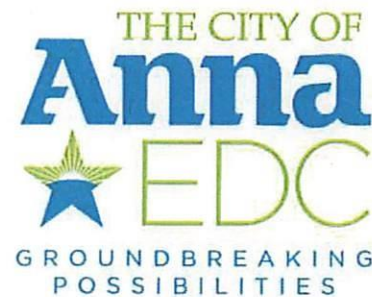


Officers:

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

Staff:

Joey Grisham, Director of Economic Development
Bernie Parker, Assistant Director of Economic Development
Kimberly Garduno, Economic Development Coordinator



Anna Community Development Corporation and Anna Economic Development Corporation Meeting Minutes

Thursday, June 1, 2023, at 6:00 pm

Anna Municipal Complex, City Council Conference Room

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, June 1, 2023, at the Anna Municipal Complex City Council Conference Room, 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: Bruce Norwood, Michelle Hawkins, Rocio Gonzalez, Kylee Kelley and Allison Inesta. **CDC and EDC Board Members Absent:** Jody Bills and Ronnie Kerr. **Others Present:** Joey Grisham (Director of Economic Development), Bernie Parker (Assistant Director of Economic Development), Kimberly Garduno (Economic Development Coordinator), Lee Miller (Mayor Pro Tem) 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 President Bruce Norwood at 6:00 p.m.

2. Invocation and Pledge of Allegiance.

Invocation and Pledge of Allegiance was led by Bruce Norwood.

3. Neighbor Comments.

None.

4. Consent Agenda.

- a. Consider/Discuss/Act on approving minutes from the May 4, 2023, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
- b. Consider/Discuss/Act on approving minutes from the May 4, 2023, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

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Staff:

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Bernie Parker, Assistant Director of Economic Development
Kimberly Garduno, Economic Development Coordinator

Rocio Gonzalez made a motion on behalf of the CDC and EDC to approve the minutes from the May 4, 2023, Joint Community Development Corporation and Economic Development Corporation Meeting. Kylee Kelley seconded the motion. All were in favor. Motion passed.

5. Individual Consideration

a. Discuss budget and strategic planning priorities for FY 2024.

Joey Grisham provided a snapshot of CDC and EDC financials and inquired about the Board's upcoming budget and strategic planning priorities. Mr. Grisham shared that the CDC is required to adopt its budget 60 days prior to the next fiscal year. He discussed the CDC and EDC fund balances because of the sale of the business park, the progression of the five-year strategic plan, proposed projects as to implementing downtown master plan, wayfinding signage projects, increased sales tax, fiscal year 2024 projected revenue, incentive programs, and land acquisition possibilities. Board members directed staff to continue to focus on downtown development, job creation, public infrastructure, and access to broadband internet. Mr. Grisham stated the next step was to schedule another meeting before August 1 for budget approval.

b. Consider/Discuss/Act on a resolution approving an Amendment to the 3 Nations Brewing, LLC Incentive Agreement. (EDC).

Joey Grisham updated the board on the 3 Nations Brewing project. He stated that 3 Nations had increased cost for roof repair and additional concrete flat work totaling \$50,000 dollars. Mr. Grisham said that the Board could simply amend the current incentive agreement to add \$50,000 to the final disbursement upon issuance of a CO.

Michelle Hawkins made a motion on behalf of the EDC a resolution approving an Amendment to the 3 Nations Brewing, LLC Incentive Agreement. Rocio Gonzalez seconded the motion. All were in favor. Motion passed.

6. Director's Report

a. ICSC ReCON (Las Vegas) Update

Economic Development Director Joey Grisham, CDC/EDC President Bruce Norwood, Mayor Pro Tem Lee Miller had several meetings with retailers, brokers and developers interested in Anna.

b. Strategic Plan Update

Joey presented May's CDC/EDC measurables and updated additional information from ICSC. Bernie Parker attended a networking event for a delegation of Taiwanese semiconductor related business owners in Dallas. Kimberly Garduno presented information for upcoming Job Fair, Anna small business week video program and lunch and learn from U.S. Small Business Administration.

c. 2023 Chamber Golf Tournament Update

The EDC sponsored the chamber event with over 100 plus attendees at The Bridges Golf Course.

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Rocio Gonzalez, Secretary

Staff:

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Bernie Parker, Assistant Director of Economic Development
Kimberly Garduno, Economic Development Coordinator

d. Development Forum

Joey updated the Board on the July 12th forum and possibly having to change the date.

e. Job Fair – June 15th

Kimberly Garduno presented information on the partnership with Anna ISD CTE & STEAM Director and said that a job fair will be held on June 15th at Grayson College.

f. July 6th Meeting

Board recommended canceling July 6th meeting and rescheduling for July 20th.

g. Financial Report / Sales Tax Updates

Joey Grisham stated sales tax in March had 3.7% increase.

7. 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;

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 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) potential retail and medical projects.

Bruce Norwood made a motion to enter closed session. Kylee Kelley seconded the motion. All were in favor. Motion passed. CDC Board entered closed session at 6:54 p.m.

8. 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 7:31 p.m.

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

Joey Grisham said that Music in the Park was taking place tonight at City Hall.

10. Adjourn.

Bruce Norwood made a motion to adjourn the meeting at 7:33 p.m. Rocio Gonzalez seconded the motion. All were in favor. Motion passed.

Officers:

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Jody Bills, Vice-President
Rocio Gonzalez, Secretary

Staff:

Joey Grisham, Director of Economic Development
Bernie Parker, Assistant Director of Economic Development
Kimberly Garduno, Economic Development Coordinator

APPROVED:



Bruce Norwood
President of CDC/EDC

ATTESTED:



Rocio Gonzalez
Secretary of CDC/EDC