

Floresville Economic Development Corporation (FEDC)

Agenda for Regular Meeting

October 9, 2017; 6:30 PM

Lauro G. Deleon Floresville Event Center; Room 108

600 Hwy. 97 W., Floresville, TX 78114

Open Meeting:

- 1. Call meeting to Order and Establish a Quorum**
- 2. Invocation**
- 3. U.S. Pledge of Allegiance & Texas Pledge**
- 4. Citizen Comments: None**

Old Business:

- 5. Approval of Minutes from the September 11, 2017 Regular Board meeting**
- 6. Treasurer's Report and Review:**
September 2017 Financial Report: Board Treasurer
- 7. Committee Reports and Possible Action Items:**
 - a. Personnel Committee:**
 - b. Budget/Finance/Audit Committee:**
- 8. Executive Officer's Report:**
09/12: Told Dennis Brown, Toyota, that the FEDC Board approved an asking price of \$10,000/ac with Toyoda installing a driveway across the 60' drainage easement from W. Cardinal to the 11.883-acre tract in the Industrial Park.

09/20: Payments on 2 bond issues:

- Series 2008: FEDC paid \$116,978 (43.9 % of \$266,464.50 (P&I) total due.
- Series 2016: FEDC paid \$17,818.25 (I)

09/21: ED contacted Dennis Brown, Toyota, concerning company's decision on land in Floresville. Answer: still evaluating 2 tracts (Industrial Park- 11.883 ac and 20 ac Hughes Tract behind Walmart).

09/29: Attended an online Webinar sponsored by The Retail Coach on Retail Success at ICSC Events.

10/02: Board member, Mary Helen Tieken, notified ED that she will be in Dallas, on business, the night of the October 9th meeting; requests an excused absence.

10/17: FEDC will be sponsoring "The Wilson County Forum" at the Event Center from 2:00-4:00, on Wednesday, October 17; if registration meets a minimum of 10 employers. Workforce Solutions Alamo and the Texas Workforce Commission will have speakers addressing the training needs of area businesses. The goal is to inform attendees, business owners, that they can request employee training and Workforce will put the classes together, conduct classes and in

most cases, the Texas Workforce Commission, will pay for employees to be trained.

9. Discussion and Possible Action Item:

Cost-Sharing Façade/Signage Grant Application from Finders Keepers Market, 1303 C Street, Floresville for signage costing \$9829.10.

10. Discussion Item:

Update concerning the Sports Fields Complex behind the Event Center.

11. Discussion Item:

According to Mr. Ed Woolny, his fencing issues started when his property fence was cut down to make way for the placement of the Seguin bridge on the very end of the Hike & Bike Trail (formerly the railroad tracks of the rail line running through Floresville). I have found a “Fencing Agreement”, unsigned, dated September 4, 2013 that reflected that the FEDC would buy the fencing material (\$2,087.93) and Mr. Woolney would install the fence. I also found FEDC minutes, dated August 12, 2013, that reflected that the Interim Director, Ram Ramirez, was to hire someone to build the Woolny fence for a “not-to-exceed cost of \$1,300. In a meeting on September 26, 2017, Mr. Woolny came to my office to see if a decision had been as to who was going to clear his fence line and rebuild his fence. I told Mr. Woolny about the “Fencing Agreement dated September 4, 2013”. I ask him if the FEDC had purchased the fencing material, per the “Fencing Agreement” and he said yes, the fencing materials had been purchased. I told him that the “Fencing

Agreement” reflected that Mr. Woolny construct the fence with materials furnished by the FEDC. He acknowledged that all statements were true. After 7 years of “to-be-built” fence line, tree and brush removal is required to rebuild the fence. Mr. Woolny acknowledged that the subject property was in the County and his repeated requests for the County (Commissioner Gomez) to clear the trees and brush so the fence could be built. I asked that Mr. Woolny visit with Commissioner Pfeil to get ideas on how to bring this matter to Commissioner Gomez’s attention, for a positive response. I believe the FEDC has done what the “Fencing Agreement” obligated us to do and I told Mr. Woolny that. He didn’t object.

12. Discussion Item:

On September 19, 2017, ED met with 16 participants involved in bringing high speed cable to Floresville. City officials, fiber and construction installation reps and service provider (Spectrum) discussed their project plans for Floresville. Spectrum will be installing their fiber, underground, at a rapid pace in order to begin offering their standard program packages (Internet, TV and voice) by December 15, 2017. All of this will be at Spectrum’s expense.

13. Discussion and Possible Action Item:

It has been reported to me that rumors are flying that I, as Chairman of the Visitor and Tourist Advisory Board, I have been giving event organizers FEDC funds for their events. The funds my board recommends to the City Council for

final decision, comes from a portion of the “heads-to-beds” tax the City receives from hotel revenues. The 2017 annual budget for such financial assistance is \$75,000 and comes to the advisory board from the City Manager. Because of this false perception, I am asking the FEDC Board to accept my resignation as a FEDC representative on the Advisory Board, effectively immediately.

14. Adjournment

The Floresville Economic Development Corporation (FEDC) reserves the right to convene in closed session in accordance with Chapter 551 of the Government Code of Texas on any subjects permitted by the code and identified above and any other provision under Texas law that permits a governmental body to discuss a matter in closed executive session. This facility is wheelchair accessible and accessible parking spaces are available. Request for accommodations or interpretive services must be made 24 hours prior to the meeting. Please contact Tommy Baker, Executive Director, (830) 581-9998.

I certify that the above notice of the meeting will be posted on the “Posting Bulletin Board” on the entrance exterior of the Lauro G. DeLeon Floresville Event Center, 600 Hwy. 97W, Floresville, Texas 78114 and on the City and FEDC websites by 5:00 PM on October 5, 2017.

TWB

10/05/2017

Tommy W. Baker, Executive Director, FEDC

Date