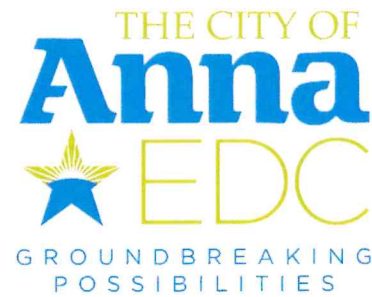
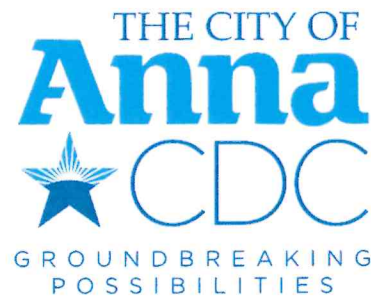


Officers:
Bruce Norwood, President
Jody Bills, Vice-President
Rocio Gonzalez, Secretary

Staff:
Bernie Parker, Interim Director of Economic Development
Salena Tittle, Interim Economic Development Analyst



Anna Community Development Corporation and Anna Economic Development Corporation Meeting Minutes

Thursday, April 4, 2024, 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, April 4, 2024, 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: Bruce Norwood, Ronnie Kerr, Jody Bills, Allison Inesta, Kylee Kelley, Michelle Hawkins, and Rocio Gonzalez. **Others Present:** Bernie Parker (Interim Director of Economic Development), Salena Tittle (Interim Economic Development Analyst), Pete Cain (Council Member), Lee Miller (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. Approve minutes from the March 7, 2024, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
 - b. Approve minutes from the March 7, 2024, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

Officers:
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Rocio Gonzalez, Secretary

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Salena Tittle, Interim Economic Development Analyst

Bruce Norwood made a motion on behalf of the CDC and EDC to approve the consent agenda. Jody Bills seconded the motion. All were in favor. Motion passed.

5. Individual Consideration.

- a. Consider/Discuss/Action on authorizing an incidental sign to be placed on the EDC building located at 101 S. Powell Parkway, Anna, Texas and authorizing City of Anna Interim Director of Economic Development to take all steps necessary to acquire and place the sign including entering into an agreement on behalf of the EDC providing for placement of said sign with the EDC acquiring ownership of said sign at a price not to exceed ten dollars and zero cents (\$10.00).

Salena Tittle provided a brief presentation to the Board describing the tenants request for placement of an incidental sign (object of a horse) on top of the EDC owned building.

Michelle Hawkins asked if the EDC truly wanted ownership of the horse.

Bernie Parker advised the Board that this was a topic of discussion amongst staff and the decision was made due to the horse having to be placed on the EDC insurance should anything happen and to also keep a piece of Anna history in Anna's Downtown should the tenant choose to leave at a later time.

Rocio Gonzalez made a motion on behalf of the CDC and EDC to approve individual consideration item 5a. Jody Bills seconded the motion. All were in favor. Motion passed.

- b. Consider/Discuss/Action on authorizing the City of Anna Interim Director of Economic Development to support the current tenant's placement of a food truck in front of the EDC building located at 101 S. Powell Parkway, Anna, Texas, said building being leased to said tenant and to take all necessary steps to provide for such placement including without limitation executing on the EDC's behalf necessary applications for governmental approval, if any.

Salena Tittle provided a brief presentation to the Board describing the tenants request to move the approved current location of the food truck (rear of EDC building) to the front southern portion of the EDC owned building.

Jody Bills made a motion on behalf of the CDC and EDC to approve individual consideration item 5b. Rocio Gonzalez seconded the motion. All were in favor. Motion passed.

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- c. Consider/Discuss/Action on a recommendation to cancel the May 2, 2024, CDC/EDC Joint Board Meeting.

Bernie Parker reminded the Board, per previous discussions, that he would be out of the office the week the May 2nd meeting was to be held due to previously scheduled training. Mr. Parker advised the staff's recommendation to cancel the May 2nd meeting.

Kylee Kelley made a motion on behalf of the CDC and EDC to approve individual consideration item 5c. Jody Bills seconded the motion. All were in favor. Motion passed.

- d. Consider/Discuss/Action on a recommendation to conduct the May CDC/EDC Joint Board Meeting on May 9, 2024, at 6:00 p.m. in Council Chambers of the Municipal Complex located at 120 W. 7th Street.

Bernie Parker advised the Board that due to the May 2nd meeting being cancelled, staff recommends holding the May joint meeting on May 9th.

Kylee Kelley made a motion on behalf of the CDC and EDC to approve individual consideration item 5d. Jody Bills seconded the motion. All were in favor. Motion passed.

6. Director's Report.

- a. Strategic Plan Update

Bernie Parker advised the Board that he had the privilege to speak at the Greater Anna Chamber of Commerce Leadership Program and share with neighbors the responsibilities of Economic Development and the role it plays locally, regionally, and statewide.

Bernie also wanted to thank Board President, Bruce Norwood, and Vice-President, Jody Bills, for spending an afternoon with EDC staff to review all Downtown SOQ packages and help make a recommendation on which company we should proceed forward with in regard to the EDC's vision for the Interurban Pedestrian Only Plan and the Downtown Small Area Plan.

Mr. Parker made mention that City staff as well as EDC staff met with Anna ISD to discuss a new job shadowing program for Anna ISD teachers. This is a grant program which allows teachers this summer to shadow city staff and participate in work programs in order to learn some hands-on training to take back to their students for certain work program certifications.

Additionally, Bernie made mention of the Dallas Business Journal article that was recently published regarding the growth in Anna and the influx of single-family residential permits over the last year.

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b. Financial Report/Sales Tax Update

Bernie Parker explained to the Board that Sales Tax numbers had not been published yet but that staff would have an update for the Board at the May meeting.

c. Downtown RFQ Update

Bernie Parker advised that staff will be providing the Board with the Toole Design - Scope of Work & Fee Proposal at the May meeting. Toole Design is the company that was selected by staff as well as the Board President and Vice President to proceed forward in the process of assisting the EDC with the desired downtown area plans.

d. Upcoming Events

Bernie Parker advised that Monday, April 15th is the Greater Anna Chamber of Commerce Golf Tournament. Wednesday, April 17th, the EDC staff will be in Dallas for the Bisnow Healthcare Real Estate Event. Thursday, April 18th is the Dallas Business Journal Best Real Estate Delas Awards at the Ritz Carlton in Dallas. Saturday, June 1st is the Boards & Commission Orientation in Council Chambers. Friday, June 14th, the Texas Workforce Commission's Mobile Unit will be in the parking lot of the Municipal Complex.

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. Pending Contracts.
- 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.

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Ronnie Kerr made a motion to enter closed session. Michelle Hawkins seconded the motion. All were in favor. Motion passed. EDC/CDC Board entered closed session at 6:19 p.m.

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

Jody Bills made a motion that the Board reconvene the EDC/CDC meeting back into open session. Ronnie Kerr seconded the motion. All were in favor. Motion passed. The CDC/EDC Board reconvened the meeting at 6:35 p.m.

Bruce Norwood advised that there is no action needed to be taken regarding closed session items.

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

Bernie Parker pointed out some of the new EDC swag that was given to each Board Member before the start of the meeting.

Bruce Norwood mentioned the Anna Fire vs. the Anna Police Softball Game which will take place at the Anna High School Softball Fields the following night, Friday, April 5th.

10. Adjourn.

Bruce Norwood made a motion to adjourn the meeting at 6:38 p.m. Ronnie Kerr seconded the motion. All were in favor. Motion passed.

APPROVED:

A handwritten signature in blue ink, appearing to read "B Norwood", is written over a horizontal line.

Bruce Norwood

President of CDC/EDC

ATTESTED:

A handwritten signature in blue ink, appearing to read "R Gonzalez", is written over a horizontal line.

Rocio Gonzalez

Secretary of CDC/EDC