



CITY OF MORGAN'S POINT RESORT

ECONOMIC DEVELOPMENT CORPORATION

Regular Quarterly Meeting
Morgan's Point Event Center
60 Morgan's Point Blvd.
Morgan's Point Resort, Texas

MINUTES

April 18, 2019, 12:00 P.M.

12:00 PM CALL THE MEETING TO ORDER AND WELCOME

Board members in attendance:

Tom Edwards, President
Stan Briggs, Vice President
Jeff Davison
Mike Fletcher

Board members absent:

Dennis Green, Secretary
Lee Grabman
Russell Janak

Staff in attendance:

Donna Hartman, Mayor Pro-Tem
Andrew Bill, City Manager
Jennifer Wilson
BJ Scheible
Debbie Bates

Citizens in attendance

Mark Allyn

1. ANNOUNCEMENTS AND CITIZEN COMMENTS

None

2. APPROVAL OF MINUTES – January 17, 2019 regular meeting

There were no changes, corrections, deletions or additions to the minutes. Board Member Jeff Davison moved to approve the minutes as written. Board VP Stan Briggs seconded the motion. All present voted "Aye", and the motion carried.

3. FINANCE REPORTS – January, February and March 2019

Debbie Bates, EDC Financial Analyst, presented the Finance Reports and explained the new format. There were no changes to the Finance Reports. Board Member Mike Fletcher moved to approve the Finance Reports and Board Member Jeff Davison seconded the motion. All present voted "Aye", and the motion carried.

4. OLD BUSINESS

a) Status of the Texas Parks and Wildlife (TPW) grant application and consider/discuss next steps.

Board President Edwards reported that the TPW grant was approved. A Project Manager is now needed. Also, three changes to the plan are needed (1-concrete sidewalks, 2-playground for toddlers

and 3-equipment for adults). A sub-committee will work on these changes and details. That sub-committee will be comprised of Tom Edwards, Mike Fletcher, Stan Briggs and BJ Scheibel.

Board Member Jeff Davison moved to create the sub-committee and Board VP Stan Briggs seconded the motion. All present voted "Aye", and the motion carried.

- b) *Consider a report on utilization of the Event Center, July 1, 2018 – March 30, 2019*. Board President Edwards reported that ads promoting the Event Center have been run in the Belton Buckle magazine and in Bridal magazine. Summary for 9 months: 100% increase in the number of rentals (from 32 to 64) and 104% increase in revenue (from \$9,752.50 to \$19,547.50). Board Member Jeff Davison asked that calls to the City office regarding renting be asked how they heard about the Event Center. President Edwards stated that the Event Center needs to be professionally cleaned (windows, baseboards, etc) at least quarterly.

5. NEW BUSINESS

Discuss and consider potential future projects and priorities. Board President Edwards stated that a Work Plan for FY2020 needs to be completed by July. City Manager Andrew Bill stated that we have the potential for 1,500 new residents. Potential businesses may want to approach EDC for tax abatements. He shared that Rockdale and Taylor EDC's have done some good things in that area, and that it may be beneficial if we ask them for information. Board Member Jeff Davison volunteered to contact them.

6. STAFF, CONSULTANT, OR OTHER REPORTS

Board President Edwards pointed out the list of training available for Board Members. City Manager Andrew Bill recommends TML.

ADJOURN

Board Member Mike Fletcher moved to adjourn the meeting. Board VP Stan Briggs seconded the motion. All present voted "Aye", and the meeting adjourned at 1:03pm.



Tom Edwards, EDC Board President



Attest: Debbie Bates, EDC Financial Analyst

Action items:

1. Establish a sub-committee to work on the changes and details for the TPW grant (Edwards)
2. Find a Project Manager for the Kleypas Park improvements (Edwards)
3. Regarding calls about renting the Event Center, start asking where the caller heard about it (City)
4. Ensure the Event Center is cleaned professionally at least quarterly (City)
5. Contact Rockdale/Taylor EDC's to get info on what they've done (Davison)