



STATE OF TEXAS

COUNTY OF FORT BEND

CITY OF RICHMOND

The Development Corporation of Richmond convened in a regular meeting open to the public and pursuant to notice thereof duly given in accordance with Section 501.072, Local Government Code, Vernon's Texas Codes, in Richmond City Hall Annex within said City on November 9, 2021, at 6:00 p.m. Directors in attendance included the following:

President, Joe Bonham
Secretary, Nancie Rain
Becky Haas
William B. Morefield, III
City Attorney, Gary Smith
City Secretary, Laura Scarlato

Vice President, Kit Jones - **Absent**
Treasurer, Terry Gaul
Verge Greenwood
Terri Vela, City Manager
Economic Development Director "ED", Jerry Jones

President Joe Bonham proceeded to call the meeting to order at 6:00 p.m. The meeting was broadcast via video conference call. All members of the public may participate in the meeting and via video conference call.

There was a quorum present.

The Pledge of Allegiance to the U.S. flag and Texas flag were recited.

Agenda item A3, was introduced for public comments. There were no individuals signed up to speak therefore the agenda item was closed.

Agenda item A4, to review and consider taking action on the minutes of the regular meeting held on August 10, 2021. President Bonham asked for changes or discussion regarding the minutes and there were no suggested changes. Director William Morefield made the motion to approve the minutes from the August 10, 2021. Director Nancie Rain seconded the motion, and the vote was unanimous to approve.

Agenda item A5, Review Financial Reports through October 31, 2021. Finance Director Justin Alderete provided a recap of the financials stating growth in sales tax is trending at a 28% increase. Natural growth is 8%. There was no action taken on this item.

Agenda item A6, to review and discuss Accelerator in Richmond. Economic Development Director Jerry Jones presented a presentation titled "Creating a Job Center for Fort Bend County". Statistics reflect that 65% of residents live in Fort Bend County but work in Harris County. Being dependent on Harris County is not best practices for city planning. The space that is being renovated on Myrtle Street was discussed as a potential location with concerns expressed regarding the train noise. No action was required for this item.

Agenda item A7, Review and consider taking action on the Logo and Brand name for the Development Corporation of Richmond. ED Jones stated that all of the legal documents would remain the same but the logo and brand name would be "Develop Richmond" with the bridge being displayed. The future of the bridge was discussed with City Manager Terri Vela commenting that some element of the bridge would be retained in the City. Therefore, the bridge would remain relevant to the city's identity. Director Rain made the motion to approve the Logo and Brand name for the Development Corporation of Richmond as design B on the example provided. Director Terry Gaul seconded the motion. The vote was unanimous to approve.

Agenda item A8, Review and discuss the renovations and improvements to the YMCA. Mr. Jess Stuart, Community Development Director of all the YMCA's located in Fort Bend County provided an exciting and very detailed presentation of the future of the TW Davis Family YMCA located in Richmond. The project budget totals \$14,758,350 and will total 31,285 square feet. The additional amenities that will be provided were presented including a second outdoor pool. The plans for the funding were reviewed by Stuart. It was expressed by Mr. Stuart that a financial commitment from the City of Richmond in support of the renovations and improvements would be expected. There was no action taken at this time.

Agenda item A9. Review and discuss taking action on a mural for Mercy Goods. There was discussion as to the future maintenance of the mural, if permission had been granted from St. John's United Methodist Church that owns the property and future requests for murals should be handled. In March of 2020, \$10,000 was approved for the mural with an estimated cost of \$11,500 being requested at this time. Director Becky Haas made the motion to approve a mural for Mercy Goods not to exceed \$11,500. The motion was seconded by Director William Morefield and the vote was unanimous to approve.

Agenda item A10. Discuss future dates for Workshops.

- A. Economic Development 101 (State facilitated workshop)
- B. Downtown Richmond
- C. Development in Richmond (Attraction/Challenges)
- D. Richmond/Fort Bend/Greater Houston Ecosystem
- E. Retail Development
- F. Understanding Small Business needs
- G. Recognizing Our Partnerships
- H. Parking and Drainage

Regarding A, Director Jones stated the DCR would partner with the state to provide training. There was no further discussion.

Agenda item A11, Report of activities of Economic Development Director.

- A. Bella Media
- B. Retail Coach
- C. Farmers Market

- ❖ ED Jones confirmed that the One Table event was a huge success with 120 tickets being sold. It was indicated that an establishment similar to Tiny Boxwoods which is a restaurant in Houston is coming to Jackson St. and 7th Street. It will also have the nursery component attached. The DCR had an ad in Edible Houston that was provided by Bella Media that was very nice.
- ❖ Jessica Huang, Farmers Market Manager provided information about the market. The prior week had 400 citizens in attendance. The market would like to maintain 30 vendors but not less than 20. There were two food trucks and Jessica would like to keep the vendors strictly homemade or made in Texas. The ribbon cutting was well attended. Jessica stated consistency is the key to a successful market.

Agenda item A9, Consider taking action on request for future agenda items. There were no suggestions.

Agenda item A13, Excuse from Attendance at Regular DCR Meeting. None to discuss.

Agenda item A14. Adjourn to Executive Session.

Agenda item A15, Adjourn to Executive Session, as authorized by Texas Government Code, Section 551.087, Deliberation Regarding Economic Development Negotiations.

- E1. Project Smokey
- E2. Project Crust
- E3. Project Whale

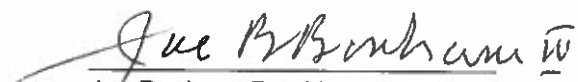
The meeting adjourned to Executive session at 7:45 p.m.
Director William Morefield left during the executive session.

The Open Meeting reconvened at 8:22 p.m.

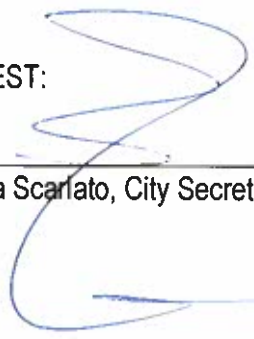
It was announced there was no action taken in Executive Session.

There being no further business to come before the Development Corporation of Richmond, President Bonham adjourned the meeting at 8:23 p.m.

APPROVED:


Joe Bonham, President

ATTEST:



Laura Scarlato, City Secretary