**Van Alstyne Community Development Corporation**

**Minutes – Regular Board Meeting**

**228 East Marshall**

**Thursday, February 7, 2019 6:30 P.M.**

**A QUORUM OF THE CITY COUNCIL MEMBERS MAY OR MAY NOT BE PRESENT. NO ACTION OF THE CITY COUNCIL WILL BE TAKEN AT THIS MEETING.**

1. **Call to order - Recognition of guest(s)**

**The meeting was called to order at 6:31 p.m. Present were board members Chris Dorak, Alesha Crowell, Wayne Womack, Robert Jaska, Collin Flynn, Robert Lewis and Mark Rock and Executive Director Rodney Williams.**

**Guests in attendance were Lane Jones, Ryan Pittman, Roy Chandler, Barbie Griffin, David Griffin, Pam Egner and Doug Egner**

**2. Discuss/Action: Façade grant request for Pam Egner/Harvest Dental**

**Pam Egner presented her plans for façade repair and updating for the building she owns at 217 E. Jefferson, otherwise known as Harvest Dental. She will be removing the dilapidated awning, repairing loose brick and repainting the structure. Wayne Womack made a motion to approve the request in the amount of $3,480 as presented in accordance with section 501.103 of the Texas Local Govt. Code relating to site improvements. Alesha Crowell seconded the motion and it passed unanimously, 7-0.**

**3. Discuss/Action: Community development grant request for Barbie Griffin/Lux Aesthetic**

**Barbie Griffin presented her request to fund improvements to property located t 126 S. Main, Ste. A, otherwise known as Lux Aesthetic. Griffin said that she wished to relocate her business to downtown and to do so would require extensive work on the interior. She requested $14,500. Robert Lewis made a motion to grant the request and Wayne Womack seconded but the motion failed to pass via a vote of 6-1 against with Lewis voting for the motion. Griffin amended her request to $9,900. Lewis made a motion to approve a grant request in the amount of $9,500 in accordance with section 501.103 of the Texas Local Govt. Code relating to site improvements. Wayne Womack seconded the motion and it passed 7-0.**

**4. Discuss/Action: Community development grant request for CME Church**

**Chris Dorak, citing Section 551.071 of the Texas Government Code and the Board’s right to consult with its attorney, moved the request into Executive Session at 7:22 p.m.**

**5. Recess into closed session pursuant to Chapter 551, Texas Government Code for deliberation regarding:**

1. **Sec. 551.072 – to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.**
2. **Reconvene into open session**

**6. Discuss/Action: Take any action as a result of closed session**

**The Board reconvened into open session at 7:54 p.m.**

**Robert Lewis made a motion to decline the Community Development Grant request by Yolanda Smith-Simpkins on behalf of Morning Chapel C.M.E. Church based on legal advice received by VACDC attorney Ryan Pittman. Wayne Womack seconded the motion and it passed 6-0 with Robert Jaska abstaining.**

**Robert Lewis made a motion to authorize Rodney Williams to get repair estimates and negotiate terms on a potential new office location. Alesha Crowell approved the motion and it passed 7-0.**

**7. Discuss/Action: 2019 Railcar Farmers Market**

**Roy Chandler, as general manager of the Railcar Farmers Market, spoke to the Board and thanked members for their support in the inaugural 2018 season. Rodney Williams informed the Board that the Market will start up April 16, 2019 and he would like the VACDC to pledge the same level of support as the prior year to pay for the permitting of the event in order to make it a low-cost, low-risk affair for vendors. Alesha Crowell made a motion to approve the funding for the permitting as well as the seasonal lease of a port-a-potty on-site to comply with city ordinance with a second from Robert Lewis and a unanimous 7-0 vote by the Board.**

**8. Discuss/Action: Approval of minutes from previous meeting: January 10, 2019**

**Mark Rock made a motion to approve the minutes from January 10, 2019 as presented. Robert Jaska seconded the motion and it passed 7-0.**

**9. Discuss/Action: Treasurer’s report**

**Robert Jaska made a motion to approve the Treasurer’s report as presented with a second from Collin Flynn. The motion passed 7-0.**

**10. Discuss/Action: Director’s report**

**Rodney Williams presented his Director’s report to the Board detailing work done during the previous 30 days as well as meeting attendance.**

**11. Discuss/Action: Future billboard messaging**

**The Board discussed future messaging options regarding retail marketing and event marketing on the billboard located along Highway 75 North. The Railcar Farmers Market and Music in the Park were discussed as potentials for billboard marketing.**

**12. Discuss/Action: Update on projects: a) railcar renovation; b) East Field restroom facilities**

**Robert Lewis updated the need to finish striping the historic railcar. Lewis stated that new doors for East Field park are ready to be hung.**

**13. Closing comments**

**Lane Jones informed the Board about potential plans for a new city park.**

**14. Adjourn**

**The meeting was adjourned at 8:42 p.m.**

**Respectfully submitted by Rodney Williams**