

**Burleson Community Service Development Corporation (4B)**  
**November 13, 2023**  
**DRAFT MINUTES**

**Board Members Present:**

Phil Anderson  
Chris Fletcher  
Victoria Johnson  
Dan McClendon, President  
Alexa Boedeker

**Board Members Absent:**

**Staff Present:**

Tommy Ludwig, City Manager  
Amanda Campos, City Secretary  
Monica Solko, Deputy City Secretary  
Matt Ribitzki, Deputy City Attorney

**1. CALL TO ORDER – Time: 4:45 p.m.**

President Dan McClendon called the meeting to order. **Time: 4:48 P.M.**

**2. CITIZEN APPEARANCE**

- No speakers.

**3. GENERAL**

**A. Minutes from the August 15, 2023 4B Corporation Board meeting.  
(Staff contact: Amanda Campos, City Secretary)**

Motion was made by Victoria Johnson and seconded by Alexa Boedeker to approve.

Motion passed 5-0.

**B. Resolution 4B111323ParksRecreation Capital, requesting the City Council pass an intention to reimburse resolution that includes an amount not to exceed \$2,833,601 related to the design, construction and improvements for Parks and Recreation capital projects. (Staff Presenter: John Butkus, Finance Director)**

John Butkus, Finance Director, presented a resolution to the board.

Motion was made by Chris Fletcher and seconded by Victoria Johnson to approve.

Motion passed 5-0.

**C. 4B11132023FarmLeaseBleeker, a five-year farm lease with Charles Bleeker for approximately 11.74 acres located in the H.G. Catlett**

**Survey Abstract No. 177 off S.W. Alsbury Boulevard. (Staff Contact: Justin Scharnhorst, Assistant to the City Manager)**

Justin Scharnhorst, Assistant to the City Manager, presented a lease to the board.

Motion was made by Alexa Boedeker and seconded by Chris Fletcher to approve.

Motion passed 5-0.

**D. 4B11132023Razzoo's1stamendment, a Chapter 380 Economic Development and Performance Agreement (CSO#1754-05-2021) between the City of Burleson, Burleson Community Service Development Corporation, and Razzoo's, INC. (Staff Presenter: Alex Philips, Economic Development Director)**

Alex Philips, Economic Development Director, presented an amendment agreement to the board.

Motion was made by Phil Anderson and seconded by Chris Fletcher to approve.

Motion passed 5-0.

**E. 4B11132023Heim1stamendment, an amendment of a Chapter 380 Economic Development and Performance Agreement (CSO#1653-01-2021) between the City of Burleson, Burleson Community Service Development Corporation, and Heim Burleson, LLC. (Staff Presenter: Alex Philips, Economic Development Director)**

Alex Philips, Economic Development Director, presented an amendment agreement to the board.

Motion was made by Alex Boedeker and seconded by Victoria Johnson to approve.

Motion passed 5-0.

**4. BOARD REQUESTS FOR FUTURE AGENDA ITEMS OR REPORTS**

- None.

**5. RECESS INTO EXECUTIVE SESSION**

Pursuant to Section 551.071, Texas Government Code, the Board reserves the right to convene into Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law.

- A. Pending or contemplated litigation or to seek the advice of the City Attorney pursuant to Section 551.071, Texas Government Code
- B. Discussion regarding possible purchase, exchange, lease, or value of real property pursuant to Section 551.072, Texas Government Code
- C. Deliberation regarding commercial or financial information received from or the offer of a financial or other incentive made to a business prospect seeking to locate, stay or expand in or near the territory of the City and with which the City is conducting economic development negotiations pursuant to Section 551.087, Texas Government Code

- No Executive Session needed.

6. **ADJOURN**

There being no further discussion President Dan McClendon adjourned the meeting. **Time: 5:04 p.m.**

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Monica Solko  
Deputy City Secretary