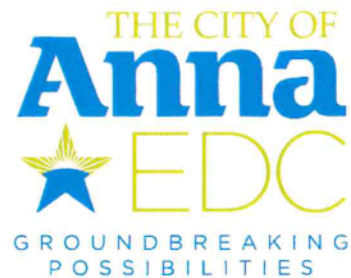
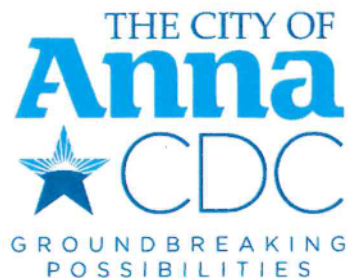


Officers:
Bruce Norwood, President
Jody Bills, Vice-President
Rocio Gonzalez, Secretary

Staff:
Joey Grisham, Director of Economic Development
Bernie Parker, Assistant Director of Economic Development



Anna Community Development Corporation and Anna Economic Development Corporation Meeting Minutes

Thursday, November 2, 2023, at 6:00 pm
Anna Municipal Complex, City Council Chambers
120 W. 7th Street, Anna, Texas 75409

The Anna Community Development Corporation and the Anna Economic Development Corporation conducted a meeting at 6:00 p.m. on Thursday, November 2, 2023, at the Anna Municipal Complex City Council City Council Chambers, located at 120 W. 7th Street 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: Jody Bills , Rocio Gonzalez, Kylee Kelley and Ronnie Kerr. **CDC and EDC Board Members Absent:** Bruce Norwood, Allison Inesta and Michelle Hawkins. **Others Present:** Joey Grisham (Director of Economic Development), Bernie Parker (Assistant Director of Economic Development), Pete Cain (Council Member) and Clark McCoy (Attorney).

1. **Call to Order, Roll Call, and Establishment of Quorum.**
The meeting was called to order by Board Vice President Jody Bills at 6:01 p.m.
2. **Invocation and Pledge of Allegiance.**
Invocation and Pledge of Allegiance was led by Jody Bills.
3. **Neighbor Comments.**
None.
4. **Consent Agenda.**
 - a. Approve minutes from the October 5, 2023, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
 - b. Approve minutes from the October 5, 2023, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

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Jody Bills, Vice-President
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Kylee Kelley made a motion on behalf of the CDC and EDC to approve the consent agenda. Ronnie Kerr seconded the motion. All were in favor. Motion passed.

5. Individual Consideration.

- a. Consider/Discuss/Action on a Resolution approving an Incentive Agreement with JFH Anna, LLC. (CDC)

Joey Grisham outlined the incentive agreement for JFH Anna, LLC. Mr. Grisham stated the requirements JFH Anna would need to meet to receive a grant from the CDC that would not exceed a onetime payment of \$75,000.

Ronnie Kerr made a motion on behalf of the CDC to adopt a resolution approving an agreement with JFH Anna, LLC. Kylee Kelley seconded the motion. Jodie Bills, Kylee Kelly, Ronnie Kerr was in favor, Rocio Gonzalez was opposed. Motion passed 3-1.

6. Director's Report.

- a. Sales Tax Update
Joey Grisham stated Sales Tax increase was a 23% increase. Mr. Grisham presented October's CDC/EDC measurables and updated additional information on the CDC/EDC Gold Marcom Award, TEDC annual conference and staff meeting with several downtown landowners. Mr. Grisham mentioned Assistant Director Bernie Parker presenting at Anna's Neighbor Academy.
- b. ICSC Red River Update
Staff will present an update at December's meeting.
- c. Wayfinding & Entry Signage Update
Joey Grisham informed the board that he and Mr. Parker attended a kickoff meeting with the City Management office on phase one for wayfinding and signage throughout the city. Mr. Grisham reported the City Management office has identified \$500,000 for this first phase.

7. Closed Session.

- 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.
- 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); Grant program; Lease agreement and professional services contract.
- c. Discuss or deliberate Economic Development Negotiations: (1) To discuss or

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deliberate regarding commercial or financial information that the Board of 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 retail and medical projects.

Rocio Gonzalez made a motion to enter closed session. Ronnie Kerr seconded the motion. All were in favor. Motion passed. EDC/CDC Board entered closed session at 6:14 p.m.

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

Jody Bills made a motion to reconvene into open session. Kylee Kelley seconded the motion. All were in favor. Motion passed. The EDC/CDC reconvened into open session at 7:28 p.m.

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

Bernie Parker informed the board that the City of Anna was handing out Veterans Yard Sign for Veterans Day, and the Parks Department was handing out small sapling trees on Friday; the last day of early voting is Friday, November 3. Mr. Parker stated upcoming Anna's Events: 12 Days of Anna, December 2-13 (Christmas Parade and Tree Lighting – Dec 2 / Santa's Village – Dec 9 / Ice Skating – Dec 9-10, All events Anna's Municipal Complex.)

Council Member Pete Cain informed the Board the Veterans Day Parade will be held on Saturday, November 11th, at its regular time, starting at the High School.

10. Adjourn.

Ronnie Kerr Kylee Kelley a motion to adjourn the meeting at 7:31 p.m. Kylee Kelley seconded the motion. All were in favor. Motion passed.

Officers:

Bruce Norwood, President
Jody Bills, Vice-President
Rocio Gonzalez, Secretary

Staff:

Joey Grisham, Director of Economic Development
Bernie Parker, Assistant Director of Economic Development

APPROVED:


Bruce Norwood (Dec 11, 2023 15:50 CST)

Bruce Norwood

President of CDC/EDC

ATTESTED:



Rocio Gonzalez

Secretary of CDC/EDC