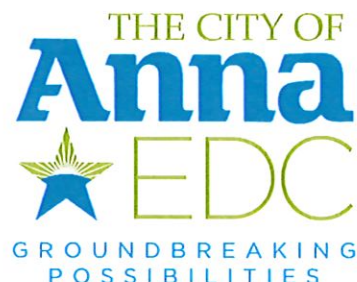


Officers:

Anthony Richardson, President
Bruce Norwood, Vice-President
Rocio Gonzalez, Secretary

Staff:

Joey Grisham, Director of Economic Development
Taylor Lough, Assistant Director of Economic Development
Kimberly Garduno, Economic Development Coordinator



Anna Community Development Corporation and Anna Economic Development Corporation Regular Meeting Minutes

Thursday, January 6, 2022, at 6:00 pm

City of Anna, City Hall, Council Chambers

111 N. Powell Parkway, Anna, Texas 75409

The Anna Community Development Corporation and the Anna Economic Development Corporation conducted a regular called meeting at 6:00 p.m. on Thursday, January 6, 2022, at the Anna City Hall Council Chambers, Anna, Texas 75409.

A video recording of the open session portions of the meeting may be viewed online at the City of Anna's website: <https://www.annatexas.gov/962/AgendasMinutes>

CDC and EDC Board Members Present: Anthony Richardson, Shane Williams, Kylee Kelley Bruce Norwood, Michelle Hawkins. **CDC and EDC Board Members Absent:** Rocio Gonzalez and Matthew Seago (Resigned) **Others Present:** Joey Grisham (Director of Economic Development), Kimberly Garduno (Economic Development Coordinator), and Lee Miller (Mayor Pro Tem) **Others Participating Remotely:** Clark McCoy (Attorney).

1. Call to Order. Roll Call and Establishment of Quorum.

The meeting was called to order by Anthony Richardson, Board President, at 6:01 p.m.

2. Invocation and Pledge.

Invocation and Pledge of Allegiance were led by Anthony Richardson.

3. Neighbor Comments.

None.

4. Introduction of new Economic Development Coordinator, Kimberly Garduno.

Joey Grisham introduced Kimberly Garduno.

5. Consent Agenda.

- a. Consider/Discuss/Act on approving minutes from the December 2, 2021, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)

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- b. Consider/Discuss/Act on approving minutes from the December 2, 2021, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

Shane Williams made a motion on behalf of the CDC and EDC to approve the consent agenda. Kylee Kelley seconded the motion. All were in favor. Motion passed.

6. Individual Consideration

- a. Consider/Discuss/Act on a resolution approving an Agreement with Wolfe, Tidwell, & McCoy, LLP for legal services. (EDC)
- b. Consider/Discuss/Act on resolution approving an Agreement with Wolfe, Tidwell, & McCoy, LLP for legal services. (CDC)

Joey Grisham explained that EDC/CDC Attorney Clark McCoy had not adjusted his fees in several years and provided a history of previous agreements.

Anthony Richardson made a motion on behalf of the EDC and CDC to adopt a resolution approving an agreement with Wolfe, Tidwell, & McCoy, LLP for legal services and authorizing the Board President to execute an agreement for legal services with Wolfe, Tidwell, & McCoy, LLP, subject to approval as to legal form. Shane Williams seconded the motion. All were in favor. Motion passed.

7. Director's Report

- a. **October Sales Tax Report / November Budget Update**
Sales tax and budget reports were included in the packet. The month of October resulted in an increase of 24 percent more sales tax revenue than October 2020.
- b. **Strategic Plan Update**
City Council approved the creation of Tax Increment Reinvestment Zone (TIRZ No. 6) for Downtown. Staff co-hosted the Business Appreciation Luncheon with Hurricane Creek Rotary Club at First Anna Church.
- c. **ICSC Red River / February Meeting Date**
Please let staff know if you would like to attend. The event will be held at the Kay Bailey Convention Center in Dallas February 1 – 3, 2022. Will have booth at this event and working with Navi Retail. Joey Grisham requested to move February Board meeting to February 10, 2022.

8. Closed Session (Exceptions).

- a. **Deliberate regarding the purchase, exchange lease or value of real property.**
(Tex. Gov't Code §551.072) possible property acquisition; possible land sale/purchase; Anna Business Park.
- b. **Consult with legal counsel** on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code (Tex. Gov't Code §551.071); City Charter provisions; Lease agreement and professional services contract.
- c. **Discuss or deliberate Economic Development Negotiations:** (1) To discuss or deliberate regarding commercial or financial information that the Board of

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Directors has received from a business prospect that the Board of Directors seeks to have locate, stay, or expand in or near the territory of the City of Anna and with which the Board is conducting economic development negotiations; or, (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1). (Tex. Gov't Code §551.087) Anna Business Park Property; potential commercial, retail and medical projects.

Bruce Norwood made a motion to enter closed session. Michelle Hawkins seconded the motion. All were in favor. Motion passed. CDC Board entered closed session at 6:18 p.m.

9. Reconvene into open session and take any action on closed session items.

Michelle Hawkins made a motion to reconvene into open session. Kylee Kelley seconded the motion. All were in favor. Motion passed. The CDC reconvened into open session at 6:46 p.m.

Anthony Richardson made a motion on behalf of the CDC and EDC to authorize the Board President to execute a purchase sale agreement for the Anna Business Park property, subject to approval as to legal form. Bruce Norwood seconded the motion. All were in favor. Motion passed.

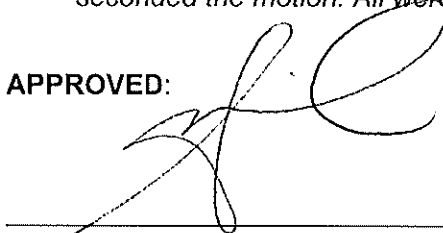
10. Receive reports from staff or Board Members about items of community interest.

None.

11. Adjourn.

Anthony Richardson made a motion to adjourn the meeting at 6:48 p.m. Kylee Kelley seconded the motion. All were in favor. Motion passed.

APPROVED:



Anthony Richardson
President of CDC/EDC

ATTESTED:



Rocio Gonzalez
Secretary of CDC/EDC