



# FULSHEAR DEVELOPMENT CORPORATION

A Type "B" Economic Development Sales Tax Corporation

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## Meeting Minutes August 20, 2018 6:30 PM

**Board Members Present:** Wes Wauson, Carol Riggs, Tommy Kuykendall, Stacy Mangum, Mike Hopfe, Ray Kerlick, Don McCoy (ex-officio)  
**Board Members Absent:** Recie Medlock  
**Staff & Council Liaison:** Angela Fritz, Councilor Lisa Martin  
**Attendees:** Kaye Kahlich, Andrew Van Chau, Aaron Groff

### Call to Order.

There being a quorum of the Board present, Wes Wauson, President, called the meeting to order at 6:30 P.M.

### Public Comments.

None

- 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 \$308,190; 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; and a specific project being expenditures for holiday decorating services found by the Board of Directors to promote new or expanded business development, the amount of which is approximately \$19,018.**

President Wauson opened the public hearing at 6:32 p.m. Councilor Martin inquired about the project approval process and public hearing. There were not any other speakers. The public meeting was closed at 6:34 p.m.

### Not an Action Item

- 2. Consideration of and possible action on minutes of the Corporation for the July 23, 2018 Regular Meeting, the July 17, 2018 Special Meeting and Joint Workshop, and the July 30, 2018 Special Meeting.**

Ms. Mangum noted a few corrections for the draft 7/30 Special Meeting Minutes. The adoption of each set of minutes was considered separately due to directors being absent from each meeting. The board

requested staff inquire with legal as to whether or not abstentions are necessary for votes on meetings at which members were not present.

**Motion to approve minutes for 7/17 as presented – Kerlick; Second – Riggs**

**Ayes: 5                  Nays: 0                  Abstentions: 1 – Wauson**

**Motion to approve minutes for 7/30 with changes noted – Mangum; Second – Kuykendall**

**Ayes: 5                  Nays: 0                  Abstentions: 1 – Riggs**

**Motion to approve minutes for 7/23 with changes noted – Mangum; Second – Riggs**

**Ayes: 5                  Nays: 0                  Abstentions: 1 – Kerlick**

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

Staff presented an overview of the financials and payables. The board briefly discussed the quarterly payment differences from last period to this and how they may effect revenue forecasts for future.

**Motion to approve as presented – Kuykendall; Second – Mangum**

**Ayes: 6                  Nays: 0                  Abstentions: 0**

**4. 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 an overview of the monthly report.

**Not an Action Item**

**5. Discuss formulation of City economic development strategic plan.**

Ms. Fritz provided a broad overview of a process for developing of an economic development strategic plan, namely selecting a consultant to facilitate the process between the EDCs, City Council, and other necessary stakeholders. The board discussed the project and process, determining that the best course of action was for staff to bring a draft scope/solicitation for proposals for review in September before distributing for responses.

**Not an Action Item**

**6. Review and discuss upcoming regular meeting schedule and take action as necessary.**

The board discussed consolidating the November and December meetings.

Motion to cancel regular November meeting date and consolidate with the December meeting on December 10 – Riggs; Second – Mangum

Ayes: 6            Nays: 0            Abstentions: 0

7. Review and discuss 2018 Scarecrow Festival sponsorships and take action as necessary.

*This item was considered after item 2.*

The board discussed the 2018 Scarecrow Festival and sponsorship packages with Rob Bamford and Carrie Roehling of Johnson Development / Cross Creek Ranch who were in attendance. Ms. Roehling distributed an updated sponsorship brochure. The board decided to go with the \$5,000 “Wonder Woman” sponsorship, to give advertising credit to the City, and to utilize board volunteers to man the booth space and also to make it available to members of the City organization/Council depending on need. Ms. Fritz advised that the sponsorship would be paid out of the Projects Fund Promotional line item, should the board decide to proceed.

Motion to sponsor 2018 Scarecrow Festival at \$5,000 on City’s behalf – Kuykendall; Second – Riggs

Ayes: 6            Nays: 0            Abstentions: 0

8. Future agenda items.

Additional Items requested by the board include:

- Pre-development/development process overview and development updates (discussed generally)
- Update from Commissioner’s Office on Library/Performing Arts Complex (discussed generally)
- Update of design work for Texas Heritage Parkway (discussed generally)

9. Announcements

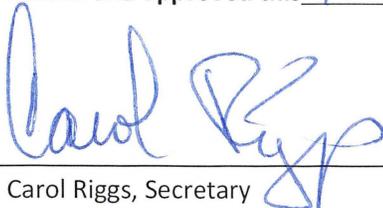
Mr. McCoy announced the Walmart grand opening scheduled for 8/29 at 8 a.m.

10. Adjournment

Motion to adjourn – Mangum @ 8:00 p.m.; Second – Kerlick

Ayes: 6            Nays: 0            Abstentions: 0

Passed and approved this 17 day of September, 2018.

  
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Carol Riggs, Secretary  
Fulshear Development Corporation

  
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John W. Wauson, President/  
Fulshear Development Corporation