

**CITY OF GONZALES, TEXAS
ECONOMIC DEVELOPMENT CORPORATION
MEETING GONZALES MUNICIPAL BUILDING
820 ST. JOSEPH STREET
MINUTES
September 24, 2018 6:00 PM**

CALL TO ORDER, INVOCATION, AND PLEDGE OF ALLEGIANCES

Board President Dewey Smith called the meeting to order at 6:01 P.M. Mr. Smith certified a quorum of the Board with Tommy Cox, Gerri Lawing, Steve Sucher, James Ryan and Dewey Smith present. James Hamilton and Dan Blakemore were absent.

PUBLIC COMMENTS

There were no public comments

APPROVAL OF MINUTES

1. June 25, 2018
2. July 12 & 13 Meeting Minutes Board Workshop)
3. July 23, 2018 Budget Workshop
4. August 27, 2018 Minutes

It was noted that Gerri Lawing was in attendance at the July 23, 2018 Budget Workshop. Motion made to accept minutes with noted changes. Motion made by Tommy Cox, seconded by James Ryan. Motion carried.

FINANCIAL REPORT

5. **Financial Report** – Christina Jahns presented financial reports for August 2018.

PRESENTATION

7. Board moved ahead to item #7 to allow for presentation prior to going into Executive Session. Update from Brie Schauer/Sweet B's Cookie Boutique. The business currently has 3 full-time and 2 part-time employees and Sales and Use Tax for May 2017-May 2018 of \$7,017.20. Ms. Schauer thanked the board for their support.

EXECUTIVE SESSION

The board adjourned into Executive Session at 6:17 p.m.

The Gonzales Economic Development Corporation will hold a closed Executive Session meeting Pursuant to the Texas Government Code, in accordance with the authority contained in:

Section 551.087 to discuss a possible amendment to an economic development incentive – Come and Take It Properties LLC

Section 551.071 to seek advice from the Board's attorney regarding pending or contemplated litigation – Arnulfo and Ruth Guerra

- A. Guerra Enterprise, LLC dba Holiday Inn Express Suites Arnulfo Guerra and Ruth Guerra, dba Sleep Inn & Suites

Section 551.071 to seek advice from the Board's attorney regarding Bylaws, Check Signing Resolution, Administrative Services Agreement, and related issues

RETURN TO OPEN SESSION

6. Discuss and Consider any action resulting from Executive Session – the Board returned to Open Session at 7:27 p.m.

Motion to authorize early payment termination of loan agreements and first amendment to loan agreement with Come & Take It Properties LLC for a total payoff of \$320,000, this offer expires December 31, 2018. Motion made by Gerri Lawing, seconded by Steve Sucher. Motion carried.

Motion made to direct staff to forward Administrative Services Agreement, Amended Bylaws, Check Signing Resolution and Ordinance to Gonzales City Manager for review. Motion made by Steve Sucher, seconded by Tommy Cox. Motion carried.

ACTION ITEMS

8. **Receive, Discuss and Consider a Loan/Grant Application from Edwards' Furniture for a new roof, set the date for a Public Hearing, and authorize staff to post notice of the Public Hearing.**
Belinda Wilcox with Edwards Furniture presented an application to the board requesting funds for replacement of roof in the amount of \$16,000 or 50% of the project cost (estimated to be \$31,625). Todd Thwing, owner of River City Roofing was also in attendance to answer any questions. **Motion made to approve the grant application for a new roof up to \$16,000 and set date of October 22, 2018 for public hearing. Motion made by Gerri Lawing, seconded by James Ryan.** The board discussed concerns with this and similar requests due to current eligibility, acceptance and processing of requests. **Tommy Cox, Steve Sucher and Gerri Lawing voted no. James Ryan and Dewey Smith voting yes. Motion denied.**
9. Discuss and Consider quote from Whites' Service Company for the HVAC systems at the Lynn Theatre. **Motion made to proceed with contract from Whites Service Company for \$34,700 subject to Dan Blakemore's concurrence. Discussion continued on an overall plan for the Lynn Theatre maintenance. Motion made by James Ryan, seconded by Steve Sucher. Motion carried.**
10. Discuss and Consider interest rates from local financial institutions for the renewal or transfer of a Certificate of Deposit in the amount of \$55,944.44 with a maturity date of October 5, 2018. **Motion made to move funds to checking account. Motion made by Tommy Cox, seconded by James Ryan. Motion carried.**
11. Discuss and Consider the election of officers; 1) President, 2) Vice President, 3) Secretary, 4) Treasurer. **Motion made to keep all existing officers with the exception of Treasurer to be filled by incoming board member Larry Wehde. Motion made by James Ryan, seconded by Steve Sucher. Motion carried.**
12. Hwy 183 Beautification Committee – no report
13. Governance Committee – work being done on bylaws, administrative services agreement.
14. Staff Update – Executive Director, Genora Young updated the board on projects.

**Motion made to Adjourn. Motion made by James Ryan, seconded by Steve Sucher. Motion carried.
Board adjourned at 8:28 p.m.**