

Ray Lamberth – President
Randy Bruett – Vice President
Michelle Tackitt - Treasurer
Angela Turner - Secretary

MINUTES
City of Floresville
**Floresville Economic
Development Corporation**
REGULAR MEETING

Ben Lamberth
Fred Gonzales
Drew Pope
Courtland Holman,
Economic Development Director
Charlotte Ximenez-Nelson,
Asst. Executive Director

July 15, 2024
6:00 p.m.

NOTICE is hereby given of a **REGULAR BOARD MEETING** of the Floresville Economic Development Corporation for the City of Floresville, County of Wilson, State of Texas, to be held on **Monday July 15, 2024, at 6:00 p.m. at 1120 D Street, Floresville, Texas 78114** at City Council Chambers for the purpose of considering the following numbered items.

The Floresville Economic Development Corporation of the City of Floresville, Texas, reserves the right to meet in a closed session on any of the below items should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

ITEM 1.) CALL TO ORDER AND CERTIFICATION OF A QUORUM

President Ray Lamberth called the meeting to order at 6:00 pm

ATTENDANCE: *Randy Bruett, Michelle Tackitt, Ben Lamberth, Fred Gonzales, Drew Pope, Courtland Holman, Andy Joslin, Cynthia Sturm, Evelyn Garcia, Charlotte Ximenez-Nelson*

ABSENT: *Angela Turner*

ITEM 2.) INVOCATION: *Fred Gonzales*

ITEM 3.) PLEDGE: *Recited by all*

ITEM 4.) PUBLIC COMMENTS

At this time, any person with business related to Floresville Economic Development Corporation may speak to the Board. Anyone wishing to speak should inform the Board of their name and address. Comments from the public should be limited to a maximum of three (3) minutes per individual speaker. In compliance with the Texas Open Meetings Act, the Board may not deliberate or take action on items not appearing on the agenda but may consider placing an item on a future agenda if deliberation is necessary.

None

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ITEM 5.) CONSENT AGENDA

The following items are considered routine by the Floresville Economic Development Corporation and will be enacted by one motion. There will not be a separate discussion on these items unless requested by a Board Member, in which event, the item will be removed from the consent agenda and discussed after the consent agenda.

5A. Consideration and possible action to approve the Minutes from FEDC's Regular Meeting held on June 24, 2024.

Motion made by Drew Pope to approve the meeting minutes. Michelle Tackitt seconded the motion. Motion carried 4/0/1

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth			x	
Board Member Gonzales	x			
Board Member Pope	x			
Motion Carries 4/0/1				

5B. Review and Take Action on Finance Statement Financials for June 2024.
Motion made by Drew Pope to approve Finance Statement Financials for June 2024. Drew Pope seconded the motion. Motion carried 5/0

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth	x			
Board Member Gonzales	x			
Board Member Pope	x			
Motion Carries 5/0				

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ITEM 6.) EXECUTIVE (CLOSED) SESSION(S)

The time is now **6:08 p.m.** and the Board will now hold a closed executive meeting pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:

Fred Gonzales made a motion to go into executive session. Drew Pope seconded the motion. Motion carried 5/0

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth	x			
Board Member Gonzales	x			
Board Member Pope	x			
Motion Carries 5/0				

- 6.A. Texas Government Code Section 551.071- Consultation with Attorney regarding pending litigation and matters in which the duty of the Floresville Economic Development Corporation attorney requires to be discussed in closed meetings; to wit; EEOC charge no. 31C-2024-00128, Reed vs. City of Floresville; Wilson County vs. Center of Housing and Economic Opportunities Corp., cause no. CVW2200144.
- 6.B. Texas Government Code Section 551.072- Deliberation regarding real estate property: purchase, exchange, lease, or value for real estate property, to wit: discuss FEDC real estate properties, incubator, and leases.
- 6.C. Texas Government Code Section 551.087- Discussion regarding Economic Development negotiations and opportunities, to wit: Project 2024.002, Wendy's Project and Project Purple.

ITEM 7.) ACTION ITEMS FROM EXECUTIVE (CLOSED) SESSION(S)

The time is now **7:51 p.m.** and hereby close the Executive Session of The Floresville Economic Development Corporation and do hereby reconvene the open session.

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Fred Gonzales made a motion to come out of executive session. Randy Bruett seconded the motion. Motion carried 5/0

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth	x			
Board Member Gonzales	x			
Board Member Pope	x			
<i>Motion Carries 5/0</i>				

7.A. Consideration and take possible action on FEDC real estate, incubator and leasing opportunities.

No action

7.C. Consideration and take possible action regarding Economic Development negotiations regarding Project 2024.002 and Wendy’s Project.

No action

ITEM 8.) DISCUSSION AND POSSIBLE ACTION CONCERNING

8A. Discussion and Possible action in contracting with Retail Strategies.
Drew Pope made a motion to give Cortland authority to enter the contract with retail strategies with the contingent that the contract is changed that if we determine to exit the contract that it will be prorated, and we will be refunded. Randy Bruett seconded the motion carried 5/0

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth	x			
Board Member Gonzales	x			
Board Member Pope	x			
<i>Motion Carries 5/0</i>				

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8B. Discussion and possible action regarding proposal for FEDC contract with Expansion Solutions Magazine - a marketing publication.

Fred Gonzales made a motion to delay making a firm decision on this particular item until we get some kind of feel on what we are getting on the other. Ben Lamberth seconded the motion. Motion carried 4/0/1

NAME	YES	NO	ABSTAIN	ABSENT
President Ray Lamberth				
Vice President Bruett	x			
Board Member Tackitt	x			
Board Member Turner				x
Board Member Lamberth	x			
Board Member Gonzales	x			
Board Member Pope			x	
Motion Carries 4/0/1				

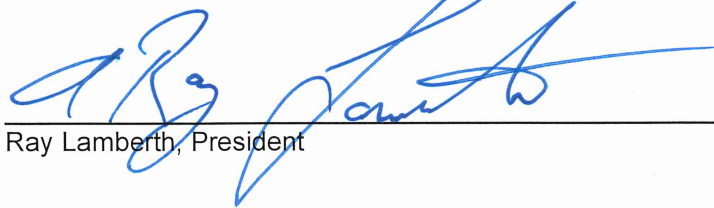
ITEM 9.) PRESENTATION – Presentation was given

9A. EMC Update

ITEM 10.) DIRECTOR'S UPDATE - Update was given

ITEM 11.) ADJOURN

The time is now **8:38 p.m.** The meeting is adjourned.



Ray Lamberth, President