



CITY OF FULSHEAR
DEVELOPMENT CORPORATION
A Type "A" Economic Development Sales Tax Corporation

PO Box 279 / 30603 FM 1093
Fulshear, Texas 77441
Phone: 281-346-1796 Fax: 281-346-2556
www.fulsheartexas.gov

Meeting Minutes
August 6, 2018
6:30 PM

Board Members Present: Andrew Van Chau, Bill Archer, Troy Bozeman, Rev. Jackie Gilmore (6:39 p.m.)
Board Members Absent: Jason Maklary
Staff & City Council: Angela Fritz, Jack Harper; Councilor John Kelly (absent)
Liaison:
Attendees: Bill Knesek, Kaye Kahlich, Aaron Groff, Terry Crockett, Don McCoy

Call to Order.

There being a quorum of the board present, Andrew Van Chau, President, called the meeting to order at 6:31 p.m.

- 1. Public hearing on a general type of projects being proposed by the Corporation for Fiscal Year 2018-2019 being land, buildings, equipment, facilities, expenditures, targeted infrastructure, and improvements found by the Board of Directors to promote new or expanded business development, the amount of which is approximately \$295,465; and a specific project being expenditures for community events found by the Board of Directors to promote new or expanded business development, the amount of which is approximately \$37,500.**

Ms. Fritz provided an overview of the item. Mr. Van Chau recused himself and turned the meeting over to Mr. Bozeman. Mr. Bozeman opened the public hearing at 6:34 p.m. and closed the public hearing at 6:36 p.m. There were no public comments.

Mr. Bozeman turned the meeting back over to Mr. Van Chau after closing the public hearing.

NOT AN ACTION ITEM

- 2. Consideration of and possible action on minutes of the Corporation for the July 9, 2018 Regular Meeting, the July 17, 2018 Special Meeting, the July 17, 2018 Special Joint Workshop, and the July 30, 2018 Special Meeting.**

Motion to accept all minutes as proposed – Archer; Second – Bozeman

Ayes: 3 Nays: 0 Abstentions: 0

3. Consideration of and possible action on financials and payables for the Corporation.

Ms. Fritz provided an overview of the item and payable.

Motion to approve payable as presented in amount of \$4,746.82 – Archer; Second – Gilmore

Ayes: 4 Nays: 0 Abstentions: 0

4. Consideration of and possible action on Southwestern Economics LLC contract.

Ms. Fritz reviewed the information contained in the board packet and noted that Mr. Knesek was present at the meeting to discuss his services and requested modifications to the existing agreement. Staff also noted that because the agreement was drafted by legal, it would be staff's recommendation that any revisions be reviewed by same before being finalized. The board discussed the consultation services agreement.

Motion to continue agreement for consultation services with Southwestern Economics LLC in FY19 – Archer; Second – Gilmore

Ayes: 4 Nays: 0 Abstentions: 0

The board further discussed modifications to the agreement for FY19. Ms. Fritz presented two house-keeping items for consideration, should the board modify the contract: updating "Executive Director" to "Economic Development Director" for consistency, and cross referencing the termination section to the portion of the agreement that spelled out the specifics of same – C (2). The board then discussed SWE's requested revisions, agreeing to only modify section A (4) - Responsiveness – to allow for acknowledgement of communications within three business days in lieu of the current next business day requirement.

Motion to approve changes in FY19 agreement as presented by staff, along with singular modification to section A (4) "Responsiveness" as noted – Archer; Second – Gilmore

Ayes: 4 Nays: 0 Abstentions: 0

5. Hear report from Economic Development Director including updates on:

- a. Economic Indicators**
- b. City and Economic Development Projects**
- c. Permits and New Construction**
- d. Conferences and Meetings Attended**
- e. Upcoming Meetings and Events**

Ms. Fritz provided overview of ongoing projects and initiatives, specifically noting upcoming November training opportunities for the board's consideration. Mr. Van Chau provided an update on the July 11 Fulshear Area Chamber membership meeting at which a vote was taken to change the name to the "Fulshear-Katy Area Chamber of Commerce."

Not an Action Item

6. Discuss planning approach for City economic development strategy formulation.

Ms. Fritz stated that funds for strategic planning had been discussed as part of the EDCs FY19 project fund "studies" line item, and that the EDCs have been discussing the need for a strategic plan.

Mr. Harper stated that the City needs one master economic development plan that incorporates both the City Council's strategic plan and vision, the A Corporation, and the B Corporation, and that someone is needed to guide all three entities in developing same as a blueprint for future development and a targeted plan to guide staff and the EDC's work.

The board discussed generally items that would be included in a strategic economic development plan, and were supportive of staff initiating a process to select a consultant to lead and develop same.

Not an Action Item

7. Discuss Board procedure for information and agenda item requests.

Mr. Van Chau discussed the reasoning behind the pending/requested agenda items list, and Ms. Fritz gave a quick overview and status of the items included, clarifying with Rev. Gilmore his specific area of interest for the requested update on FM 359, which was options and future plans for the roadway north of FM 1093.

Not an Action Item

8. Announcements

None.

9. Adjournment

Motion to Adjourn – Archer @ 8:20 p.m. Second – Gilmore
Ayes: 4 Nays: 0 Abstentions: 0

Passed and approved this 10 day of September, 2018.

Jason Maklary, Secretary

City of Fulshear Development Corporation

Andrew Van Chau, President

City of Fulshear Development Corporation