



REGULAR MEETING MINUTES

The City of Helotes Economic Development Corporation (EDC) Board of Directors met for a Regular Meeting on Wednesday, August 18, 2021 at 7:00 p.m., in the City Hall Council Chambers, 12951 Bandera Road, Helotes, Texas 78023. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present:

Board Members: Blaine Lopez, President John Kodosky, Secretary
Melody Cooper Joel Lutz

Staff: *Marian Mendoza, Executive Director*
Glenn Goolsby, Assistant Director

Absent: Melissa Benavides Allison Higgins
Greg Hayden

1. Call to Order.

President Lopez called the meeting to order at 7:09 p.m.

PUBLIC HEARING:

- 2. Public Hearing on proposed Maintenance & Operating, Interest & Sinking, and Capital budgets for Fiscal Year Ending (FYE) 2021. Proposed EDC budgets include economic development “Projects,” as defined by Texas Local Govt. Code Chapter 505 *Type B Corporations*. EDC FYE 2022 “Projects” include the following expenditures: Maintenance & Operating; Interest & Sinking (Debt Service); Personnel & Benefits; Office Rental; Memberships; Audit Fees; Conferences, Workshops & Seminars; Legal & Financial Fees; Conceptual Design / Land Use Planning; Marketing; Special Event Marketing; Website(s) Development & Maintenance; Managed Services Agmt. w/ City; Old Town Helotes Parking Lot Lease Agmt.; Land Acquisition; Ch. 380 Economic Development Agmt. Reimbursements; Google 360 Tours; E-Commerce Accelerator Grant; Business Improvement Grant; Tenant Improvement Grant; Visitor & Tourism Center; Pedestrian Bridge Capital Improvements.**

President Lopez opened the Public Hearing at 7:10 p.m., with no citizens signed up to speak the hearing was closed at 7:10 p.m.

OPEN SESSION:

3. Citizens to be heard.

The HEDC cannot discuss any presented issue, nor may any action be taken on any issue at this time (Attorney General Opinion JC-0169). Comments are limited to three (3) minutes, and this time is not

transferable. Discussion by the HEDC of any item not on the Agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to any inquiry, and / or a proposal to place the item on a future HEDC Agenda.

No one signed up to speak on this item.

CONSENT AGENDA (ITEM NOS. 4 – 5):

All items marked with an asterisk (*) on the consent agenda were voted on as a group. Motion was made by John Kodosky, second by Melody Cooper to approve Items 4 and 5 as written. Motion carried unanimously.

4. * Approval of the minutes of the Regular Meeting dated July 21, 2021. (Staff)
5. *Approval of the EDC Fiscal Year Ending (FYE) 2021 Revenue and Expense Report dated August 11, 2021. (Staff)

ITEMS FOR INDIVIDUAL CONSIDERATION:

6. **Presentation of and discussion on the Proposed FY 2021 - 2022 EDC Operating Budget. – Marian Mendoza, Executive Director**

Marian Mendoza reviewed changes made from the last presentation to include \$239,000.00 for the acquisition of right-of-way for the expansion of FM 1560 by TxDOT.

7. **Discussion of and action on a Resolution by the Board of Directors of the Helotes Economic Development Corporation, canceling the construction of a spray park/splash pad at the Helotes Fitness Park and Disc Golf Course located at 10483 Parrigin Rd. and new sidewalks along Riggs Road and Old F.M. 1560 and authorizing the Executive Director to take all necessary steps to implement the provisions of this Resolution.**

Motion was made by Joel Lutz, second by John Kodosky to discuss and take action on the item as written.

Motion was made by John Kodosky, second by Joel Lutz to approve the resolutions canceling the construction of a spray park/splash pad at the Helotes Fitness Park and Disc Golf Course located at 10483 Parrigin Rd. and new sidewalks along Riggs Road and Old F.M. 1560. Motion carried unanimously.

STAFF REPORT:

8. **Discussion on scheduling a Work Session to review the FY 2021 Strategic Work Plan. - Marian Mendoza, Executive Director**

Marian Mendoza suggested the board of directors hold a work session in October to review and modify if needed the FY 2021 Strategic Work Plan.

President Lopez after reading the following section, adjourned into closed session at 7:36 p.m.

CLOSED SESSION:

9. Closed Session in accordance with Texas Government Code § 551.072 *Deliberation Regarding Real Property*. In addition to the matters listed below, any matter scheduled for Open Session may be discussed in Closed Session, as appropriate and authorized by law:

- **§551.072 *Deliberation Regarding Real Property* – To consider the purchase of a real property interest for future development purposes.**

President Lopez reconvened the meeting at 7:59 p.m. and announced that no action had been taken during the closed session.

Adjourn the regular meeting of the EDC Board of Directors.

President Lopez adjourned the meeting at 8:00 p.m.


Marian Mendoza Executive Director