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City of San Angelo, Texas
Development Corporation Meeting
Wednesday, January 22, 2020

Present:
Todd Kolls, President
Dr. David, Cummings, Second Vice President
Edward Carrasco, Director
Max Puello, Director
Erika Lara, Director

Call to Order

With a quorum of the City of San Angelo Development Corporation Board Members present, President Kolls called the regular session of the City of San Angelo Development Corporation to order at 8:35 a.m., on Wednesday, January 22, 2020 in the San Angelo McNease Convention Center, 501 Rio Concho Drive, San Angelo, TX 76903

1. Prayer

An invocation was provided by Director Carrasco

2. Public Comment

Issues or items that are not on the agenda may be raised by the public at this time. Citizens should speak from the podium, begin by stating their name and limit remarks to less than three minutes. Board members may request that a discussed item be placed on a future agenda. The Board takes public comment on all Regular Agenda items during the discussion of those items.

Mr. Dave Erickson, Director of ASU SBDC thanked COSADC for their support regarding the Anit-Fraud and Embezzlement seminars that will be coming up in February.

Mr. Guy Andrews, Director of Economic Development requested input from the board to have a Special Called meeting, February 3, 2020 at 6:00 a.m.

3. Consent Agenda

a. Consider approving the December 18, 2019 and December 30, 2019 meeting minutes
b. Consider approving the necessary corporation disbursements

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c. Consider adoption of a motion authorizing the Board President to negotiate and execute an annual agreement with MC Electric, for the BRC building, not to exceed $5,000 annually, with provision for renewals.

Motion: **Director Carrasco made a motion, seconded by Director Lara to approve the consent agenda as presented. The motion carried unanimously five (5) ayes to zero (0) nays.**

4. Regular Agenda

a. Consider approving the December 2019 Financial Statements (Presentation made by Tina Dierschke, Director of Finance)

Motion: **Second Vice President Cummings made a motion, seconded by Director Carrasco to approve the December 2019 Financial Statements. The motion carried unanimously five (5) ayes to zero (0) nays.**

b. Public Hearing regarding the expenditure of up to $2.5 million in half cent sales tax funds for the construction of Infrastructure Improvements to Phases 2.1 and 2.2 of the San Angelo Business & Industrial Park, the total cost of construction being $3,522,417 and including 5% Contingency (Presentation made by Robert Schneeman, Economic Development Project Manager)

No Public Comment

c. Consider a request for $4,300 to support the re-certification of Tom Green County as an ACT Work Ready Community.

Motion: **Director Puello made a motion, seconded by Director Lara to approve the request as presented. The motion carried unanimously five (5) ayes to zero (0) nays.**

d. Presentation of the 2019 City of San Angelo Development Corporation Annual Report (Presentation made by Guy Andrews, Director of Economic Development)

No action was taken

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e. Consider authorizing the board president to negotiate and execute a Real Estate Sales agreement with Coverlay Manufacturing for sale of 4.0 acres +/- out of Gateway Addition, City of San Angelo Business and Industrial Park, generally located at the SW quadrant of the intersection of Gateway Dr. and Venture Dr.(Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: Director Lara made a motion, seconded by Second Vice President Dr. Cummings to approve the sale of 4.0 acres to Coverlay Manufacturing as presented. The motion carried unanimously five (5) ayes to zero (0) nays.

f. Consider adoption of a resolution affirming the real estate sales contract for sale of 12 acres of land surveyed out of the San Angelo Business and Industrial Park to Allen's Transport USA, Inc. at a price of $25,000.00 per acre; authorizing the Board President to negotiate and execute a right of first refusal and option agreement to Allen's Transport USA Inc. for 7.23 +/- additional acres of land adjacent to said surveyed 12 acre parcel in a form approved by the City Attorney; and, recommending approval by City Council. (Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: Director Carrasco made a motion, seconded by Director Puello to approve the sale of 12 acres to Allen's Transport USA, Inc., as presented. The motion carried unanimously five (5) ayes to zero (0) nays.

Second Vice President Dr. Cummings left at 9:17 a.m.

5. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections:

At 9:16 a.m., the Board convened Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtle A. Open Government, Chapter 551. Open Meeting, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections.

a. Section 551.087 to deliberate regarding commercial or financial information that the Board is receiving from business prospects with whom economic development negotiations are being conducted, and discuss financial or other incentives relating to the following projects:

Project 2019-W322

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Project 2020-W001

b. Section 551.072 to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person regarding:

Discuss shorter term leases for Business Resource Center (BRC)

No action was taken

At 10.04 a.m., the Board reconvened

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6. Follow Up and Administrative Issues

a. Consideration and possible action of items discussed in Closed Session, if needed

b. Consider possible dates for COSADC workshop

c. Announcements and consideration of Future Agenda Items

No announcements or future agenda items were discussed

7. Adjournment

Motion: **Director Carrasco made a motion, seconded by Director Puello to adjourn the meeting. The motion carried unanimously four (4) ayes to zero (0) nays.**

There being no further business, the meeting adjourned at 10:04 a.m.

THE CITY OF SAN ANGELO

DocuSigned by:
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Corporation President

ATTEST:
DocuSigned by:
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Corporation Secretary

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In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplement Minute Record. Details on Board meetings may be obtained from the City Clerk's Office. (Portions of the video recording may be distorted due to equipment malfunction or other uncontrollable factors.)

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