Regular meeting date from the 1<sup>st</sup> Thursday of the month to the Wednesday prior to the City of Bellville City Council meeting and Paul Jones seconded the motion. Motion carried unanimously.**

- 9. Consideration and Action as needed to approving a performance agreement template

## **Amendments to Performance Agreement Template**

### **Section 4**

**e. Matt Dundrea made a motion to amend 4e. to change [Monday through Saturday, 10:00 a.m. to 4:00 p.m.] to [ \_\_\_\_ days and \_\_\_\_ hours]. Paul Jones seconded the motion. Motion carried unanimously.**

**f. Matt Dundrea made a motion to amend 4f. guidelines to change “provided” to “funded” and add the word years after (2). Paul Jones seconded the motion. Motion carried unanimously.**

### **Section 5**

**a. Matt Dundrea made a motion to amend 5a. to add at the end of the paragraph “as required under the Guidelines”. Paul Jones seconded the motion.**

**AYE: Dean, Bonk, Jones, Dundrea**

**NAY: Kreuger**

**Motion passed.**

**Paul Jones made a motion to adopt the performance agreement template as presented and reviewed by the attorney with the above approved amendments. Dan Bonk seconded the motion. Motion carried unanimously.**

10. Consideration and Action as needed in regards to update of Quiet Zone from Quiet Zone Technologies

**Paul Jones made a motion to table the Quiet Zone agenda item and Dan Bonk seconded the motion. Motion carried unanimously.**

11. Consideration and Action as needed related to the appointment of a director to the Planning Committee

**Rhonda Dean made a motion to appoint Tony Krueger to the Planning Commission and Matt Dundrea seconded the motion. Motion carried unanimously.**

12. Executive Session under Texas Government Code Section 551.087 to discuss economic development negotiations

**None**

13. Action on matters considered in Executive Session

**None**

14. Committee Reports

- a. Administration Committee **Joint City EDC Workshop will be held on Tuesday, June 22<sup>nd</sup> at 5:00 pm Economic Development Presentation by Governor Abbott's office**
- b. Planning Committee
- c. Business Development Review Committee **Business Improvement Grant application is currently being evaluated**
- d. Finance Committee

15. Adjournment

**Matt Dundrea made a motion to adjourn the meeting. Paul Jones seconded the motion. Motion carried unanimously and meeting adjourned at 6:52 pm.**