

**MINUTES OF REGULAR MEETING
BELLVILLE ECONOMIC DEVELOPMENT CORPORATION
BELLVILLE CITY HALL
30 SOUTH HOLLAND STREET
THURSDAY, AUGUST 6, 2020
5:30 P.M.**

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 Matters).

1. Call to Order, Invocation and Pledge. **5:30 pm**
2. Roll Call and Certification of a Quorum. Present: **Rice Flores, Rhonda Dean, Reesa Ueckert, Matt Dundrea, Garrett Dornon, Trey Werner. Quorum certified.**
3. Consideration and Action to Approve the Agenda as Posted. **Mr. Werner made a motion to Approve the Agenda as Posted. 2nd by Mr. Dundrea. Unanimous. Motion carries.**
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 non-agenda 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.) **Mr. Dundrea commented on the Texas Statutes for smaller projects. Mrs. Ueckert wanted to know in light of the phone conversation with Mayor Harrison on July 10, 2020, what the direction of the BEDC was going to be?**
6. Executive Director Report. **Mr. Kuciamba had a meeting to finalize the agreement with Large Internet service provider for Bellville and Surrounding area. He is also working with the Austin County Fair concerning online auction sales. 2019-20 Budget amendments and the Train Depot thoughts.**

7. 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.)

Consideration and Action to Approve Minutes of Previous Meetings Held:

Workshop Meeting, July 9, 2020
Regular Meeting, July 9, 2020
Special Meeting, July 22, 2020

Mr. Dundrea made a motion to Approve the Minutes of these Previous Meetings held. 2nd by Mr. Jones. Unanimous. Motion carries.

8. Consideration and Action to Approve July 2020 Treasurer's Report, Payment of Outstanding Bills, and Investments. **Bills presented for payment for a total of \$46,247.44:**

- **City of Bellville – utilities \$125.46, \$56.20, \$300**
- **Network Solutions – Website update \$1.99, \$15.99**
- **Charlene Wehring CPA – July Accounting \$475**
- **Cravens Office Supply – Dundrea name plate \$14.95**
- **Larry Kuciemba – Next Link Lunch Meeting Reimb \$26**
- **Bellville Times – July Classified Ads \$70**
- **Paramount Promotions – July Executive Director Services \$5000**
- **Austin County News Online August two meeting Video \$150**
- **Bellville Turnverein Pavilion \$40,011.85**

Mr. Dundrea made a motion to approve the July 2020 Treasurer's Report. 2nd by Mr. Werner. Unanimous. Motion Carries.

9. Consideration and Action to Approve the Advertising and Tourism Report for July 2020 from the Bellville Chamber of Commerce. **Mrs. Ueckert made a motion to Approve the Advertising and Tourism Report for July 2020. 2nd by Mrs. Dean. Voting Yes: Rhonda Dean, Reesa Ueckert, Matt Dundrea, Paul Jones, Trey Werner. Abstained – Ric Flores. Motion carries.**

10. Consideration and Action as needed related to the business improvement grant program application (Type A) submitted by Denise Bro, DBA Coco and Duckie. **Mrs. Ueckert made a motion to table this grant until we have more information on the size, materials, drawings, etc. of this sign. 2nd by Mr. Flores. Unanimous. Motion carries.**

11. Consideration and Action as needed to authorize the sale and/or exchange of bleachers previously funded by the BEDC for the Bellville Pickleball project, and to fund the excess cost of the replacement bleachers (\$348.15). **Mr. Jones made a motion to authorize the**

sale of the bleachers and pay the additional amount of \$348. 15 to purchase the correct bleachers. 2nd by Mr. Werner. Unanimous. Motion carries.

- 12. Consideration and Action to adopt a formal written Investment Policy for the investment of public funds for the Bellville Economic Development Corporation. Mr. Dundrea made a motion to table until Mr. Dundrea can edit, subject to approval by the Board. 2nd by Mr. Flores. Unanimous. Motion carries.**
- 13. Consideration and Action as needed to establish a Minimum Fund Balance. Mr. Dundrea made a motion to table this to let the Financial Workshop discuss financial changes and target balances. 2nd by Mr. Werner. Unanimous. Motion carries.**
- 14. Consideration and Action as needed related to the BEDC Emergency Business Retention Program. Mrs. Ueckert made a motion to authorize the BEDC Emergency Business Retention committee to decide on the payout timeline to extend the paybacks. 2nd by Mr. Flores. Unanimous. Motion carries.**
- 15. Consideration and Action as needed in regard to maintenance at Clark Park. Ric Flores made the following motion: The EDC Board of Directors stands in solidarity with the workers of the City of Bellville in our love and dedication to this great city. We ask the City Council to support the city in addressing the issues identified by Ms. Reesa Ueckert in Clark Park. 2nd by Paul Jones. Unanimous. Motion carries.**
Recess 7:06 – 7:22 pm
- 16. Consideration and Action as needed related to the transfer of fixed assets (Bishop Pavilion, Bell St., SFA Bust) to the City of Bellville effective October 1, 2020. Mrs. Ueckert made a motion to Table. 2nd by Mrs. Dean. Voted Yes – Ric Flores, Paul Jones, Trey Werner, Reesa Ueckert, Rhonda Dean. Voted No – Matt Dundrea. Motion carries.**
- 17. Consideration and Action as needed concerning BEDC accounting services agreement with the City of Bellville effective October 1, 2020. Mrs. Ueckert made a motion to leave the accounting as is and discuss it at the Financial Workshop. 2nd by Mrs. Dean. Unanimous. Motion carries.**
- 18. Consideration and Action as needed related to the proposed Bellville EDC 2020-2021 Annual Budget. NONE**
- 19. Consideration and Action as needed related to Quiet Zone Performance Agreement with the City of Bellville. Mr. Dundrea made a motion to table until revised Performance Agreement with the City of Bellville is approved by City Attorney. 2nd by Mr. Jones. Unanimous. Motion carries.**
- 20. Committee Reports**
 - a. Quiet Zone Committee
 - b. Community Relations Committee
 - c. EDC Administration Committee

- d. Turnverein Committee
- e. Hotel Committee
- f. Short Term Rental Committee
- g. Bylaws Committee
- h. Other Committees

21. Executive Session under Texas Government Code Section 551.701, 551.072 and 551.087 to discuss legal matters with attorney, real property negotiations and/or economic development negotiations. **NONE**

22. Action on matters considered in Executive Session. **NONE**

23. Adjournment. **Mr. Flores made a motion to adjourn. 2nd by Mr. Dundrea. Unanimous. Motion carries. 7:50pm**