

MINUTES
Regular Meeting
Bellville Economic Development Corporation

Date of Meeting: May 15, 2014
Time of Meeting: 5:00 P.M.
Location: Council Meeting Room, Bellville City Hall
30 South Holland St., Bellville, TX 77418

1. Call to Order, Invocation and Pledge **5:01 PM**
2. Roll Call and Certification of Quorum **Present: Bob Buckner, Pat Burns, Monte Byrd, Clark McKinley, C.L. Roy, Danny Jacob. Paul Jones joined at 5:06. Quorum certified.**
3. Consideration and Action to Approve the Agenda as Posted. **Mr. Jacob made motion to approve, Mr. Roy 2nd. Motion approved.**
4. Public Comment (3-Minute Remarks of Speakers who have completed Sign-in Sheet) AND Receipt of Grant Applications. **None**
5. Questions and Comments from Board Members (discussion is limited to statements of policy or statements of factual matters, or the request that a matter be placed on the next meeting's agenda). **None**
6. Consideration and Action to Approve Minutes of Previous Meeting held. **Mr. Roy made motion to approve. Mr. McKinley 2nd. Motion approved unanimously.**
7. Consideration and Action to Approve Treasurer's Report, Payment of Outstanding Bills, and Investments. **Mr. Jacob presented report. Sales tax revenue for the month was \$27,389.93. Total current assets are \$496,791.20. Revenue is running \$20,559.36 ahead of budget. Bills presented for payment are \$1,187.25 to KGA DeForest for Master Plan Review, \$100.80 to Bellville Times for notices, \$55.66 and \$110.52 to City of Bellville for utilities for Statue and Pavilion respectively. Mr. Roy made motion to approve report and pay bills as presented. Mr. McKinley 2nd. Motion approved unanimously.**
8. Discussion and Action as needed on proposal for EDC Downtown Master Plan review by KGA DeForest. **Bob DeForest of KGA DeForest presented 4 possible projects to be considered that he said could be done individually or in any combination. The first proposal calls for building an open air amphitheater in the Mini-Park. The project would require moving some existing structures, and would be placed on the south side of the drainage area, near the existing playground. Mr. DeForest said it would serve as a place for small concerts and events downtown. Estimated price was \$250,000.**

Proposal 2 would be to replace the existing restrooms with a larger, more modern structure. Estimated cost would be approx. \$150,000.

Proposal 3 would be to improve the streetscape and sidewalk around the parking lot at the southwest corner of Bell and Palm. Estimated cost of approx. \$160,000.

Proposal 4 would be to improve directional signage throughout town, directing visitors to the park and parking area. Approx. cost of \$24,000

Mr. Byrd said he felt that proposals 1 & 2 were probably not practical at this time, because of the costs and the fact that a substantial sum had already been spent on the Pavilion. Mr. Buckner talked about how enhancements like those proposed would encourage visitors to spend more time in town, and would encourage shopping. Mr. Jacob said he was concerned that the proposals didn't affect Downtown directly.

Mr. Byrd asked that Executive Session be moved up, so that the Board could discuss possible property negotiations that may affect the status of the proposals.

Executive Session began at 5:33, ending at 5:50.

After the session, Mr. Burns suggested that it may be easier to reverse the order of the proposals, because #4 would be the easiest to consider and #1 the most difficult. The proposals were tabled until the next meeting, which will be June 5th.

9. Update and Action as needed on Jim Bishop Pavilion at Chesley Park project. **Mr. Byrd thanked all who had attended the dedication.**
10. Discussion and Action as needed on Landscape Maintenance contract for Pavilion. **Mr. Byrd stated that after further discussion with the Maintenance company, the company was unwilling to reduce the amount of the contract and had withdrawn. It was suggested that the Board extend the contract of the company currently doing the work. Mr. Buckner will work up specifications to make public bids. Mr. Burns made motion to approve existing maintenance contract for one month, Mr. McKinley 2nd. Motion approved unanimously.**
11. Update and action as needed on Pole Banner Project. **None**
12. Executive Session under Govt. Code Sec. 551.071, 551.072 and 551.087 to discuss legal matters with attorney, real property negotiations, and/or economic development negotiations. **See #8**
13. Action on matters considered in Executive Session. **None**
14. Adjournment **6:14 pm.**