

AGENDA
FLORESVILLE ECONOMIC DEVELOPMENT CORPORATION
PUBLIC NOTICE & REGULAR MEETING APRIL 8th, 2024 6:00 PM
FLORESVILLE CITY HALL COUNCIL CHAMBERS
1120 D STREET, Floresville, Texas 78114

Call meeting to order at
Establish Quorum
Guests
Invocation
Recite U.S. Pledge of Allegiance & Texas Pledge

Citizen Comments:

At this time, any person with business related to the Floresville Economic Development Corporation may speak to the Board. Anyone wishing to speak should inform the board of their name. Comments from the public should be limited to a maximum of three (3) minutes per individual speaker. In compliance with the Texas Open Meetings Act, the Board may not deliberate or take action on items not appearing on the agenda but may consider placing an item on a future agenda if deliberation is necessary.

1. **PUBLIC NOTICE**

NOTICE IS HEREBY GIVEN that the Floresville Economic Development Corporation (the "Corporation") for the City of Floresville, Texas (the "City"), shall consider authorizing (i) the expenditure of funds, for the infrastructure improvements, located at 1600 S. 10th Street, Floresville, Texas.

2. **OLD BUSINESS**

- a. C&A to approve meeting minutes from the Regular Meeting held on March 11th, 2024.
- b. C&A to approve meeting minutes from the Special Meeting held on March 19th, 2024.

3. **PRESENTATION/DISCUSSION**

- a. Introduction of new Executive Director
 - b. Financial overview of March 2024
 - c. Presentation by Financial Auditor
- President: David Del Bosque
Treasurer: Nick Nissen / Cynthia Sturm
Leal & Carter

4. **NEW BUSINESS**

- a. Discussion and possible action regarding contracting GIS Planning ZoomProspector, a property locator.
 - i. Presentation via remote access by Bryan Beatty.

- b. Discussion and possible action regarding FEDC office equipment. Nick Nissen

- c. Discussion and possible action regarding contracting ReSimplifi to insert content into ZoomProspector. Courtland Holman

- d. Discussion regarding future attending ICSC RECON in Las Vegas and ICSC Red River in Dallas, a retail and economic development trade show. Courtland Holman

- e. Discussion and Possible action regarding agreement with Retail Coach. Courtland Holman

- f. Discussion and possible action to authorizing Courtland Holman – Executive Director:
 - i. To sign all legal documents and contracts.
 - ii. Add as a signer on FEDC Wells Fargo accounts and any financial accounts.

- g. Presentation/Update by EMC Strategy Group Ernie Gonzalez

5. **EXECUTIVE SESSION**

The time is now _____ p.m. and the Board will now hold a closed executive meeting pursuant to the provisions of Chapter 551 of the Texas Government Code, in accordance with the authority contained in:

- 5.A. Texas Government Code Section 551.071- Consultation with Attorney regarding pending litigation and matters in which the duty of the Floresville Economic Development Corporation attorney requires to be discussed in closed meetings.

- 5.B. Texas Government Code Section 551.072- Deliberation regarding real estate property: purchase, exchange, lease, or value for real estate property, to wit: discuss FEDC real estate properties, incubator, and leases.

- 5.C. Texas Government Code Section 551.087- Discussion regarding Economic Development negotiations and opportunities, to wit: discuss potential tenants and negotiation of leases.

6. **RECONVENE**

The time is now _____ p.m. and hereby close the Executive Session of The Floresville Economic Development Corporation and do hereby reconvene the open session.

- 6.A. Consideration and take possible action on FEDC real estate, incubator and leasing opportunities.
- 6.B. Consideration and take possible action on potential tenants and negotiation of leases and grants.

7. **DIRECTOR'S UPDATE**

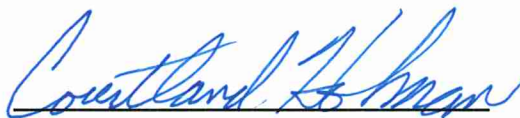
8. **ADJOURN**

The time is now _____ p.m. The meeting is adjourned.

The Economic Development Corporation for the City of Floresville reserves the right to convene in closed session in accordance to Chapter 551 of the Government Code of Texas on any subjects permitted by the Code and any other provisions under the Texas law that permits a governmental unit to discuss a matter in executive session.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact Charlotte Ximenez-Nelson, FEDC Assistant Executive Director at 830-581-8238 or 830-393-1238 for further information.

I certify that the above notice of meeting was posted on the bulletin board at City Hall, 1120 D Street, Floresville, Texas on the 5th day of April, 2024 by 6:00 pm.



**Courtland Holman,
FEDC Executive Director**