

Darrell Carney, President
Chris Tucker, Vice President
Libby Moreno, Secretary
Mark Townsend
Angela Forbes, Economic
Development Director

MINUTES
City of Dickinson
**Dickinson Economic
Development Corporation**
REGULAR MEETING

Robert Donley
Mark Martelli
Dan Redd, Chief Executive
Officer

June 11, 2018

NOTICE is hereby given of an **REGULAR MEETING** of the Dickinson Economic Development Corporation of the City of Dickinson, County of Galveston, State of Texas, to be held on **Monday, June 11, 2018, at 7:00 p.m.** at: The Dickinson Historic Railroad Center, 218 FM 517 West, Dickinson, Texas 77539 in the Community Room for the purpose of considering the following numbered items. The Dickinson Economic Development Corporation of the City of Dickinson, Texas, reserves the right to meet in a closed session on any of the below items should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

ITEM 1.) CALL TO ORDER AND CERTIFICATION OF A QUORUM

President Darrell Carney called the meeting to order at 7:04 p.m. Economic Development Director Angela Forbes called roll and certified a quorum. Board Members present were as follows: Darrell Carney, Libby Moreno, Mark Townsend, Robert Donley, Chris Tucker and Mark Martelli. Absent was Mike Reinschmidt. Also present was Councilman Wally Deats, Chief Executive Officer Dan Redd, Economic Development Director Angela Forbes, and Project Manager Jodi Montemayor.

ITEM 2.) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Approval of the Minutes of Dickinson Economic Development Corporation of:

A. May 14, 2018 Regular Board Meeting

Director Tucker made a motion to approve the Minutes of the May 14, 2018 Regular Board Meeting. The motion was seconded by Director Donley.

VOTE:

6 AYES (Carney, Donley, Martelli, Moreno, Townsend, Tucker)

0 NAYS

MOTION PASSED

ITEM 3.) BRIEFING AND DISCUSSION CONCERNING: Bay Area Houston Economic Partnership Update Presented by Marketing Manager Barbara Cutsinger.

Barbara Cutsinger gave an update regarding their Storm Surge Twitter Campaign and her recent visit to the Boston Public Market.

ITEM 4.) BRIEFING AND DISCUSSION CONCERNING: Dickinson Economic Development May 2018 Staff Update:

- A. Economic Development Update - Business
- B. Administrative Update
- C. Update on the Cedar Oaks Property
- D. Update on the Hughes Road Property
- E. Update on Available Commercial Property Directory
- F. Update on DEDC Marketing Platforms
- G. Update on the Hurricane Harvey Small Business Project Grants
- H. Update on DEDC Staff Training and Civic Activities

Chief Executive Officer Dan Redd, Economic Development Director Angela Forbes and President Carney updated the Board on current Economic Development activities.

ITEM 5.) BRIEFING AND DISCUSSION AND POSSIBLE ACTION CONCERNING: Dickinson Economic Development Corporation Bylaws.

Habib Erkan, DEDC attorney updated the Board on the current changes to the Dickinson Economic Development Corporation Bylaws. A copy of these changes as well as any comments or updates will be sent out to the board once completed.

No formal action was taken.

ITEM 6.) BRIEFING, DISCUSSION AND POSSIBLE ACTION CONCERNING: A Proposal from Johnson and Associates to provide a training/half-day workshop on Economic Development 101 Roles, Responsibilities and Developing an Exceptional Team.

President Carney presented the proposal provided by Johnson and Associates to provide a training/half-day workshop on Economic Development 101 Roles, Responsibilities and Developing an Exceptional Team for the amount \$4000.00 plus expenses. Economic Development Director Angela Forbes stated that staff would contact Texas Economic Development Council (TEDC) to inquire if this type of training is offered by TEDC at a discounted rate. Ms. Forbes stated staff will provide additional information at the July Board Meeting.

No formal action was taken.

ITEM 7.) BRIEFING, DISCUSSION AND POSSIBLE ACTION CONCERNING: The Retail Trade Center Project also known as Gulf Coast Public Market Monthly Update.

- A. Gulf Coast Public Market Administrative Update
- B. Update on Design and Development Update
- C. Update on Grants and Funding Initiatives
- D. Update on Project Marketing
- E. Update on Meetings Associated with the Gulf Coast Public Market

Project Manager Jodi Montemayor updated the Board on the progress of the Retail Trade Center Project also known as Gulf Coast Public Market.

ITEM 8.) BRIEFING, DISCUSSION AND POSSIBLE ACTION CONCERNING: Rescheduling The July Board Meeting From July 9, 2018 To July 17, 2018.

Director Moreno made a motion to approve the Rescheduling of the July Board Meeting from July 9, 2018 To July 17, 2018. The motion was seconded by Director Martelli.

VOTE:

6 AYES (Carney, Donley, Martelli, Moreno, Townsend, Tucker)

0 NAYS

MOTION PASSED

ITEM 9.) EXECUTIVE (CLOSED) SESSION – The Dickinson Economic Corporation will hold a closed executive meeting pursuant to the provision of Chapter 551, Government Code, Vernon's Texas Codes annotated, in accordance with the authority contained in:

President Carney recessed the regular meeting into Executive Session at 8:59p.m.

- A. Section 551.087- Discuss or deliberate regarding commercial or financial information that the Dickinson Economic Development Corporation has received from a business prospect that the Dickinson Economic Development Corporation seeks to have locate, stay or expand in or near the City and which the Dickinson Economic Development Corporation is conducting economic development negotiations concerning the Retail Trade Center Project also known as the Gulf Coast Public Market.
- B. Section 551.072 – Deliberation Regarding Real Property – Discussion Regarding the Purchase, Exchange, Lease or Value of Real Property concerning approximately 45.83737 acres of land, more or less located at 401 Hughes Road which is located in the City of Dickinson, Galveston County, Texas.
- C. Section 551.074 – Personnel Matters and Section 551.071 – Consultation with Attorney regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Chief Executive Officer and Director of Economic Development.

ITEM 10.) RECONVENE

President Darrell Carney reconvened the meeting at 9:37p.m.

ITEM 11.) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Matters discussed In Executive Session.

Director Tucker made a motion to accept Chief Executive Officer Dan Redd's

resignation effective July 6, 2018. It was discussed that as part of the Release Agreement, the Dickinson Economic Development Corporation will compensate Mr. Redd with a one-time payment in the amount of \$10,000.00 for his acceptance and compliance of the conditions and terms as stated in the Release Agreement. The motion was seconded by Director Moreno.

VOTE:

6 AYES (Carney, Donley, Martelli, Moreno, Townsend, Tucker)

0 NAYS

MOTION PASSED

ITEM 12.) FUTURE AGENDA ITEMS

No items were discussed.

ITEM 13.) ADJOURN

Director Donley made a motion to adjourn the meeting at 9:41 p.m. The motion was seconded by Director Martelli.


VOTE:

6 AYES (Carney, Donley, Martelli, Moreno, Townsend, Tucker)

0 NAYS

MOTION PASSED

PASSED, APPROVED AND ADOPTED this the 17th day of July, 2018.



Darrell Carney, President