

**MINUTES OF REGULAR MEETING OF THE
LAMPASAS ECONOMIC DEVELOPMENT CORPORATION BOARD
OF THE CITY OF LAMPASAS, TEXAS
WEDNESDAY, NOVEMBER 18, 2020
JACK CALVERT MUNICIPAL BUILDING BOARD ROOM
302 EAST THIRD STREET
5:30 P.M.**

The Lampasas Economic Development Corporation of the City of Lampasas met in regular session on the above date with President Charlie Pratus, III presiding.

LEDC Members Present:

Steve Hudson
TJ Monroe
Neal Leavell
Misti Talbert
Roland Schaub

LEDC Members Absent:

Ronnie Vineyard
David Millican - Ex-Officio
Bobby Carroll – Ex-Officio

City Staff Present:

Finley deGraffenried, City Manager/Executive Director
Mandy Walsh, Economic Development Director
Chasity Shifflett, Administrative Assistant

**REGULAR SESSION
12:00 p.m.**

I. Call to Order

President Pratus called the meeting to order at 5:30 p.m.

II. Open forum for citizen comments and questions (limited to five (5) minutes per person)

There were no citizen comments.

III. Discussion and possible action concerning approval of the minutes dated October 21, 2020

Board member Leavell moved to approve the minutes as presented. The motion was seconded by Board member Schaub. The motion carried unanimously (Vineyard, Millican and Carroll absent).

IV. Discussion and possible action regarding development & funding of Phase 1 infrastructure for the LEDC Business Park

Mandy Walsh, Economic Development Director, advised the Board they are postponing the submission of the EDA Grant. The business prospect was advised to contact Walsh again when they have gathered more information. Ms. Walsh suggested the discussion on infrastructure be placed on the January meeting agenda.

No action was taken.

V. Update and possible action regarding the Texas Economic Development Connection

Paul Tarrants with Texas Economic Development Connection (“TEDC”) presented, by phone, their marketing initiative to assist in creating interest in new development, job creation and expansion. Tarrants informed the Board that they are currently looking for new partner investments in the amount of \$2,750 for the year 2021.

TEDC Partnerships enhance existing local, regional, state and national marketing efforts with diverse tools in digital marketing, podcasts, print pieces, promotional items and events.

Board member Schaub moved to approve the partner investment amount of \$2,750 to Texas Economic Development Connection. The motion was seconded by Board member Leavell. The motion carried unanimously (Vineyard, Millican and Carroll absent).

VI. Discussion and possible action regarding 2020-2021 LEDC Strategic Plan

Mandy Walsh discussed the Strategic Plan for the 2020-2021 fiscal year.

Topics of discussion included:

- The Internet goal is 90% complete from the 2019-2020 Strategic Plan.
- Retail Coach provided valuable information, which has been and will continue to be used for downtown revitalization and retail recruitment.
- The possibility of hosting a job fair in 2021 and educational workshops to fill gaps on economic trends.
- The high demand in existing structures for prospects sent through State RFI’s.
- Promotion of grant opportunities for businesses through Business Retention and Expansion (“BRE”) program.

No action was taken.

VII. Update and possible action regarding October Financials

Mandy Walsh reviewed the financials with the Board. Receipt was acknowledged without formal action.

No action taken.

VIII. Discussion and possible action regarding cancelling December LEDC regular meeting

It was the consensus of the Board to revisit this Agenda Item closer to the meeting date of December 16, 2020.

No action or discussion was taken.

IX. Update on the following:

1.) County Updates

There were no updates on the County due to the absence of Ex-officio member Carroll.

2.) Lampasas Independent School District Updates

There were no updates on the County due to the absence of Ex-officio member Millican.

3.) Staff Updates

Mandy Walsh, Economic Development Director, reviewed the following:

- SBDC – The Small Business Development Center reached out to Walsh regarding a list of qualified businesses to participate in the Department of Defense (“DoD”) supply chain. The Restart Program was also introduced as a way to assist businesses in reworking their business strategy in order to sustain, grow and provide a more diverse supply chain.
- Development – Walsh notified the Board that Mike Irvin has begun demolition at the former Hermann Feed Store. Golden Chick is anticipating an opening date shortly after Thanksgiving. The Community Church plans to go vertical soon. Heritage Funeral Home is moving along and has installed the fire line. Alamo Coffee will be opening soon and will be adding a second floor for seating.
- BRE – Walsh advised she recently met with a business owner looking to expand an independent living facility by the end of this year due to increased demand.
- Connected Nation – Connected Nation and CTCOG are currently sending out a survey within Lampasas County regarding broadband in rural areas. CTCOG has been awarded CARES Act funding to assist with obtaining a broadband plan for rural areas and may request assistance in distributing surveys. Walsh informed the Board she has a follow up call with Connected Nation to learn more about the project in January.
- Residential Development – Development in the City has generated a lot of interest and activity this year. The City is structuring agreements with two subdivisions, Hillside Acres and Hidden Oaks. Brodie Estates has signed their agreement and has all of their underground electric in place. Stone Valley is still progressing with 34 permits issued of the total 67 houses. There are

also conceptual plans from another builder interested in building approximately 15-17 homes north of Diamond Ridge.

- Events – December 11th will be Christina Marez’s reception for retirement. The Carol of Lights will be December 5th with no Santa Claus or Mrs. Claus interactions due to COVID-19 restrictions. Christmas on the Creek will be December 12th and will be scaled down as well. The Fire and Police Department will host their annual Toy Drive and Christmas Luncheon on December 14th at the Fire Station.

X. Items that the Board Members may request to be placed on the next agenda

- Business Park update

XI. Adjourn

Board member Talbert moved to adjourn the meeting at 6:36 p.m. The motion was seconded by Board member Schaub and with a unanimous vote, the motion carried. (Vineyard, Millican and Carroll absent)

PASSED AND APPROVED this _____ day of _____, 2020.

Charlie Pratus III, President

Chasity Shifflett, Administrative Assistant