Minutes

Board of Directors Meeting
Economic Development Corporation and
Community Development Corporation
City Hall – Council Chambers
500 West Live Oak Street, Hutto TX 78634
Monday, July 6, 2020 at 6:30 p.m.

Chairman Steven R. Harris	Board Member James Guzman
Vice-Chairman Don Carlson	Board Member Henry Gideon
Treasurer Kevin LaFrance	Board Member Lucas Evans
Secretary Daniel Thornton	

The Economic Development Corporation and the Community Development Corporation met in a regular meeting on Monday, July 6, 2020 at the City Hall Council Chambers located at 500 West Live Oak Street, Hutto, TX 78634.

CALL SESSION TO ORDER

Chairman, Steven Harris, called the meeting to order at 6:30 p.m.

ROLL CALL

Members of the Community Development Corporation Board that were present were Steven Harris, Chairman; Daniel Thornton, Secretary; Kevin LaFrance, Treasurer; and Board Member Lucas Evans.

Vice Chairman Don Carlson, Board members James Guzman and Henry Gideon were absent.

Members of staff that were present were Councilman Mike Snyder, EDC/CDC Board Liaison; George Hyde, EDC/CDC Board Legal Counsel; and Cheri Bowman, Economic Development Specialist.

PUBLIC COMMENTS

There were no comments from the public.

5A. Consideration and possible action concerning the minutes for the May 4, 2020, Hutto Economic Development Corporation Board of Directors Type A meeting.

MOTION: *Secretary Dan Thornton made a motion to approve the minutes for the May 4, 2020 Hutto Economic Development Corporation Board of Directors Type A meeting. Treasurer Kevin LaFrance seconded the motion.*

ACTION: *The motion passed 4-0*

5B. Consideration and possible action concerning the minutes for the May 4, 2020, Community Development Corporation Type B Board of Directors meeting.

MOTION: *Treasurer Kevin LaFrance made a motion to approve the minutes for the May 4, 2020 Community Development Corporation Board of Directors Type B meeting. Secretary Dan Thornton seconded the motion.*

ACTION: *The motion passed 4-0*

5C. Consideration and possible action concerning the minutes for the May 27, 2020, Hutto Economic Development Corporation Type A and the Community Development Corporation Type B Board of Directors meetings.

MOTION: *Treasurer Kevin LaFrance made a motion to approve the minutes for the May 27, 2020 Hutto Economic Development Corporation Type A and the Community Development Corporation Board of Directors Type B meeting. Secretary Dan Thornton seconded the motion.*

ACTION: *The motion passed 4-0*

5D. Consideration and possible action concerning the minutes for the June 1, 2020, Hutto Economic Development Corporation Type A and the Community Development Corporation Type B Board of Directors meetings.

Secretary Dan Thornton made a motion to approve the minutes for the June 1, 2020 Hutto Economic Development Corporation Type A and the Community Development Corporation Type B Board of Directors meeting. Treasurer Kevin LaFrance seconded the motion.

ACTION: *The motion passed 4-0*

5E. Consideration and possible action concerning the minutes for the June 15, 2020, Hutto Economic Development Corporation Type A and the Community Development Corporation Type B Board of Directors meetings.

Secretary Dan Thornton made a motion to approve the minutes for the June 15, 2020 Hutto Economic Development Corporation Type A and the Community Development Corporation Type B Board of Directors meeting. Treasurer Kevin LaFrance seconded the motion.

ACTION: *The motion passed 4-0*

5F. Discussion and possible action regarding a Business Retention & Expansion (BRE) Survey.

No action was taken. Board directed Cheri Bowman to move forward with creating the survey, and bring it back to Board.

5G. Discussion Texas Economic Development Council (TEDC) and other training for the EDC/CDC Board of Directors.

George Hyde – suggested the Board consider educational training for themselves, especially with new members. He would be willing to do some of the training, and TEDC offering other training.

Chairman Steven Harris – Sounds like a great idea. The decision would be based upon the most beneficial to the Board, as well as the most cost efficient.

EXECUTIVE SESSION

The Board convened into Executive Session at 6:58 p.m.

6A. The Board may recess its Open Session and Convene into Executive Session pursuant to Government Code Chapter 55 regarding the following:

(1) 551.071 and 551.072 to deliberate upon and seek the advice of its General Counsel regarding the transfer of real property consisting of approximately 16 acres related to the Williamson County Southeast Loop project;

(2) 551.071 and 551.072 to deliberate upon and seek the advice of its General Counsel and which will also include commercial or financial information that the Board has received from a business prospect that the Board seeks to have locate, stay, or expand in or near the territory of the City of Hutto and with which the Board is conducting economic development negotiations and to deliberate an offer of a financial or other incentive to business prospects herein described including the incentives provided by the Hutto Community Development Corporation Small Business Loan and Disaster Relief Project.

(3) 551.074 To deliberate upon duties and performance of the Board's General Council.

The Board reconvened into Open Session at 8:15 p.m.
No action was taken in Executive Session.

6B. Reconvene Open Session to discuss and consider action on any items listed for Executive Session, including but not limited to the following:

(1) Discuss and consider authoring the dedication of conditional right-of-way easements in support of the Williamson County Southeast Loop project, in a form approved by the Board's General Counsel and as directed in Executive Session to encumber the surface of a portion of the Megasite property, located in the J.J. Stubblefield Survey, abstract No. 562 and covering a 3.0 acre tract of land, being a portion of that certain35 acre tract recorded in document No. 2018034308 of the official public records of Williamson County, Texas and authorizing the Chair to execute all necessary documents.

MOTION: *Secretary Dan Thornton made a motion to table item 6B (1). Board member Lucas Evans seconded the motion.*

Action: *This motion passed 4-0*

Dan Thornton asked to recall Executive Session 6A. (1), and to be discussed in open public session.

MOTION: *Secretary Dan Thornton made a motion to authorize the Chairman to execute the instruments to dedicate the conditional right-of-way easements in support of the Williamson County Southeast Loop Project, in a form approved by the Board's General Counsel and as directed in Executive Session to encumber the surface of a portion of the Megasite property, located in the J.J. Stubblefield Survey, abstract No. 562 and covering a 6.576 acre tract of land, being a portion of that certain 224.42 acre tract recorded in document no. 2018036400; covering a 3.00 acre tract of land, being a portion of that certain 35 acre tract recorded in document no. 201835181;and covering a 6.394 acre tract of land recorded in document no. 2018034308 of the official public records of Williamson County, Texas.*
Treasurer Kevin LaFrance seconded the motion.

ACTION: *The motion passed 4-0.*

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ADJOURNMENT

With no other business to conduct, the meeting was adjourned at 8:25 p.m.

Community Development Corporation

Steven Harris, Chairman

ATTEST:

Cheri Bowman, Economic Development Specialist
Business Retention Specialist