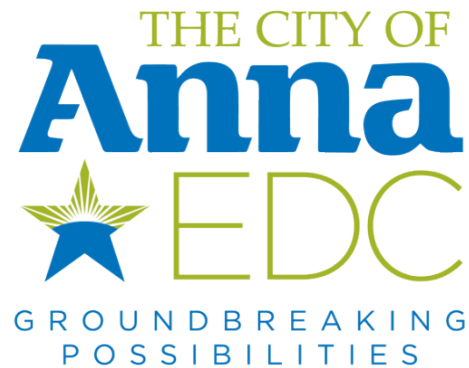




**MEETING AGENDA  
ANNA COMMUNITY DEVELOPMENT CORPORATION  
AND  
ANNA ECONOMIC DEVELOPMENT CORPORATION**

**Thursday, December 2, 2021 @ 6:00 PM**

The EDC/CDC of the City of Anna will meet at 6:00 PM, on December 2, 2021, at the Anna City Hall, Located at 111 North Powell Parkway (Hwy 5), to consider the following items below.

1. **Call to Order, Roll Call and Establishment of Quorum.**
2. **Invocation and Pledge of Allegiance.**
3. **Neighbor Comments.**  
*Persons may address the Board of Directors on items not on the agenda; please observe the time limit of three (3) minutes. Members of the Board cannot comment on or deliberate statements of the public except as authorized by Section 551.042 of the Texas Government Code.*
4. **Consent Agenda.**
  - a. Consider/Discuss/Act on approving minutes from the November 4, 2021 Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
  - b. Consider/Discuss/Act on approving minutes from the November 4, 2021 Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)
5. **Individual Consideration.**
  - a. Consider/Discuss/Act on a resolution approving a Land Lease Agreement with New Cingular Wireless PCS, LLC for a cell tower at the Anna Business Park. (EDC)
  - b. Consider/Discuss/Act on a resolution approving an agreement for retail

---

IMPORTANT LEGAL NOTICE: The Corporation may vote and/or act upon each of the items listed in this agenda. The Corporation reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meetings Act. Disabled persons who want to attend this meeting and who may need assistance should contact the City Secretary at 972-924-3325 two working days prior to the meeting so that appropriate arrangements can be made.

marketing and recruitment services. (CDC)

6. **Director's Report.**

- a. September Sales Tax Report
- b. Strategic Plan Update
- c. ED Coordinator Search Update
- d. ICSC Red River (Feb.1-3) in Dallas

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; 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); 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) Anna Business Park Property; potential retail and medical projects.

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

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

*Items of community interest include: expressions of thanks, congratulations, or condolence; information regarding holiday schedules; an honorary or salutary recognition of a public official, public employee, or other citizen (but not including a change in status of a person's public office or public employment); a reminder about an upcoming event organized or sponsored by the governing body; information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after posting of the agenda.*

10. **Adjourn.**

This is to certify that I, Joey Grisham, Director, posted this agenda at a place readily accessible to the public at the Anna City Hall and on the City Hall bulletin board at or before 5:00 p.m. on November 29, 2021.

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Joey Grisham, Director of Economic  
Development

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**AGENDA ITEM:**  
**Consent Agenda.**

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

Item No. 4.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:



Item No. 4.a.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

Consider/Discuss/Act on approving minutes from the November 4, 2021 Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

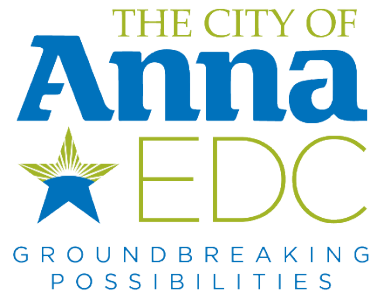
1. November 4th 2021 CDC EDC Joint Meeting Minutes Final

**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



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

**Thursday, November 4, 2021, at 6:00 pm**

**Anna ISD Board Room**

**201 E. 7 Street, 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, November 4, 2021, at the Anna ISD Board Room 201 E. 7 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:** Anthony Richardson, Shane Williams, Rocio Gonzalez, Kylee Kelley, and Bruce Norwood. **CDC and EDC Board Members Absent:** Michelle Hawkins and Matthew Seago. **Others Present:** Joey Grisham (Director of Economic Development), Taylor Lough (Assistant Director of Economic Development), 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 6:07 p.m.

**2. Invocation and Pledge.**

Invocation and Pledge of Allegiance were led by Anthony Richardson.

**3. Neighbor Comments.**

None.

**4. Consent Agenda.**

- a. Consider/Discuss/Act on approving minutes from the October 7, 2021, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
- b. Consider/Discuss/Act on approving minutes from the October 7, 2021, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

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

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

**5. Individual Consideration**

**a. Receive presentations from retail marketing and recruitment firms.**

Joey Grisham explained that Economic Development Strategic Plan Goal number ten states "Increase retail, restaurant, and entertainment options in Anna." He further stated that one of the objectives listed to help accomplish this goal is a third-party retail market and recruitment strategy. Four firms were identified through an extensive process and were asked to provide a presentation to the Board. Jason Claunch and Matt Tate provided a presentation for Retail Strategies and Catalyst Commercial; Aaron Farmer, Charles Parker, and Cary Everitt provide a presentation for the Retail Coach; and Lanie Keene and Casey Kidd provided a presentation for Navi Retail.

**b. Consider/Discuss/Act on a resolution approving an agreement for retail marketing and recruitment services.**

Joey Grisham made a recommendation to digest the presentations and act next month. No action was taken.

**6. Director's Report**

**a. August Sales Tax Report**

The month of August resulted in an increase of 30.7% more sales tax revenue than August 2020. Joey Grisham shared staff believes the year to end at \$1.75 million.

**b. Strategic Plan Update**

Staff provided the annual report outlining the success of Fiscal Year 2021 in the packet. Unless the Board has any edits or suggestions the report will be published in the next newsletter, shared on LinkedIn, and on the Economic Development website.

**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; 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 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

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

**Staff:**

Joey Grisham, Director of Economic Development  
Taylor Lough, Assistant Director of Economic Development

subdivision (1). (Tex. Gov't Code §551.087) Anna Business Park Property; potential commercial, retail and medical projects.

- d. Discuss or deliberate personnel matters** (Tex. Gov't Code §551.074). Board member

*Shane Williams made a motion to enter closed session. Bruce Norwood seconded the motion. All were in favor. Motion passed. CDC Board entered closed session at 8:25 p.m.*

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

*Bruce Norwood 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 9:46 p.m.*

*Anthony Richardson made a motion to approve a purchase sale agreement for the Anna Business Park, subject to approval as to legal form. Shane Williams seconded the motion. All were in favor. Motion passed.*

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

Mayor Pro Tem Lee Miller shared the City is creating a Library committee. One member from each board will be appointed. If you are interested, let Joey or Lee know by next Tuesday.

A fundraiser is being held at the BancorpSouth parking lot on Saturday, November 6<sup>th</sup> from 4 to 8 p.m. for the Anna neighbor who lost his life in a tragic car accident in October.

The Anna High School band is headed to San Antonio for State competition. There will be procession on their way. More details will be sent soon.

**10. Adjourn.**

*Shane Williams made a motion to adjourn the meeting at 9:52 p.m. Rocio Gonzalez seconded the motion. All were in favor. Motion passed.*

**APPROVED:**

**ATTESTED:**

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Anthony Richardson  
President of CDC/EDC

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Rocio Gonzalez  
Secretary of CDC/EDC



Item No. 4.b.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

Consider/Discuss/Act on approving minutes from the November 4, 2021 Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

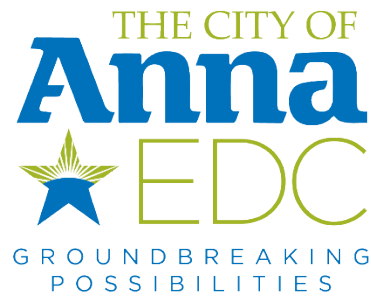
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**Officers:**

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Bruce Norwood, Vice-President  
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Joey Grisham, Director of Economic Development  
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The meeting was called to order by Anthony Richardson, Board President, at 6:07 p.m.

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Invocation and Pledge of Allegiance were led by Anthony Richardson.

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None.

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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

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

**5. Individual Consideration**

**a. Receive presentations from retail marketing and recruitment firms.**

Joey Grisham explained that Economic Development Strategic Plan Goal number ten states "Increase retail, restaurant, and entertainment options in Anna." He further stated that one of the objectives listed to help accomplish this goal is a third-party retail market and recruitment strategy. Four firms were identified through an extensive process and were asked to provide a presentation to the Board. Jason Claunch and Matt Tate provided a presentation for Retail Strategies and Catalyst Commercial; Aaron Farmer, Charles Parker, and Cary Everitt provide a presentation for the Retail Coach; and Lanie Keene and Casey Kidd provided a presentation for Navi Retail.

**b. Consider/Discuss/Act on a resolution approving an agreement for retail marketing and recruitment services.**

Joey Grisham made a recommendation to digest the presentations and act next month. No action was taken.

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**a. August Sales Tax Report**

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(Tex. Gov't Code §551.072) possible property acquisition; possible land sale/purchase; Anna Business Park.

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**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

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Bruce Norwood, Vice-President  
Rocio Gonzalez, Secretary

Staff:

Joey Grisham, Director of Economic Development  
Taylor Lough, Assistant Director of Economic Development

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**10. Adjourn.**

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**APPROVED:**

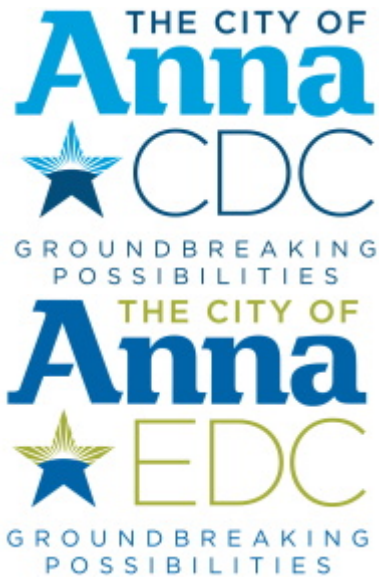
**ATTESTED:**

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Anthony Richardson  
President of CDC/EDC

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Rocio Gonzalez  
Secretary of CDC/EDC



Item No. 5.a.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

Consider/Discuss/Act on a resolution approving a Land Lease Agreement with New Cingular Wireless PCS, LLC for a cell tower at the Anna Business Park. (EDC)

**SUMMARY:**

As the Board is aware, staff has been working with New Cingular Wireless PCS, LLC on a cell tower lease on the Business Park property. Highlights of the agreement include:

- Group will lease 3,600 square feet of space
- \$1,450 monthly rent payment made to EDC--after each five year term, rent increases by 12%
- Revenue Share--EDC will receive a 20% revenue share for any future tenants installed after anchor tenant
- Initial term is five years and agreement will automatically renew for nine (9) consecutive five (5) year terms

**STAFF RECOMMENDATION:**

On behalf of the EDC, approve a resolution approving a land lease Agreement with New Cingular Wireless PCS, LLC subject to approval as to legal form.

On behalf of the CDC, approve a resolution approving a land lease Agreement with New Cingular Wireless PCS, LLC subject to approval as to legal form.

**ATTACHMENTS:**

1. Cell Tower Resolution-CDC
2. Cell Tower Resolution-EDC



**ANNA COMMUNITY DEVELOPMENT CORPORATION**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION OF THE ANNA COMMUNITY DEVELOPMENT CORPORATION  
APPROVING AND AUTHORIZING AN OPTION AND LAND LEASE AGREEMENT  
WITH NEW CINGULAR WIRELESS PCS, LLC**

**WHEREAS**, the Anna Community Development Corporation (the “CDC”) wishes to lease land at the Anna Business Park for placement of wireless communication equipment,

**NOW THEREFORE, BE IT RESOLVED BY THE ANNA COMMUNITY  
DEVELOPMENT CORPORATION, THAT:**

**Section 1. Recitals Incorporated**

The recitals set forth above are incorporated herein for all purposes as if set forth in full.

**Section 2. Authorization to execute Agreement**

The CDC Board hereby authorizes the Board President to execute an option and land lease agreement with New Cingular Wireless PCS, LLC subject to approval as to legal form.

PASSED AND APPROVED by the Anna Community Development Corporation this 2<sup>nd</sup> day of December 2021.

APPROVED:

ATTEST:

\_\_\_\_\_  
Anthony Richardson, CDC President

\_\_\_\_\_  
Rocio Gonzalez, CDC Secretary

**ANNA ECONOMIC DEVELOPMENT CORPORATION**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION OF THE ANNA ECONOMIC DEVELOPMENT CORPORATION  
APPROVING AND AUTHORIZING AN OPTION AND LAND LEASE AGREEMENT  
WITH NEW CINGULAR WIRELESS PCS, LLC**

**WHEREAS**, the Anna Economic Development Corporation (the “EDC”) wishes to lease land at the Anna Business Park for placement of wireless communication equipment,

**NOW THEREFORE, BE IT RESOLVED BY THE ANNA ECONOMIC DEVELOPMENT CORPORATION, THAT:**

**Section 1. Recitals Incorporated**

The recitals set forth above are incorporated herein for all purposes as if set forth in full.

**Section 2. Authorization to execute Agreement**

The EDC Board hereby authorizes the Board President to execute an option and land lease agreement with New Cingular Wireless PCS, LLC subject to approval as to legal form.

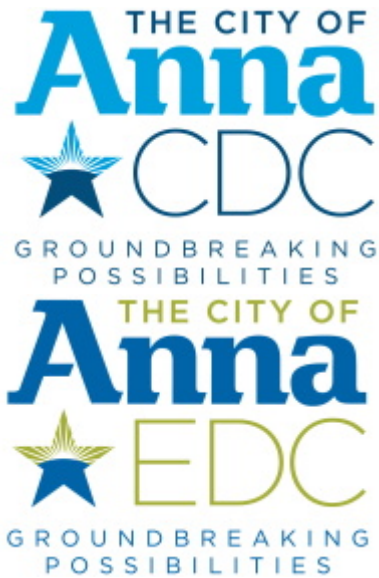
PASSED AND APPROVED by the Anna Economic Development Corporation this 2<sup>nd</sup> day of December 2021.

APPROVED:

ATTEST:

\_\_\_\_\_  
Anthony Richardson, EDC President

\_\_\_\_\_  
Rocio Gonzalez, EDC Secretary



Item No. 5.b.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

Consider/Discuss/Act on a resolution approving an agreement for retail marketing and recruitment services. (CDC)

**SUMMARY:**

As the Board is aware, one of the top strategic planning items is recruitment of retail, restaurants, and entertainment to Anna. To accomplish that, hiring a third-party firm is listed as one of the objectives. Staff sent proposals from three firms to the Board and presentations were given at the last CDC/EDC Board Meeting. Tonight, staff will discuss the merits of each firm and hear additional feedback from the Board.

**STAFF RECOMMENDATION:**

On behalf of the CDC, approve a resolution entering into a professional services agreement with a retail marketing/recruitment firm subject to approval as to legal form.

**ATTACHMENTS:**

1. Retail Resolution

**ANNA COMMUNITY DEVELOPMENT CORPORATION**

**RESOLUTION NO. \_\_\_\_\_**

**A RESOLUTION OF THE ANNA COMMUNITY DEVELOPMENT CORPORATION  
APPROVING AND AUTHORIZING AN AGREEMENT FOR THE EXPENDITURE OF  
FUNDS FOR RETAIL MARKETING AND RECRUITMENT SERVICES**

**WHEREAS**, the Anna Community Development Corporation (the “CDC”) wishes to expend funds for a retail market assessment and recruitment services to attract new and expanded business enterprises to the city of Anna,

**NOW THEREFORE, BE IT RESOLVED BY THE ANNA COMMUNITY  
DEVELOPMENT CORPORATION, THAT:**

**Section 1. Recitals Incorporated**

The recitals set forth above are incorporated herein for all purposes as if set forth in full.

**Section 2. Approval of Funding**

The CDC hereby authorizes the Economic Development Director to execute a contract subject to approval as to legal form for retail marketing and recruitment services and to charge the CDC’s contract services line item in an amount not to exceed \$48,000 in the Fiscal Year 2021-2022 for retail marketing and recruitment services.

PASSED AND APPROVED by the Anna Community Development Corporation this 2<sup>nd</sup> day of December 2021.

APPROVED:

ATTEST:

\_\_\_\_\_  
Anthony Richardson, CDC President

\_\_\_\_\_  
Rocio Gonzalez, CDC Secretary



**AGENDA ITEM:**  
**Director's Report.**

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

Item No. 6.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:



Item No. 6.a.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

September Sales Tax Report

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

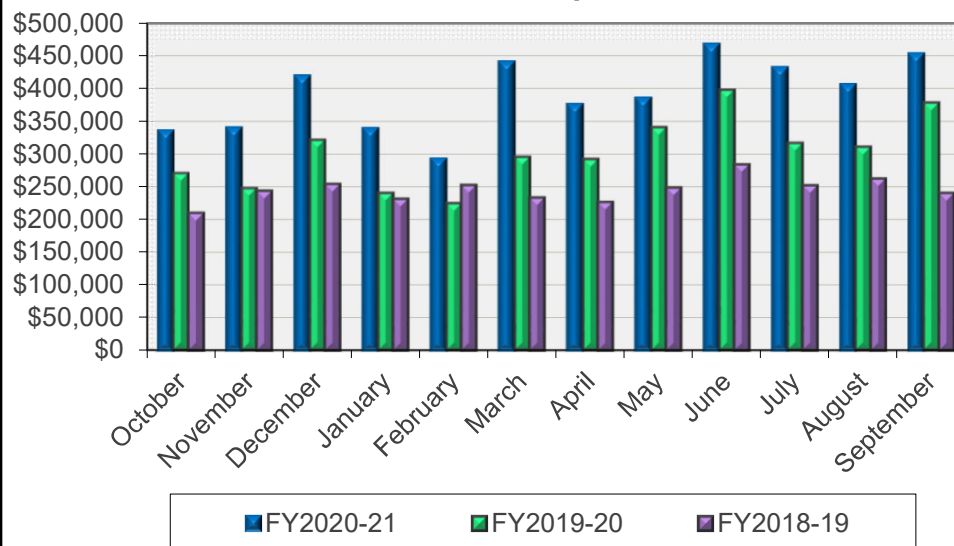
1. 2021 Monthly Sales Tax Report
2. CDC SALES TAX COLLECTIONS FY21

**CITY OF ANNA**  
**Schedule of Sales Tax Collections**  
*For the month September 30, 2021*

|           | 2020-21 Collections<br>Monthly | % Change<br>from<br>Prior Year | 2019-20 Collections<br>Monthly |
|-----------|--------------------------------|--------------------------------|--------------------------------|
| October   | \$ 335,454                     | 24.1%                          | \$ 270,363                     |
| November  | 340,156                        | 37.6%                          | 247,215                        |
| December  | 419,319                        | 30.4%                          | 321,464                        |
| January   | 338,879                        | 41.3%                          | 239,848                        |
| February  | 292,405                        | 30.2%                          | 224,649                        |
| March     | 441,021                        | 49.4%                          | 295,191                        |
| April     | 375,823                        | 28.8%                          | 291,845                        |
| May       | 385,457                        | 13.3%                          | 340,358                        |
| June      | 467,686                        | 17.6%                          | 397,630                        |
| July      | 432,097                        | 36.5%                          | 316,470                        |
| August    | 406,214                        | 30.7%                          | 310,731                        |
| September | 453,292                        | 19.8%                          | 378,344                        |
|           | <b>\$ 4,687,804</b>            |                                | <b>\$ 3,634,108</b>            |

Budget: 3,852,500 121.7% 3,048,942

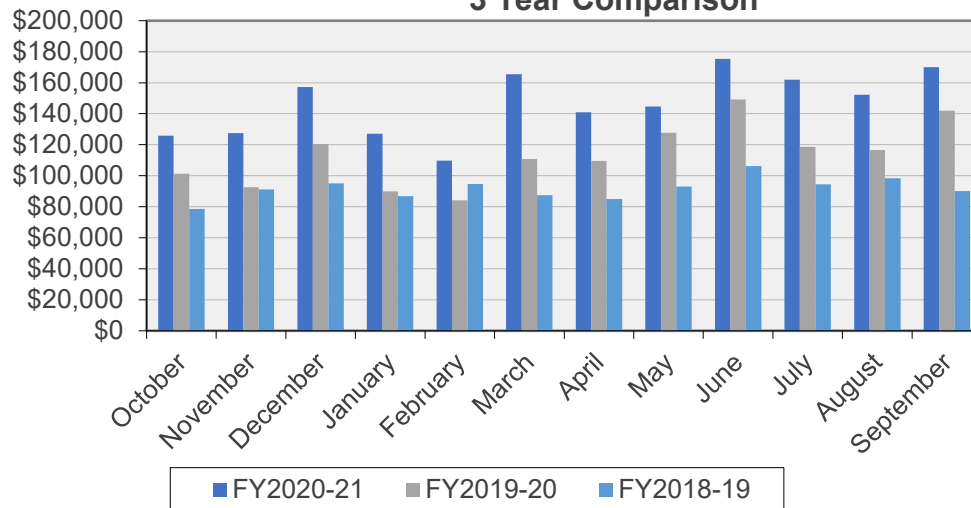
**Monthly Sales Tax Collections:  
3 Year Comparison**



**CITY OF ANNA**  
**COMMUNITY DEVELOPMENT CORPORATION**  
**Schedule of Sales Tax Collections**

|           | 2020-21 Collections<br>Monthly | % Change<br>from<br>Prior Year | 2019-20 Collections<br>Monthly |
|-----------|--------------------------------|--------------------------------|--------------------------------|
| October   | \$ 125,795                     | 24.1%                          | \$ 101,386                     |
| November  | 127,559                        | 37.6%                          | 92,706                         |
| December  | 157,245                        | 30.4%                          | 120,549                        |
| January   | 127,080                        | 41.3%                          | 89,943                         |
| February  | 109,652                        | 30.2%                          | 84,243                         |
| March     | 165,383                        | 49.4%                          | 110,697                        |
| April     | 140,934                        | 28.8%                          | 109,442                        |
| May       | 144,546                        | 13.3%                          | 127,634                        |
| June      | 175,382                        | 17.6%                          | 149,111                        |
| July      | 162,036                        | 36.5%                          | 118,676                        |
| August    | 152,330                        | 30.7%                          | 116,524                        |
| September | 169,985                        | 19.8%                          | 141,879                        |
|           | <b>\$ 1,757,926</b>            |                                | <b>\$ 1,362,791</b>            |

**ANNA COMMUNITY DEVELOPMENT CORP. Monthly  
Sales Tax Collections:  
3 Year Comparison**





Item No. 6.b.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**

Strategic Plan Update

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

1. OctoberNovember Strategic Plan Update (1)

# Economic Development Strategic Plan Highlights October & November 2021

- City awarded Texas Comptroller of Public Account's Economic Development Transparency Star
- Director attended IEDC Annual Conference
- Attended TEDC Annual Conference
- Assistant Director attended Oklahoma University Economic Development Institute
- Began weekly Parmore Anna Senior Living project calls
- Began periodic Palladium East Foster Crossing calls
- Attended Texas Downtown Association Conference
- Adopted Texas Property Assessed Clean Energy (PACE) Program



# Measureables

**October & November 2021**



New Newsletter  
Subscribers: 212 (485 total)



Real Estate Broker /  
Developer Meetings: 11



Business Retention /  
Expansion Visits: 3



Business Park Meetings: 3



Construction / Architectural  
Meetings: 1



Website Users: 2,784  
(90.5% new users)



Website Pageviews: 4,091  
(39.3% increase over June)



New LinkedIn Followers:  
95 (563 total)



**AGENDA ITEM:**

ED Coordinator Search Update

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

Item No. 6.c.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:



**AGENDA ITEM:**

ICSC Red River (Feb.1-3) in Dallas

**SUMMARY:**

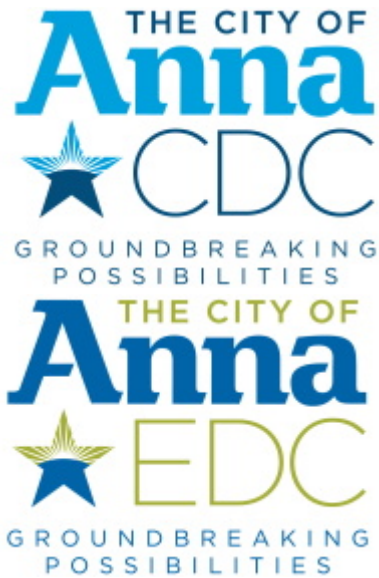
**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

Item No. 6.d.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:



Item No. 7.

EDC/CDC Agenda  
Staff Report

Meeting Date: 12/2/2021  
Staff Contact:

**AGENDA ITEM:**  
**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; 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); 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) Anna Business Park Property; potential retail and medical projects.

**SUMMARY:**

**STAFF RECOMMENDATION:**

**ATTACHMENTS:**

