

DEVELOPMENT CORPORATION OF ABILENE, INC.
BOARD MEETING MINUTES
June 16, 2016

MEMBERS PRESENT: Dave Copeland John Beckham Marelyn Shedd
Jack Rich

MEMBER ABSENT: Dani Ramsay

STAFF PRESENT: Kent Sharp Chace Craig Mike Rains
Cynthia Nesmith

GUESTS PRESENT: Justin Jaworski – Abilene Industrial Foundation
Bruce Kreidler - City Council
Tim Chipp - Abilene Reporter News

1. CALL THE MEETING TO ORDER: President Dave Copeland called the meeting to order at 1:31 p.m. at 174 Cypress St., 3rd floor conference room, Abilene Texas.

2. APPROVAL OF MINUTES FROM THE MAY 24, 2016 BOARD MEETING: John Beckham moved to approve the minutes from the May 24, 2016 board meeting. Marelyn Shedd seconded and the motion carried.

3. SALES TAX REPORT FOR JUNE 2016 AND APRIL 2016 FINANCIAL REPORTS: Mike Rains, Director of Finance, presented the sales tax report for June 2016. The sales tax rebate for June was \$3,017,754.39 which represents April sales. Economic Development received \$754,438.60, which is 8.33% below last year and 9.23% below the projected FY 16 budget amount. For the period October through June, sales tax is 3.80% below last year and 4.75% below the projected FY 16 budget amount. The DCOA's total current assets as of April 30, 2016 were \$19,590,649. The April 2016 revenues totaled \$988,465 and total expenditures \$307,040 with \$143,062 being spent on five different projects.

4. DISCUSSION ABOUT A REVISED FY 16 BUDGET AND PROPOSED FY 17 BUDGET: Kent Sharp, CEO of the DCOA, presented to the board for review the revised FY 16 budget and the proposed FY 17 budget. The board discussed the budgets and asked questions, while giving guidance to the CEO on items needing answers before the budget is presented for final approval.

5. EXECUTIVE SESSION – SESSION 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 June 16, 2016 and the time is 1:57 p.m. Later, President Copeland announced the date is still June 16, 2016 and the time is 2:15 p.m. No vote or action was taken in Executive Session.

6. DISCUSSION AND POSSIBLE APPROVAL OF A RESOLUTION AUTHORIZING A TREE AND SCRUB CLEARING CONTRACT FOR ABOUT 108 ACRES IN THE 18/36 INDUSTRIAL PARK AT HWY 36 AND FM 18: Kent Sharp presented a request concerning approximately 108 acres of land, 80 acres owned by the DCOA and 28 acres owned by the City of Abilene, located at Hwy 36 and FM 18. Currently the 108 acreage is thick with trees and brush. To accommodate development of the property, the acreage needs to be visible from Hwy 36 and FM 18 so prospective buyers can better visualize their potential projects. Bids were collected from 2 local companies for land clearing services with the debris left in several piles on the property and about one tree per acre left intact to help retain a more natural appearance. Todd Johnson Dozer had the lowest bid of \$67,500.00 at \$625/acre and with a \$2,000.00 contingency, total funding would be \$69,500.00.


To avoid encroachment on City-owned land without proper authority, the board agreed to exclude the City's 28 acres and to clear only the 80 acres owned by the DCOA. Staff requested the board approve a contract with Todd Johnson Dozer for clearing services of approximately 80 acres at Hwy 36 and FM 18 and funding of up to \$52,000 (including a \$2,000.00 contingency).

Jack Rich moved to approve resolution No. DCOA-2016.16, revised to exclude any work done or funds spent on City-owned land and adding that approximately one or more trees per acre will be left intact, plus any hardwoods, on the DCOA acreage. The total funding approved is up to \$52,000. Marelyn Shedd seconded and the motion carried.

5. EXECUTIVE SESSION – SESSION 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 June 16, 2016 and the time is 2:23 p.m. Later, President Copeland announced the date is still June 16, 2016 and the time is 3:25 p.m. No vote or action was taken in Executive Session.

7. ADJOURNMENT: There being no further business the meeting was adjourned.



Dave Copeland, President