



**NOTICE OF MEETING
OF THE
MARBLE FALLS ECONOMIC DEVELOPMENT CORPORATION
Wednesday, January 2, 2019 – noon**

A quorum of the Marble Falls City Council may be present

Notice is hereby given that a **Regular Meeting** of the Marble Falls Economic Development Corporation, a non-profit 4B Corporation, will be held at **noon** on **January 2, 2019** in the **City Hall Council Chambers** located at 800 Third Street, Marble Falls, Texas at which time the following subjects will be discussed:

1. **CALL TO ORDER AND ANNOUNCE QUORUM IS PRESENT**
2. **CITIZENS COMMENTS.** *This is an opportunity for citizens to address the Board concerning an issue of community interest that is not on the agenda. Comments on a specific agenda item must be made when the agenda item comes before the Board. The President may place a time limit on all comments. Any deliberation of an issue raised during Citizen Comments is limited to a proposal to place it on the agenda for a later meeting.*
3. **PRESENTATIONS AND UPDATES**
 - Recognition of outgoing board member Jane Marie Hurst.
4. **BUSINESS DEVELOPMENT COORDINATOR'S REPORT.** *Midge Dockery, Business Development Coordinator*
 - Real Estate Activity
 - Business Visits
 - Programs Update
 - Marketing Update
 - 2017-2018 Marketing Snapshot
5. **EXECUTIVE DIRECTOR'S REPORT.** *Christian Fletcher, Executive Director*
 - Website Activity
 - Prospect Activity
 - Financial Update
 - 2018 Prospect Update
6. **CONSENT AGENDA.** *The items listed are considered to be routine and non-controversial by the Board and will be approved by one motion. There will be no separate discussion of these items unless a Board*

Member so requests, in which case the item will be removed from the Consent Agenda prior to a motion and vote. The item will be considered in its normal sequence on the Regular Agenda

(a) Approval of the minutes of the December 5, 2018 regular meeting. *Christina McDonald, Secretary*

7. **REGULAR AGENDA**. *The Board will individually consider and possibly take action on any or all of the following items:*

(a) Discussion and Action on an Option Agreement for property in the Business & Technology Park between the Marble Falls EDC and Greenmark Marble Falls Mfg. LLC.

(b) Discussion regarding EDC Project List.

8. **EXECUTIVE SESSION**

Close Open Session and Convene Executive Session pursuant to §551.087 (*Economic Development*), pursuant to §551.071 (*Private Consultation between the Board and its Attorney*), and pursuant to §551.072 (*Deliberation Regarding the Purchase, Exchange, Lease or Value of Real Property*) of the Open Meetings Act. *Tex. Gov't Code*, Council will meet in Executive Session to discuss the following:

- Economic Development Prospects
- Hotel/Conference Center
- Acquisition of Property to extend the Park System

9. **RECONVENE TO OPEN SESSION FOR POSSIBLE ACTION RESULTING FROM ITEMS DISCUSSED IN EXECUTIVE SESSION**

10. **FUTURE AGENDA REVIEW**

11. **ADJOURNMENT**

"The Marble Falls Economic Development Corporation reserves the right to adjourn into Executive Session at any time during the course of this meeting to discuss any matters listed on the agenda, as authorized by the Texas Government Code including, but not limited to, Sections: 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices), 551.087 (Economic Development), 418.183 (Deliberations about Homeland Security Issues) and as authorized by the Texas Tax Code including, but not limited to, Section 321.3022 (Sales Tax Information)."

In compliance with the Americans with Disabilities Act, the City of Marble Falls will provide for reasonable accommodations for persons attending Economic Development Meetings. To better serve you, requests should be received 24 hours prior to the meetings. Please contact Ms. Christina McDonald, City Secretary, at (830) 693-3615.

Certificate of Posting

I, Christina McDonald, City Secretary for the City of Marble Falls, Texas, do certify that this Notice of Meeting was posted at City Hall, in a place readily accessible to the general public at all times, on the 28th day of December, 2018 at 12:00 Noon and remained so posted for at least 72 continuous hours proceeding the scheduled time of said meeting.

/s/ Christina McDonald

Christina McDonald
EDC Secretary

**STATE OF TEXAS
COUNTY OF BURNET
CITY OF MARBLE FALLS**

On this the 5^h day of December 2018 the Marble Falls Economic Development Corporation of the City of Marble Falls convened in regular session at noon at the regular meeting place in City Hall, with notice of meeting giving time, place, date, and subject having been posted as described in Chapter 551 of the Texas Government Code.

<u>PRESENT:</u>	Steve Reitz	President
	Judy Miller	Director
	Ryan Nash	Director
	Lindsay Plante	Director
<u>ABSENT:</u>	Mark Mayfield	Vice President
	John Packer	Director
<u>STAFF:</u>	Christian Fletcher	Executive Director
	Midge Dockery	Business Development Coordinator
	Monte Akers	Attorney
	Christina McDonald	EDC/City Secretary
	Margie Cardenas	EDC Treasurer/Finance Director
	Mike Hodge	City Manager
	Caleb Kraenzel	Assistant City Manager
	James Kennedy	Public Works Director

VISITORS: Steve Lackey and Scott Streit (First Capital Bank of Texas), Jared Fields (Picayune), Gail Davalos (Workforce Solutions), Fay Crider (Workforce Network)

1. **CALL TO ORDER AND ANNOUNCE QUORUM IS PRESENT.** President Reitz called the meeting to order at Noon.
2. **CITIZENS COMMENTS.** There were no citizen comments.
3. **PRESENTATIONS AND UPDATES**
 - **Quarterly update from the City of Marble Falls.** Mike Hodge, City Manager gave the quarterly update.
 - **Update from Workforce Network, Inc.** Gail Davalos and Fay Crider provided the update.
4. **BUSINESS DEVELOPMENT COORDINATOR'S REPORT.** Midge Dockery, Business Development Coordinator reported on real estate activity and business visits. Ms. Dockery also provided updates on programs and marketing.

5. **EXECUTIVE DIRECTOR'S REPORT.** Christian Fletcher, Executive Director gave an update on website and prospect activity and provided a financial update.

6. **CONSENT AGENDA.**

(a) **Approval of the minutes of the November 7, 2018 regular meeting.**

(b) **Approval of the 4th Quarterly Investment Report for the period July 1, 2018 through September 30, 2018 and the Annual Report for fiscal year 2017/2018.**

Director Miller made a motion to approve the consent agenda. Director Plante seconded the motion. The consent agenda was approved by a vote of 4-0.

7. **REGULAR AGENDA.**

(a) **Discussion and Action on award of a contract for the extension of West Innovation Loop in the Marble Falls Business & Technology Park.** Director Nash made a motion to approve a contract with Ross Construction in the amount of \$665,585.99 for the extension of West Innovation Loop in the Marble Falls Business & Technology Park. Director Miller seconded the motion. The motion carried by a unanimous vote (4-0).

President Reitz opened items 7(b), 7(c) and 7(d) currently.

(b) **Discussion and Action on the submission of a High Demand Job Training Grant Application to the Texas Workforce Commission.** Director Plante made a motion to approve the submission of a High Demand Job Training Grant application to the Texas Workforce Commission. Director Miller seconded the motion. The motion carried by a vote of 4-0.

(c) **Discussion and Action on a Memorandum of Understanding between the Marble Falls Economic Development Corporation and Workforce Solutions Rural Capital Area.** Director Plante made a motion to approve the Memorandum of Understanding as presented. Director Miller seconded the motion. The motion carried by a vote of 4-0.

(d) **Discussion and Action on a Memorandum of Agreement between the Marble Falls Economic Development Corporation and Workforce Network, Inc.** Director Plante made a motion to approve the MOU between the Marble Falls EDC and Workforce Network, Inc. as presented. Director Miller seconded the motion. The motion carried by a vote of 4-0.

8. **EXECUTIVE SESSION**

Close Open Session and Convene Executive Session pursuant to §551.087 (*Economic Development*), pursuant to §551.071 (*Private Consultation between the Board and its Attorney*), and pursuant to §551.072 (*Deliberation Regarding the Purchase, Exchange, Lease or Value of Real Property*) of the Open Meetings Act. *Tex. Gov't Code*, Council will meet in Executive Session to discuss the following:

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- Hotel/Conference Center
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12:40 pm Convened to Executive Session

1:45 pm Returned to Open Session

9. **RECONVENE TO OPEN SESSION FOR POSSIBLE ACTION RESULTING FROM ITEMS DISCUSSED IN EXECUTIVE SESSION.** No action was taken.

10. **FUTURE AGENDA REVIEW.** The next regular meeting is scheduled for January 3, 2019.

11. **ADJOURNMENT.** There being no further business to discuss, Director Plante made a motion to adjourn. Director Miller seconded the motion. The meeting was adjourned at 1:50 pm.

Steve Reitz, President

ATTEST:

Christina McDonald, EDC Secretary

MARBLE FALLS ECONOMIC DEVELOPMENT CORPORATION
Agenda Item Cover Memo
January 2, 2019

Agenda Item: 8
Prepared By: Christina McDonald, Secretary
Department: Administration
Submitted By: EDC Board

AGENDA CAPTION

EXECUTIVE SESSION

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CERTIFICATION:

I hereby certify that I have reviewed the proposed topic for the Executive Session described herein and, in my opinion, the Texas Open Meetings Act authorizes the Marble Falls Economic Development Corporation to meet in Executive Session and to deliberate regarding the subject matter contained in this cover memo.

Signed this _____ day of _____, 2019.

EDC Attorney