



DESOTO ECONOMIC DEVELOPMENT CORPORATION

BOARD MEETING MINUTES

January 25, 2016

The DeSoto Economic Development Corporation Board met at **9:00 a.m. on Monday, January 25, 2016** in the Council Conference Room located in City Hall at the DeSoto Town Center, 211 East Pleasant Run Road, DeSoto Texas 75115.

Present: Lucious Williams, Board President
Belinda May, Board Vice-President
Bobby Waddle, Board Director
Curt Krohn, Board Director
Stephanie Bowers, Board Director

Staff Present: Jeremiah Quarles, Chief Executive Officer
Alicia Villanueva, Administrative Assistant

Also Present: Curtistene McCowan, DeSoto City Council Liaison
Pete Smith, Attorney - Nichols Jackson, Dillard, Hager & Smith
Dr. Tarron Richardson - City Manager
Laura Terhune – DeSoto Chamber of Commerce

At 9:09 a.m., Board President Williams called the meeting to order and acknowledged the presence of a quorum.

A. REGULAR SESSION – CALL TO ORDER

1. Invocation was given by Curt Krohn

B. CONSENT AGENDA

1. Approval of the December 14, 2015 Board Meeting Minutes
2. Approval of the DEDC Financials through December 31, 2015

**Motion by Bobby Waddle to approve Consent Agenda. Second by Curt Krohn
Motion approved by L. Williams, B. May and Stephanie Bowers (motion approved 5-0)**

C. REGULAR AGENDA – NEW BUSINESS

1. City Liaison Update – Councilmember C. McCowan’s update on City Council events, meetings, etc.
 - a. City Council approved Zoning Case Z-1317-15; a change in zoning from PD-156 to General Retail and Light Industrial; and adopting Ordinance. The property is located at the northeast corner of N. Polk St, and E. Wintergreen Road on approximately 6.38 acres of land. Item was approved by a vote of 4-2.
 - b. Madame Mayor Pro Tem commended DEDC Board and Staff on action to bring GlasFloss Industries and Global Prime to DeSoto, which will create skilled labor and higher paying jobs.
 - c. Madame Mayor Pro Tem met with her HOA group and mentioned that citizens are excited about the growth and would like more upscale retail, restaurants and prefer to shop in their own community. They are aware of all the changes and construction taking place around the town and see the continued strategy to redevelop Hampton Rd.
2. DeSoto Chamber of Commerce Update - Laura Terhune, President

Planned Events:

Lunch and Learn Workshop – “The Five Rules of Business Growth” – January 13, 2016

Membership Luncheon – Mayor Carl Sherman - State of the City – January 28, 2016

BSW Insider – February 4, 2016 – Hampton Inn

New Member Orientation – February 10, 2016

DeSoto Living! Shop Local Vendor Show – March 3, 2016

Reader’s Choice Awards Banquet – Saturday, April 16, 2016

The Chamber has completed its Community Guide & Map with noteworthy content from the DEDC. In addition, the Chamber will create a supplementary DeSoto Visitors Guide. Ms. Terhune attended the Expedia Partners Conference to establish a relationship with the decision makers and for them to view Desoto as part of the metroplex and also participate in their promotions.

Terhune is also considering adding a Receptionist/Visitor Services Assistant position to assist her current staff. Her request for additional funds will go before the City Council for an amendment in February.

3. Discussion and action to elect S. Bowers to DEDC Audit Committee

Ms. Bowers wished to table the discussion until she had further dialogue with the Board President.

4. Discussion and action to regarding a contract with the City of DeSoto for the Human Resources Department for the recruitment of applicants for DEDC employment position.

DEDC Attorney spoke on the responsibilities of the Board as it relates to employment positions within the DEDC office. Per the DEDC bylaws, the Board sets guidance and the CEO is responsible for hiring office staff. Under the bylaws employees of the DEDC are selected and employed by the Chief Executive Officer.

A board member may participate on an interview committee if one is established. If two or more Board members participate such interview will have to be posted like a Board meeting and indicate what position. Board member participating on an interview committee should not control the interview the process.

It was determined that the DEDC would contract with the Human Resources Department to assist in the recruitment of a proposed second position in the amount of \$3,500.

Motion by B. May for the CEO to negotiate and execute an agreement with the City of DeSoto for the Human Resources Department to provide services to DEDC for the recruitment of applicant(s) with DEDC new employment position for a cost of \$3,500.00. Second by S. Bowers. Motion approved by B. Waddle , C. Krohn and L. Williams (motion approved 5-0)

D. BRIEFING BY JEREMIAH QUARLES – DEDC CEO

a. Scorecard update and current attraction activities:


CEO mentioned all the activity taking place in the City. Included below are the following projects under construction.

- SEC of Polk & Pleasant Run Rd – Developer is grading the land in preparation to market for tenants.
- SWC of Beltline & Westmoreland – 24-Hour Emergency Health Care Center and two retail pad sites along with a Senior Assistant Living facility under contract.
- 104. W. Pleasant Run Rd (Old Day Care) – Meeting with a potential QSR tenant
- I-35E and Pleasant Run Rd – Pollo Tropical has broken ground along with a proposed luxury car wash slated to open in Q3 2016
- New housing stock continues its strong uptick throughout the city – specifically along Parkerville Road.

E. ADJOURNMENT

With no further business to discuss President Williams adjourned the meeting at 10:35 a.m.


Lucious Williams, Board President


Curt Krohn, Secretary/Treasurer