

Pat Zaiontz, President
Brenda Hoppe, Vice President
Barbara Gardner, Treasurer
Jonny Williams
Clyde Hunt
David Arevalo
Joshua Chadwick

Executive Director/City Administrator, Paul Mendes
City Secretary Lynne George
4B CDC Attorney Leonard Schneider
EDC/Planning Tech Tana Ross



4-B COMMUNITY DEVELOPMENT CORPORATION

MINUTES

REGULAR MEETING

THURSDAY JUNE 13, 2019 - 5:30 P.M.

Sewall Smith City Council Chambers

18111 Buddy Riley Blvd., Magnolia, Texas 77354

1. CALL TO ORDER

President Pat Zaiontz called the meeting to order at 5:30 pm.

a. INVOCATION

Jonny Williams 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 Zaiontz called roll and certified a quorum present with the following Board members in attendance: Pat Zaiontz, Barbara Gardner, Jonny Williams, Brenda Hoppe

Absent: David Arevalo, Joshua Chadwick, Clyde Hunt

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

*(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.)

Brenda Hoppe announced the 4th of July event at Unity Park stating that they need all the help they can get.

Economic Development/Planning Tech Tana Ross announced that the signup sheet for volunteering for the 4th of July event at Unity Park is up in the common area above the mailboxes in City Hall.

5. TREASURER’S REPORT – UPDATE OF REVENUES & EXPENDITURES

(Barbara Gardner)

Barbara Gardner provided a brief summary of revenues, obligations 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.)*

Approval of minutes	May 9, 2019
Vendor	Amount
Daniel’s Landscaping (Inv.#215)	\$ 2,000.00
Magnolia Hardware (Inv.#126491)	\$ 34.32
Magnolia Hardware (Inv.#126663)	\$ 1,435.60
Magnolia Hardware (Inv.#126727)	\$ 42.90
Magnolia Hardware (Inv.#126732)	\$ 266.19
Magnolia Hardware (Inv.#126740)	\$ 42.90
Magnolia Hardware (Inv.#126764)	\$ 42.90
Deposit refund to North Houston Pole Line	\$ 313.66
Verizon (Inv.#9831047517)	\$ 37.99
Tana Ross	\$ 1,429.13

MOTION: Upon a motion to approve all Consent Agenda items made by Brenda Hoppe and seconded by Jonny Williams, the Board members present voted and the motion carried unanimously.

7. EDC/PLANNING TECH REPORT

(Tana Ross)

- Sales tax report
Economic Development Coordinator/Planning Tech Tana Ross provided a report with sales tax down -4.29%, with an increase of 8.00% for the fiscal year to date.
- Sales tax revenue comparison
Mrs. Ross provided a monthly comparison of other cities, and historical sales tax data.
- EDC/Planning Tech Report
Mrs. Ross summarized the EDC report highlights, business closings/relocations/openings, marketing, interests, projects, planning, contacts, solicitations, hostings, representations, visits and presentations. She also reported on meetings with developers and realtors, proposed/new/open businesses, future development status, park rental, permitting, marketing and staff initiated rezonings.

8. APPROVED PROJECTS REPORTS/UPDATES

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

Executive Director/City Administrator Paul Mendes reported Public Works Director David Coburn has installed culvert pipe and crushed granite on the walkways. Mr. Mendes stated he contacted a bridge fabricator and they in turn indicated that they would need a plan. He spoke with Kelly Hajek, P.E., Strand Assoc., who is getting a plan for us to use. The Kawasaki mule is having its engine rebuilt at the cost of \$2,200, plus parts and labor.

Economic Development Coordinator/Planning Tech Tana Ross reported that the monument signs were bid out and we are working on getting it completed before July 4.

b. Grow Magnolia

Executive Director/City Administrator Paul Mendes reported that the 50-acre Satterwhite property has been sold and he will contact the new owner to petition for annexation. The overpass over FM 1774 should be open in the next few weeks. He received a document today stating that the funding has been approved for the relief route.

c. Gateways – (*Brenda Hoppe*)

Economic Development Coordinator/Planning Tech Tana Ross commented that we have ordered the repair of the sign and will go purchase a letter that is needed.

d. Downtown Upgrades - (*approved 2011*) – (*Joshua Chadwick*)

Economic Development Coordinator/Planning Tech Tana Ross commented that the banners need to be replaced along The Stroll.

e. 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*)

No report.

9. DISCUSSION – SNOW CONE BUILDING OR VENDOR

Discussion, consideration and possible action regarding a snow cone building or vendor for Unity Park.

Executive Director/City Administrator Paul Mendes commented that we have a lady who is very interested for the 4th of July with New Orleans snow cones, and if it turns out well, she could be invited to come to the park on weekends. If that does not pan out, two options he suggested was a block building or a Tuff shed.

10. DISCUSSION/CONSIDERATION – PURCHASE OF A DRONE

Discussion, consideration and possible action regarding the purchase of a drone.

Executive Director/City Administrator Paul Mendes suggested that the cost could be divided between 4A at \$1,000, 4B at \$1,000 and the Police Department.

MOTION: Upon a motion to approve the purchase of a drone made by Brenda Hoppe and seconded by Barbara Gardner, the Board members present voted and the motion carried unanimously.

11. REQUEST(S) FOR AGENDA ITEM(S)

Snow cone vendor or building

12. ADJOURN

Declaring there was no further business, President Zaiontz adjourned the meeting at 6:08 p.m.

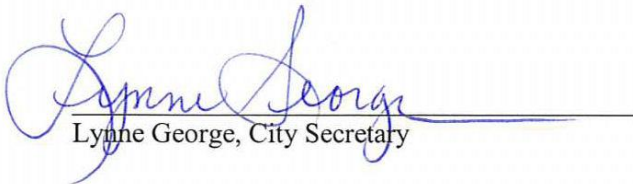



Pat Zaiontz, President

CERTIFICATION

I hereby certify this is a true and correct copy of the minutes of the meeting held on June 13, 2019 by the Board of the City of Magnolia 4B Community Development Corporation.

ATTEST:


Lynne George, City Secretary