



**BALCH SPRINGS
INDUSTRIAL AND ECONOMIC DEVELOPMENT
CORPORATION TYPE A SPECIAL MEETING
MAY 17, 2023**

MINUTES

The Balch Springs Industrial & Economic Development Corporation Type A conducted a Special Meeting on Wednesday, May 17, 2023, at 6:00 PM.

1. Identification of quorum.

The meeting was called to order at 6:20 by President, David Roffino.

Present: David Roffino
Lauren Grady Johnson
Tartisha Hill – Alternate

Absent: Ivan Guel
Felicia Rettig
Rodney Taylor

Staff: Charles Fenner, City Manager
Chris Dyser, Community
Development Linda Highwood, ED
Project Manager
Sabrina Garcia, Community Development Admin Specialist

Attorney: George Staples

2. Invocation & Pledge of Allegiance

President David Roffino gave the invocation and led the pledge.

3. Public Comments: - No public comments were given.

4. Approval of Minutes.

- Regular Meeting Minutes for April 18, 2023
- Tartisha Hill made a motion to approve the regular meeting minutes for April 18, 2023, as presented.
Lauren Grady Johnson seconded the motion.
For: David Roffino, Lauren Grady Johnson, and Tartisha Hill
Motion Passed 3-0

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David Roffino advised the Board that we would listen to Items 7a & 7b (reports) before going into Executive Session.

7. Reports:

A. Economic Development Reports and Project Updates.

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

Charles Fenner City Manager and Chris Dyer Community & Business Development Director gave updates to the board on current economic development projects including a development activity update, finance report, and the monthly update on staff activity reports.

B. Chamber of Commerce Report

- i. Update on Chamber and Economic development projects

Balch Springs Chamber of Commerce President Alvester Gibson was not present to give the Chamber of Commerce report. The Chamber report was in the packet.

- 5. Executive Session:** The Balch Springs Industrial and Economic Development Corporation (Type A) shall convene into a closed executive session pursuant to Section 551.087 of the Texas Government Code (1) to discuss or deliberate regarding commercial or financial information received from a business prospect which the EDC seeks to have locate, stay, or expand in or near the City of Balch Springs and with which the EDC is conducting economic development negotiations with Stonelake Capital Partners, TKG, Retail Connection, and the Rylie Crest Drive, Lake June, and Beltline @ I20 business corridors; to discuss Alexander Village project and (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).

The board convened into closed session at 6:47 pm.

- 6. 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 board reconvened into open session at 7:23 pm.

No action was taken

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

- The Next **Type A Meeting is June 20, 2023** at 6:00 PM.
- June 10, 2023: **Weekend Blast** located at the Civic Center from 10AM to 4PM. For more info contact Alvester Gibson.
- June 24, 2023: **4th of July event** located at the Recreation Center from 6PM to 10PM.
- August 1, 2023: **Derby Day** at the Balch Springs Chamber of Commerce Expo and Taste Event located at the Civic Center from 5:00PM – 7:30PM
- September 22, 2023: The **12th Annual Chamber of Commerce 2023 Golf Tournament**. More details to come.
- April 8, 2024: Solar Eclipse of the Sun; Balch Springs in epicenter with 4 mins, 10 seconds of total darkness.

9. Adjournment.

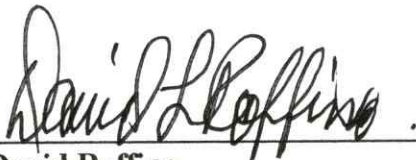
Tartisha Hill made the motion to adjourn.

Lauren Grady Johnson seconded the motion.

For: David Roffino, Lauren Grady Johnson, Tartisha Hill

Motion Passed 3-0

President David Roffino adjourned the meeting at 7:25 PM



David Roffino
BSIEDC Type A President



Linda Highwood
ED Project Manager

Minutes were passed and approved at the regular meeting held on June 20, 2023