

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 51.96, Development Corporation Act, Vernon's Texas Codes, in Richmond City Hall Annex within said City on July 7, 2015 at 4:30 p.m. Directors in attendance included the following:

President, Evalyn W. Moore
Treasurer, Carlos Garcia
Secretary, Carl Drozd
Jesse Torres

Vice President, Joe Bonham - Absent
Glen Gilmore - Absent
Dave Scott - Absent
Rob Tobias, Executive Director

President Evalyn Moore opened the meeting at 4:30 and asked for any public comments. Jeremy Hodge spoke regarding the funding request from Mt. Carmel Baptist Church. Mr. Hodge wished to address the comments made by Reverend Lucas at the June 9, 2015 Development Corporation meeting as he felt there were inconsistencies. Mr. Hodge felt he was being used as a tool and was disrespected by Reverend Lucas. He stated, as he did at the June meeting, that he does not feel the request for the funding for the Mt Carmel Church should be granted. There being no other public comments, agenda item no. 2 was closed.

President Moore asked for a motion to approve the minutes from the June 9, 2015 regular meeting. Director Garcia made a motion to approve the minutes and Director Drozd seconded. All votes were "Aye" for approval of the minutes for June 9, 2015.

President Moore asked for a review of the Financial Reports through June 30, 2015. There being no questions or comments regarding the financial reports, they were accepted and no action was required.

President Moore then introduced agenda item no. 5 to review, discuss and consider approving the contract with the Central Fort Bend Chamber. Regina Morales, President of the CFBC was present to address the board regarding the contract. Ms. Morales stated the Chamber has been going through a transitional phase with a renewed focus on membership services. They now have a new tag line, "Creating Regional Prosperity in Central Fort Bend". Their intention is to increase participation and educate the community. They are focusing on growth of their membership and member retention. She overviewed a number of new initiatives to include Breakfast in the Bend that is a growing success. The membership amount is \$7,500 for a one year term beginning June 1, 2015 thru May 31, 2016. The contract is valued at \$8,445 for the actual services that are provided. Director Carlos Garcia made the motion to approve the contract and Director Carl Drozd seconded the motion with a unanimous vote to approve.

President Moore introduced agenda item no. 6 to review, discuss and consider approving the contract with West Fort Bend Management District. Lane Ward, the joint appointee for Richmond and Rosenberg, was present to review the contract. Mr. Ward gave a brief history of the WFBMD which was created in 2005 and is celebrating their ten year anniversary. He pointed out that their purpose was to improve the quality of life within the district. They started out covering just the highway 59 corridor, but then expanded to include other gateway corridors, becoming one of the largest Special Districts in the state of Texas as

reflected by acreage. He noted that the WFBMD has the authority to establish the standards in the ETJ whereas the cities do not have that power. The WFBMD has been instrumental in obtaining grants to plant trees at the YMCA and other projects. A committee was also formed to address the wayside horns issue in Richmond and Rosenberg. Followed by a brief question and answer session, Director Garcia motioned to table the contract until a new "Exhibit A" can be attached, as well as updates to the proposed contract. Director Drozd seconded the motion and it was unanimous to table the contract with the West Fort Bend Management District.

President Moore introduced agenda item no. 7 to discuss potential redevelopment options for the current Fire Station. City Manager, Terri Vela suggested waiting to address this item at a later date after we obtain an appraisal. The estimated cost of this type of appraisal was estimated to be from \$35-50,000 and will be incorporated into the upcoming budget. No action was taken on this agenda item therefore it was closed.

Agenda item no. 8 was introduced by President Moore to review the proposed budget for 2015 – 2016. Mr. Tobias noted that this was the proposed budget and encouraged inputs from the board on this and other items to consider. Mr. Tobias then recapped the proposed budget line by line item, with specific notes on the larger investments planned. He also highlighted the departmental goals for the economic development for the city and noted that the board would be receiving an update on all elements of the budget, as well as coordinating the required public notice required for a public hearing at the next DCR board meeting.

President Moore then introduced Reverend Lucas from the Mount Carmel Church to update the board on matters related to their funding request. Reverend Lucas indicated that the church is working with Commissioner Morrison regarding the North 10th Street bridge overpass. A lot of the presentation was repetitive of the one given at the June 9, 2015 meeting.

- They live in a depressed community at no fault of their own.
- Their \$250,000 is not going to be used for personal use.
- Provide "Immersion" education, a different subject each day.
- Need to affect kids early to avoid illegal activity.
- They know how to utilize funds.
- They will provide a major service that will last for many years.

This was followed by a question and answer session exchange. President Moore reiterated that the requests that have been made of the church related to their funding requests, were from the Development Corporation Board of Directors and not the staff. President Moore stated that the requirements have been clear and consistent from the beginning. The requirements being as follows:


- Confirmation of matching funds.
- Path to sustainability.
- Plan Developed.
- Planned Programs Stated.
- Stated Funding.

Reverend Lucas stated that the goal posts had once again been moved. The board discussed whether they should take a vote. City Manager, Vela stated that with three directors absent and specifically Joe Bonham who wanted more information, she recommended postponing the vote to fund or not fund this proposed project. The board agreed and no action was taken. The agenda item was closed.

Economic Development Corporation Director, Rob Tobias provided a brief recap of his monthly report. The meeting for next month will be August 4, 2015 at 4:30 p.m. The board should expect some incentive propositions for two hotel projects, one on I-69 and a boutique hotel in the historic district. He also mentioned that on July 22, 2015 the Fort Bend Museum will present a debriefing on their Facility Study and asked if any board members wanted to attend to advise him.

There being no further business to come before the Development Corporation of Richmond, the meeting was adjourned. Director Garcia made the motion and Director Drozd seconded.

APPROVED:


Evalyn W. Moore, President

ATTEST:



Laura Scarlato, City Secretary

ATTEST:



Terri Vela, City Manager