



## 4-B COMMUNITY DEVELOPMENT CORPORATION

### MINUTES

CITY OF MAGNOLIA

4B COMMUNITY DEVELOPMENT CORPORATION

SPECIAL MEETING

MONDAY AUGUST 23, 2011 - 4:00 P.M.

Sewall Smith City Council Chambers

18111 Buddy Riley Blvd, Magnolia, Texas 77354

A Special Meeting of the Magnolia 4B Community Development Corporation was held on August 23, 2011, beginning at 4:00 pm, in the Sewall Smith City Council Chambers located at 18111 Buddy Riley Blvd, Magnolia, Texas 77354.

#### 1. CALL TO ORDER

Jerry Reed called the meeting to order at 4:00 pm.

##### a. INVOCATION

Jonny Williams delivered the invocation.

##### b. PLEDGE OF ALLEGIANCE

Jerry Reed lead the pledge of allegiance.

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

Jerry Reed called roll and certified a quorum present with the following Board members in attendance: Jonny Williams, Jerry Reed, Pat Zaiontz, Gari Lynn Hessong, Clyde Hunt.

Absent: Frank Parker, Andy Mize

Staff present: Executive Director Paul Mendes, City Secretary Lynne George, Economic Development Coordinator Deborah Rose Miller

#### 3. DISCUSSION – ASSUMING DEBT SERVICE

Discussion regarding entering into a contract with the City of Magnolia regarding 4B CDC assuming the debt service for 3 to 5 years for the FM 1774 utility relocation at approximately \$160,000 per year.

Executive Director/City Administrator Paul Mendes discussed the reason and purpose of City Council's request for 4B to assume the debt service of \$102,038.52, which would significantly impact the tax rate if not assumed by 4B. Discussion followed.

**4. CONSIDERATION – CONTRACT WITH CITY OF MAGNOLIA**

Consideration and possible action upon finding that the contract will advance the economic interests of the City of Magnolia and is within the intent of the statute creating the Community Development Corporation to adopt: Approval of contract with the City of Magnolia regarding 4B CDC to assume the debt service for 3 to 5 years for the FM 1774 utility relocation at approximately \$160,000 per year.

More discussion followed.

**MOTION:** Upon a motion made by Pat Zaiontz for 4B to take on \$102,038.52 for one year, to be reviewed each year in April and seconded by Gari Lynn Hessong, the Board members present voted and the motion carried unanimously.

**5. ADJOURNMENT**

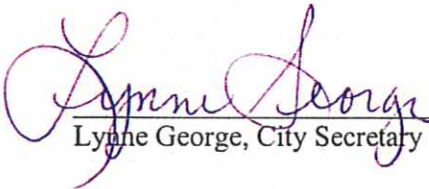
**MOTION:** Upon a motion to adjourn made by Clyde Hunt and seconded by Geri Lynn Hessong, the Board members present voted, the motion carried unanimously and the meeting was adjourned at 4:50 pm.



  
Frank Parker, III, President

I hereby certify this is a true and correct copy of the minutes of the Special Meeting held on August 23, 2011, by the Board of the City of Magnolia 4B Community Development Corporation.

ATTEST:

  
Lynne George, City Secretary