



City of Hutto

Agenda

**Special Called Hutto Economic Development Corporation Type A
and
Hutto Economic Development Corporation Type B
Board of Directors Meeting
Monday, March 28, 2022, at 6:00 PM
City Council Chambers**

In accordance with the Texas Open Meetings Act, this meeting agenda is posted for public information, continuously, for at least 72 hours before the scheduled time of the meeting on the bulletin board located on the exterior wall of the City Hall building at 500 West Live Oak, Hutto, Texas. This meeting agenda is also accessible via the Internet at huttotx.gov

1. CALL SESSION TO ORDER

2. ROLL CALL

- 2.1. Mike Arismendez, Chairman
Don Carlson, Vice Chairman
Cheney Gamboa, Secretary
Shawn Lucas, Treasurer
Mike Snyder, Board Member
Randal Clark, Board Member

3. PLEDGE OF ALLEGIANCE

4. PUBLIC COMMENT

Any citizen wishing to speak during public comment may do so after completing the required registration form. The purpose of this item is to allow the residents of Hutto and other interested persons an opportunity to address the Hutto Economic Development Corporation Type A and the Hutto Economic Development Corporation Type B on agenda issues and non-agenda issues (i.e., Corporation policy or legislative issues). Non-agenda issues regarding daily operational or administrative matters should be first dealt with at the administrative level by calling CityHall at (512) 759-4913 during business hours. Each person providing public comment will be limited to 3 minutes. (Note: The Texas Open Meetings Act, Texas Government Code, Chapter 551, prohibits governing bodies from a full discussion, debating, or considering subjects for which public notice has not been given on the agenda. Issues that cannot be referred to the Corporation Staff for action may be placed on the agenda of a future meeting.)

5. AGENDA ITEMS

- 5.1. Recall the Cross-National Advisory Partners engagement action item from the March 23, 2022 meeting for discussion.
- 5.2. Consideration and possible action on the revised First Amendment and Extension to Krueger Option Agreement previously approved by all the parties, revised by adding a new Section 1 (adopting recitals) and Section 3 (excluding Tract 4 and reducing the proportionate option credit at closing), as requested.
- 5.3. Consideration and possible action on the Assignment and Assumption Agreement conveying the option to purchase the remaining tracts 1-3 on the December 22, 2021 Option Agreement.
- 5.4. Consideration and possible action to approve the conveyance of a modified Oncor proposed 15ft Easement at the corner of Hwy 79 and FM 3349, on the Megasite, in the approximate location shown on the provided survey presented at the meeting and authorize the Chair, conditional on Corporate Counsel's approval of all easement documents, to execute the easement.
- 5.5. Discuss and consider action to approve a reimbursement agreement between Titan Development and the Hutto Economic Development Corporation for development support for the Titan Megasite land acquisition development process and authorize the Board Chair to execute the agreement.

6. EXECUTIVE SESSION

- 6.1. The Board will now recess the open session meeting and reconvene in executive session, pursuant to Texas Government Code Sections 551.087 (economic development), 551.071 (Attorney Consultation), 551.072 (Real Property), to deliberate and seek the advice of its legal counsel regarding Assignment and Assumption of Real Property Option to Purchase Land agreements held by the corporation for property in and around the Megasite; project acropolis incentives, a voluntary corporate development assistance reimbursement agreement with Titan Development, Inc. or one of its subsidiaries and affiliates for its proposed Megasite property acquisition.

7. ACTION RELATIVE TO EXECUTIVE SESSION

- 7.1. The Board may recall any item posted for Executive Session above for discussion and possible action.

8. ADJOURNMENT

9. CERTIFICATION

I certify that this notice of the Economic Development Corporation Type A and the Hutto Economic Development Corporation Type B meeting was posted on the City of Hutto website and the City Hall bulletin board of the City of Hutto on March 25, 2022, at 3:20 pm.



Gracie Perez

The City of Hutto is committed to complying with the Americans Disability Act. The Hutto City Council Chamber is wheelchair accessible. Request for reasonable special accommodations must be made 48 hours before the meeting. Please email the City Secretary's office at City.Secretary@huttotx.gov or call (512) 759-4033 for assistance.

The Board reserves the right to recess the open session of the meeting and reconvene in Executive Session at any time between the meeting's opening and adjournment by majority vote on any item on the agenda for consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; deliberation regarding real property pursuant to Chapter 551.072 of the Texas Government Code; deliberation regarding gifts and donations pursuant to Chapter 551.073 of the Texas Government Code; deliberation regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code; and/or deliberation regarding the deployment, or specific occasions for implementation of security personnel or devices pursuant to Chapter 551.076 of the Texas Government Code. Action, if any, will be taken in the open session.

This agenda has been reviewed and approved by the Board's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the item discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

Attendance by Other Elected or Appointed Officials: It is anticipated that members of other governmental bodies, and/or city boards may attend the meeting in numbers that may constitute a quorum of the body, board, commission, and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission, and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the boards, commissions, and/or committees may be permitted to participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action are specifically provided for on an agenda for that body, board, commission or committee subject to the Texas Open Meetings Act.