

Jonny Williams, President
Phyllis Stegen, Vice President
Basil Tate, Secretary/Treasurer
Pat Zaiontz
Anne Sundquist

Executive Director/City Administrator, Paul Mendes
City Secretary Lynne George
City Attorney Leonard Schneider



4A ECONOMIC DEVELOPMENT CORPORATION

MINUTES
REGULAR MEETING
THURSDAY AUGUST 14, 2014 - 4:30 P.M.
Sewall Smith City Council Chambers
18111 Buddy Riley Blvd., Magnolia, Texas 77354

A meeting of the Magnolia 4A Economic Development Corporation was held on July 10, 2014, beginning at 4:35 p.m., in the Sewall Smith City Council Chambers located at 18111 Buddy Riley Blvd., Magnolia, Texas 77354.

1. CALL TO ORDER

President Jonny Williams called the meeting to order at 4:35 pm.

a. **INVOCATION**

Basil Tate delivered the invocation.

b. **PLEDGE OF ALLEGIANCE**

Jonny Williams lead the pledge of allegiance.

2. ROLL CALL AND CERTIFICATION OF QUORUM

Jonny Williams called roll and certified a quorum present with the following Board members in attendance: Jonny Williams, Basil Tate, Pat Zaiontz, and Phyllis Stegen

Absent: Anne Sundquist

Staff present: Executive Director/City Administrator Paul Mendes, City Secretary Lynne George, Economic Development Coordinator Tana Ross

3. CITIZENS FORUM (No official or formal action or vote may be taken on any comment made by citizens during Citizens Forum)

None.

4. REQUESTS OR PETITIONS FROM THE PUBLIC

None.

5. **ANNOUNCEMENTS**

Phyllis Stegen announced that she is bringing two new businesses into the city September 1st – a pediatrician and a medical billing company, the latter of which will be hiring 15-20 people) in the Renaissance Professional Building.

6. **TREASURER’S REPORT – UPDATE OF REVENUES & EXPENDITURES**

(Basil Tate)

Basil Tate provided a summary of revenues and expenditures.

7. **CONSENT AGENDA – 4A EDC**

This portion of the agenda consists of items considered routine and will be enacted by one motion unless separate discussion is requested by a Board Director or a citizen.

- a. Approval of the 4A Economic Development Corporation minutes for the meeting held July 10, 2014.
- b. City of Magnolia \$ 36.58
- c. International Council of Shopping Centers \$ 50.00
- d. Leadership Montgomery County \$ 450.00
- e. Liles Parker \$ 647.50
- f. O’Malley Engineers \$ 840.00
- g. Storm Maintenance & Monitoring, Inc. \$12,166.90
- h. Tana Ross \$ 1,250.00

MOTION: Upon a motion to approve Consent Agenda items a. through h. made by Pat Zaiontz and seconded by Phyllis Stegen, the Board members present voted and the motion carried unanimously.

8. **CONSIDERATION – RESOLUTION TO PURCHASE REAL PROPERTY**

Consideration and possible action to approve Resolution to Purchase Property to purchase properties from Kqisha Hubbard Worsham (Property 1) and Frank Albert Maxie (Property 2) and approve necessary funding to purchase Property 1 and Property 2.

MOTION: Upon a motion to approve Resolution to Purchase Property to purchase properties from Kqisha Hubbard Worsham (Property 1) and Frank Albert Maxie (Property 2) and approve necessary funding to purchase Property 1 and Property 2. made by Phyllis Stegen and seconded by Pat Zaiontz, the Board members present voted and the motion carried unanimously.

9. **CONSIDERATION – RESOLUTION EXPRESSING INTENT TO FINANCE EXPENDITURES TO BE INCURRED FROM FUTURE TAX-EXEMPT OBLIGATIONS**

Consideration and possible action to approve Resolution Expressing Intent to Finance Expenditures to be Incurred from Future Tax-Exempt Obligations.

MOTION: Upon a motion to approve Resolution Expressing Intent to Finance Expenditures to be Incurred from Future Tax-Exempt Obligations made by Pat Zaiontz and seconded by Basil Tate, the Board members present voted and the motion carried unanimously.

10. ECONOMIC DEVELOPMENT COORDINATOR REPORT

(Tana Ross)

Economic Development Coordinator Tana Ross reported that sales tax was up 16% for the period, and up 15% for the fiscal year; provided a City of Magnolia sales tax comparison; provided August 2014 Sales Tax Revenue Comparison; provided an Economic Development Activities/Community Development/Marketing report for the month; and provided an update on the loan and scheduled closing for the property purchase for Magnolia East.

11. ANNEXATION/ETJ UPDATE

Update of annexation/ETJ proceedings.

Executive Director/City Administrator Paul Mendes reported that at the last City Council meeting, we annexed two additional parcels, one being a portion of 1488 and the other being the John ("Buck") Grass property, and we are probably going to get additional requests.

12. DISCUSSION/REPORT ON ADOPTED PROJECTS

Discussion/status report on the following adopted projects:

a. Unity Park

Pat Zaiontz reported that the five years is up.

Executive Director/City Administrator Paul Mendes reported that he had just sent in the five-year report to Texas Parks & Wildlife just this week which describes what we are doing and what we plan to do.

Mr. Zaiontz asked if there was something that could be done with the dam. Discussion followed.

b. Downtown Project

No report.

c. Economic Development Plan

No report.

i. Grow Magnolia

No report.

d. Special Events

Phyllis Stegen announced that through Keep Montgomery County Beautiful, she has a Girl Scout group who wants to adopt the flower beds in front of City Hall.

Economic Development Coordinator Tana Ross announced Stroll Thru the Renaissance is coming up 3 – 7 pm Sept. 27th.

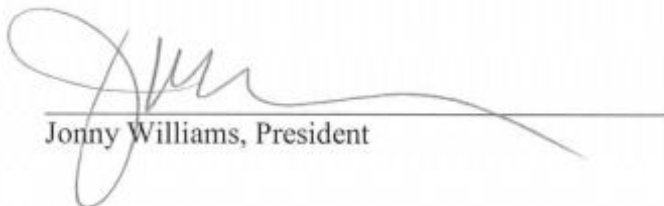
13. BOARD OF DIRECTORS CONCERNS AND REQUESTS

None.

14. ADJOURNMENT

MOTION: Upon a motion to adjourn made by Basil Tate and seconded by Pat Zaiontz, the Board members present voted, the motion carried unanimously and the meeting was adjourned at 5:06 pm.




Jonny Williams, President

I hereby certify that this is a true and correct copy of the minutes of the 4A EDC meeting held on August 14, 2014.

ATTEST:


Lynne George, City Secretary