

DEVELOPMENT CORPORATION OF ABILENE, INC.
BOARD MEETING MINUTES
March 25, 2014

MEMBERS PRESENT:	Dave Copeland Dani Ramsay John Beckham	Marelyn Shedd Scott Senter
STAFF PRESENT:	Richard Burdine Mindy Patterson	Kim Tarrant Stanley Smith
GUESTS PRESENT:	Yvonne Batts	Abilene Industrial Foundation, Chair

- 1. CALL THE MEETING TO ORDER:** President Dave Copeland called the meeting to order at 1:38 p.m. at the Abilene Laboratories, 1325 Pine St., Abilene Texas.
- 2. APPROVAL OF MINUTES FROM MARCH 11, 2014 BOARD MEETING:** John Beckham moved to approve the minutes from the March 11, 2014 board meeting. Scott Senter seconded and the motion carried.
- 3. SALES TAX REPORT FOR MARCH 2014:** Mindy Patterson, Director of Finance presented the March 2014 sales tax rebate report. The total sales tax rebate received, which represents January 2014 sales, was \$2,975,778.53. The breakdown of the rebate is \$2,231,833.90 to the General Fund and \$743,944.63 to the Economic Development Fund. The rebate is 9.44% below March 2013 and 11.22% below the projected FY 14 budget. For October through March, sales tax is 1.10% below last year and 3.04% below the projected budget.
- 4. EXECUTIVE SESSION NO. 1:** I hereby announce we are going into Executive Session pursuant to Texas Government Code Sections 551.071, 072, 074 and 087 to consult with our legal counsel, discuss real property transactions, personnel matters, and discuss economic development negotiations involving a business prospect, as set forth on the agenda. Any vote or action will be taken in open session.

President Dave Copeland announced the date is March 25, 2014, and the time is 1:44 p.m. Later, President Copeland announced the date is still March 25, 2014, and the time is 2:08 p.m. No vote or action was taken in Executive Session.

- 5. DISCUSSION AND POSSIBLE APPROVAL OF A RESOLUTION AUTHORIZING A CONTRACT AND FUNDING FOR CONSTRUCTION OF AN EXPANSION OF THE RESEARCH AREA AND REPLACEMENT OF THE STEAM BOILER AT 842 PINE ST:** Resolution DCOA-2014.26 provided information concerning the construction bids received for the steam boiler installation and renovations at 842 Pine St. The lowest responsible bidder is Justice Construction for \$770,000. Also suggested was funding of \$34,570 needed for expansion of the existing environmental control system, \$22,950 for purchase and installation of an exterior door and seven interior doors fitted with electronic locks and reader controls, \$4,000 additional design fee payable to Tittle Luther Partnership/Parkhill Smith & Cooper, and a construction contingency of \$77,000.

Dani Ramsay moved to approve Resolution No. DCOA 2014.26 authorizing a construction contract with Justice Construction and funding of \$908,520 as described above. Scott Senter seconded and the motion carried.

6. **DISCUSSION AND POSSIBLE APPROVAL OF A RESOLUTION AUTHORIZING AMENDED ASSISTANCE FOR PROJECT AH:** Resolution DCOA-2014.05 REVISED provides information concerning the DCOA's approval on October 29, 2013, of resolution DCOA-2014.05 authorizing an assistance package for Project AH. The company has since revised its employment projects, whereby the existing headcount of 11 as of January 1, 2013, includes some part-time positions, which equates to 7.2 FTEs, and the total projected new headcount of 10 equates to new FTE employment of 5.7. The company's investment in land and building improvements increased from \$129,000 to \$139,388 while the projected investment in capital equipment decreased from \$95,980 to \$86,092.


Staff requests the DCOA revise its assistance and increase the total by \$769 from \$76,948 to \$77,717. The funding will be payable as follows: 1) Job Creation Incentive of \$48,200 for 5.7 new FTEs in addition to the existing 7.2 over 3 years, and 2) Capital Investment Incentive of \$29,517 payable at 15% of cost for facility expansion and other building and network improvements (est. to be \$139,388) plus 10% of equipment costs (est. to be \$86,092) over 3 years.

John Beckham moved to approve Resolution No. DCOA-2014.05 REVISED authorizing revised assistance for Project AH totaling \$77,717 as described above. Marelyn Shedd seconded and the motion carried.

4. **EXECUTIVE SESSION NO.2:** I hereby announce we are going into Executive Session pursuant to Texas Government Code Sections 551.071, 072, 074 and 087 to consult with our legal counsel, discuss real property transactions, personnel matters, and discuss economic development negotiations involving a business prospect, as set forth on the agenda. Any vote or action will be taken in open session.

President Dave Copeland announced the date is March 25, 2014, and the time is 2:10 p.m. Later, President Copeland announced the date is still March 25, 2014, and the time is 3:30 p.m. No vote or action was taken in Executive Session.

7. **ADJOURNMENT:** The next meeting is scheduled for April 8, 2014. There being no further business the meeting was adjourned.



Dave Copeland, President