

**BASTROP ECONOMIC DEVELOPMENT CORPORATION (BEDC)  
BOARD OF DIRECTORS  
Minutes of Monthly Meeting, July 16, 2018  
Bastrop City Hall, 1311 Chestnut Street, Bastrop, Texas**

The Bastrop Economic Development Corporation (BEDC) met on Monday, July 16, 2018, at 5:00 p.m. at Bastrop City Hall, 1311 Chestnut Street, for a Monthly Meeting. Board members present were: Camilo Chavez, Drusilla Rogers, Kathryn Nash, Ron Spencer, Kevin Plunkett and Connie Schroeder. Board member Sam Kier was not present. Staff members present: Angela Ryan, Jean Riemenschneider and Shane Sorenson. Staff member Kathy Merrifield was not present. BEDC Attorney Cameron Cox was also in attendance.

1. **CALL TO ORDER** – Board Chair Camilo Chavez 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 of the Bastrop EDC Regular Board Meeting of June 18, 2018. Mr. Plunkett made the motion to approve the minutes as submitted, Ms. Schroeder seconded, and the motion passed.

3.2. Acceptance of the Bastrop EDC's financial summary report for period ending June 30, 2018. Ms. Rogers made the motion to accept the financials as submitted, Mr. Plunkett seconded, and the motion passed.

3.3. Consideration, discussion and possible action regarding lease agreement with American Tower. Ms. Ryan explained that the American Tower lease is included in Executive Session in case the Board needed a refresher, but if they did not then Attorney Cameron Cox would present the Board their options. Options are: 1) take no action and let the current lease continue to 2029, 2) accept American Tower's offer of a one-time payment of \$50,000 with an easement in perpetuity on the property, or 3) extend the lease an additional 30 years beyond the 10 years remaining on the current lease. Ms. Schroeder made a motion for legal counsel to prepare a letter stating that the EDC Board wishes to keep things as they are and let the current lease continue to 2029. Ms. Rogers seconded, and the motion passed.

3.4. Consideration, discussion and possible action regarding a review and discussion of the EDC's FY 2018/2019 draft budget. The Board was given the most current draft of the budget, including the memos which give detailed line item descriptions. Ms. Ryan explained that any changes made between the last version and the current one are highlighted in yellow. Finance Director Tracy Waldron was at the meeting to answer any specific questions. Next steps for staff are to provide a detailed version of the draft budget to the Board prior to the August 20<sup>th</sup> meeting for approval at that meeting.

4. **EXECUTIVE SESSION**

4.1. At 5:19 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) **Section 551.071** Consultation with Attorney: Contract with Bastrop Fine Arts Guild;

(2) **Section 551.071** Consultation with Attorney: Contract with American Tower Lease;

- (3) **Section 551.071** Consultation with Attorney, **551.072** Deliberation about the purchase, exchange, lease, or value of real property, **551.087** Deliberation regarding economic development negotiations: Contract with Granite & Stone, LLC;
- (4) **Section 551.071** Consultation with Attorney, **551.072** Deliberation about the purchase, exchange, lease, or value of real property, **551.087** Deliberation regarding economic development negotiations: 921 Main Street Project; and,
- (5) **Section 551.074** Personnel Matters: Executive Director position.

4.2. At 6:49 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.

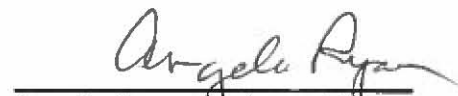
- (1) Ms. Nash made the motion to prepare an amended agreement, prepared by our legal counsel and signed by our Board Chair, Cam Chavez, for the Lost Pines Art Center to cure the default. Mr. Plunkett seconded, and the motion passed.
- (2) No further action was needed.
- (3) Ms. Schroeder made the motion to rescind all contracts and offers made to Granite & Stone, LLC. Ms. Rogers seconded, and the motion passed.
- (4) No action was required at this time.
- (5) Update on Executive Director search by Mr. Chavez. Mr. Chavez stated that they have a generous pool of candidates and the Board and search committee feel confident they can select an Executive Director from that pool. The Board agreed to bump up the timeline to get the search completed more quickly.

**5. ADJOURNMENT** – Board Chair Camilo Chavez adjourned the meeting at 6:50 p.m.

APPROVED:

  
Kevin Plunkett, Board Vice-Chair

ATTEST:

  
Angela Ryan, Assistant Director