



City of Morgan's Point Resort, Texas
Economic Development Corporation

July 6, 2023

Regular Meeting & Workshop
11:30 AM to 1:00 PM

Mic and Garrett Hill Event Center

60 Morgan's Point Blvd.

MINUTES

CALL TO ORDER & QUORUM – Linda Bridges @ 11:33 am

In Attendance (Board of Directors)

Linda Bridges, President
Jason Johnson, Vice President
Christina Venegas, Secretary
Debbie Bates, Treasurer
Mike Fletcher, Director
Scott Fournier, Director

Citizens in attendance:

Terry Harrah

ANNOUNCEMENTS AND CITIZEN COMMENTS

ITEM #1 NEW BUSINESS Discussion and Possible Action Items

a) Minutes

1) **Motion** to accept April 20, 2023 MPR EDC Board Meeting Minutes as presented by Debbie Bates, second by Scott Fournier. **Majority Approved**

2) **Motion** to accept May 25, 2023 MPR EDC Board Meeting Minutes as presented by Scott Fournier, second by Jason Johnson. **Majority Approved.**

b) Treasurer's Report (Debbie Bates)

1) **Motion** to accept Statement of Cash Flow Reports, dated April 7, 2023, May 4, 2023 & June 5, 2023, as amended (delete April 7, 2023 Statement of Cash Flow Report- approved April 20, 2023) made by Jason Johnson, second by Scott Fournier. **Majority Approved**

2) Update on IRS Taxes- **received letters from IRS on July 5, 2023 responding to inquiry of May 26, 2023 regarding abatement of penalties for tax periods ending Sept 30, 2021 and Sept 30, 2022. IRS needs an additional 60 days to review our account.**

c) **Motion** to elect Secretary- **Tabled** Discussion on the possibility of hiring an assistant secretary

d) **Motion** to accept new quarterly meeting schedule (Oct 19, Jan 18, April 18, July 18 -Third Thursday) made by Mike Fletcher, second by Debbie Bates. **Majority Approved.** Next regular meeting will be October 19, 2023

e) Workshop- 2023-24 Budget and Work Plan (Deadline August 1st)

- **Motion** to accept 2023-24 Budget made by Jason Johnson, second by Scott Fournier. **Majority Approved.**

- **Motion** to accept 2023-24 Work Plan made by Scott Fournier, second by Mike Fournier. **Majority Approved**

- 2023-2024 Workplan
 - Commercial property development

- Maximize City Assets
 - Business Development
 - Revenue Diversification
 - Community Outreach
 - Risk Management Policy
 - Annual Report to City Council
- f) Review application for new board member
- 1) **Motion** to accept Terry Harrah as a MPR EDC Director made by Mike Fletcher, second by Debbie Bates. **Majority Approved.**
- g) Attend Ribbon Cutting for Two Lakes Realty (new name & now an independent broker) on Thursday, July 6 @ 2 PM. 1626 Morgan's Point Road.

ITEM #2 OLD BUSINESS Discussion and Possible Action Items

- a) Updates on Projects & Proposals
- 1) Temple wastewater feasibility study (\$15,000) (Goal #8) (Jason Johnson)- **waiting on City of Temple for feasibility study schedule. Project has not been funded.**
 - 2) Texas A & M Industry Analysis (business feasibility study) (Goal #3) (Linda Bridges)- **Linda will forward copy of Hdl Retail Market Analytics Reports & Community Profile to Texas A & M Central Texas. Project will focus on "The Pit" area.**
 - a) Hdl Companies update on Retail Market Analytics Reports & Community Profile- **City Admin will schedule a meeting with Hdl to review the reports. Project has not been funded.**
 - 3) Development District of Central Texas (DDCT) Report (Jason Johnson)- **EDC to check with CTCOG on suggestions for "The Pit".**
- b) Risk Management Program- **included in 2023-24 Work Plan**
- 1) Record storage policy (Jason Johnson)
 - 2) Password policy (Jason Johnson)

ITEM #3 BOARD MEMBER REPORTS AND ANNOUNCEMENTS

ITEM #4 BRIEFING BY CITY MANAGER/ASSISTANT MANAGER/CFO

ITEM #5 REQUEST AGENDA ITEMS FOR FUTURE MEETINGS

- Social Media- archive posts & comments (Open Meetings Act)- **check to see if Facebook archival system is sufficient.**
- Young Entrepreneur Project- **concept meeting planned for the near future.**
- Marketing & Publicity- Work Plan Goal #4 (Christina)- **Christina will spearhead a marketing strategy to help communicate with our residents the purpose of the EDC the Board's goals and our economic development strategy.**
 - Belton Journal Press Releases for EDC accomplishments- (Christina)

ITEM #6 ADJOURNMENT- Motion to adjourn @ 12:58 pm made by Mike Fletcher, second by Scott Fournier. **Majority Approved.**

Attest:


 Linda Bridges

October 12, 2023