

THE CITY OF  
  
**BALCH SPRINGS**  
ECONOMIC DEVELOPMENT

**Balch Springs Industrial and Economic Development Corporation Type A  
May 7, 2019**

**MINUTES**

**1. Identification of quorum**

Meeting was called to order by President David Roffino at 6:48PM.

**Present:** David Roffino  
Keran Bhakta  
Lauren Grady Johnson

**Absent:** Felicia Rettig  
Ivan Guel  
Carrie Gordon

**Staff:** Susan Cluse, City Manager  
Chris Dyser, Community Development Director  
Effie Donaldson, ED Admin. Services Manager  
Linda Highwood, ED project Coordinator  
Bianca Redmon, Chief Financial Officer  
William Freeman, Director of Public Works  
Brad Harris, Public Works Field Operations Manager  
Geneva Mendez, Accounting Manager

**Attorney:** George Staples

**2. Citizens Comments**

No Citizens Comments

**3. Approval of Minutes**

I. Special Meeting Minutes for April 23, 2019

Keran Bhakta made a motion to approve the Special Meeting Minutes for April 23, 2019 as presented.

Lauren Grady Johnson seconded the motion.

For: David Roffino, Keran Bhakta and Lauren Grady Johnson

Motion passed 3-0

**4. Discussion and action concerning bills due/bills paid.**

Lauren Grady Johnson made a motion to approve the May 2019 Bills Due/Bills Paid as presented.

Keran Bhakta seconded the motion.

For: David Roffino, Keran Bhakta and Lauren Grady Johnson

Motion passed 3-0

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**5. Notice of Executive Session:**

- A. BSIEDC Type A Board shall convene into closed executive session to deliberate purchase, sale or value of real property pursuant to Texas Government Code Section 551.072; Consultation with attorney Section 551.071 and deliberation regarding economic development negotiations Section 551.087.

Board convened into closed session at 7:22PM

**6. Reconvene into Open Session:**

Take any action, if any on items discussed in Executive Session

Board reconvened into open session at 8:35PM

No action was taken in executive session.

Lauren Grady Johnson made a motion to approve the adoption of a resolution requesting city council to issue debt on behalf of Type A for Hillwood Street Construction.

Keran Bhakta seconded the motion.

For: David Roffino, Keran Bhakta and Lauren Grady Johnson

Motion passed 3-0

**7. Discussion concerning infrastructure improvements for the Alexander Village development.**

Lauren Grady Johnson made a motion to approve infrastructure Improvements for Alexander Village not to exceed \$30,000.00 for engineering services.

Keran Bhakta seconded the motion.

For: David Roffino, Keran Bhakta and Lauren Grady Johnson

Motion passed 3-0

**8. Reports:**

**A. Economic Development Reports**

- I. City Manager update
- II. Alexander Village update
- III. Beltline Place update: proposed transportation improvements
- IV. Development updates
- V. Other Economic Development updates

Chris Dyser, Community Development Director and EDC Staff gave an update to the board on current economic development projects including a development activity update, Alexander Village/Beltline Place update and the monthly update on staff activity reports.

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**B. Chamber of Commerce**

I. Update on chamber and economic development projects

Alvester Gibson with the Balch Springs Chamber of Commerce was present to give the board an update concerning past and upcoming events with the Chamber of Commerce and economic development projects in the city.

**9. Announcements, request for information and or new business items for future agenda item.**

- The next Type A meeting is June 18<sup>th</sup> at City Hall
- Upcoming City Council Meetings are May 13<sup>th</sup> and May 28<sup>th</sup>
- Balch Springs Chamber Education Scholarship Luncheon is May 9<sup>th</sup> at the Balch Springs Civic Center from 11:30am to 1pm
- City offices will be closed for Good Friday on May 27<sup>th</sup> for Memorial Day
- Chamber of Commerce Annual Golf Tournament is scheduled for June 14<sup>th</sup>
- Fourth of July Festival and Fireworks is on June 29<sup>th</sup> from 1:00pm to 9PM
- TEDC Economic Development Sales Tax Workshop is November 22, 2019

**10. Adjournment**

Keran Bhakta made the motion to adjourn.

Lauren Grady Johnson seconded the motion.

For: David Roffino, Keran Bhakta and Laren Grady Johnson

Motion passed 3-0

**BSIEDC Type A Meeting adjourned at 8:37PM**

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**David Roffino, BSIEDC Type A President**

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**Effie Donaldson, ED Administrative Services Mgr.**

**Minutes passed and approved at a special meeting held on June 18, 2019**