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City of San Angelo, Texas Development
Corporation Meeting, via Audio Broadcast
Wednesday, May 27, 2020

Present:
Todd Kolls, President
Bill Dendle, First Vice President
Dr. David Cummings, Second Vice President
Edward Carrasco, Director
Max Puello, Director
Garland Freeze, Director

1. 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 8:50 a.m., on Wednesday, May 27, 2020 via Zoom livestreamed to the City's YouTube channel at youtube.com/CityofSanAngeloTX.

2. Prayer

Invocation was provide by President Kolls.

3. 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.

No public comments were received by noon May 26, 2020.

4. Consent Agenda

a. Consider approving the April 22, 2020 meeting minutes

b. Consider approving the necessary corporation disbursement

c. Consider approving the April 2020 Financial Statements

d. Consider a minute Resolution authorizing the COSADC Board President to negotiate and execute an agreement with Ener-Tel Services, Inc. (ENER-TEL) for Mutual Termination of the Economic Development and Performance Agreement with ENER-TEL that includes mutual releases.

Motion: Second Vice President Dr. Cummings made a motion, seconded by First Vice President Dendle to approve the consent agenda as presented. The motion carried

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unanimously six (6) ayes to zero (0) nays.

5. **Regular Agenda**

a. Consider a Resolution of the City of San Angelo Development Corporation Board of Directors authorizing the use of sales and use tax funds in an amount not to exceed $400,000, to provide an Economic Development Incentive to WMC LIQUIDATION CO. D/B/A BRYAN WENDLAND CORPORATION, D/B/A WENDLAND TANK CORP., AND FORMERLY D/B/A WENDLAND MANUFACTURING CORP., for a Business Retention and Expansion Program (BREP) project related to business enterprises that create or retain primary jobs, as authorized for a Type B Corporation under Local Government Code Chapter 505 Subchapter D. (Presentation made by Shannon Scott, Business, Retention & Expansion Coordinator)

Motion: Director Carrasco made a motion, seconded by First Vice President Dendle to approve the resolution as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

b. Consider nominating & approving two (2) members of the COSADC Board of Directors to serve on the Industrial Park Review Committee in accordance with the Declaration of Covenants, Condition and Restrictions recorded as Volume 941, Pages 48 through 52, Records of Real Property, Tom Green County, Texas (Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: President Kolls nominated Director Carrasco and Puello to serve on the Industrial Park Review Committee. First Vice President Dendle made a motion, seconded by Second Vice President Dr. Cummings to approve the nomination. The motion carried unanimously six (6) ayes to zero (0) nays.

c. Consider a resolution authorizing the use of Sales and Use Tax funds of up to and not to exceed $250,000, in increments as authorized from time to time by the Board, subject to City Council approval, for planning, engineering, other professional services, and construction and related services and materials, for development of industrial transportation infrastructure and improvements suitable for industrial rail transportation service, necessary to promote or develop new or expanded business enterprises that create or retain primary jobs, on a tract of land acquired by COSADC, being 180 acres more or less, located adjacent to the south right-of-way of FM 2105, 1.5 miles west of Hwy 277, and adjacent to the easterly boundary of an abandoned railroad right-of-way, a project authorized under Chapter 505 of the Texas Development Corporation Act. (Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: Director Puello made a motion, seconded by Director Freeze to approve the resolution as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

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d. Consider approving a resolution authorizing the sale of approximately 5.544 acres of vacant land located at the southwest quadrant of the intersection of Gateway Drive and Venture Drive, within the San Angelo Business and Industrial Park, to Dkota Investments, Inc. at a price of $25,000.00 per acre; authorizing the Board President to negotiate and execute a real estate sales contract in a form approved by the City Attorney, and recommending ratification by City Council. (Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: First Vice President Dendle made a motion, seconded by Director Puello to approve the resolution as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

e. Consider a resolution authorizing the placement of approximately 100,000 cubic yards of fill material by Reece Albert, Inc. on a tract of land acquired by COSADC, being 180 acres more or less, located adjacent to the south right-of-way of FM 2105, 1.5 miles west of Hwy 277, and adjacent to the easterly boundary of an abandoned railroad right-of-way, a project authorized under Chapter 505 of the Texas Development Corporation Act. (Presentation made by Robert Schneeman, Economic Development Project Manager)

Motion: Director Carrasco made a motion, seconded by First Vice President Dendle to approve the resolution as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

f. Consider a resolution authorizing the use of Sales and Use Tax funds for the purchase of additional water supply by the City of San Angelo under inter local agreement with the cities of Midland and Abilene, for an indefinite period subject to review on every tenth anniversary, pursuant to ballot proposition adopted November 2nd, 2010, a project authorized for a Type 4B Development Corporation under Chapters 501 and 505 of the Texas Development Corporation Act. (Presentation made by Allison Strube, Director of Water Utilities)

Motion: Director Carrasco made a motion, seconded by First Vice President Dendle to approve the resolution as presented. The motion carried unanimously six (6) ayes to zero (0) nays.

6. 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:

No action was taken

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7. **Follow Up and Administrative Issues**

   a. Consider and possible actions of items discussed in Closed Session, if needed

   b. Announcements and consideration of Future Agenda Items

No announcements or future agenda items were discussed

8. **Adjournment**

Motion: Second Vice President Dr. Cummings made a motion, seconded by Director Freeze to adjourn the meeting. The motion carried unanimously six (6) ayes to zero (0) nays.

There being no further business, the meeting adjourned at 9:56 a.m.

THE CITY OF SAN ANGELO

DocuSigned by:
D5BB05B2E1E14B1...
Corporation President

ATTEST:

DocuSigned by:
B488B9107DA14CD...
Corporation Secretary

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.)