

AGENDA

Morgan's Point Resort, Texas
Economic Development Corporation

October 17, 2024

Regular Meeting & Workshop 12:30 PM to 2:00 PM
Garrett & Mic Hill Event Center 60 Morgan's Point Resort, Texas

The citizen comment section of the meeting is for citizens to address the EDC (as a whole). Because these are comments from the public and not a specific Agenda item, members can defer to the EDC President to take an appropriate action or request that the item be included on the next available Agenda. The announcement portion of the meeting allows EDC members or staff to announce general items of interest to all in attendance.

****Agenda referenced documents (approved & draft) can be viewed at <https://mpr-edc.org> (Agendas and Minutes)*

CALL TO ORDER & QUORUM – Linda Bridges

ANNOUNCEMENTS AND CITIZEN COMMENTS

ITEM #1 NEW BUSINESS Discussion and Possible Action Items

a) Minutes

1. **Motion** to approve July 18, 2024 Board Meeting Minutes

b) Financial Report

1. **Motion** to accept Statement of Cash Flow Report August-September 2024***
2. Notice to proceed has been sent to John Coggin, CPA to start EDC taxes and annual financial compilation

c) Bylaws (Amendment to Article VII, Meetings, Regular Meetings 7.01

Motion to accept the amendment to Bylaw 7.01 as presented-

7.01 The Board of Directors shall provide for at least one (1) **MPR EDC** annual meeting. ~~which shall be held within thirty (30) days of the meeting at which the new City Council is sworn in.~~ It shall be held at a time and place convenient to Board members and designated by the Board President. **The Board of Directors shall provide for a meeting in June or July to and may** be held in conjunction with a special called or regular meeting of the Morgan's Point Resort City Council. **It shall be held at a location and place convenient to Board members and City Council.**

d) **Motion** to amend 2024-25 Budget based on City of Morgan's Point Resort City Council Work Plan recommendations.

1. City Council- update on EDC Work Plan
2. **Motion** to fund a "pop up demonstration" at the Event Center on Sunday, October 5, 2025, not to exceed \$ _____

e) Projects

1. **Motion** to research Tiny Business Village locations, not to exceed \$ _____
2. **Motion** to research MPR locations for a small business retail HUB project, not to exceed \$ _____
2. **Motion** to research a short term rental opportunity project, not to exceed \$ _____
3. **Motion** to approve Resolution 2024-01-New Work-From-Home Ordinance, as presented/amended.
- 4, **Motion** to research a "For-Profit" sports venue, not to exceed \$ _____
5. New ideas?

f) Board of Directors- Terms expiring Dec 31, 2024 (Linda Bridges, Jason Johnson, Terry Harrah)

ITEM #2 OLD BUSINESS Discussion and Possible Action Items

a) Risk Management Program

- 1) Record storage & Password policies (payment approval procedure) (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

ITEM #6 ADJOURNMENT- Adjourn @ _____

CERTIFICATION

I, the undersigned authority, do hereby certify in accordance with the Texas Open Meeting Act, this agenda was posted for public information at least 72 hours preceding the scheduled time of the meeting at Morgan's Point Resort Community Center, 60 Morgan's Point Blvd, Morgan's Point Resort by the 14th day of October 2024 by 12:30 p.m. and remained posted until said meeting was convened. In compliance with the Americans with Disabilities Act, the City of Morgan's Point Resort will provide for reasonable accommodations for persons attending Economic Development Corp. meetings. Request for accommodations must be made to the City Secretary by calling at (254) 742-3206 forty-eight (48) hours prior to the meeting. Agendas are posted on the Internet Website at www.morganspointresorttx.com.

Linda J Bridges

Linda Bridges, EDC President

EXECUTIVE SESSION

The Board reserves the right to adjourn into executive session at any time as authorized by Texas Local Government Code Sections:

- 551.071 (Consultation with Attorney)
- 551.072 (Deliberations about real property)
- 551.073 (Deliberations about Gifts and Donations)
- 551.074 (Personnel Matters)
- 551.076 (Deliberations about security devices)
- 551.087 (Economic Development)

REFERENCE INFORMATION

WORK PLAN (Business Development)

- 1. Commercial Property Development
- 2. Maximize City Assets
- 3. Revenue Diversification
- 4. Community Outreach
- 5. City of Morgan’s Point Resort Marketing Plan
- 6. Annual Report to City Council