

**MINUTES OF REGULAR MEETING
BELLVILLE ECONOMIC DEVELOPMENT CORPORATION
BELLVILLE CITY HALL
30 SOUTH HOLLAND STREET
THURSDAY, AUGUST 4, 2022
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 Paul Jones called the meeting to order at 5:46 pm. Paul Jones led the Invocation and Pledge.

2. Roll Call and Certification of a Quorum

Present: Paul Jones, Wade McGee, Tony Krueger, Shawna Powell and Dan Bonk.

Absent: Justin Peck and Buckshot Wied

Quorum Certified

3. Consideration and Action to Approve the Agenda as Posted

Tony Krueger made a motion to approve agenda as posted. Dan Bonk 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 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.)

No Comments: Dan Bonk, Tony Krueger, Wade McGee, Shawna Powell and Paul Jones

6. Consideration and Action to Approve Minutes of Previous Meeting Held:

Regular Meeting, July 7, 2022

Wade McGee made a motion to approve the minutes of the July 7, 2022 Regular Meeting. Shawna Powell seconded the motion. Motion carried unanimously.

7. Consideration and Action to Approve the Advertising and Tourism Reports for July, 2022 from the Bellville Chamber of Commerce

Dan Bonk made a motion to approve the Advertising and Tourism Reports for July, 2022 from the Bellville Chamber of Commerce. Shawna Powell seconded the motion. Motion carried unanimously.

8. Presentation of Bellville Pickleball Improvements Update

This update will be given at the September 8th BEDC meeting.

9. Consideration and Action to Approve July, 2022 Treasurer's Reports and Payment of Outstanding Bills

Shawna Powell made a motion to approve the July, 2022 Treasurer's Reports and payment of outstanding bills in the amount of \$8,971.03. Tony Krueger seconded the motion. Motion carried unanimously.

Outstanding Bills

Payee	Explanation	Amount
City of Bellville	Monthly Utility Bill (Pavilion - AUTODRAFT)	151.33
City of Bellville	Monthly Utility Bill (Statute - AUTODRAFT)	85.52
City of Bellville	Clark Park Interest Payment	2,025.18
Jerry Olson	December 2021 thru April 2022	120.00
Austin County News Online	July 7th BEDC Video Recording & 1/2 Website	575.00
Paramount Promotions	July Executive Director Services	5,000.00
The Bellville Times	July Classified Display	64.00
All Out Outdoors LLC	July Maintenance	700.00
City of Bellville	July Accounting Services	250.00
Total		\$8,971.03

10. Discussion and update concerning potential future Capital projects

Downtown Light Project
Community Message Board

The following projects were discussed:

Project Name	Contents	Estimate	BEDC Portion
Community Development Grant	Sidewalk ADA Improvements	405,000.00	26,250.00
City EDC Alley	Square Alley Utility Improvements	100,000.00	30,000.00
Community Message Board	LED Message Board		
Pickleball Improvements	Additional Courts		
Little League Lighting/Security	Field Lighting & Security		
Austin County Museum	Jail Improvements		
Texas Parks Wildlife Grant	Enhanced Recreation Facilities		
Permanent Lighting Downtown	Enhanced Yearly Lighting		
Variety of Murals	Building Owner Approved Murals		

11. Consideration and Action as needed to authorize the President to execute the Consultant – Independent Contractor Agreement with the Bellville Chamber of Commerce effective October 1, 2022

Dan Bonk made a motion to authorize the President to execute the Consultant – Independent Contractor Agreement with the Bellville Chamber of Commerce effective October 1, 2022. Wade McGee seconded the motion. Motion carried unanimously.

12. Consideration and Action as needed to authorize the President to execute the Marketing & Promotions Performance Agreement with the Bellville Chamber of Commerce effective October 1, 2022

Tony Krueger made a motion to authorize the President to execute the Marketing & Promotions Performance Agreement with the Bellville Chamber of Commerce effective October 1, 2022. Dan Bonk seconded the motion. Motion carried unanimously.

13. Consideration and Action as needed to authorize the President to execute the Executive Director Performance Agreement effective October 1, 2022

Tony Krueger made a motion to authorize the President to execute the Executive Director Performance Agreement effective October 1, 2022. Dan Bonk seconded the motion. Motion carried unanimously.

14. Consideration and Action as needed related to the proposed Bellville EDC 2022-2023 Annual Budget

Wade McGee made a motion to approve the proposed Bellville Economic Development Corporation 2022-2023 Annual Budget. Shawna Powell seconded the motion. Motion carried unanimously.

15. Consideration and Action as needed related to the amendments to the Bellville EDC 2021- 2022 Annual Budget

Dan Bonk made a motion to approve the amendments to the Bellville EDC 2021- 2022 Annual Budget. Tony Krueger seconded the motion. Motion carried unanimously.

16. Committee Reports

- a. Administration Committee & Executive Director

**Executive Director Report
August 4, 2022**

Working with City and TxDOT about traffic signal at Highway 36 due to new developments

August, 2022 Traffic Signal Upgrade to radar detection at Newman Bakery

February, 2021 New Traffic Signal at Highway 36 and FM 2429

Proposed Electrical Improvements to City Parking Lot and Bishop Pavilion

Continuing to work with City in regards to work schedule for Alley Capital Improvement Projects Utility Upgrades – August, 2022

Preliminary plans for developing possible Pickleball expanded Parking, additional 4 courts, concession stand & Additional Sidewalks – August, 2022 BEDC Meeting Update

TLD Ramp continues to progress in opening to full capacity its major operations facility in Bellville. TLD Ramp briefed FEMA and other Federal agencies in July about their concept of logistics in resolving current issues. 5+ Acres with proposed 100,000 square foot building site with railroad spur is currently being explored.

Planning a meeting with Strand Engineering and local merchants concerning the ADA sidewalk grant project

Discussion continuing with possible Texas Parks & Wildlife grant with Grant Works. First, Comprehensive plan must be addressed

Working with Chamber, City Administrator and San Bernard Electric about grant application concerning replacement and relocation of Electronic Community Sign

Coordinating with Shawna Powell and possible companies concerning a grand LED lighting for courthouse square.

Prepared 2022 – 2023 BEDC budget for Board consideration

Prepared 2021 – 2022 BEDC budget amendments

Working with Austin County Museum Association about possible grant for additional repairs and upgrades

A Title Company is in process of finalizing sale of neighboring building next to City Hall

Selected to serve on the H-GAC Selection Committee for Regional Broadband Consultant

Wade McGee and myself will be meeting a Brewery interested in moving into Downtown

- b. Business Development Review Committee
- c. Finance Committee
- d. Executive Director Performance Review Committee

17. Executive Session under Texas Government Code Section 551.072 for Deliberations about Real Property and 551.087 for Deliberations about Economic Development Negotiations

No Executive Session

18. Action on matters considered in Executive Session

Not Applicable

19. Adjournment

Dan Bonk made a motion to adjourn the meeting. Wade McGee seconded the motion. Motion carried unanimously and meeting adjourned at 6:27 pm.