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## MDD BOARD MEETING MINUTES – MONDAY, OCTOBER 11, 2021

**PRESENT:** Carolyn Lawrence, Russ Petty, Joseph Crouch, Gil Cherry, Mark Meneses, Ken Becker, Miesha Adames, Jeff Allen, David Vela

**LOCATION:** Council Chambers, City Hall, 200 E. 4<sup>th</sup> Street, Sweetwater, Texas 79556

**CALL TO ORDER:** 10:00 AM by Carolyn Lawrence

**PRAYER:** Ken Becker

**PUBLIC INPUT:** None

**NEW BOARD MEMBER:** Welcome Mark Menese to the MDD Board.

**ELECTION OF OFFICERS:** The proposed slate of Officers was presented by Joseph Crouch and seconded by Russ Petty. They are as follows: President: Carolyn Lawrence, Vice President: Gil Cherry, & Secretary: Russ Petty. The board approved the Officers presented unanimously.

### ACTION ITEMS:

**MINUTES:** Board to review and consider approving minutes from the September 13, 2021 meeting. Joseph Crouch made the motion to approve the minutes. Mark Meneses seconded. The motion carried unanimously.

**ACCOUNTS PAYABLE:** Board to review and consider approving accounts payables. Gil Cherry made the motion to approve the accounts payable. Joseph Crouch seconded. Russ Petty abstained. The motion carried 4-0.

**FINANCIALS:** Board to review and consider approving the July 2021 financial statements. Russ Petty made the motion to approve the financials. Gil Cherry seconded. The motion carried unanimously.

**RESOLUTION:** Board to take from the table, review, and consider approving Resolution No. 2021-002 related to a full-time employee financial incentive. Joseph Crouch made the motion to take Resolution No. 2021-002 from the table. Mark Meneses seconded. The motion to take from the table carried unanimously. Mark Meneses made the motion to approve Resolution No. 2021-002 as modified with a 3-year term and funding not to exceed \$300,000.00 . Gil Cherry seconded. The motion to approve Resolution No. 2021-002 as modified carried unanimously.

**FULL-TIME EMPLOYEE INCENTIVE:** Board to take from the table, review, and consider approving a full-time employee incentive for Hard Head Veterans. Joseph Crouch made the motion to take the Full-Time Employee Incentive for Hard Head Veterans from the table. Mark Meneses seconded. The motion to take the agreement from the table carried unanimously. Mark Meneses made the motion to approve the Full-Time Employee Incentive as modified with a 3-year term and funding not to exceed \$300,000.00 . Russ Petty seconded. The motion to approve the Full-Time Employee Incentive for Hard Head Veterans as modified carried unanimously.

**INTERLOCAL AGREEMENT:** Board to review and consider approving an Interlocal Agreement between the City of Sweetwater and SEED MDD for retail recruitment services. Joseph Crouch made the motion to approve the Interlocal Agreement. Russ Petty seconded. The motion carried unanimously.

**PROFESSIONAL SERVICES AGREEMENT:** Board to review and consider approving a Professional Services Agreement for retail recruitment services. Russ Petty made the motion to approve the Professional Services Agreement between Sweetwater Enterprise for Economic Development Municipal Development District and Retail Coach. Joseph Crouch seconded. The motion carried unanimously.

**PROGRAM OF WORK:** Board to review and consider approving the SEED MDD Program of Work for 2021-2023. Russ Petty made the motion to approve the Program of Work for 2021-2023 as presented. Mark Meneses seconded. The motion carried unanimously.

**FAÇADE IMPROVEMENT GRANT APPLICATION:** Board to review and consider approving changes made to the Façade Improvement Grant Application for fiscal year 2021-2022. Russ Petty made the motion to approve the Façade



Improvement Grant application as presented. Joseph Crouch seconded. The motion carried unanimously.

**FAÇADE GRANT REQUEST:** Board to review and consider approving a Façade Improvement Grant application for 1420 West Broadway. Mark Meneses made the motion to approve funding in the amount of \$4,930. Russ Petty seconded. Gil Cherry opposed. The motion carried 4-1.

**FAÇADE GRANT REQUEST:** Board to review and consider approving a Façade Improvement Grant application for 813 Lamar Suite B. Gil Cherry made the motion to approve funding in the amount of \$1,931.05. Mark Meneses seconded. Russ Petty abstained. The motion carried 4-0.

**CLOSED SESSION:** Russ Petty made the motion to enter into Executive under Section 551.087 of the Texas Government Code, to discuss economic development negotiations. No action will be taken in the Executive Session as it is not permitted by law. Joseph Crouch seconded. The motion carried unanimously.

A. Discuss possible financial incentives for a new business looking to locate in Sweetwater.

**RECONVENE:** A motion was made by Russ Petty to re-enter into Regular Session with a second from Gil Cherry. The motion carried unanimously.

**MIESHA ADAMES UPDATE:**

A. Cape and Son Annual Report: Cape and Son has met 66.71% of their obligation with one year left in the term of their agreement.

**KEN BECKER UPDATE:**

A. Georgia-Pacific Update

B. Operational Structure: All board members need to be included when sending documents out for review. Staff should also develop a rotating list that they will use when selecting which members to include in meetings with potential clients.

There being no further business, Mark Meneses made the motion to adjourn with a second from Gil Cherry. The motion carried unanimously.