

THE CITY OF
BALCH SPRINGS
ECONOMIC DEVELOPMENT

**BALCH SPRINGS INDUSTRIAL AND ECONOMIC DEVELOPMENT CORPORATION
TYPE A
JANUARY 19, 2021**

MINUTES

1. Identification of quorum.

Meeting was called to order by President David Roffino at 6:12 PM.

Present: David Roffino
Felicia Rettig
Lauren Grady Johnson
Ivan Guel

Absent: Keran Bhakta

Staff: Chris Dyser, Community Development Director
Effie Donaldson, ED Admin. Services Manager
Linda Highwood, ED project Coordinator

Attorney: George Staples

2. Public Comments.

No public comments were made.

3. Approval of Minutes.

I. Regular Meeting Minutes for November 17, 2020.

Lauren Grady Johnson made a motion to approve the regular meeting minutes for November 17, 2020 as presented.

Felicia Rettig seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

4. Discussion and action regarding infrastructure improvements for the traffic light project at Beltline Road and Laster Road not to exceed \$6,500.

Lauren Grady Johnson made a motion to approve change order #4 for infrastructure improvements for the traffic light project at Beltline Road and Laster Road not to exceed \$6,500.

Ivan Guel seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

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5. Discussion and action regarding appointing a President for Balch Springs Industrial & Economic Development Corporation (Type A).

Lauren Grady Johnson made a motion to elect David Roffino as the Balch Springs Industrial & Economic Development Corporation Type A President.

Ivan Guel seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

6. Discussion and action regarding appointing a Vice-President for Balch Springs Industrial & Economic Development Corporation (Type A).

Lauren Grady Johnson made a motion to elect Ivan Guel as the Balch Springs Industrial & Economic Development Corporation Type A Vice-President.

Felicia Rettig seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

7. Discussion and action regarding changing signature cards at Prosperity Bank to include President, Vice President, City Manager, City Secretary and City Chief Financial Officer for Balch Springs Industrial & Economic Development Corporation (Type A).

Lauren Grady Johnson made a motion to approve to remove all check signers from the Balch Springs Industrial & Economic Development Corporation (Type A) account at Prosperity Bank and add David Roffino as President, Ivan Guel as Vice President, City Manager Susan Cluse, City Secretary Cindy Gross and Chief financial Officer Geneva Mendez as check signers for the Balch Springs Industrial & Economic Development Corporation (Type A) account at Prosperity Bank.

Ivan Guel seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

8. Executive Session: The Balch Springs Industrial and Economic Development Corporation (Type A) will hold a closed Executive Session meeting, pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:

Pursuant to sections 551.071, 551.087 and 551.072 to receive legal advice from the Board's attorney, and to deliberate commercial or financial information the board has received from a business prospect, to deliberate the purchase, exchange, lease, or value of real property, and to deliberate the offer of a financial or other incentive to such business prospect.

A. Stride Hospitality

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The Balch Springs Industrial and Economic Development Corporation Type A Board convened into closed session at 6:29 PM.

9. **Reconvene into Open Session:** The Balch Springs Industrial and Economic Development Corporation (Type A) will reconvene into open session to take any action necessary related to the executive session.

The Balch Springs Industrial and Economic Development Corporation Type A Board convened into open session at 7:12 PM.

No action was taken by the board.

10. Reports:

A. Economic Development Reports and Project Updates.

- I. City Manager update
- II. Financial Report
- III. Façade Update-Eastern Sea Project
- IV. Alexander Village update
- V. Beltline Place update
- VI. Development update
- VII. Other Economic Development updates
- VIII. Activity/Staff Reports

Chris Dyser, Community Development Director, EDC Staff Effie Donaldson and Linda Highwood gave an update to the board on current economic development projects including a development activity update, Façade Program update and the monthly update on staff activity reports.

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.

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

- The Next Type A meeting will be held on February 16, 2021.
- Upcoming City Council Meetings are January 25th and February 8th.
- City offices will be closed on January 18th in observance of the Martin Luther King Holiday.

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12. Adjournment.

Felicia Rettig made a motion to adjourn.

Lauren Grady Johnson seconded the motion.

For: David Roffino, Felicia Rettig, Lauren Grady Johnson and Ivan Guel

Motion passed 4-0

BSIEDC Type A Meeting adjourned at 7:20 PM.

David Roffino
BSIEDC Type A President

Effie Donaldson
ED Administrative Services Mgr.

Minutes passed and approved at a regular meeting held on February 16, 2021.