

**MINUTES OF REGULAR MEETING OF THE
LAMPASAS ECONOMIC DEVELOPMENT CORPORATION BOARD
OF THE CITY OF LAMPASAS, TEXAS
JACK CALVERT MUNICIPAL BUILDING BOARD ROOM
302 EAST THIRD STREET
WEDNESDAY MAY 15, 2024
5:30 P.M.**

The Lampasas Economic Development Corporation of the City of Lampasas met in regular session on the above date with President Talbert presiding.

LEDC Members Present:

T.J. Monroe
Sid Ball
Steve Hudson

City Staff Present:

Finley deGraffenried, City Manager/Executive Director
Stacey Ybarra, LEDC Director
Becky Sims, City Secretary
Kayleigh Stanley, Executive Secretary

LEDC Members Absent:

Bobby Carroll-Ex-Officio
Fin Erwin
Ryan Shahan
Roland Schaub

**REGULAR SESSION
5:30 p.m.**

I. Call to Order

President Talbert 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).

No citizens present to address the board.

III. Discussion and possible action regarding approval of the minutes dated April 3, 2024.

Board member Monroe moved to approve the minutes as presented, the motion was seconded by Board member Hudson and with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

IV. Discussion and possible action regarding consideration of a Life Safety Grant in an amount not to exceed \$20,000.00 for approved Life Safety upgrades to the building located at 410 East Third Street, Lampasas, Texas.

Board member Hudson moved to approve a Life Safety Grant in an amount not to exceed \$20,000.00 for approved Life Safety upgrades to the building located at 410 East Third Street, Lampasas, Texas, the motion was seconded by Board member Monroe and with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

- V. Discussion and possible action regarding March 2024 Financial Statements and Balance Sheet.

Board member Monroe moved to approve the March 2024 Financial Statements and Balance Sheet, the motion was seconded by Board member Ball and with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

- VI. Discussion and possible action regarding April 2024 Financial Statements and Balance Sheet.

Board member Monroe moved to approve the April 2024 Financial Statements and Balance Sheet, the motion was seconded by Board member Ball and with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

- VII. Discussion, presentation and acceptance of the FY 2023 Auditor's Report prepared by Singleton, Clark & Company, PC.

Board member Ball moved to accept the FY 2023 Auditor's Report prepared by Singleton, Clark & Company, PC., the motion was seconded by Board member Hudson and with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

- VIII. Discuss and consider action steps and targets for the LEDC Strategic Plan.

This item will be moved to a future meeting

- IX. Discussion and planning regarding the LEDC Budget for FY24/25.

The EDC Director has begun planning for FY24/25 that includes marketing initiatives and seminar opportunities for growth and development. The draft budget will be presented at a future meeting.

- X. Discussion and possible action regarding landscape services for the Business Park.

This item will be discussed at a future meeting, currently the City of Lampasas will maintain the exterior of the park. At present time there will be no irrigation, zero scaping and solar lighting for the entrance signs.

- XI. Discussion and possible action regarding hiring a Commercial Real Estate Broker for the Business Park.

Board member Ball moved to direct staff to interview potential brokers for the Business Park, the motion was seconded by Board member Hudson, with a unanimous vote, the motion carried. (Erwin, Shahan, and Schaub absent)

- XII. Update on the following:

- County Update
- LISD Update
- Staff Update
 - Business Park Real Estate Sign
 - Installed, board would like to change up or add additional signage to accurately display tracts for sale.
 - Business Park Monument Sign
 - Foundation in place; waiting to cure

- Brochure
- Site selection meetings in Austin-
 - similar to Atlanta
- Spec Buildings
- Annual Job Fair-May 30th
- Central Texas Entrepreneur Summit-July 23rd

Adjourn into Executive Session

Board member Monroe moved to adjourn into Executive Session at 6:01 pm, the motion was seconded by Board member Ball and with a unanimous vote, the motion carried. ((Erwin, Shahan, and Schaub absent)

Becky Sims, City Secretary and Kayleigh Stanley, Executive Secretary left the meeting.

EXECUTIVE SESSION

The board of the Lampasas Economic Development Corporation will meet in closed Executive Session pursuant to the Texas Government Code, Chapter 551, as follows:

- Section 551.072 (deliberations about real property) – Deliberation concerning the potential purchase, exchange, lease acquisition, sale and/or value of real property.
- Section 551.087 (economic development) – (1) to receive and evaluate financial information received from a business prospect, to discuss same, and/or deliberate regarding commercial or financial information that the LEDC has received from a business prospect that the LEDC seeks to have locate, stay, or expand in or near the city, with which the LEDC is conducting economic development negotiations; and/or (2) to deliberate an offer of any financial or other incentives to any business prospect described above.
- Section 551.074 (personnel matters)-to deliberate the appointment, employment, evaluation, reassignment, duties of LEDC Director; and other personnel matters as allowed by Texas Government Code, 551.

Adjourn Executive Session and Reconvene Regular Session.

The board adjourned executive session and reconvened Regular Session at (time)

REGULAR SESSION

XIII. Discussion and possible action regarding items discussed during Executive Session.

There was no action taken on items discussed during Executive Session.

XIV. Any items that the board members may want to place on the next agenda. **N/A**

XV. Adjourn- (time)

PASSED AND APPROVED this _____ day of _____, 2024.

Misti Talbert, President

Becky Sims, City Secretary