



**BOARD OF DIRECTORS MEETING
THE CORPORATION OF ECONOMIC DEVELOPMENT
CITY OF BRIDGEPORT
January 28, 2021**

The Board of Directors of the Economic Development Corporation met in called meeting on Thursday, January 28, 2021 at 7:30 a.m. in the offices at 608 13th Street, Bridgeport, Texas.

DIRECTORS PRESENT: Angie Tyson, Corey Ingram, and David Lawson

DIRECTORS ABSENT: David Correll

STAFF PRESENT: Leah Clark, Executive Director
Amy Hiler, Operations & Special Projects Manager

OTHERS PRESENT: Fred Meyers and Chester Nolen

CALL TO ORDER: Corey Ingram called the meeting to order at 7:30 a.m.

INVOCATION: Fred Meyers

PUBLIC COMMENT: None

ANNOUNCEMENTS AND SPECIAL PRESENTATIONS:

City Manager update - Fire department: New facility is coming along.

Turkey Creek Trail Project: Some clearing has been done along the proposed trail so that a study can be conducted.

City Council Election: Three people have filed to run, each of the three incumbents has an opponent.

STAFF AND COMMITTEE REPORTS:

1. Project Updates

- a. Sales Tax - 13% from 2019, still over 5% budget
- b. COVID Updates - City has gone to staggered shifts for December, public seen by appointment only.
- c. Buildings and Grounds - Staff received a quote for replacing soaker hoses in office flower beds with an automated system. Water line is fixed at Halsell St and 12th parking lot. City should be maintaining the parking lot.

Crushed granite is going to be replaced and beds filled with low maintenance plants.

- d. Marketing - Discussed Catalyst quote being too high. Staff will look into another company to do a targeted industry analysis.
- e. Endeavor Land Release - 15 Acres has been released from lender, making 45 acres free and clear.
- f. Fence - Materials should arrive in February.
- g. Ace Hardware - Started renovations to former Diamond's supermarket building on Chico Highway.
- h. Project Flex - The company has sold the building on Center Court.
- i. Project Coffee Bean - Company continues to be delinquent on loan. Met with BEDC staff and informed them that they currently have an investor they are working with to expand the roasting business.
- j. Project Defense - Still interested in a building in Bridgeport
- k. Destination Bridgeport - Lauren is being paid monthly for maintaining Destination Bridgeport.
- l. Chamber Virtual Auction - February 20th - Bid on items from anywhere; home, watch parties, door prizes and/or games at each site. EDC is sponsoring Sacks for Success again with proceeds going to Chamber scholarship fund.
- m. Carillon Park - Land is under contract.

2. Financials - no questions.

EXECUTIVE SESSION

8:39 AM

Pursuant to Chapter 551, Texas Government Code, the BEDC reserves the right to convene in Executive Session(s) from time to time as deemed necessary during this meeting. The BEDC may convene into Executive Session to discuss the following:

- 1. Deliberation Regarding Real Property Section 551.072 (to deliberate the purchase, exchange, lease, sale or value of real property)
 - a. **Roy Coffee Property**
 - b. **21+/- Acres around Water Plant**
- 2. Economic Development Negotiations Section 551.087 (to deliberate the offer of a financial or other incentive to a business prospect.)
 - a. **Pantera Ventures**
 - b. **Project Spire**

OPEN SESSION

8:53 AM

Pursuant to Chapter 551, Texas Government Code, the BEDC will reconvene into open session to take any action necessary resulting from executive session discussion.

Angie Tyson made a motion to approve minutes from Regular Board Meeting December 10, 2020.

David Lawson seconded.

Motion carried 3-0.

Angie Tyson made a motion to approve the financial statements as presented January 28, 2021.

David Lawson seconded.

Motion carried 3-0.

Angie Tyson made a motion to initiate collection from Pantera Ventures for noncompliance with their EDPA.

David Lawson Seconded.

Motion carried 3-0.

David Lawson made a motion to pursue Alan Green to fill place 3 on the BEDC Board of Directors.

Angie Tyson Seconded.

Motion carried 3-0.

Corey Ingram made a motion to add David Lawson and remove [Fred Meyers](#) from the BEDC signature cards.

Angie Tyson Seconded.

Motion carried 3-0.

Angie Tyson made a motion to adjourn the meeting.

David Lawson seconded.

Motion carried 3-0.

Meeting adjourned at 9:16 a.m.



David Correll – EDC Board Secretary



Date