

Jonny Williams, President  
Anne Sundquist, Vice President  
Basil Tate, Secretary/Treasurer  
Pat Zaiontz  
Robert Franklin



City Administrator, \_\_\_\_\_  
City Secretary Lynne George  
4A EDC Attorney Leonard Schneider  
EDC/Planning Tech, Tana Ross

## 4A ECONOMIC DEVELOPMENT CORPORATION

### **MINUTES**

#### **QUARTERLY REGULAR MEETING**

**THURSDAY, OCTOBER 10, 2019 - 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 October 10, 2019, 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**

Vice President Anne Sundquist called the meeting to order at 4:35 pm.

##### **a. INVOCATION**

Basil Tate offered the invocation.

##### **b. PLEDGE OF ALLEGIANCE**

Vice President Sundquist led the pledge of allegiance to the United States and Texas flags.

#### **2. ROLL CALL AND CERTIFICATION OF QUORUM**

Vice President Sundquist called roll and certified a quorum present with the following 4A EDC Board members in attendance: Anne Sundquist, Pat Zaiontz, Basil Tate, Robert Franklin

Absent: Jonny Williams

Staff present: City Secretary Lynne George, Economic Development Coordinator/Planning Tech Tana Ross

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

No citizens comments.

#### **4. REQUESTS OR PETITIONS FROM THE PUBLIC**

None.

5. **ANNOUNCEMENTS**

Vice President Anne Sundquist announced that the Festival Committee will be trying something new this year in spite of the fact that the Renfest will be going on and will be hosting a Fall Festival on The Stroll event on Saturday October 26<sup>th</sup> from 1 – 6 pm, and urged everyone to come.

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

(Basil Tate)

Basil Tate provided a summary of revenues, expenditures, payments and future debt service obligations.

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 11, 2019.

July:

- |                 |            |
|-----------------|------------|
| a. Lyles Parker | \$ 129.50  |
| b. Tana Ross    | \$1,429.13 |

August:

- |              |            |
|--------------|------------|
| a. Tana Ross | \$1,429.13 |
|--------------|------------|

September:

- |                  |             |
|------------------|-------------|
| a. 1-800 Flowers | \$ 108.24   |
| b. Tana Ross     | \$1,429.133 |

**MOTION:** Upon a motion to approve all items on the Consent Agenda made by Pat Zaiontz and seconded by Robert Franklin, the Board members present voted and the motion carried unanimously.

8. **EDC/PLANNING TECH. REPORT**

(Tana Ross)

- Sales tax report  
Tana Ross reported sales tax up 2.84% for this period, with an increase of 2.84% for the fiscal year to date. She also reported that the audit collection windfall in the amount of \$658,129.16 reported last month is being reviewed by the Comptroller as it may not be ours.
- Sales tax revenue comparison  
Mrs. Ross provided a monthly comparison of other cities, trends, and historical sales tax data.
- Economic Development Coordinator/Planning Tech. Report  
In her written report, Mrs. Ross summarized report highlights, business closings/relocations/openings, marketing, interests, upcoming and pending businesses, projects, planning, contacts, solicitations, hostings, representations, text amendments, visits and presentations. She also reported on contacts, meetings, etc., with proposed businesses, future developments and park rental. Magnolia Lights has a Letter of Intent from a chocolate company; Whataburger is very interested and she

was given a sign package. She also attended the presentation and acceptance of the Bush memorial train photo by the Bush Library and Museum at the Texas A&M campus on Sept. 11; groundbreaking held Sept. 27<sup>th</sup> in front of the Landmark Building for Dr. Kankaria.

**9. ANNEXATION/ETJ UPDATE**

Update of annexation/ETJ proceedings.

Tana Ross stated that Escondido is expected to request voluntary annexation.

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

Discussion/status report on the following adopted projects:

- a. Unity Park  
Pat Zaiontz stated that several improvements have been made through the 4B.
- b. Downtown Project  
No report.
- c. Economic Development Plan  
Tana Ross stated that \$5,000 was approved and it has been planned for a while now to invest in medical related businesses, i.e., biomedical, pharmaceutical, devices, etc., so a luncheon forum was hosted Monday with CETA and hired a site plan consultant collectively with dues to come in and make an assessment of our area to determine if we were a good target area to recruit biomedical/pharma businesses. The result was that we were indeed a prime target area. She stated she will be getting back to the Board on this.
  - i. Grow Magnolia  
No report.
- d. Special Events  
No report.

**11. DISCUSSION/CONSIDERATION – 3% COLA FOR EDC/PLANNING TECHNICIAN**

Discussion, consideration and possible action regarding a 3% COLA for EDC/Planning Technician.

No action taken.

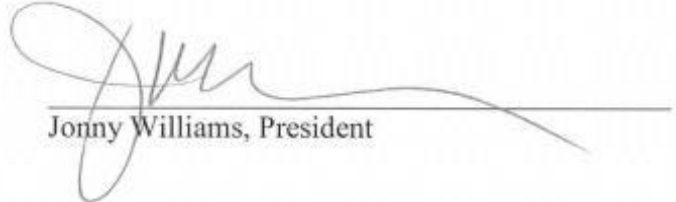
**12. AGENDA ITEM REQUESTS**

- Consideration and possible action to dispose of the house on the 4A property off of FM 149 at no cost to 4A.
- Consideration and possible action to renegotiate EDC contract.

**13. ADJOURNMENT**

**MOTION:** Upon a motion to adjourn made by Robert Franklin and seconded by Basil Tate, the Board members present voted, the motion carried unanimously, and the meeting was adjourned at 6:06 pm.

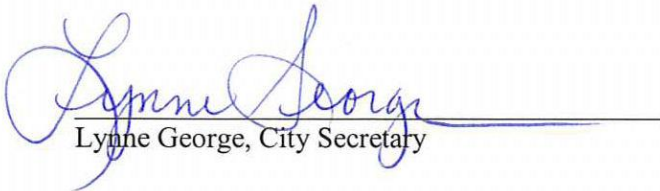


  
Jonny Williams, President

**CERTIFICATION**

I hereby certify that this is a true and correct copy of the minutes of the 4A EDC meeting held on October 10, 2019.

Attest:

  
Lynne George, City Secretary