



## 4A ECONOMIC DEVELOPMENT CORPORATION

### **MINUTES**

#### **REGULAR MEETING**

**THURSDAY MAY 8, 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 April 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**

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, Phyllis Stegen, Pat Zaiontz, Anne Sundquist and Basil Tate

Absent: -0-

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**

None.

6. **FINANCIAL STATEMENTS – UPDATE OF REVENUES & EXPENDITURES**

*(Basil Tate)*

Basil Tate provided a brief summary update of revenues, projected 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 April 10, 2014.
- b. Tana Ross \$1,250.00

**MOTION: Upon a motion to approve Consent Agenda items a. and b. made by Basil Tate and seconded by Phyllis Stegen, the Board members voted and the motion carried unanimously.**

8. **ECONOMIC DEVELOPMENT COORDINATOR REPORT**

*(Tana Ross)*

Tana Ross provided a sales tax report and sales tax comparison of other cities, and reported that sales tax was increased for the fiscal year by 13.31%, up almost \$9,000 from last year and up 4.25% for the period. Mrs. Ross provided a copy of her activity report highlighting contacts for the month, retail occupancy, new businesses, annexation, contacts regarding the yellow house, and the results of the Corks & Canvas event held May 2<sup>nd</sup>.

9. **ANNEXATION/ETJ UPDATE**

Update of annexation/ETJ proceedings.

Executive Director/City Administrator Paul Mendes presented a PowerPoint presentation regarding “Project Medusa”, highlighting the areas that are targeted for annexation, updating the Board on the agreements and understandings of the property owners.

10. **CONSIDERATION – ECONOMIC DEVELOPMENT COORDINATOR AGREEMENT**

Consideration and possible action to approve Economic Development Coordinator Agreement.

**MOTION: Upon a motion to approve Economic Development Coordinator Agreement at the same pay rate of \$15,000/year made by Pat Zaiontz and seconded by Anne Sundquist, the Board members voted and the motion carried unanimously.**

11. **DISCUSSION/REPORT ON ADOPTED PROJECTS**

Discussion/status report on the following adopted projects:

- a. Unity Park  
President Jonny Williams reported on the vandalism at the pavilion, but cameras have been purchased and are to be installed next week. The broken bench seat tops are going to be replaced by the Public Works staff who are going to attempt to make them.
- b. Downtown Project  
Executive Director/City Administrator Paul Mendes commented that the 1774 project is at approximately 52% completion and the contractor has expended 74% of the allocated time due to the holdups with the AT&T duct bank that was not set deep enough for the

pipes to go across buried in 4 ft. of stabilized sand, and other unforeseen obstacles, so they are working with TxDot to adjust their time line. It looks like AT&T will start working on the altering of the duct bank on May 16<sup>th</sup>.

Regarding the businesses, Mr. Mendes commented about possibly closing all of 1774 from Buddy Riley to 1488, putting up specific signage that directs people to approach the businesses from the side streets in the back, and letting contractor do the entire section, which would probably cut about 50% off the time which may be less painful in the long run then it would be to just do one lane, shift it over to do the other lane and go on for another six months. Discussion followed.

c. Economic Development Plan  
No comments.

i. Grow Magnolia  
No comments.

d. Special Events  
The annual Police Memorial service will be at Unity Park on May 15<sup>th</sup>.

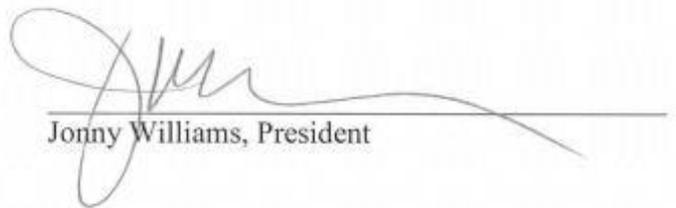
**12. BOARD OF DIRECTORS CONCERNS AND REQUESTS**

Phyllis Stegen asked that an item be placed on the next agenda regarding an update on the inclusive park.

**13. ADJOURNMENT**

**MOTION:** Upon a motion to adjourn made by Pat Zaiontz and seconded by Phyllis Stegen, the Board members present voted, the motion carried unanimously and the meeting was adjourned at 5:13 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 May 8, 2014.

ATTEST:

  
Lynne George, City Secretary