

**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION (SEDC)
702 N. HWY 175 SEAGOVILLE, TX 75159
REGULAR MEETING**

The SEDC Board held a regular meeting on Monday, November 13, 2017 beginning at 6:30 p.m. with a quorum present, to wit:

PRESENT

C. Don Cole	Board Chair	
Jose Hernandez	Board Vice Chair	Absent
Barbara Sherman	Secretary/Treasurer	
Harold Magill	Board Member	
Alexandria Perez	Board Member	Absent
Stepper Sebastian	Board Member	Absent
Martin Ashley	Board Member	

The following visitor(s) and staff member(s) were present:
City Manager Pat Stallings, City Secretary Kandi Jackson, City Finance Senior Accountant Gail Lawrence, Community Development Director Ladis Barr.

*Board Member Ashley provided the Invocation.
The Board led the Pledge of Allegiance.
There were no visitors to recognize.*

CONSENT AGENDA

- 1. Consider approving Seagoville Economic Development Regular Meeting Minutes for October 23, 2017**

Motion to approve Consent Agenda as read – Magill, seconded by Sherman; motion passed with all ayes 4/0.

REPORTS/RECOMMENDATIONS/REQUESTS

- 2. Recess into Executive Session at 6:33 p.m.**

Recess into Executive Session in compliance with Texas Government Code:

(A)Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: “Project Cake.”

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3. Reconvene into Regular Session at 6:59 p.m.

SEDC will reconvene into open session, and take action, if any, on matters discussed in Executive Session.

Motion to approve up to ten thousand dollars (\$10,000) to Halff and Associates for engineering services for the "Project Cake" properties – Magill, seconded by Ashley; motion passed with all ayes 4/0.

4. Receive the October 2017 SEDC Financial Report.

Senior Finance Accountant Lawrence presented the October 2017 SEDC Financial Report.

Motion to approve the October 2017 SEDC Financial Report – Ashley, seconded by Magill; motion passed with all ayes 4/0.

5. Discuss and consider options for the SEDC property located at 108 Railroad.

City Manager Pat Stallings stated the Chamber of Commerce has indicated they are not interested in the 108 Railroad location but may be interested in another location along Kaufman Street.

Community Development Director Barr explained 108 Railroad would need extensive remodeling in order to comply with current codes. He also stated Mr. Henry Lumen agreed to provide preliminary engineering and architectural design work for three thousand dollars (\$3,000).

Motion to approve up to five thousand dollars (\$5,000) for Mr. Lumen to provide preliminary engineering and architectural design work – Ashley, seconded by Magill; motion passed with all ayes 4/0.

6. Discuss and consider implementing a painting, façade/architectural, sign, landscaping and parking lot grant program.

City Manager Stallings stated there are local businesses that have requested assistance with parking lots. He stated there are Economic Development Corporations that allow for painting, façade/architectural, sign, landscaping and parking lot grants. He also stated the SEDC attorney has approved an application for local businesses to apply for this type of assistance.

Motion to approve implementing a painting, façade/architectural, sign, landscaping and parking lot grant program and application –Magill, seconded by Ashley; motion passed with all ayes 4/0.

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- 7. Discuss and consider approving an updated version of the SEDC's Pre-Incentive Policy Guidelines and Application.**

Board Chair Cole reviewed items that were changed in the Pre-Incentive Policy Guidelines and Application.

Motion to accept the updated version of the SEDC's Pre-Incentive Policy Guidelines and Applications – Magill, seconded Ashley; motion passed with all ayes 4/0.

- 8. Receive Board Member reports.**

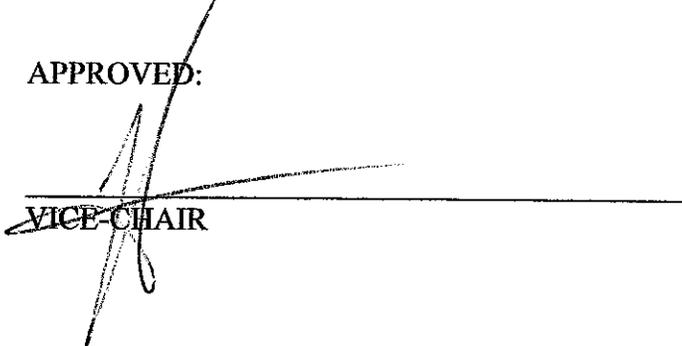
Board Member Sherman stated she spoke with a furniture dealer and he felt like Seagoville was a drive thru town. He felt like there was not a place to exit from the highway.

- 9. Receive Citizen Comments – Citizens may speak 6 minutes each on any matter, other than personnel matters, or matters under litigation.**

None.

- 10. Adjourned at 7:39 p.m.**

APPROVED:


VICE-CHAIR

ATTEST:



CITY SECRETARY