

THE CITY OF
BALCH SPRINGS
ECONOMIC DEVELOPMENT

**BALCH SPRINGS
COMMUNITY & ECONOMIC DEVELOPMENT
CORPORATION TYPE B JOINT MEETING WITH KBSB
MAY 10, 2023**

MINUTES

The Balch Springs Community & Economic Development Corporation Type B conducted a Joint meeting with KBSB on Wednesday May 10, 2023, at 6:00 PM.

1. Identification of quorum.

Meeting was called to order at 6:03 PM by President Rhonda Ashcraft

Present: Rhonda Ashcraft
Yemi Salau
Rick Brumfield
Wanda Adams
Helen Shelby

Absent: Arianna Hill
Kelwyn Hill

Staff: Charles Fenner, Assistant City Manager
Chris Dyer, Community Development Director
Linda Highwood, ED Project Manager
Sabrina Garcia, Community Dev Admin Specialist

Attorney: Jeff Moore

2. Invocation – Charles Fenner gave the invocation.

3. Public Comments.

Public Comments opened at 6:04PM

Yemi Salau (4638 Creekview Lane) commented that it has been an honor for the last five years. He will miss everyone. The Board has taught him a lot. He thanked everyone for welcoming him.

Public Comments closed at 6:06 PM

4. Approval of Minutes.

a. Approval of minutes for April 12, 2023.

Helen Shelby made the motion to approve the regular meeting minutes for April 12, 2023, as presented.

Wanda Adams seconded the motion.

For: Rhonda Ashcraft, Yemi Salau, Rick Brumfield, Helen Shelby, and Wanda Adams.

Motion Passed 5-0

5. Discussion to provide funding for construction of a restroom facility at Oakridge Park.

Mr. Fenner gave the overview of the project.

No action was taken.

6. Public Hearing:

Provide funding for construction of a restroom facility at Oakridge Park located at 14201 Spring Oaks Drive not to exceed \$100,000.

Public Hearing opened at 6:12 P.M.

Wanda Adams (2721 Cumberland Trail) made the comment that she is “sold on this project.”

Public Hearing closed at 6:14 P.M.

7. Discussion and action to approve Request for Proposal (RFP) 23-4-12 to RB Construction and provide funding for construction of a restroom facility at Oakridge Park located at 14201 Spring Oaks Drive not to exceed \$100,000.

Helen Shelby made the motion to approve (RFP) to RB construction and provide funding for construction of a restroom facility at Oakridge Park not to exceed \$100,000.

Wanda Adams seconded the motion.

For: Rhonda Ashcraft, Yemi Salau, Rick Brumfield, Wanda Adams, and Helen Shelby.

Motion Passed 5-0.

8. Keep Balch Springs Beautiful (KBSB) presentation and update.

Linda Highwood gave the presentation and update.

9. Executive Session: The Balch Springs Community and Economic Development Corporation (Type B) shall convene into a closed executive session pursuant to Sections 551.087 and 551.071 of the Texas Government Codes to receive legal advice from its attorney, to deliberate the offer of a financial or other incentive to a business prospect that

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the Board seeks to locate in the city and with which the board is conducting economic development negotiations with Stonelake Capital Partners, TKG, Retail Connection, and the Rylie Crest Drive, Lake June, and Beltline @ I20 business corridors; and to discuss Alexander Village project and to consult with attorney on the acquisition of property and discussion on other Economic Development owned land.

The board convened into closed session at 6:25pm.

10. Reconvene into Open Session: The Balch Springs Community and Economic Development Corporation (Type B) reconvened into open session to take any action necessary related to the executive session.

The board reconvened into open session at 7:06pm.

No action was taken.

11. Reports:

- A. Economic Development Reports and Project Updates.
 - i. City Manager updates
 - ii. Financial Reports
 - a. Quarterly reports
 - iii. Development updates
 - iv. Keep Balch Springs Beautiful update
 - v. Park Amenity Project
 - vi. STAR Transit Reports
 - vii. Other Economic Development Reports/Updates
 - viii. Activity/Staff Reports
- B. Chamber of Commerce
 - i. Update on Chamber and Economic development projects.

Charles Fenner City Manager, Chris Dyser Community & Business Development Director, and EDC Staff Linda Highwood gave updates to the board on current economic development projects including a development activity update, finance report, Star Transit ridership reports, parks projects update, and the monthly update on staff activity reports.

Balch Springs Chamber of Commerce President Alvester Gibson was present to give the board an update concerning past and upcoming events with the Chamber of Commerce.

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

- The Next Type B Meeting is June 14, 2023, at 6:00 PM.

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- May 11, 2023: Best Southwest Spotlight showcase - Parmore Arcadia Trails, 1501 Mercury Road, Balch Springs TX. Time 11am-12noon. For more info contact Balch Springs Chamber of Commerce, Alvester Gibson, 903-319-6668 or by email at ceo@balchspringschamber.org.
- May 13, 2023: **2023 Balch Springs Art Showcase**: Location: Balch Springs Civic Center. Time: 7pm-9pm.
- May 16, 2023: **Balch Springs Carter Blood Care Blood Drive** located at Balch Springs Library-Learning Center (Parking Lot) from 12-5PM. For more info contact Balch Springs Events Committee, 972-286-4477 x.232 or 221.
- June 24, 2023: **4th of July event** located at the Recreation Center from 6PM to 10PM.
- The **12th Annual Chamber of Commerce 2023 Golf Tournament** is scheduled for September 22nd.

13. Adjournment.

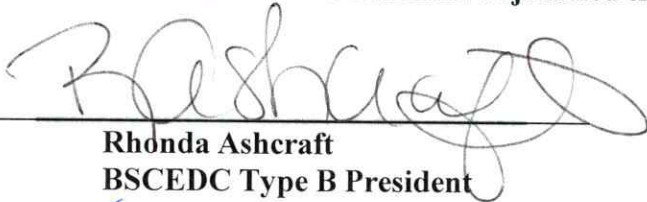
Wanda Adams made the motion to adjourn.

Rick Brumfield seconded the motion.

For: Rhonda Ashcraft, Yemi Salau, Rick Brumfield, Wanda Adams and Helen Shelby

Motion Passed 5-0

President Rhonda Ashcraft adjourned the meeting at 7:31 PM.



Rhonda Ashcraft
BSCEDC Type B President



Linda Highwood
Economic Development Project Manager

Minutes were passed and approved at the regular meeting held on June 14, 2023.