

MINUTES
CUERO DEVELOPMENT CORPORATION
REGULAR MEETING
Monday, March 16, 2015 5:45 P.M.

The Cuero Development Corporation Board of Directors met Monday, March 16, 2015, at 212 E. Main Street, Cuero, Texas.

PRESENT: Board Members: Charles Papacek, Mayor Sara Post Meyer, Richard Weber, Randy Jochim, Dennis Jemelka, Will Carbonara, Executive Director, Patrick J. Kennedy, CDC Administrative Assistant, Samantha Solis

ABSENT: Mike Weaver

GUESTS: Jeremy Zaborowski (LCRA)

I. CALL TO ORDER

President Charles Papacek called the meeting to order at 5:45 P.M.

II. CITIZENS INPUT

CITIZENS WHO HAVE NOT FILED AN AGENDA APPLICATION.

NONE

III. MONTHLY FINANCIAL REPORTS

APPROVAL OF FEBRUARY FINANCIAL REPORT

Mr. Patrick Kennedy went over the Financial Report for the period ending February 28, 2015.

MOTION MADE BY DENNIS JEMELKA, SECONDED BY RICHARD WEBER, TO ACCEPT THE FEBRUARY FINANCIAL REPORT AS PRESENTED. AYES: 6 NAYES: 0
MOTION CARRIED.

IV. BUSINESS

CONSIDER AND ACT ON AMENDMENT #4 OF THE FY 2014-2015 BUDGET.

Mr. Kennedy presented this item to the Board. Ms. Connie Hawes, Finance Director for the City of Cuero created an outlay of the current December Events budget. Mr. Kennedy recommended allocating more money to the December Events budget to help with revenues coming in and the expenditures going out.

MOTION MADE BY RICHARD WEBER, SECONDED BY RANDY JOCHIM, TO ACCEPT AMENDMENT #4 OF THE FY 2014-2015 BUDGET. AYES: 6 NAYES: 0
MOTION CARRIED.

APPROVE AN APPLICATION AND \$100 FEE TO THE TEXAS ECONOMIC DEVELOPMENT COUNCIL FOR 2014 ECONOMIC EXCELLENCE RECOGNITION.

Mr. Kennedy presented this item to the Board. The 2014 Economic Excellence Recognition is a self-nominating recognition; you must have 100 points in total to qualify. There are specific requirements that the Board and staff of the CDC must meet.

MOTION MADE BY MAYOR SARA POST MEYER, SECONDED BY WILL CARBONARA, TO APPROVE THE APPLICATION AND \$100 FEE TO THE TEXAS ECONOMIC DEVELOPMENT COUNCIL FOR 2014 ECONOMIC EXCELLENCE RECOGNITION. AYES: 6 NAYES: 0 MOTION CARRIED.

CONSIDER AND ACT ON PARTICIPATING IN THE 2015 TEXAS WIDE OPEN FOR BUSINESS MAGAZINE.

Mr. Kennedy presented this item to the Board. The magazine cost is around \$2,200. The Board of Directors decided to not advertise this year due to the projects that are being funneled through the 2015-2018 Strategic Economic Development Plan.

MOTION MADE BY MAYOR SARA POST MEYER, SECONDED BY RICHARD WEBER, TO NOT PARTICIPATE IN THE 2015 TEXAS WIDE OPEN FOR BUSINESS MAGAZINE. AYES: 6 NAYES: 0 MOTION CARRIED.

CONSIDER AND ACT ON DEVELOPING A RETAIL RECRUITMENT STRATEGY FOR CUERO BY THE RETAIL COACH.

Mr. Kennedy presented this item to the Board. The Retail Coach will partner with the City of Cuero with the ultimate goal of increasing retail sales in the town. The fee of contracting with The Retail Coach would be \$30,000.

MOTION MADE BY MAYOR SARA POST MEYER, SECONDED BY DENNIS JEMELKA, TO POSTPONE A RETAIL RECRUITMENT STRATEGY PROVIDED BY THE RETAIL COACH. AYES: 6 NAYES: 0 MOTION CARRIED.

CONSIDER AND ACT ON REQUEST FROM THE CITY OF CUERO TO SPONSOR TML REGION 11 MEETING IN CUERO ON APRIL 30, 2015.

Texas Municipal League (TML) will hold their Region 11 Meeting on April 30, 2015. This meeting will allow the region to partner with other communities in the region and those activities that affect us all. TML representatives will be available to answer any questions. The money allocated will serve as the CDC's sponsorship of the event.

MOTION MADE BY DENNIS JEMELKA, SECONDED BY RANDY JOCHIM, TO SPONSOR THE TML REGION 11 MEETING WITH A RED PHLOX DONATION IN THE AMOUNT OF \$300.

V. CONSENT AGENDA

Included in the director's agenda packets for review were: Regular Meeting Minutes, Tuesday, February 17, 2015 and the December Events Financial Report. Brief discussion followed.

MOTION MADE BY MAYOR SARA POST MEYER, SECONDED BY RICHARD WEBER, TO ACCEPT THE CONSENT AGENDA AS PRESENTED. AYES: 6 NAYES: 0 MOTION CARRIED.

VI. EXECUTIVE DIRECTOR'S REPORT

CONSIDER AND ACT ON ACTIVITY REPORT FROM PATRICK KENNEDY

- 1) Sales Tax Comparison – A copy of the sales tax revenue report was included in the Board package. The report indicates that we are at the anticipated level.
- 2) Status of FY 2014-2015 Grant Programs – Mr. Kennedy reported that Ryan's on Main has completed their renovations to all three buildings and The Boys and Girls Club of Dewitt County went on their Spring Break field trips that were partially funded by the CDC.
- 3) Review status of Strategic Economic Development Plan 2015-2018 from LCRA – Jeremy Zaborowski from LCRA gave an update on the latest draft of the Strategic Economic Development Plan 2015-2018. He went over the earlier work and attached the matrix of the goals and also put out the quarterly report cards starting on July 1, 2015. A meeting will be called in a few weeks to finalize this effort.
- 4) Discuss upcoming Community Leader's Meeting – The April Community Leader's Meeting originally scheduled for April 3, 2015, which is the Good Friday holiday has been rescheduled for May 1, 2015. The meeting is tentatively scheduled at Lifeway Baptist Church and will include guest speaker CISD Superintendent Jim Haley.
- 5) TEDC Legislative Conference – Austin, Texas February 24-26, 2015 – Pat Kennedy reported that Senator Lois Kolkhorst met a group as part of the Legislative Conference and went over the current programs that are available.
- 6) Governor's Small Business Forum on March 17, 2015 in La Vernia, Texas. – McMahan Welding Service, Ltd. was chosen as the Business of the Year for Cuero. Mr. Kennedy will attend the award presentation along with the McMahans.
- 7) The Central Texas I-10 Community Alliance Annual Meeting on April 10, 2015 in Seguin, Texas. – The Central Texas I-10 Community Alliance will hold their Annual Meeting. Mr. Kennedy invited all Board Members who wish to attend.

MOTION MADE BY RICHARD WEBER, SECONDED BY MIKE WEAVER, TO ACCEPT THE EXECUTIVE DIRECTOR'S REPORT AS PRESENTED. AYES: 6 NAYES: 0 MOTION CARRIED.

VII. EXECUTIVE SESSION

Pursuant to Title 5 of the Texas Government Code, Chapter 551, Section 551.072, Deliberation Regarding Real Property

- Deliberate the sale, exchange, lease, or value of real property (V.C.T.A., Government Code, Section 551.072)

Cuero Development Corporation began an Executive Session of March 16, 2015 at 6:48 p.m.

VIII. RECONVENE TO OPEN MEETING

ANNOUNCEMENT BY PRESIDING OFFICER: Cuero Development Corporation has completed its Executive Session of March 16, 2015 at 7:02 P.M.

1. Actions resulting from Executive Session

MOTION MADE BY WILL CARBONARA, SECONDED BY RICHARD WEBER, TO TAKE NO ACTION FROM EXECUTIVE SESSION. AYES: 6 NAYES: 0 MOTION CARRIED.

IX. ADJOURN

MOTION MADE BY RICHARD WEBER, SECONDED BY RANDY JOCHIM, TO ADJOURN THE MEETING AT 7:04 P.M. AYES: 6 NAYES: 0 MOTION CARRIED.


CHARLES PAPACEK
PRESIDENT

ATTEST:



WILL CARBONARA
TREASURER

**NOTICE AND AGENDA
REGULAR MEETING
CUERO DEVELOPMENT CORPORATION
MONDAY, MARCH 16, 2015, 5:45 P.M.**

The Cuero Development Corporation (CDC) will hold their regular monthly meeting at 5:45 p.m. on Monday, March 16, 2015, at 212 E. Main, Cuero, Texas. This notice is posted pursuant to the Texas Open Meetings Act.

I. CALL TO ORDER

II. CITIZENS INPUT (2 minutes each)

1. Citizens who have not filed an agenda application

III. MONTHLY FINANCIAL REPORTS

1. Approval of February Financial Report

IV. BUSINESS

1. Consider and act on amendment #4 of the FY 2014-2015 budget.
2. Approve an application and \$100 fee to the Texas Economic Development Council for 2014 Economic Excellence Recognition.
3. Consider and act on participating in the 2015 Texas Wide Open for Business Magazine
4. Consider and act on developing a Retail Recruitment Strategy for Cuero by The Retail Coach.
5. Consider and act on request from the City of Cuero to sponsor TML Region 11 meeting in Cuero on April 30, 2015.

V. CONSENT AGENDA

- Regular meeting minutes, Tuesday, February 17, 2015
- December Events Financial Report

VI. EXECUTIVE DIRECTOR'S REPORT

- Sales Tax Comparisons
- Status of FY 2014-2015 Grant Programs
- Review status of Strategic Economic Development Plan 2015-2018 from LCRA
- Discuss upcoming Community Leader's Meeting
- TEDC Legislative Conference – Austin, Texas February 24-26, 2015
- Governor's Small Business Forum on March 17, 2015 in LaVernia, TX.
- The Central Texas I-10 Community Alliance Annual Meeting on April 10, 2015 in Seguin, TX.

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1. Actions resulting from Executive Session

IX. ADJOURN



This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the Cuero Development Corporation office at (361) 275-8178 or FAX (361) 275-6274 for further information.

The Cuero Development Corporation reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meetings Act.

CERTIFIED AS POSTED AT:

City Hall, 212 E. Main Street; Cuero Development Corporation, 214 E. Main Street; and on the CDC website, Thursday, March 12, 2015.