



# Lavon Economic Development Corporation Meeting Minutes April 13, 2015

**I. MEETING CALLED TO ORDER AT 7:01 BY LAVON ECONOMIC DEVELOPMENT CORPORATION BOARD VICE PRESIDENT**

Members Present:

Place One	Kay Wright
Place Two	Chris Kane
Place Four	Jimmie Catravas
Place Five	Charlie Allen (A: 7:03, L: 8:57)
Place Six	Paul Lemon
Place Seven	David Piekarski

Members Absent:

Mayor Teske:	Liason	Absent
Staff Present:		Micki Hollien
Executive Director:		Pam Mundo
Visitors:		Chris Wess

Quorum is present

**II. LAVON ECONOMIC DEVELOPMENT CORPORATION BOARD VICE PRESIDENT KANE LED THE ECONOMIC DEVELOPMENT CORPORATION IN THE PLEDGE OF ALLEGIANCE**

**III. LAVON ECONOMIC DEVELOPMENT CORPORATION BOARD VICE PRESIDENT KANE LED THE LAVON ECONOMIC DEVELOPMENT CORPORATION IN THE INVOCATION**

**IV. ITEMS OF INTEREST AND COMMUNICATION**

- *Problem tree on 205 where our sign will be removed*
- *"Shattered Dreams" at high school to be held on Fri 4-17-15 (14<sup>th</sup> year)*

**V. CONSENT AGENDA**

Approval of March 23, 2015 Economic Development Board meeting minutes and March 23, 2015 financial report



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- *Kane made motion to accept the Mar 23, 2015 minutes and the Mar 23, 2015 financial report*
- *Pieksarski seconded*
- *6 approved:; Allen, Catravas Kane, Lemon, Piekarski and Wright*
- *Vote carried*

**VI. PUBLIC RECOGNITION - None**

**VII. PUBLIC COMMENTS - None**

**VIII. PUBLIC HEARING -**

The Lavon Economic Development Corporation Board will now hold a public hearing, in accordance with Texas Local Govt. Code, Section 505.159. The purpose of this public hearing is to consider the use of sales and use tax proceeds to develop and/or fund one or more project(s) for eligible costs and expenses including participation in the development of a sanitary sewer line along Lake Road to encourage the development of properties along Lake Road. The project being considered may include cost for the equipment, facilities and improvements of a public sanitary sewer line and may include the costs of expenditures for the design, construction, equipping, improving, maintenance and operation of the equipment, facilities and improvements. It is estimated that the costs of the Lavon Economic Development Corporation participation in the sanitary sewer line will not exceed \$9,999.00.

**Opened at 7:06pm**

**Closed at 7:06pm**

**IX. ITEMS FOR DISCUSSION**

**A. The Economic Development Corporation Board to have a discussion on updates on the sewer project for Lavon Business Park I and II and an inspection fee of 4% and engineering review fee of \$500**

- *EDC responsible is for 4% of \$29,000*
- *Checks need to be written tonight to City*



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- *They should start work within a week of being approved*

### **B. The Economic Development Corporation Board to have a discussion and update on a prospect for Lavon Business Park I**

- *Good prospect as of this week*
- *Needs 12,000 sq ft bldg. by 2016*
- *Could close deal in a matter of weeks*

### **C. The Economic Development Corporation Board to have a discussion updating other prospect activity**

- *Restaurant company interested in looking for a bldg. in Lavon*
- *Interest from owners of land adjacent to Lavon Business Park to extend the sewer to Phase IV and V*
- *Interest from prospects for Phase II of Lavon Business Park*
- *Prospect still looking at 5 acres of City owned property*
- *Hopkins property needs sewer*
- *Several interested prospects for the Tony Todora properties at Lake Rd.*
- *Pam M attended the DFW marketing team session this month representing Lavon with four major real estate firms in Dallas including Henry S. Miller and Weitzman.*

### **D. The Economic Development Corporation Board to review proposed new financial reporting tool-month to month financial outlook**



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*Board had discussion on budget printout by Chris Wess-but nothing decided*

**E. The Economic Development Corporation Board to have a discussion the Master Plan for the Recreational Sports Complex proposed questionnaire and 4-15-15 site walk through**

- *Walk through canceled due to muddy grounds*
- *Sending out survey to the city to get residents input to encourage participation*

**F. The Economic Development Corporation Board to discuss involvement in July 4<sup>th</sup> Pancake Breakfast**

*Allen going to check with Cemetery to see if they will host the event*

**G. The Economic Development Corporation Board To discuss all options available for handling the Corporate Administrative services for the EDC**

*The two options discussed was to hire Hollien through Mundo & Associates or directly by the EDC*

### **IX. ITEMS FOR CONSIDERATION AND ACTION**

**A. The Economic Development Corporation Board to consider and act on a recommendation to purchase Quick Books and a new computer**

*Discussed whether to purchase the software or to use the "Cloud" as the vehicle to enter budget*

- *Piekarski made motion to adopt used of Quick Books for the*



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*financial platform for next fiscal year*

- *Allen seconded*
- *6 approved:, Allen, Catravas Kane, Lemon, Piekarski and Wright*
- *Vote carried*

**B. The Economic Development Corporation Board to consider and act on an Economic Development agreement with Zire Properties, a Texas Limited Partnership for the participation in development of a sanitary sewer line on Lake Rd for \$9,999.00 to facilitate the development of a dental office property**

*This will give access to 3 stores and will generate more sales tax*

- *Kane made motion to approve the amount of \$9,999.00 and the agreement.*
- *Allen seconded*
- *6 approved:, Allen, Catravas Kane, Lemon, Piekarski and Wright*
- *Vote carried*

**C. The Economic Development Corporation Board to consider and act on updating board members that are able to sign checks and access information for the EDC at Independent Bank of Lavon**

*Board members to sign are President Wright, VP Kane and Treasurer Lemon, Admin Staff Hollien (only for her to have access for EDC bank information)*

- *Kane made motion to approve names*
- *Catravas seconded*
- *6 approved:, Allen, Catravas Kane, Lemon, Piekarski and Wright*
- *Vote carried*

**X. SETTING FUTURE MEETINGS AND AGENDAS**



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Economic Development Corporation Board members and staff may request items to be placed on a future agenda or request a special meeting be called. Each request that passes by a majority vote will be placed on the schedule by the Board Secretary.

### BOARD VICE PRESIDENT TO ADJOURN ECONOMIC DEVELOPMENT CORPORATION BOARD MEETING AT 9:02PM

Duly passed and approved on this 27 day of April, 2015

C. Kay Wright

Kay Wright, Board President

Attest:

Micki Hollien

Micki Hollien, EDC Administrative Staff