

Bastrop Economic Development Corporation
Board of Directors – Meeting Minutes
January 22, 2024



The Bastrop Economic Development Corporation (BEDC) met on Monday, January 22, 2024, at 5:00 p.m. for a Regular Board Meeting at Bastrop City Hall, 1311 Chestnut Street. Board members present: Ron Spencer, Connie Schroeder, Frank Urbanek, Cheryl Lee, John Kirkland, Amberley Palmer, and Lyle Nelson. Staff members present: Interim Executive Director Sylvia Carrillo and Angela Ryan. BEDC attorney Lee Simmons was also in attendance.

1. **CALL TO ORDER** – Board Chair Spencer called the meeting to order at 5:00 p.m.
2. **PUBLIC COMMENT(S)** – There were no public comments.
3. **STAFF REPORTS & PRESENTATIONS**
 - 3.A. Discussion and possible action on Resolution R-2023-0015 passed by the BEDC Board on November 13, 2023, terminating the sale of 9.525-acre parcel of property located at 108 South Jackson Street to Bastrop County. Ms. Carrillo reported we had received confirmation from Bastrop County that they had received the letter terminating the agreement. BEDC will consider the agreement complete.
 - 3.B. Presentation and discussion of the results of the Insyteful Targeted Industry Analysis report. Ms. Carrillo went over the results with the Board. There was discussion about the fact that the report did not deliver upon expectations and what actions could be taken.
4. **INDIVIDUAL ITEMS FOR CONSIDERATION**
 - 4.A. Approval of meeting minutes from the Regular BEDC Board Meeting of November 13, 2023, and the Special Board Meeting of December 7, 2023. Ms. Lee made the motion to approve both sets of minutes as submitted, Mr. Nelson seconded, and the motion passed.
 - 4.B. Receive financial reports for periods ending September 2023, October 2023, and November 2023. Ms. Carrillo went over the financial reports with the Board and answered any questions they had.
 - 4.C. Discussion and possible direction to staff to further discussion on a proposed training facility and partnership with Smithville and Texas State Technical College. Ms. Carrillo gave an update on a meeting with Smithville Workforce Center and proposed a workshop meeting in February. The consensus of the Board was to have a workshop on Tuesday, February 20th.
 - 4.D. Discussion and possible action on terminating the existing Professional Services Agreement with Doucet & Associates to perform engineering work on the southern portion of the Bastrop Business and Industrial Park. Ms. Carrillo explained that with the recent reduction to the BEDC's budget, this project should be discontinued, terminating the contract with Doucet. After discussion, Mr. Nelson made the motion to approve Resolution R-2024-0001, Mr. Kirkland seconded, and the motion passed.

- 4.E. Discussion and possible action on update on Business Park utilities and roads as it relates to the Acutronic site. Ms. Carrillo explained that the Acutronic project could go quicker with a new layout she proposed. The Board discussed the possibility of granting a variance with a temporary construction easement. Ms. Carrillo will continue working on the new layout and bring back an opinion of probable cost at a future meeting.
- 4.F. Discussion and possible action on a proposed regional sports facility. Ms. Carrillo gave a brief presentation which included a conceptional layout of a recreational facility in the southern 80 acres of the Business Park. She reviewed different options for funding the facility, and explained she would like to go out for an RFQ for an engineering firm that specializes in such projects.
- 4.G. Update on BEDC funding commitments. Ms. Carrillo and Ms. Ryan went over the list of funding commitments and updated the Board on what has transpired since the last update.

5. EXECUTIVE SESSION

5.A. At 5:54 p.m., the BEDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

(1) Section 551.087 Deliberation regarding economic development negotiations and Section 551.072 Deliberation regarding real property – Project Jet.

(2) Section 551.972 Deliberation regarding real property – value of real property at 108 Jackson Street in the Bastrop Business and Industrial Park.


(3) Section 551.972 Deliberation regarding real property – Request for land donation by Bastrop County Food Pantry.

5.B. At 6:20 p.m., the BEDC Board of Directors reconvened into open session to discuss, consider, and take any action necessary related to the executive sessions noted herein.

Ms. Schroeder made the motion that the Executive Director continue discussions for the sale of the property at 108 Jackson Street. Ms. Palmer seconded, and the motion passed.

6. **ADJOURNMENT** – Ms. Lee made the motion to adjourn the meeting and Ms. Palmer seconded. The meeting was adjourned at 6:22 p.m.

APPROVED: 
Ron Spencer, Board Chair

ATTEST: 
Angela Ryan, Operations Manager