



CITY OF FULSHEAR DEVELOPMENT CORPORATION

PO Box 279 / 30603 FM 1093
Fulshear, Texas 77441

Phone: 281-346-1796

Fax: 281-346-2556

REGULAR MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **MONDAY, FEBRUARY 2, 2009 AT 6:30 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
2. Invocation
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of October 21, 2008.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. Discussion regarding available certificate of deposit rates and the possibility of investing funds in addition to that which is already invested.
8. Consider and take action to re-invest the six month \$15,000.00 certificate of deposit that maturing February 13, 2009.
9. Consider and take action to invest additional funds in certificates of deposit.
10. Consider and take action to execute contract to engage Becky S. Daves as Assistant to the Secretary and Treasurer independent of working at the City.
- 11.
12. Consider and take action to authorize Bill Archer, President to authorize Commercial State Bank to automatically transfer funds from the money market to checking accounts to maintain a minimum balance of \$600.00 in the checking account (thus avoiding overdrafts).
13. Presentation of www.fulshearcdc.com by Don Dulin, website consultant for the City of Fulshear.

14. Consider and take action to engage Don Dulin to develop the City of Fulshear Development Corporation website and authorize payment of invoices for same.
15. Discussion and possible action to hire auditor for 2007-2008 annual audit.
16. Discussion, consider and take action on corporate projects.
17. City Community Development Director's Report. Consider and take action on report items.
18. Consultant's Report. Consider and take action on report items.
19. Comments
 - A. Officers
 - B. Directors
20. Next regularly scheduled meeting April 13, 2009.
21. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on January 29, 2009 at 6:30PM, in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.


Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



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DEVELOPMENT CORPORATION
CITY OF FULSHEAR

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Meeting Minutes February 2, 2009

Present: Bill Archer, J.B. Collins, Jr., Rev. Jackie Gilmore, Denise Robbins, Cheryl Stalinsky
(Note, Mr. Collins and Ms. Robbins arrived late; Ms. Robbins had to leave early)

Absent:

Visitors: Bill Knesek, Becky S. Daves

1. Call to Order: Bill Archer, President at 6:31PM
2. Invocation: Rev. Jackie Gilmore
3. Citizen's Comments: None
4. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of October 21, 2008.

Motion: Cheryl Stalinsky, 2nd: Jackie Gilmore ayes: 3 nays: 0

5. Presentation and discussion of financial statements to date.
6. Consider and take action to approve Payables Due and Checks Paid Report(s).

Motion: Cheryl Stalinsky 2nd: Jackie Gilmore ayes: 4 nays: 0

7. Discussion regarding available certificate of deposit rates and the possibility of investing funds in addition to that which is already invested.
8. Consider and take action to re-invest certificate of deposit number 9945766 balance (\$15000.00 plus accrued interest) maturing February 13, 2009 for one year at 3.03% APY at Commercial State Bank, Fulshear branch. Denise Robbins, Commercial State Bank Vice President abstains from voting.

Motion: Jackie Gilmore, 2nd: J.B. Collins, Jr. ayes: 4 nays: 0

9. Consider and take action to invest \$45,000.00 in two \$22,500.00 in a certificate of deposit at Commercial State Bank for one year 3.03% APY with interest to be accrued in the certificates. Denise Robbins, Commercial State Bank Vice President abstains from voting.

Motion: J.B. Collins, Jr., 2nd: Cheryl Stalinsky ayes: 4 nays: 0

10. Consider and take action to execute contract to engage Becky S. Daves as Assistant to the Secretary and Treasurer independent of working at the City.

Motion: J.B. Collins, Jr., 2nd: Cheryl Stalinsky ayes: 4 nays: 0

11. Intentionally left blank.

12. Consider and take action to authorize Bill Archer President to authorize Commercial State Bank to automatically transfer funds from the money market to checking accounts to maintain a minimum balance of \$600.00 in the checking account. Denise Robbins, Commercial State Bank Vice President, and Bill Archer abstain from voting.

Motion: Cheryl Stalinsky, 2nd: Jackie Gilmore ayes: 3 nays: 0

13. Presentation of www.fulshearcdc.com by Don Dulin, website consultant for the City of Fulshear.
14. No action taken. Don Dulin will create a new proposal combining City of Fulshear, City of Fulshear Development Corporation and Fulshear Development Corporation into a new dynamic website.
15. Discussion to hire auditor for 2007-2008 annual audit. Motion to engage Scott Stephenson to perform the 2007-2008 annual audit.

Motion: Cheryl Stalinsky, 2nd: J.B. Collins, Jr. ayes: 4 nays: 0

16. Discussion, consider and take action on corporate projects. No action taken.
- City gateway sign – FDC taking lead and may request CDC participation.
 - Community profile brochure.
17. City Community Development Director's Report.
- March 12th – Vision Workshop
 - April 2nd – Community Spirit Awards
 - May 2nd – Bike for Mike
 - July 3rd – Fulshear Friday Night honoring Judge Carl Bentley
 - Possible receiving a donation of sculpture of Ole Getaway (horse)
18. Discussion, consider and take action on Consultant's Report item(s). No action taken.
- Ask Board to consider providing meal at meetings.

19. Comments

A. Officers

Look into Open Meetings legislation regarding "take action" and "comments"

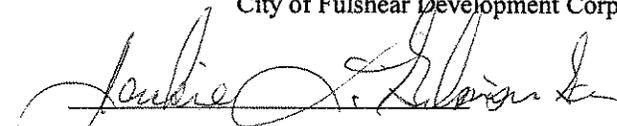
B. Directors

20. Next regularly scheduled meeting April 13, 2009.

21. Adjournment: Approval to adjourn at 8:21PM

Motion: Cheryl Stalinsky, 2nd: J.B. Collins, Jr. ayes: 4 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation



Rev. Jackie L. Gilmore, Sr.
Secretary, City of Fulshear Development Corporation



G. W. Archer
President, City of Fulshear Development Corporation



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REGULAR MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

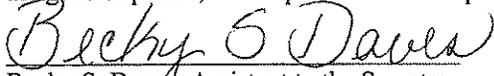
NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **Monday, April 13, 2009 AT 6:00 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
 2. Invocation
 3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for consideration.
 4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of February 2, 2009.
 5. Presentation and discussion of financial statements to date.
 6. Consider and take action on Payables Due and Checks Paid Report(s).
 7. Presentation of recurring invoice report – Yearly Payables.
 8. Discussion: resignation of Economic Development Consultant, Bill Khesek.
 9. Presentation of website re-design. Consider and take action onto approve website re-design plans to include City of Fulshear Development Corporation.
 10. City Community Development Director's Report.
 11. Discussion of future agenda items.
 12. Comments
 - A. Officers
 - B. Directors
 13. Next regularly scheduled meeting June 8, 2009.
- Cancelled*

14. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on Friday, April 10, 2009 at 12:00 PM, in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.



Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



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SPECIAL MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

NOTICE IS HEREBY GIVEN OF A SPECIAL MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **Monday, April 20, 2009 AT 6:00 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
2. Presentation of website re-design by Don Dulin.
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of February 2, 2009.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. Presentation of recurring invoice report – Yearly Payables.
8. Discussion: resignation of Economic Development Consultant, Bill Knesek.
9. Consider and take action onto approve website re-design plans to include City of Fulshear Development Corporation.
10. Consider and take action to approve payment of fifty percent of annual dues to Rose-Rich Chamber of Commerce.
11. City Community Development Director's Report.
12. Discussion of future agenda items.
13. Comments

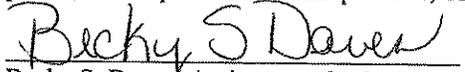
- A. Officers
- B. Directors

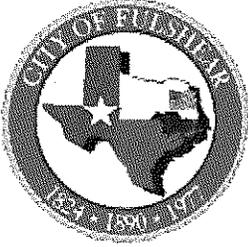
14. Next regularly scheduled meeting June 8, 2009.

15. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted April 17, 2009 at 6:00 PM, in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.


Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



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Meeting Minutes April 20, 2009 6:00PM

Present: Bill Archer, J.B. Collins, Jr., Denise Robbins

Absent: Rev. Jackie Gilmore, Cheryl Stalinsky

Visitors: Becky S. Daves

1. Call to Order: Bill Archer, President at 6:00PM
2. Presentation of website re-design by Don Dulin.
3. Citizen's Comments: None
4. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of February 2, 2009.

Motion: Denise Robbins, 2nd: J.B. Collins, Jr. ayes: 3 nays: 0

5. Presentation and discussion of financial statements to date.
6. Consider and take action to approve Payables Due and Checks Paid Report(s).

Motion: Denise Robbins, 2nd: J.B. Collins, Mr. ayes: 3 nays: 0

7. Presentation of recurring invoice report – yearly Payables.
8. Discussion: resignation of Economic Development Consultant, Bill Knesek.
9. Consider and take action to approve website re-design plans to include City of Fulshear Development Corporation and fund 50% of the project.

Motion: Denise Robbins, 2nd: J.B. Collins, Jr. ayes: 3 nays: 0

10. Consider and take action to approve payment of fifty percent of annual dues to Rose-Rich Chamber of Commerce.

Motion: J.B. Collins, Jr., 2nd: Denise Robbins ayes: 3 nays: 0

11. City Community Development Director's Report – Cheryl Stalinsky. Not present – no report.
12. Discussion of future agenda items. Address meeting expenses due to City of Fulshear at next meeting.
13. Comments

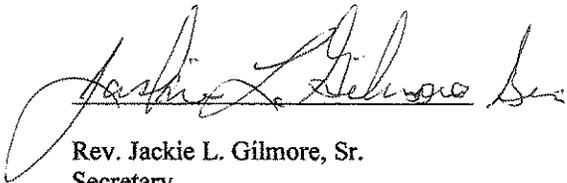
- A. Officers
- B. Directors

14. Next regularly scheduled meeting June 8, 2009.

15. Adjournment: Approval to adjourn at 6:50PM.

Motion: J.B. Collins, Jr., 2nd: Denise Robbins ayes: 3 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation



Rev. Jackie L. Gilmore, Sr.
Secretary
City of Fulshear Development Corporation



Bill Archer
President
City of Fulshear Development Corporation



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ANNUAL MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **MONDAY, JUNE 8, 2009 AT 6:30 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

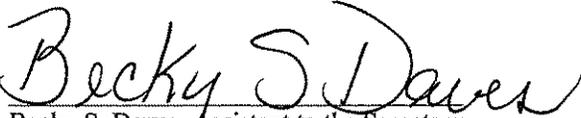
1. Call to Order
2. Invocation
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of April 20, 2009.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. Election of officers.
8. City Community Development Director's Report.
9. Consider and take action to adopt a resolution supporting Fulshear citizen's protest of drastic rise in Fort Bend County property appraisals and taxes.
10. Consider and take action on projects and budget items for fiscal 2009-2010 budget.
11. Consider and take action on meeting expenses due to the City of Fulshear.
12. Comments
 - A. Officers
 - B. Directors

13. Next regularly scheduled meeting August 17, 2009.

14. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on Friday, June 5, 2009 before 3:00 PM., in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.


Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



CITY OF FULSHEAR
DEVELOPMENT CORPORATION
CITY OF FULSHEAR

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Meeting Minutes June 8, 2009 6:30PM

Present: Bill Archer, J.B. Collins, Jr., Rev. Jackie Gilmore (arrived 6:50PM), Cheryl Stalinsky

Absent: Denise Robbins

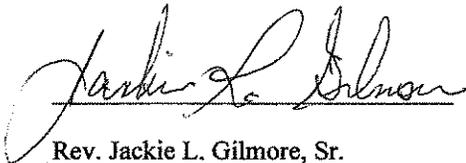
Visitors: Becky S. Daves, Shannon Purcell, Fulshear Times

1. Call to Order: Bill Archer, President at 6:32PM
2. Citizen's Comments: None
3. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of April 20, 2009
Motion: J.B Collins, Jr., 2nd: Cheryl Stalinsky ayes: 3 nays: 0
4. Presentation and discussion of financial statements to date.
5. Consider and take action to approve Payables Due and Checks Paid Report(s). Amend to include Don Dulin invoice #11822, \$127.50 for quarterly website services. (\$1317.50), and City of Fulshear \$1250.00 for administrative fees per contract.
Motion: J.B. Collins, Jr., 2nd: Cheryl Stalinsky ayes: 4 nays: 0
6. Consider and take action to elect new officers.
Motion to elect Bill Archer, President
Motion: J.B. Collins, Jr. 2nd: James Gilmore ayes: 3 nays: 0 (Archer abstains)
Motion to elect JB Collins, Jr., Vice President.
Motion Cheryl Stalinsky 2nd: James Gilmore ayes: 4 nays: 0
Motion to elect Cheryl Stalinsky, Secretary.
Motion J.B. Collins, Jr. 2nd: James Gilmore ayes: 4 nays: 0
Motion to elect James Gilmore, Treasurer.
Motion J.B. Collins, Jr. 2nd: Cheryl Stalinsky ayes: 4 nays: 0
7. City Community Development Director report, Cheryl Stalinsky. A new downtown event began in June, Tuesday Tunes, where music is provided by a different business each week. The Fulshear Development Corporation has contributed \$2000.00, with additional \$5000.00 upon City Council approval, to Fulshear Friday Night July 4th Celebration. There are new business prospects interested in developing in Fulshear. J.B. Collins, Jr. asked about including businesses located in the Bluebonnet center in promotional events. Bill Archer asked about the progress of the development at 1093 and Katy-Fulshear Rd. Rose-Rich Chamber is changing name to include Fulshear.
8. Consider and take action to adopt a resolution supporting Fulshear citizen's protest of drastic rise in Fort Bend County property appraisals and taxes. Motion to adopt CDC 4A 09-03
Motion: Cheryl Stalinsky, 2nd: J.B. Collins, Jr. ayes: 3 nays: 0

9. Consider and take action on projects and budget items for fiscal 2009-2010 budget. No action taken.
 - J.B. Collins, Jr. will liaison with City on the water/sewer project downtown east on 1093.
 - Cheryl to submit invoices for marketing items.
 - Determine what events qualify as Business Development incentives.
 - Determine if way finding signs qualify as a 4A project.
10. Consider and take action on meeting expenses due to the City of Fulshear. No action. Rewrite contract for next fiscal year.
11. Comments
 - A. Officers:
 - Bill Archer changed meeting time to 7:00PM.
 - James Gilmore commented on the Board's camaraderie and willingness to work together.
 - Cheryl Stalinsky thanked Becky Daves and Bill Archer for their service to the corporation.
 - Food to be served at meetings alternating local restaurants.
 - B. Directors
12. Closing: Rev. Jackie Gilmore
13. Next regularly scheduled meeting August 10, 2009, 7:00 PM
14. Adjournment: Motion to adjourn at 7:33PM

Motion: Cheryl Stalinsky, 2nd: J.B. Collins, Jr. ayes: 4 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation



Rev. Jackie L. Gilmore, Sr.
Secretary
City of Fulshear Development Corporation



Bill Archer
President
City of Fulshear Development Corporation



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REGULAR MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **AUGUST 10, 2009 AT 7:00 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
2. Invocation
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of June 8, 2009.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. City Community Development Director's Report. Consider and take action on report items.
8. Consider and take action to modify and adopt the Administrative Agreement with the City.
9. Consider and take action to modify and adopt the Support Service Agreement with Becky S. Daves.
10. Presentation and discussion of current corporate investments and certificate of deposit available rates.
11. Consider and take action to reinvest \$10,000.00 certificate of deposit.
12. Discussion of future Corporate projects.
13. Discussion regarding 2009-2010 budget.
14. Consider and take action to adopt 2009-2010 budget.
15. Executive Session

551.071 For the purpose of considering the appointment, employment, evaluation, reassignment duties, discipline, or dismissal of a public officer or employee.

1. Consider hiring and accepting resignations of professional and non-professional personnel.
16. Reconvene Regular Session
17. Consider and take action to hire Cheryl Stalinsky on a contract basis to perform Economic Development promotion services.
18. Discussion, consider and take action to accept Cheryl Stalinsky's resignation from Board of Directors.
19. Comments
 - A. Officers
 - B. Directors
20. Next regularly scheduled meeting - September 14, 2009 if necessary to complete/approve budget, or October 12, 2009.
21. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on Friday, August 7, 2009, in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.


Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



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DEVELOPMENT CORPORATION
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Meeting Minutes August 10, 2009 7:00 PM

Present: Bill Archer, Rev. Jackie Gilmore, Denise Robbins, Cheryl Stalinsky (7:10am)

Absent: J.B. Collins, Jr.

Visitors: Becky S. Daves, Shannon Purcell, Dennis Clack

1. Call to Order: Bill Archer, President at 7:02PM
2. Invocation: Rev. Jackie Gilmore
3. Citizen's Comments: None
4. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of June 8, 2009.

Motion: Rev. Jackie Gilmore, 2nd: Denise Robbins ayes: 3 nays: 0

5. Presentation and discussion of financial statements to date.
6. Consider and take action to approve Payables Due and Checks Paid Report(s). Amend to include Essence House Café \$30.96 for meeting refreshments.

Motion: Rev. Jackie Gilmore, 2nd: Cheryl Stalinsky ayes: 4 nays: 0

7. Community Development Director report. See Attachment A.
8. Consider and take action to adopt the Administrative Agreement with the City *as amended*.

Motion: Denise Robbins, 2nd: Rev. Jackie Gilmore ayes: 4 nays: 0

9. Consider and take action to adopt the Support Service Agreement with Becky S. Daves *as amended*.

Motion: Cheryl Stalinsky, 2nd: Denise Robbins

Discussion among members and motion to increase the monthly rate of \$100.00 to \$250.00. Amended motion accepted by Cheryl Stalinsky.

Motion: Denise Robbins, 2nd: Rev. Jackie Gilmore ayes: 4 nays: 0

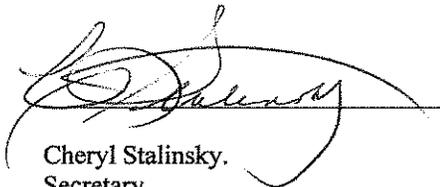
10. Presentation and discussion of current corporate investments and certificate of deposit available rates.
11. Consider and take action to reinvest \$15,000.00 including interest earned certificate of deposit at 2.25% APY at Commercial State Bank.

Motion: Stalinsky, 2nd: Gilmore ayes: 3 nays: 0 Abstain: Denise Robbins

12. Discussion of future corporate projects.
 - Way finding sign – J. B. Collins is working on the project with City Council
 - Water/sewer extension – CDC has funds available for assist with project
 - Councilman Clack is under the impression City Council has approved everything “asked”
 - Cheryl Stalinsky –requests the Keep Fulshear Beautiful affiliate to be supported by the City’s economic development corporations; item for September agenda
 13. Discussion regarding 2009-2010 budget. Members to research specific budget items for discussion.
 14. Consider and take action to adopt 2009-2010 budget. Table to Sept mtg
- Motion: Stalinsky, 2nd: Robbins ayes: 4 nays: 0
15. Adjourn to Executive Session. No executive session was taken.
 16. Consider and take action to hire Cheryl Stalinsky, independent of the City, as Community Development Director. No action
 17. Consider and take action to accept Cheryl Stalinsky’s resignation from Board of Directors. No action
 18. Comments
 - A. Officers
 - B. Directors
 19. Next regularly scheduled meeting September 14, 2009 7:00PM
 20. Adjournment: Approval to adjourn at 7:56PM

Motion: Cheryl Stalinsky, 2nd: Denise Robbins ayes: 4 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation



Cheryl Stalinsky,
Secretary
City of Fulshear Development Corporation



Bill Archer
President
City of Fulshear Development Corporation



CITY OF FULSHEAR DEVELOPMENT CORPORATION

ADMINISTRATIVE AGREEMENT

City of Fulshear Development Corporation and City of Fulshear

STATE OF TEXAS:

COUNTY OF FORT BEND:

This Administrative Agreement is entered into by and between the City of Fulshear and the City of Fulshear Development Corporation.

In the Agreement, the party who is granting the right to use the property and will provide administrative services will be referred to as "COF", and the party who is using the property and receiving the administrative services will be referred to as "CDC". The parties agree as follows:

1. **USE OF CITY FACILITIES FOR MEETINGS.** The COF will provide the CDC the following:
 - A. Use of City Hall and the Irene Stern Community Center for the conduct of its corporate meetings and other business that may be required as part of the formal and legal activities of the corporation.
 - B. In the event of a conflict between the needed use of either of the above named facilities, the needs of the COF shall prevail over those of the CDC.
 - C. Allow the CDC to use City Hall's mailing address as its own mailing address.
 - D. Provide at City Hall a specific receptacle for the placement of CDC correspondence

2. **ADMINISTRATIVE SERVICES:** The COF will provide the CDC with the following administrative services:
 - A. Assistance with the preparation, posting, and materials for CDC meeting agendas
 - B. Use of copiers, faxes, internet, and phones for the conduct of CDC business
 - C. Receive and forward to appropriate parties, phone calls, faxes, and emails received by CDC
 - D. Such other services as the COF and CDC may, from time to time, mutually determine are within the scope and intent of this agreement

3. **COMPENSATION:** The CDC will pay the City of Fulshear an annual payment of one thousand dollars (\$600.00) for the above named services. Such annual payment shall be for the period of October 1st thru September 30th of each year.
 - A. The annual payment by the CDC shall be made by October 30th of each year, and shall be for the above stated period of time. The initial payment shall represent a prorated amount for that time remaining from the effective date of this agreement to following September 30th.
 - B. In the event this agreement is terminated under the terms of this agreement, then the CDC shall receive a prorated refund from the COF for that period during which the CDC will no longer be receiving the services as contained in this agreement.
4. **TERM:** This agreement shall remain in force until it is terminated by either party under the provisions contained elsewhere in this agreement.
5. **TERMINATION:** This Agreement may be terminated by either party by providing 30 days written notice to the other party.
6. **ARBITRATION:** All disputes under this Agreement that cannot be resolved by the parties shall be submitted to arbitration before a single arbitrator under the rules and regulations of the American Arbitration Association. Either party may invoke this paragraph after providing 30 days written notice to the other party. All costs of arbitration shall be divided equally between the parties. Any award may be enforced by a court of law.
7. **ENTIRE AGREEMENT:** This Agreement contains the entire agreement of the parties and there are no other promises or conditions in any other agreement whether oral or written. This Agreement supersedes any prior written or oral agreements between the parties.
8. **AMENDMENT:** This Agreement may be modified or amended, if the amendment is made in writing and is signed by both parties.
9. **APPLICABLE LAW:** This Agreement shall be governed by the laws of the State of Texas.
10. **ASSIGNMENT:** No assignment of this agreement shall be made either by the COF or the FDC, this being an exclusive agreement.
11. **EFFECTIVE DATE:** The effective date of this agreement shall be October 1, 2009.

EXECUTED IN DUPLICATE ORIGINALS at Fort Bend County, Texas on the day and year noted below:

CITY OF FULSHEAR

By: _____
James W. Roberts, Mayor
City of Fulshear

Date: _____

Attest:

D. Gordon Offord, Secretary
City of Fulshear

Date: _____

FULSHEAR DEVELOPMENT CORPORATION

By: _____
W. G. Archer, President
City of Fulshear Development Corporation

Date: _____

Attest:

Cheryl Stalinsky, Secretary
City of Fulshear Development Corporation

Date: _____



CITY OF FULSHEAR DEVELOPMENT CORPORATION

SUPPORT SERVICES AGREEMENT City of Fulshear Development Corporation and Becky Daves

STATE OF TEXAS:

COUNTY OF FORT BEND:

THIS AGREEMENT is entered into by and between the City of Fulshear Development Corporation whose mailing address is PO Box 279, Fulshear, TX 77441, hereinafter called "CDC", and Becky Daves whose mailing address is 4525 Penn Lane, Richmond, TX 77406, hereinafter called "Becky".

IN CONSIDERATION of the mutual obligations of the parties hereto it is agreed:

1. **ENGAGEMENT:** Becky hereby agrees to provide the following service: to serve as Assistant to the CDC Treasurer, and CDC Secretary, and perform those related duties as may from time to time be assigned to her by the Board of Directors of CDC.
2. **COMPENSATION:**
 - A. In return for the herein noted services, CDC agrees to pay to Becky the sum of two hundred dollars (\$250.00) per month for hours worked, not to exceed ten (10) hours.
 - B. CDC will pay Becky twenty-five dollars per hour (\$25.00/hour) for time spent over ten (10) hours each month. Becky will provide CDC with an invoice detailing services provided and hours worked when hours exceed ten (10) hours each month.
 - C. Such payment shall be made upon provision of an invoice from Becky at least on a quarterly (three (3) month) basis.
 - D. Becky shall likewise be compensated for any supplies or materials she may purchase with her own funds on behalf of CDC. Such individual purchases may not exceed one hundred dollars (\$100.00) per three month period, and will only be reimbursed upon provision of a paid receipt.
3. **TERMS AND CONDITIONS:**
 - A. The term of this agreement shall be for one (1) year from the effective date of this agreement.
 - B. This agreement is subject to termination by either party upon thirty (30) days written notice.
 - C. Upon expiration of this agreement, this agreement shall remain in effect on a month-to-month basis until such time as it is terminated by either party hereto, or is renewed.

4. **ARBITRATION:** All disputes under this Agreement that cannot be resolved by the parties shall be submitted to arbitration before a single arbitrator under the rules and regulations of the American Arbitration Association. Either party may invoke this paragraph after providing 30 days written notice to the other party. All costs of arbitration shall be divided equally between the parties. Any award may be enforced by a court of law.
5. **ENTIRE AGREEMENT:** This Agreement contains the entire agreement of the parties and there are no other promises or conditions in any other agreement whether oral or written. This Agreement supersedes any prior written or oral agreements between the parties.
6. **AMENDMENT:** This agreement may be amended by agreement of both parties hereto.
7. **APPLICABLE LAW:** This Agreement shall be governed by the laws of the State of Texas.
8. **ASSIGNMENT:** No assignment of this agreement shall be made by either CDC or Becky, this being an exclusive relationship.
9. **EFFECTIVE DATE:** The effective date of this agreement shall be September 1, 2009.

EXECUTED IN DUPLICATE ORIGINALS in Fort Bend County, Texas.

FULSHEAR DEVELOPMENT CORPORATION

W. G. Archer., President

Date

Attest:

Cheryl Stalinsky, Secretary

Date

Becky Daves

Date

COO MEMORANDUM
8-10-09

ATTACHMENT A

Cheryl Stalinsky

From: Cheryl Stalinsky
Sent: Monday, August 10, 2009 4:38 PM
To: 'Thomas C. Kuykendall, Jr.'; Bill Archer; 'deinkauf@gulfcoastcompliance.com'; 'dennisclack@peoplepc.com'; 'John W. Wauson'; 'Harold Collins (ReueCollins@msn.com)'; 'joe.porto@usdoj.gov'; trailbossmjm@hotmail.com; 'Randy Stacy (Randy@RandyStacy.com)'; 'lpatterson30@comcast.net'
Subject: FW: Cross Creek Ranch Report - Week Ending 08/09/2009

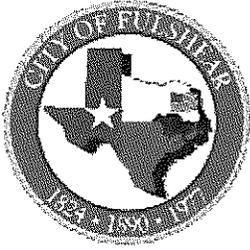
Hi everyone,

Sorry about the length of time between reports. Needless to say things are hopping around here....even in the downturn.

- Let me direct your attention to Cross Creek Sales. They continue to rise and keep selling. Look carefully at their data and you will see that people continue to visit this development. I presented a Power Point presentation to about 35 realtors. They were blown away by our data. I would like to present this to your group, so you can see what we actually have to offer here in Fulshear. I have been working for over a year to get it right and I think we are just about there.
- We were recognized by the Texas Downtown Association for our work on Bike for Mike.
- Our Fulshear-Simonton Resource Guide will be out at the end of this month. I think you will be pleased with the end result. It is definitely going to be a welcome resource for all our residents; old and new.
- The Rose-Rich Chamber changed its name and logo to Central Fort Bend Chamber Alliance Rosenberg-Richmond-Fulshear, so without having to reinvent the wheel we have been included in the Chamber and they will do the work for us. I am elated. Interestingly I approached several other chambers regarding this and Rose-Rich was the only taker in the group. It is a win-win for everyone involved. Plus it was really good publicity for us.
- **SEPTEMBER 17TH AT THE LODGE AT FULSHEAR CREEK CROSSING (behind City Hall) 5:30pm to 7:30pm. We will be having our own Chamber Grand Celebration and Kickoff Reception. PLEASE TRY AND ATTEND. It is important that we have support from our local officials and show this to our business community. Come meet and greet and get to know your constituents.**
- The Corporate Medical Clinic continues to move this direction. Seems we have a few hospital systems chomping at the bit to bring Drs. this way. I have been showing my power point and talking with various marketing directors from these hospitals. I am truly excited about this.
- There are some more exciting nibbles at our community, but I am not at liberty to reveal those, until we are further along in our talks. Hopefully I'll have some exciting things to bring your way, in the not too distant future.

If I missed anyone on your board, please forward this to them, I would really appreciate your help.

Once, again, thanks for your service, your time and your input. Please stay in touch and give me any feedback, or advice you think would help out my department. I value your opinions.



CITY OF FULSHEAR DEVELOPMENT CORPORATION

PO Box 279 / 30603 FM 1093
Fulshear, Texas 77441

Phone: 281-346-1796

Fax: 281-346-2556

REGULAR MEETING AGENDA

THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

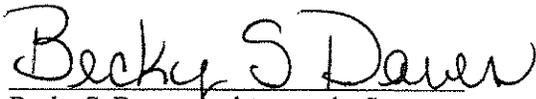
NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **September 14, 2009 at 7:00 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
2. Invocation
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of August 10, 2009.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. Consider and take action to approve the 2009 fiscal audit and annual report. Presentation by Scott Stephenson.
8. Discussion regarding Keep Fulshear Beautiful, an affiliate of Keep Texas Beautiful.
9. Consider and take action to support participation of Keep Fulshear Beautiful in KTB training, events, and awards competitions.
10. City Community Development Director's Report.
11. Consider and take action to approve sending representative(s) to attend the Texas Downtown Association Conference in November.
12. Consider and take action to approve paying a \$50.00 cell phone allowance to the City Community Development Director.
13. Discussion regarding 2009-2010 budget.

14. Consider and take action to adopt 2009-2010 budget.
15. Discussion of future agenda items.
16. Next regularly scheduled meeting November 9, 2009.
17. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on September 11, 2009 at 12:00 PM., in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.



Becky S. Daves, Assistant to the Secretary
City of Fulshear Development Corporation



CITY OF FULSHEAR
DEVELOPMENT CORPORATION
CITY OF FULSHEAR

PO Box 279 / 30603 FM 1093
Fulshear, Texas 77441

Phone: 281-346-1796

Fax: 281-346-2556

Meeting Minutes September 14, 2009

Present: Bill Archer, J.B. Collins, Jr., Rev. Jackie Gilmore, Denise Robbins, Cheryl Stalinsky

Absent:

Visitors: Becky S. Daves. Shannon Purcell

1. Call to Order: Bill Archer, President at 7:04PM
2. Invocation: Rev. Jackie Gilmore
3. Citizen's Comments: None
4. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of August 10, 2009.

Motion: Rev. Jackie Gilmore, 2nd: Cheryl Stalinsky ayes: 4 nays: 0

5. Presentation and discussion of financial statements to date.
6. Consider and take action to approve Payables Due and Checks Paid Report(s).

Motion: Denise Robbins, 2nd: J.B. Collins, Jr. ayes: 4 nays: 0

7. Consider and take action to approve the 2008 fiscal audit and annual report. Presentation by Scott Stephenson.

Motion: Cheryl Stalinsky, 2nd: Rev. Jackie Gilmore ayes: 4 nays: 0

Family emergency - Denise Robbins had to leave meeting.

8. Discussion regarding Keep Fulshear Beautiful, an affiliate of Keep Texas Beautiful.
9. Consider and take action to support participation of Keep Fulshear Beautiful in KTB training, events, and awards competitions. Archer asks for item to be tabled for November 9, 2009 meeting. Cheryl Stalinsky will provide itemized expenditures for approval at that time.
10. City Community Development Director's Report.
 - Water/sewer system east FM 1093
 - Develop a Permit/Registration information packet for the City
11. Consider and take action to approve sending Cheryl Stalinsky to attend the Texas Downtown Association Conference in November not to exceed \$750.00.

Motion: J. B. Collins, Jr. 2nd: Rev. Jackie Gilmore ayes: 3 nays: 0

12. Consider and take action to approve paying a \$50.00 cell phone allowance to the City Community Development Director. Table to November meeting.

13. Discussion regarding 2009-2010 budget.

14. Consider and take action to adopt 2009-2010 budget.

Motion: Cheryl Stalinsky, 2nd: Rev. Jackie Gilmore ayes: 3 nays: 0

15. Discussion of future agenda items.

16. Next regularly scheduled meeting November 9, 2009.

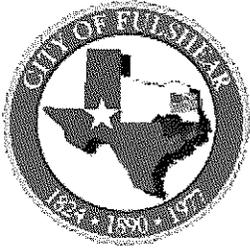
17. Adjournment: Approval to adjourn at 8:53PM

Motion: J. B. Collins, Jr., 2nd: Bill Archer ayes: 3 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation

Rev. Jackie L. Gilmore, Sr.
Secretary
City of Fulshear Development Corporation

Bill Archer
President
City of Fulshear Development Corporation



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REGULAR MEETING AGENDA

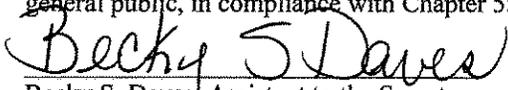
THE STATE OF TEXAS
CITY OF FULSHEAR
COUNTY OF FORT BEND

NOTICE IS HEREBY GIVEN OF A REGULAR MEETING OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION OF THE CITY OF FULSHEAR TO BE HELD ON **November 9, 2009 AT 6:30 P.M.** IN THE CITY HALL OF THE CITY, 30603 F.M. 1093 FULSHEAR, TEXAS, FOR THE PURPOSE OF CONSIDERING THE BELOW STATED ITEMS. THE BOARD OF DIRECTORS OF THE CITY OF FULSHEAR DEVELOPMENT CORPORATION RESERVES THE RIGHT TO MEET IN CLOSED/EXECUTIVE SESSION FOR ANY OF THE BELOW LISTED ITEMS SHOULD THE NEED ARISE, AND IF AUTHORIZED UNDER THE PROVISIONS OF TITLE 5, CHAPTER 551, OF THE TEXAS GOVERNMENT CODE.

1. Call to Order
2. Invocation
3. Citizen's Comments - Citizens who desire to address the City of Fulshear Development Corporation with regard to matters on the agenda will be received at this time. The number of speakers will be limited to the first ten (10) speakers and each speaker is limited to three (3) minutes. Comments or discussion by directors will only be made at the time the subject is scheduled for Consideration.
4. Consideration of Request for Approval of Minutes from City of Fulshear Development Corporation Meeting of September 14, 2009.
5. Presentation and discussion of financial statements to date.
6. Consider and take action on Payables Due and Checks Paid Report(s).
7. Discussion regarding 2008-2009 fiscal year end accounting reports.
8. Discussion regarding engagement of CPA/Auditor to perform the 2008-2009 fiscal year audit and preparation of the annual report.
9. City Community Development Director's Report.
10. Discussion of future agenda items.
11. Next regularly scheduled meeting January 11, 2009.
12. Adjournment

Note: In compliance with the American Disabilities Act, this facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive service must be made at least 48 business hours prior to this meeting. Please contact the Assistant to the Secretary's office at 281-346-1796 for further information.

I, Becky S. Daves, Assistant to the City of Fulshear Development Corporation Secretary, do hereby certify that the above Notice of Meeting and Agenda for the City of Fulshear Development Corporation of the City of Fulshear, Texas was posted on November 6, 2009 at 3:00PM., in a place convenient and readily accessible at all times to the general public, in compliance with Chapter 551, TEXAS GOVERNMENT CODE.

A handwritten signature in cursive script that reads "Becky S. Daves". The signature is written in black ink and is positioned above the printed name and title.

Becky S. Daves Assistant to the Secretary
City of Fulshear Development Corporation



CITY OF FULSHEAR
DEVELOPMENT CORPORATION
CITY OF FULSHEAR

PO Box 279 / 30603 FM 1093
Fulshear, Texas 77441

Phone: 281-346-1796

Fax: 281-346-2556

Meeting Minutes November 9, 2009

Present: Bill Archer, J.B. Collins, Jr., Rev. Jackie Gilmore, Denise Robbins

Absent: Cheryl Stalinsky

Visitors: Becky S. Daves

1. Call to Order: Bill Archer, President at 6:34PM
2. Invocation: Rev. Jackie Gilmore
3. Citizen's Comments: None
4. Consideration of Request for Approval of Minutes from Fulshear Development Corporation Meeting of September 14, 2009.

Motion: Denise Robbins, 2nd: J.B. Collins ayes: 2 nays: 0

5. Presentation and discussion of financial statements to date. Table due to bank documents not received by Becky Daves.
6. Consider and take action to approve Payables Due and Checks Paid Report(s) with the exception of reimbursing expense for prior meeting because receipt was not produced at this meeting.
Motion: J.B. Collins, 2nd: Denise Robbins ayes: 2 nays: 0
7. Discussion regarding 2008-2009 fiscal year end accounting reports.
8. Discussion regarding engagement of CPA/Auditor to perform the 2008-2009 fiscal year audit and preparation of the annual report. The Board asked that the firm the City hired in September submit an engagement letter in January.
9. City Community Development Director's Report. Mrs. Stalinsky was unable to attend the meeting.

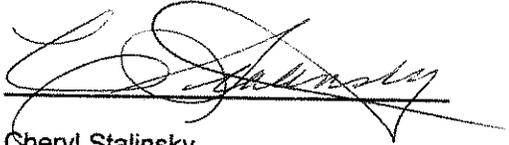
10. Discussion of future agenda items.
 - CPA/Auditor engagement
 - EDC Consultant engagement
 - Water/sewer project for east side of Fulshear along FM 1093

11. Next regularly scheduled meeting January 11, 2010.

12. Adjournment: Approval to adjourn at 7:27 PM.

Motion: J.B. Collins, 2nd: Denise Robbins ayes: 2 nays: 0

Prepared by: Becky S. Daves
Assistant to the Secretary
City of Fulshear Development Corporation



Cheryl Stalinsky
Secretary
City of Fulshear Development Corporation



Bill Archer
President
City of Fulshear Development Corporation