



DESOTO ECONOMIC DEVELOPMENT CORPORATION

BOARD MEETING MINUTES

May 27, 2016

The DeSoto Economic Development Corporation Board met at **9:00 a.m. on Friday, May 27, 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 (absent)

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

Also Present: Deshaundra Lockhart-Jones, DeSoto City Council Liaison
Joe Gorfida – Attorney/Nichols Jackson, Dillard, Hager & Smith
Laura Terhune – President/DeSoto Chamber of Commerce
Sheila Henderson – Sweet and Chic Boutique

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 Bobby Waddle

B. CONSENT AGENDA

- a. Approval of the March 28, 2016 Board Meeting Minutes
- b. Approval of the May 6, 2016 DEDC Audit Committee Minutes

- a. Approval of the DEDC Financials through March 31, 2016
- c. Approval of the DEDC Financials through April 30, 2016

Motion by Board member Krohn. Second by Board member May to approve Consent Agenda. Motion approved by Board members Krohn, May, Waddle, and Williams (Motion approved 4-0)

C. REGULAR AGENDA – NEW BUSINESS

- 1. City Liaison Update – Councilmember D. Lockhart-Jones update on City Council events, meetings, etc.
 - a. Several churches will hold Memorial Day Programs that honor Veterans here in DeSoto.
 - b. City Council retreat is scheduled for July 15-16, 2016.
 - c. Parks & Recreation is going through an accreditation process with the Commission for Accreditation of Park and Recreation (CAPRA). They are going through this process to make sure best practices are followed and are transparent.
 - d. Meadow Creek Park suffered considerable damage due to the tornado in late December 2015. City Council is in the process of reviewing and action is expected to take place during one of the June meetings.

- 2. DeSoto Chamber of Commerce Update - Laura Terhune, President
 - a. Chamber had a productive Q2 Luncheon on May 12th to honor First Responders.
 - b. Q3 Luncheon is scheduled for September 20th and will feature an update from representatives of Methodist Charlton Medical Center.
 - c. Second Annual Taste of DeSoto is tentatively scheduled for Thursday, September 29th.
 - d. Fourth Friday “Beneath the Stars” Concert and Poetry Series is set for May through August at the DeSoto Amphitheater. Chamber will have a booth to promote itself as the “Reunion Capital of Texas”.
 - e. CVB Budget 2016/17 – Preliminary Budget submitted.
 - f. Annual Golf Tournament scheduled for Monday, June 13th at Thorntree Country Club.
 - g. There are two pending Revolving Loan applications: Dr. Mikelson MomPremier and Sweet & Chic Boutique.

3. Discussion and potential action to a Revolving Loan Request: Sweet & Chic Boutique - B. May

Motion by Board member May. Second by Board member Krohn to issue loan to Sweet & Chic Boutique in the amount of \$18,000 with a 60 month term and an annual interest rate of 3% for Years 1 – 2; 4% for Year 3; and 5% for Years 4-5. Motion approved by Board members May, Waddle, Williams and Krohn. (Motion approved 4-0)

4. Discussion on a Revolving Loan Request: MomPremier Eye Institute, LLC – B. May

No Action.

Motion by Board President Williams. Second by Board member Waddle to have this loan brought back at a Special Called Meeting of the Board for further Action. Motion approved by Board members Williams, Waddle and Krohn. (Motion approved 3-1; B. May in opposition)

D. OTHER BUSINESS

Board President Williams announced at 10:41 a.m. that:

EXECUTIVE SESSION UNDER TEXAS GOVERNMENT CODE Section 551.087 Deliberation regarding Economic Development Negotiations:

Discussion regarding potential Economic Development Incentive Agreement – Update on Projects Murray and FIN

E. ACTION RESULTING FROM EXECUTIVE SESSION

Board President Williams adjourned the Executive Session at 11:15 a.m. and re-convened the meeting in Open Session. Following the executive session the following motions were made and approved: **No action was taken.**

F. BRIEFING BY JEREMIAH QUARLES – DEDC CEO

a. Scorecard update and community accomplishments/successes:

- Owens Corning will occupy 125,000 sq ft at 220 E. Danieldale Road for manufacturing & distribution. 10 new jobs are expected. Short-term lease
- Pollo Tropical officially opened in DeSoto on Saturday May 21, 2016
- Mint Dentistry will be a new tenant at the refurbished Pleasant Run Health Plaza

b. Update on local site visits and retention efforts – Steven Drake, Economic Development Specialist

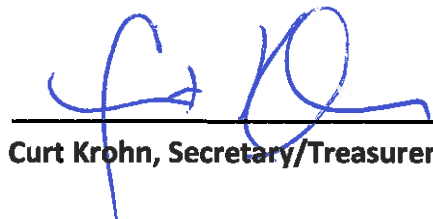
- Attended the Great Southwest Industrial Tour (Highway 360/I-20)
- Submitted RFP's for several projects: MPC Texas, Pecan Pie, Luck
- Attended Dallas Mayor Rawlings' GrowSouth Annual Report presentation
- Retention Site visits with: DeSoto Heliport and Brittle-Brittle, Inc.. He also met with Tony Jackson, General Manager of Sitco Lumber Company
- Attended meeting with David Bingham of IHG Hotels with DEDC CEO present
- University Outreach: Meeting with Cedar Valley Community College's Dr. Osaro Airen of the Pipeline and Pathways Program; and Gloria Allen of ITT Tech

G. ADJOURNMENT

With no further business to discuss President Williams adjourned the meeting at 11:40 a.m.



Lucious Williams, Board President



Curt Krohn, Secretary/Treasurer