

Agenda

CITY OF MATHIS 4B ECONOMIC DEVELOPMENT CORPORATION

Regular MEDC Board Meeting

MEDC OFFICE, 111 E. SAN PATRICIO AVE.

MATHIS, TX 78368

December 1, 2020 at 6:30 p.m.

BOARD MEMBERS' BUSINESS

Item

Description

1. Roll call to confirm quorum.
2. Call to order.
3. Pledge of Allegiance
4. Consider approval of November 3rd, 2020 Minutes.
ACTION ITEM: Motion to approve November 3rd, 2020 Minutes.
5. Review, discuss, and consider approval of November financial statements and any related matters.
 - a. Review, discussion, and approval of November financials and any related matters.
 - i. Review and discussion of the November Income Statement.
 - ii. Review and discussion of November Balance Sheet.

ACTION ITEM: motion to approve November financial Statements.

- b. MEDC Loan Report update.
- c. Review Cash Flow Budget & Financials.
 - i. Review and discussion of MEDC Cash Flow Budget & Financials.
 - ii. Discussion and possible creation of emergency cash reserve account.
 - iii. Discussion and possible creation of debt limit.
- d. 2019 - 2020 Audit – Update

PUBLIC FORUM

Individuals are invited to address the Mathis Economic Development Corporation regarding their concerns. Individuals and groups are permitted three (3) minutes to present their concerns. If a group will be presenting, the group should select a spokesperson to address the Board on the issue concerning

the group. The Mathis Economic Development Corporation may not answer questions and no action on concerns expressed is permitted, except to place a consideration item on a future Agenda.

Action item: Call for any comments from the audience.

Old Business

6. Presentation of Administrative Programs.
 - a. Update on Settlement at the Ranch project and any related matters.
 - b. Update on Settlement at the Ranch Multi-Family project and any related matters.
 - c. Update on the Mathis Health Clinic project, and any related matters.
 - d. Update on CrackSeal of Texas Building Construction, and any related matters.
 - e. Update on the Mathis Business Park Montana Street project and any related matters.
 - f. Update on the 2019 TXCDBG Downtown Revitalization and Main Street Program Project.
 - g. Review discuss and Possible Action on acquisition of the “Old Red J” buildings located at the corner of San Patricio and Bee Street Mathis, Texas.

(note: Action items will be discussed under New Business)

Executive Session

Public notice is hereby given that the Board of Directors may elect to go into closed session at any time during the meeting in order to discuss matters listed on the agenda concerning personnel, consultation with the Corporation Attorney, real-estate acquisitions, or other purposes authorized under the “Open Meetings Act.” In the event the Board of Directors elects to go into closed session regarding an agenda item; the purpose of the closed session and the section of the “Open Meetings Act” authorizing the session will be publicly announced by the presiding officer.

7. Close Public Meeting

- A. **ACTION ITEM: Motion to move to Executive Session for discussion of legal matters pertaining to Mathis EDC authorized by Section 551.071 of the Texas Government Code Open Meetings.**
- B. **Discussion of legal matters pertaining to an MEDC Borrower authorized by Section 551.071 of the Texas Government Code.**
- C. **Discussion of personnel as authorized by section 551.074 of the Texas Government Code Open Meetings.**

8. **ACTION ITEM:** Motion to close Executive Session and reconvene MEDC's Regular Board Meeting.
 - A. **ACTION ITEM:** Motion to approve actions resulting from Executive Session discussion of legal matters pertaining to Mathis EDC.
 - B. **ACTION ITEM:** Motion to approve actions resulting from Executive Session discussion of legal matter pertaining to an MEDC Borrower.
 - C. **ACTION ITEM:** Motion to approve actions resulting from Executive Session discussion of Personnel.

New Business

9. Review and discuss
 - a. Review and discussion on Settlement at the Ranch Financing and any related items.
POSSIBLE ACTION ITEM:
 - b. Review and discussion on Lease Purchase Agreement with CrackSeal of Texas and any related matters.
POSSIBLE ACTION ITEM:
 - c. Update on executive director job search and any related items.
 - d. Discussion of active marketing of MEDC real properties.
10. DISCUSSION OF FUTURE AGENDA ITEMS FOR JANUARY 2021 MEDC BOARD MEETING.
11. ADJOURNMENT

EXECUTIVE SESSION RESERCATION

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POSTING CERTIFICATION

I hereby certify that this public meeting agenda was posted in a public place at the Mathis EDC in the City of Mathis, Texas, in compliance with the requirements of public law for posting an agenda on all non-emergency meetings at least 72 hours prior to the call to order of said meeting.

**Pat Doherty
MEDC Secretary**

At 11:00 a.m. on November 25 , 2020