

**BASTROP ECONOMIC DEVELOPMENT CORPORATION (BEDC)
BOARD OF DIRECTORS**

Minutes of Monthly Meeting, January 25, 2021

Virtual Meeting Broadcast via Facebook from

Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas

The Bastrop Economic Development Corporation (BEDC) met virtually on Monday, January 25, 2021, at 5:00 p.m. for a Monthly Meeting, which was broadcast from Bastrop City Hall, 1311 Chestnut Street. Board members present: Kathryn Nash, Kevin Plunkett, Connie Schroeder, Sam Kier, Bill Gossett, Ron Spencer, and Charles Washington. Staff members present: Cameron Cox, Angela Ryan, Jean Riemenschneider, and Kathy Merrifield. BEDC Attorney Charlie Zech was present via telephone.

1. CALL TO ORDER – Board Chair Kathryn Nash called the Board Meeting to order at 5:00 p.m.

2. PUBLIC COMMENT(S) – There were no public comments.

3. REGULAR BUSINESS & PRESENTATIONS

3.1. Approval of meeting minutes from the Bastrop EDC Board Meeting of November 16, 2020. Mr. Kier made the motion to approve the minutes as submitted, Mr. Spencer seconded, and the motion passed.

3.2. Acceptance of November and December 2020 financial reports provided by City of Bastrop's Chief Financial Officer and presented by CEO Cameron Cox. Mr. Kier made the motion to accept the November and December financials as submitted, Mr. Plunkett seconded, and the motion passed.

3.3. Update on 921 Main Street Project by Project Manager Jimmy Crouch. No action was necessary.

3.4. Consideration, discussion and possible action on Resolution R-2021-0001 of the Bastrop Economic Development Corporation approving the Tenth Amended Bylaws of the Bastrop Economic Development Corporation. Mr. Gossett made the motion to approve Resolution R-2021-0001, Ms. Schroeder seconded, and the motion passed.

3.5. Consideration, discussion and possible action on Resolution R-2021-0002 of the Bastrop Economic Development Corporation approving the Policies & Procedures of the Bastrop Economic Development Corporation. Mr. Plunkett made the motion to approve Resolution R-2021-0002 with the discussed changes, Mr. Gossett seconded, and the motion passed.

3.6. Consideration, discussion and possible action on Resolution R-2021-0003 of the Bastrop Economic Development Corporation approving the Seventh Amended Protective Covenants of the Bastrop Business and Industrial Park. Mr. Kier made the motion to postpone this item pending further input from Attorney Zech, Mr. Spencer seconded, and the motion passed.

3.7. Consideration, discussion and possible action on Resolution R-2021-0004 of the Bastrop Economic Development Corporation authorizing the Chief Executive Officer to renew its contract with The Retail Coach to attract new retail to Bastrop. Mr. Plunkett made the motion to approve Resolution R-2021-0004, Ms. Schroeder seconded, and the motion passed.

3.8. Consideration, discussion and possible action on Resolution R-2021-0005 of the Bastrop Economic Development Corporation authorizing the Chief Executive Officer to enter into a contract for the sale of 7.234 acres to Bastrop County in the amount of \$147,947.00 for land

owned by the BEDC outside of its immediate industrial park. There was no action taken on this item.

3.9. CEO update on BEDC Project Gummy Bears and the Bastrop Advancement Center. No action was necessary.

4. EXECUTIVE SESSION

4.1. At 5:18 p.m., the Bastrop EDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

(1) **Sections 551.072 & 551.087** Deliberation regarding the commercial or financial information, as well as the purchase, exchange, lease, or value of real property received on 921 Main Street.

(2) **Sections 551.072 & 551.087** Deliberation regarding the commercial or financial information, as well as the purchase, exchange, lease, or value of real property received property owned by BEDC, more particularly described as the 7.23 acres with legal description of A2 AUSTIN, STEPHEN F., ACRES 7.2340.

(3) **Section 551.074** Personnel Matters – CEO status and contract.

4.2. At 6:12 p.m., the Bastrop EDC Board of Directors reconvened into open session to discuss, consider and/or take any action necessary related to the executive sessions noted herein. Mr. Plunkett made the motion to amend the CEO's contract to extend the deadline to move to Bastrop to June of 2022 and to authorize the Board Chair to sign it. Mr. Spencer seconded, and the motion passed.

5. **ADJOURNMENT** – Kevin Plunkett made the motion to adjourn the meeting, Sam Kier seconded and the meeting was adjourned at 6:50 p.m.

APPROVED: _____


Kathryn Nash, Board Chair

ATTEST: _____


Angela Ryan, Operations Manager

**BASTROP ECONOMIC DEVELOPMENT CORPORATION (BEDC)
BOARD OF DIRECTORS**

**Minutes of Special Meeting, March 5, 2021
Virtual Special Meeting Broadcast via Facebook from
Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas**

The Bastrop Economic Development Corporation (BEDC) met virtually on Friday, March 5, 2021, at 3:00 p.m. for a Special Meeting, which was broadcast from Bastrop City Hall, 1311 Chestnut Street. Board members present: Kathryn Nash, Kevin Plunkett, Connie Schroeder, Sam Kier, Bill Gossett, Ron Spencer, and Charles Washington. Staff members present: Cameron Cox, Angela Ryan, Jean Riemenschneider, and Kathy Merrifield. BEDC Attorney Charlie Zech was present via telephone.

1. **CALL TO ORDER** – Board Chair Kathryn Nash called the meeting to order at 3:00 p.m.
2. **PUBLIC COMMENT(S)** – There were eight public comments. Chair Nash requested that Mrs. Ryan email them to her.
3. **EXECUTIVE SESSION**
 - 3.1. At 3:01 p.m., the Bastrop EDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:
 - (1) Sections 551.071 Consultation with Attorney and 551.074 Personnel Matters to discuss and deliberate the employment status of the Chief Executive Officer.
 - 3.2. At 5:03 p.m., the Bastrop EDC Board of Directors reconvened into open session to discuss, consider and/or take any action necessary related to the executive sessions noted herein. There was no action taken.
4. **OPEN SESSION**
 - 4.1 Discussion and possible action on employment status of the Chief Executive Officer. There was no discussion in open session. The Board instructed the BEDC Attorney Charlie Zech to meet with Mr. Cox.
5. **ADJOURNMENT** – Ron Spencer made the motion to adjourn the meeting, Kevin Plunkett seconded and the meeting was adjourned at 5:04 p.m.

APPROVED: 
Kathryn Nash, Board Chair

ATTEST: 
Angela Ryan, Operations Manager

**BASTROP ECONOMIC DEVELOPMENT CORPORATION (BEDC)
BOARD OF DIRECTORS**

**Minutes of Special Meeting, March 11, 2021
Virtual Special Meeting Broadcast via Facebook from
Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas**

The Bastrop Economic Development Corporation (BEDC) met virtually on Friday, March 11, 2021, at 5:00 p.m. for a Special Meeting, which was broadcast from Bastrop City Hall, 1311 Chestnut Street. Board members present: Kathryn Nash, Kevin Plunkett, Connie Schroeder, Sam Kier, Bill Gossett, Ron Spencer, and Charles Washington. Staff members present: Cameron Cox, Angela Ryan, Jean Riemenschneider, and Kathy Merrifield. BEDC Attorneys Charlie Zech and Robyn Katz were also in attendance.

1. **CALL TO ORDER** – Board Chair Kathryn Nash called the meeting to order at 5:00 p.m.
2. **PUBLIC COMMENT(S)** – There were eight public comments. Chair Nash requested that Ms. Ryan email them to her.

3. EXECUTIVE SESSION

- 3.1. At 5:01 p.m., the Bastrop EDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

Section 551.071 Consultation with Attorney and to discuss and deliberate the contract and employment of the Chief Executive Officer.

- 3.2. At 5:51 p.m., the Bastrop EDC Board of Directors reconvened into open session to discuss, consider and/or take any action necessary related to the executive session noted herein.

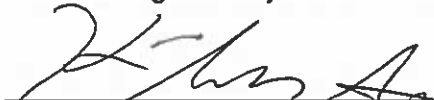
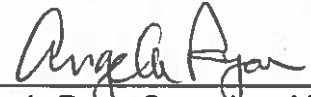
4. OPEN SESSION

- 4.1. Discussion and possible action rescinding the approval of the second amendment to the Chief Executive Officer contract. This item was not discussed.
- 4.2. Discussion and possible action on the employment and contract of the Chief Executive Officer.

Mr. Plunkett made the motion to terminate Mr. Cox's contract with the BEDC under clause 12 of the contract, effective immediately. Mr. Kier seconded, and the motion passed. Chair Nash told Mr. Cox that he was no longer authorized to use BEDC resources and that she would contact him immediately to arrange to have a meeting with him. Ms. Merrifield tendered her resignation. Chair Nash asked that she contact her to make arrangements for her departure.

Public comments related to agenda item 4.2 were read from the following people: Cheryl Kruckeberg with Bastrop Montessori; Christopher McEwan with Tough Cookie Bakery; Clint Howard with Deep in the Heart Art Foundry; Jennifer Long; Johnny Sanders with Bluebonnet Electric Co-op; Kazem Khonsari; Raymond Keyrouz; and Tom Dickey with Neighbors Kitchen & Yard.

5. **ADJOURNMENT** – Mr. Spencer made the motion to adjourn the meeting and Mr. Kier seconded. The meeting was adjourned at 6:11 p.m.

APPROVED:  ATTEST: 
Kevin Plunkett, Board Vice Chair Angela Ryan, Operations Manager

**BASTROP ECONOMIC DEVELOPMENT CORPORATION (BEDC)
BOARD OF DIRECTORS
Minutes of Regular Board Meeting, March 22, 2021
Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas**

The Bastrop Economic Development Corporation (BEDC) met on Monday, March 22, 2021, at 5:00 p.m. for a Regular Board Meeting, at Bastrop City Hall, 1311 Chestnut Street. Board members present: Kathryn Nash, Kevin Plunkett, Connie Schroeder, Sam Kier, Bill Gossett, Ron Spencer, and Charles Washington. Staff members present: Angela Ryan and Jean Riemenschneider. BEDC Attorney Charlie Zech was also present.

1. CALL TO ORDER – Board Chair Kathryn Nash called the meeting to order at 5:00 p.m.

2. PUBLIC COMMENT(S) – There were no public comments.

3. REGULAR BUSINESS & PRESENTATIONS

3.1. Approval of meeting minutes from the BEDC Board Meeting of January 25, 2021, and Special Board Meeting of March 5, 2021. Mr. Plunkett made the motion to approve the minutes as submitted, Ms. Schroeder seconded, and the motion passed.

3.2. Acceptance of financial reports provided by City of Bastrop's Chief Financial Officer for periods ending January 2021 and February 2021. Mr. Kier made the motion to accept both sets of financial reports as submitted, Mr. Plunkett seconded, and the motion passed.

3.3. Receive update on 921 Main Street Project from Project Manager Jimmy Crouch. Mr. Crouch gave his final update on the 921 Main Street Project.

3.4. Discussion and possible action on forming an ad hoc committee on BEDC projects. Chair Nash appointed Mr. Spencer and Mr. Gossett to an ad hoc projects committee, with Mr. Plunkett as a backup. Ms. Schroeder offered to be a second backup as needed. Ms. Nash approved Mr. Plunkett to a communications committee and asked him to work with Mr. Washington or another board member of his choosing.

3.5. Discussion and possible action on Resolution R-2021-0006 approving amendments to the BEDC's Policies & Procedures. There was a brief discussion about ensuring that the new language would not prohibit the BEDC would supporting campaigns that would be beneficial for economic development. Mr. Zech recommended adding "Except as approved by the Board" to the new language to give the Board flexibility on any future discussions. Mr. Gossett pointed out that the new section needed a title and to be added to the table of contents. Mr. Spencer made the motion to approve Resolution R-2021-0006 Policies & Procedures once those edits have been made, Mr. Gossett seconded, and the motion passed.

3.6. Updates: BEDC recognized as "2020 Award of Distinction" by Bastrop Chamber of Commerce; TEDC Economic Excellence Award. No action was necessary.

3.7. Discussion and possible action on BEDC personnel and staffing. Chair Nash recommended that Mr. Washington work with Ms. Ryan on the process of hiring a new office manager.

4. EXECUTIVE SESSION

4.1. At 5:50 p.m., the Bastrop EDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

- (1) **Sections 551.072 & 551.087** Deliberation regarding the commercial or financial information, as well as the purchase, exchange, lease, or value of real property received on Projects – Gravity; Super Glue; Dashboard; Fiesta; and MLK/ Technology Extension Project and adjoining tracts.
- (2) **Sections 551.072 & 551.087** Deliberation regarding the commercial or financial information, as well as the purchase, exchange, lease, or value of real property received property owned by BEDC, more particularly described as the 7.23 acres with legal description of A2 AUSTIN, STEPHEN F., ACRES 7.2340.
- (3) **Section 551.071** Consultation with Attorney and **Sections 551.072 & 551.087** Deliberation regarding the commercial or financial information, as well as the purchase, exchange, lease, or value of real property regarding the Art Institute's lease amendment and final tenant finish-out costs of the project.
- (4) **Section 551.074** Personnel Matters – Discussion on Chief Executive Officer position.
- (5) **Section 551.071** Consultation with Attorney regarding termination of Chief Executive Officer.

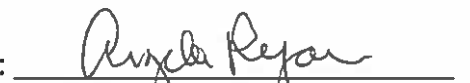
4.2. At 7:57 p.m., the BEDC Board of Directors reconvened into open session to discuss, consider and/or take any action necessary related to the executive sessions noted herein. There was no action taken.

5. **ADJOURNMENT** – Ms. Schroeder made the motion to adjourn the meeting and Mr. Gossett seconded. The board meeting was adjourned at 7:58 p.m.

APPROVED:


Kevin Plunkett, Board Vice Chair

ATTEST:


Angela Ryan, Operations Manager