

Pat Zaiontz, President  
Jerry Reed, Treasurer  
Jonny Williams  
Barbara Gardner  
Gari Lynn Hessong, Vice President  
Clyde Hunt  
David Arevalo

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



## **4-B COMMUNITY DEVELOPMENT CORPORATION**

### **MINUTES**

**CITY OF MAGNOLIA**

**4B COMMUNITY DEVELOPMENT CORPORATION**

**REGULAR MEETING**

**THURSDAY JUNE 11, 2015 - 5:30 P.M.**

**Sewall Smith City Council Chambers**

**18111 Buddy Riley Blvd., Magnolia, Texas 77354**

A meeting of the Magnolia 4B Community Development Corporation was held on June 11, 2015, beginning at 5:30 pm in the Sewall Smith City Council Chambers located at 18111 Buddy Riley Blvd., Magnolia, Texas 77354.

#### **1. CALL TO ORDER**

The meeting was called to order by President Pat Zaiontz at 5:30 pm.

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

Clyde Hunt delivered the invocation.

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

President Zaiontz lead the pledge of allegiance to the United States flag.

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

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

Absent: David Arevalo

Staff present: Executive Director/City Administrator Paul Mendes, City Secretary Lynne George

Also present: 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)*

(For matters not on the agenda. Comments shall be limited to **three (3) minutes per person**. Comments by the Board shall be limited to:

- a. Statements of specific factual information given in response to an inquiry;
- b. A recitation of existing policy in response to an inquiry;
- c. A proposal to place the subject on a future agenda.

None.

#### **4. ANNOUNCEMENTS**

(Hear announcements concerning items of community interest from the Board members and City staff for which no action shall be taken or discussed.)

Executive Director/City Administrator Paul Mendes introduced Mr. Glen Shepard, who is looking for land to develop for a sports facility.

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

(Jerry Reed, Treasurer)

Provided in packet. Jerry Reed provided a summary of revenues and expenditures.

#### **6. CONSENT AGENDA – ROUTINE ITEMS:**

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

- a. Approval of the minutes of the 4B CDC meeting held on May 14, 2015.
- b. Consideration and possible action to approve newly updated aerial marketing map and split cost with 4A EDC.

	<b><u>Vendor</u></b>	<b><u>Project #</u></b>	<b><u>Amount</u></b>
c.	Magnolia Hardware & Supply (Inv.#90247)	500851	\$ 3.27
d.	Magnolia Hardware & Supply (Inv.#90259)	500851	\$ 9.19
e.	Liles Parker	500640	\$ 37.00
f.	Tana Ross	500632	\$ 1,287.50

**MOTION:** Upon a motion to approve Consent Agenda items a. through f. made by Jonny Williams and seconded by Barbara Gardner, the Board members voted and the motion carried unanimously.

#### **7. REVIEW/CONSIDERATION – ECONOMIC DEVELOPMENT COORDINATOR AGREEMENT**

Review, consideration and possible action regarding Economic Development Coordinator Agreement.

**MOTION:** Upon a motion to approve made by Jonny Williams and seconded by Gari Lynn Hessong, the Board members present voted and the motion carried unanimously.

#### **8. ECONOMIC DEVELOPMENT COORDINATOR REPORT**

(Tana Ross)

Tana Ross provided a sales tax revenue comparison, a sales tax report, and economic development activity report. Mrs. Ross reported sales tax overall only up by 3% with a 15% increase in sales tax for the fiscal year, which is still meeting and/or exceeding projected; provided a summary of highlights of the economic development activity report and various contacts.

#### **9. APPROVED PROJECTS REPORTS/UPDATES**

- a. Unity Park Project – (approved 2006-2007) - (Jonny Williams, Pat Zaiontz)

Executive Director/City Administrator Paul Mendes reported that he spent most of this morning on the phone with AT&T, Uverse, etc. and have learned that no company has access to the system in that particular area and cannot provide service for the security cameras. He stated that he suspects we are going to just have to set the system up to just keep recording and cycling, and if something happens, someone will have to go and basically review the recording. Discussion followed regarding running down more possible options, analysis of how much monthly damage over 5-6 years vs. what it would cost to pay for monitoring, etc.

- b. Yellow House – *(approved 2009) – (Barbara Gardner, Jonny Williams)*  
Barbara Gardner reported that she continues to show to four prospective tenants.
- c. Economic Development Program – *(approved 2007-2008) – (Jerry Reed)*  
Nothing to report.
  - (i). Grow Magnolia  
Nothing to report.
- d. Gateways – *(Barbara Gardner)*  
Nothing to report.
- e. Downtown Upgrades - *(approved 2011) – (Gari Lynn Hessong)*  
Nothing to report.
- f. Project to promote new and expanded business development within the City limits and ETJ of Magnolia - Allocation of \$10,000.00 for land, buildings, equipment, facilities, expenditures, targeted infrastructure and improvements to promote new or expanded business development. *(approved March 2013)*  
Nothing to report.
- g. Project to promote new and expanded business development through the creation of a City Centre - Allocation of \$10,000.00 for land, buildings, equipment, facilities, expenditures, targeted infrastructure and improvements to promote new or expanded business development. *(approved March 2013)*  
Nothing to report.

#### **10. REQUESTS FOR FUTURE AGENDA ITEMS**

None.

#### **11. ADJOURNMENT**

**MOTION:** Upon a motion to adjourn made by Clyde Hunt and seconded by Jonny Williams, the Board members voted, the motion carried unanimously and the meeting was adjourned at 5:55 p.m.



  
Pat Zaiontz, President

I hereby certify this is a true and correct copy of the minutes of the meeting held on June 11, 2015 by the Board of the City of Magnolia 4B Community Development Corporation.

ATTEST:

  
Lynne George, City Secretary