STATE OF TEXAS {} COUNTY OF BURNET {}

On this the 20th day of February, 2024, the Burnet Economic Development Corporation of the City of Burnet convened in Regular Session, at 3:00 p.m., at the Burnet City Council Chambers, 2402 S. Water Street, Burnet, with the following members present, to-wit:

Board Members: David Vaughn, Philip Thurman, Cary Johnson, Ricky Langley, Mary Jane Shanes, Brad Zehner, Katy Randall

Guests: Adrienne Feild, Carly Kehoe-Pearson, Habib Erkan Jr., Maria Gonzalez

<u>CALL TO ORDER</u>: The meeting was called to order by Board President Cary Johnson at 3:00 p.m. and quorum was established.

CONSENT AGENDA:

<u>Approval of the January 16, 2024, BEDC Regular Meeting minutes:</u> Board Member Philip Thurman moved to approve the consent agenda as presented. Council Member Mary Jane Shanes seconded. The motion carried unanimously.

ACTION ITEMS:

Discuss and consider action: A RESOLUTION BY THE BOARD OF DIRECTORS OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION AUTHORIZING THE SALE OF LOT ONE KROEGER SUBDIVISION, AS SHOWN BY PLAT RECORDED AS DOCUMENT NO. 201400549, IN THE PUBLIC RECORDS OF BURNET COUNTY, TEXAS TO THE CITY OF BURNET. H. Erkan Jr.: Katy Randall moved to approve and adopt Resolution BEDC R2024-01 as presented. Board Member Philip Thurman seconded. The motion carried unanimously.

Discuss and consider action: A RESOLUTION OF BOARD OF DIRECTORS OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION APPROVING AN AGREEMENT TO FACILITATE THE VACATING OF THE PREMISES AT 102 E. POLK STREET TERMINATION OF PAROL LEASE, RELEASE OF CLAIM, AND INDEMNITY AGREEMENT: David Vaughn moved to approve and adopt Resolution BEDC R2024-02 as presented. Board Member Mary Jane Shanes seconded. The motion carried unanimously.

<u>Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park:</u> Board Member Ricky Langley moved to approve issuance of an addendum of extension to the Hotel Contract as presented. Boad Member Philip Thurman seconded. The motion carried unanimously.

<u>Discuss and consider action: Related to the sale of all or portions of the Eastside Commercial Park located on Highway 29 East:</u> No action taken.

<u>Discuss and consider action:</u> Related to the potential sale of all or portions of 118 E. Polk Street (Old Bealls <u>Building):</u> Board Member David Vaughn informed all present that Party Makers had inquired about the Old Bealls building, but to date have had no more contact. No action taken.

<u>Discuss</u> and <u>consider action</u>: Related to the potential sale of all or portions of 102 E. Polk Street: Board Member David Vaughn informed all present that as soon as the tenant has vacated the property that staff will proceed with soliciting bids for tear down and the tank removal. No action taken.

<u>Discuss and consider action: Related to the potential sale of all or portions of 400 N. West Street:</u> No action taken. <u>Discuss and consider action: Related to the Coke Street Re-Alignment Project:</u> Board Member David Vaughn informed all present that the Engineer is still working on the plans.

<u>Discuss and consider action: Related to the Jackson Street Public Restroom Project:</u> Board Member David Vaughn informed all present that the Jackson Street Restroom Project is expected to be completed by the end of March. No action taken.

Discuss and consider action: Wedding Oak Winery Building and Lease Agreement: No action taken.

<u>Discuss and consider action: Related to the findings of the Burnet Community Coalition:</u> Maria Gonzalez reported that staff is working on the Jams on Jackson events. No action taken.

Discuss and consider action: A Declaration instrument, to be recorded in the public records of Burnet County, placing additional Covenants, Conditions, and Restrictions on those lots within the Eastside Commercial Subdivision owned by the Burnet Economic Development Corporation: Board Member David Vaughn informed all present that staff was working on an amendment to the Eastside Commercial Park Covenants, Conditions and Restriction that will be presented to the Board for action at the March meeting. No action was taken.

CONVENE TO EXECUTIVE SESSION: The Board of Directors of the Burnet Economic Development Corporation shall convene in executive session to: No action taken.

Pursuant to Section 551.072 Texas Government Code deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for property located at 236 South Main St., Burnet: D. Vaughn:

Pursuant to Section 551.072 Texas Government Code deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for property located at Eastside Commercial Park: D. Vaughn:

Pursuant to Section 551.072 Texas Government Code to deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for property located at the Crossings at 281 South Commercial Park: D. Vaughn:

Pursuant to Section 551.072 Texas Government Code to deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for the potential sale of all or portions of 118 E. Polk Street (Old Bealls Building); D. Vaughn:

RECONVENE TO REGULAR SESSION FOR POSSIBLE ACTION: No action taken.

Discuss and consider action: Regarding deliberations of the purchase, exchange, lease, or value of real property located at 236 South Main Street: D. Vaughn: No action taken.

Discuss and consider action: Regarding deliberations of the purchase, exchange, lease, or value of real property located at Eastside Commercial Park: D. Vaughn: No action taken.

<u>Discuss and consider action: Regarding deliberations of the purchase, exchange, lease, or value of real property located at the Crossings at 281 South Commercial Park: D. Vaughn:</u> No action taken.

<u>Discuss and consider action:</u> Regarding deliberations of the purchase, exchange, lease, or value of real property located at 118 S. Polk Street (Old Bealls Building): D. Vaughn: No action taken.

REQUESTS FROM BEDC FOR FUTURE REPORTS: None.

ADJOURN: There being no further business a motion adjourn was made by Board Member Mary Jane Shanes at 3:47 p.m., seconded by Board Member Katy Randall. The motion carried unanimously.

ATTEST:

Kelly Dix, City Secretary

Party Johnson President
Burnet Economic Development Corporation