



THE FOLLOWING REPRESENTS THE ACTIONS TAKEN BY THE ANGLETON BETTER LIVING CORPORATION IN THE ORDER THEY OCCURRED DURING THE MEETING. THE ANGLETON BETTER LIVING CORPORATION OF ANGLETON, TEXAS CONVENED IN A MEETING ON TUESDAY, JANUARY 2, 2024, AT 5:30 P.M., AT THE CITY OF ANGLETON COUNCIL CHAMBERS LOCATED AT 120 S. CHENANGO STREET ANGLETON, TEXAS 77515.

#### DECLARATION OF A QUORUM AND CALL TO ORDER

With a quorum present, Chair Wright called the Angleton Better Living Corporation meeting to order at 5:30 P.M.

#### PRESENT

Chair Wright  
Director Travis Townsend  
Director Blaine Smith  
Director William Jackson

#### ABSENT

Director Rachel Ritter  
Director Jaime Moreno  
Director Johnny Voss

#### REGULAR AGENDA

1. Discussion on the designation of approved projects for the Angleton Better Living Corporation for 2024 debt issuance for \$4M.

Megan Mainer, Director of Parks and Recreation, stated that on November 13, 2023, the Angleton Better Living Corporation approved the following projects for a \$4,000,000 debt issuance: Abigail Arias Park development in the amount of \$2,000,000, Freedom Park improvements in the amount of \$900,000, Angleton Recreation Center (maintenance improvements and master plan) in the amount of \$500,000, BG Peck Soccer Complex lights (1<sup>st</sup> priority) and field grading/park drainage improvements (2<sup>nd</sup> priority) in the amount of \$250,000, drainage improvements in flood-prone areas in the City limits, which are beyond the responsibility of the Angleton Drainage District (per ABLC bylaws – specific projects were not designed) in the amount of \$350,000, and land, buildings, equipment, facilities, and improvements to enhance the City of Angleton’s public park facilities, suitable for amateur sports, entertainment, tourist, and public park purposes and events, including parks and park facilities, open space improvements, and related parking facilities, roads, water and sewer facilities, and

other related improvements that enhance any of those items with remaining funds, if applicable. She stated that the Angleton Soccer Club President has noted that the Angleton Soccer Club's priority is field drainage to at least address two to four fields of different sizes as soon as possible and lighting is the second priority. She also stated that Staff is working with Joe Morrow and the City's bond counsel, Bracewell LLP, to complete all documents necessary, including, public notices, resolutions, agreements, and ordinances.

No action was taken.

## **PUBLIC HEARING**

2. Conduct a public hearing on certain projects to construct, acquire, renovate, and improve parks and recreation facilities within the City of Angleton, including the Angleton Recreation Center, Abigail Arias Park, Freedom Park, and BG Peck Soccer Complex, and (ii) drainage improvements in flood-prone areas in the City limits, which are beyond the responsibility of the Angleton Drainage District.

Upon a motion by Director Townsend and seconded by Director Smith, Angleton Better Living Corporation opened the public hearing at 5:36 P.M. The motion passed on a 4-0 vote. Director Ritter, Director Moreno, and Director Voss were absent.

Chad Timmons with the Angleton Soccer Club stated on the Soccer Club's behalf that their biggest concern at BG Peck Soccer Complex is the drainage. He also stated that if the Angleton Soccer Club had to choose between improving the drainage or lights, they would choose to improve drainage.

Angleton Better Living Corporation directors and staff discussed grading and drainage at Angleton Soccer Complex, the amenities, programming, timeline, and soliciting corporate interest for Abigail Arias Park, and design and construction of a new field, additional storage, and accessible pathways for Freedom Park. Director Townsend suggested speaking to the school district about a partnership for design, construction, and use of the proposed field at Freedom Park. Directors and staff discussed updating natatorium components and various improvements needed at the Angleton Recreation Center and drainage issues that need attention in the City. Director Townsend requested that Public Works address them in the future with a list of drainage priorities.

Upon a motion by Director Townsend and seconded by Director Jackson, Angleton Better Living Corporation closed the public hearing at 6:25 P.M. The motion passed on a 4-0 vote. Director Ritter, Director Moreno, and Director Voss were absent.

## **ADJOURNMENT**

The meeting was adjourned at 6:26 P.M.

These minutes were approved by Angleton Better Living Corporation on this 20<sup>th</sup> day of February 2024.

CITY OF ANGLETON, TEXAS

---

John Wright  
Chair

ATTEST:

---

Michelle Perez, TRMC  
City Secretary