

**ENNIS ECONOMIC DEVELOPMENT CORPORATION MINUTES
REGULAR MEETING
TUESDAY, AUGUST 14, 2018
4:00 P.M.**

CALL TO ORDER

President Montgomery called a regular meeting of the Ennis Economic Development Corporation to order on Tuesday, August 14, 2018 at 3:57 P.M. in the City Commission Chambers of Ennis City Hall, 115 W. Brown Street, Ennis Texas 75119.

INVOCATION AND PLEDGE OF ALLEGIANCE

President Montgomery led the Pledge of Allegiance.

Mr. Nelson offered the Invocation.

ROLL CALL

Economic Development Administrative Assistant Rhonda Winters called roll; a quorum was present to wit:

Directors Present: Mike Montgomery, Tom Abram, Betty Glaspy, Phil Newsom, Angie Juenemann, Russell Thomas

Directors Absent: Jess Haupt

Staff Present: Marty Nelson, Rhonda Winters, Ashley Colunga, Mary Davis, Ben Nibarger, Chad Wester

ITEMS FOR DISCUSSION & CONSIDERATION

1. Discuss and consider the minutes of the July 10, 2018 meeting.
 - a. Motion by Thomas, 2nd by Abram approving the minutes of the July 10, 2018 meeting.
 - i. 6 Ayes
2. Citizens request to address the Board
 - a. No one spoke.
3. Finance Review
 - a. The current budget and finances were presented by Mr. Nelson.
4. Economic Development update
 - a. Communications and Marketing update
 - i. Presented new monument signs with the new city logo.
 - ii. Presented coasters promoting downtown and the new city logo.
 - iii. Fireworks show after movie night on September 1st at Jaycee Park.
 - b. Main Street update
 - i. Frank Kent Chevrolet is sponsoring Farmers Market.

- ii. Presented banners promoting kids activities on Saturdays at Minnie McDowal.
 - iii. The Sangria, Salsa, and Shopping event downtown was well attended.
 - c. Kaufman Development District
 - i. Façade Grants
 - 1. Close-out for 308 N Kaufman
 - a. Motion by Juenemann, 2nd by Glaspy approving a façade grant close-out in the amount of \$7,500.
 - i. 6 Ayes
 - d. Downtown Development update
 - i. Welcome Center update
 - 1. Sub-Contractor bid documents are being prepared.
 - ii. Project Downtown Infrastructure update
 - 1. Construction schedule update given
 - iii. Parking Lot-Striping
 - 1. Chad Wester presented a layout of how the parking lot at 104 N McKinney will be striped.
 - 2. Cost is approximately \$1,000 to be paid out of EcDev operations.
 - e. Industrial Development update
 - i. Merryart Grant
 - 1. Unable to meet the required capital of \$2.5 million by \$59,000.
 - 2. Discuss and consider amending the agreement with Novelinks LLC by reducing the capital requirement to \$2.4 million and approving a grant payment of \$175,000.
 - a. Motion by Newsom, 2nd by Abram amending the agreement with Novelinks LLC by reducing the capital requirement to \$2.4 million and approving a grant payment of \$175,000.
 - i. 6 Ayes
 - ii. Project Snoopy update
 - 1. Chose to expand their existing site in Pennsylvania.
 - 2. Wants to look at Ennis for phase II expansion in 2019.
 - f. Commercial/Retail Development update
 - i. Activity update provided
 - g. Residential Development update
 - i. Since January there have been 149 permits issued totaling over \$35 million in capital.
- 5. Executive Session authorized by the Texas Open Meeting Act, Texas Local Government Code Annotated, Chapter 551.072, Real Estate, and Chapter 551.087, Economic Development Negotiations.
 - a. Due to potential conflict of interest Juenemann and Newsom recused themselves and were not present for deliberations.
 - b. Montgomery read the announcement from the Certified Agenda regarding the subject of the Executive Session, and convened the Executive Session at 4:25pm.
 - c. LGC 551.087 –Economic Development negotiations
 - i. Columbia Packing

6. Reconvene into Open Session
 - a. Montgomery read the announcement from the Certified Agenda regarding the completion of the Executive Session, and reconvened into Open Meeting at 4:37pm.

ACTIONS PURSUANT TO EXECUTIVE SESSION

1. Discuss and consider taking action upon a grant request from Columbia Packing.
 - a. Due to potential conflict of interest Juenemann and Newsom recused themselves from voting on this action.
 - b. Motion by Abram, 2nd by Thomas approving a grant for Columbia Packing in the amount of \$35,153.50.
 - i. 4 Ayes

ADJOURNMENT

With no other business before the Economic Development Corp. Board, President Montgomery declared the meeting adjourned at 4:41 P.M.

A handwritten signature in black ink, appearing to read "Russell R. Thomas", written over a horizontal line.

RUSSELL R. THOMAS
Secretary