

**NOTICE OF REGULAR TOMBALL ECONOMIC DEVELOPMENT
CORPORATION MEETING**



**Tuesday, August 08, 2023
5:30 PM**

Notice is hereby given of a meeting of the Tomball Economic Development Corporation, to be held on Tuesday, August 08, 2023 at 5:30 PM, City Hall, 401 Market Street, Tomball, TX 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Tomball Economic Development Corporation reserves the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

THE TOMBALL ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF TOMBALL, TEXAS, WILL CONDUCT THE MEETING SCHEDULED FOR AUGUST 8, 2023, 5:30 PM, AT 401 MARKET STREET, TOMBALL, TEXAS, 77375. THIS MEETING AGENDA AND THE AGENDA PACKET ARE POSTED ONLINE AT:

[HTTPS://TOMBALLTX.GOV/ARCHIVE.ASPX?AMID=38](https://tomballtx.gov/archive.aspx?amid=38)

A RECORDING OF THE MEETING WILL BE MADE AND WILL BE AVAILABLE TO THE PUBLIC IN ACCORDANCE WITH THE OPEN MEETINGS ACT UPON WRITTEN REQUEST.

The public toll-free dial-in numbers to participate in the telephonic meeting are any one of the following (dial by your location): +1 312 626 6799 US (Chicago); +1 646 876 9923 US (New York); +1 301 715 8592 US; +1 346 248 7799 US (Houston); +1 408 638 0968 US (San Jose); +1 669 900 6833 US (San Jose); or +1 253 215 8782 US (Tahoma) - Meeting ID: 836 9467 2480 Passcode: 437550. The public will be permitted to offer public comments telephonically, as provided by the agenda and as permitted by the presiding officer during the meeting.

A. Call to Order

President Fagan called the meeting to order at 5:33 p.m.

PRESENT

President Gretchen Fagan
Secretary Bill Sumner (via Zoom)
Member Lisa Covington
Member Chad Degges

Member Jim Engelke

ABSENT

Treasurer Richard Bruce

Member Clete Jaeger

OTHERS PRESENT

Kelly Violette

Tiffani Wooten

Tori Gleason

McKayley Dannelley

Tom Condon

Kyle Bertrand

Ross Winkler

Jessica Rogers

Mark Stoll

Katherine Tapscott

Ki Provencher

Caroline Klein

Colleen Pye

Ali Khan

Maida Guillen

Kaela Olson (via Zoom)

B. Invocation

Board Member Covington led the invocation.

C. Pledges

Kelly Violette led the pledge of allegiance to both flags.

D. Public Comments and Receipt of Petitions; *[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law - GC, 551.042.]*

President Fagan opened public comments at 5:35 p.m

Maida Guillen – HCP4, Commissioner Lesley Briones, 1001 Preston, Suite 950, Houston, Texas 77002 – Introduced herself, what she does for HCP4 and would like to get more involved with City of Tomball.

Public comments were closed at 5:35 p.m.

E. Reports and Announcements

F. Reports by TEDC Staff:

Tiffani Wooten provided an overview of the following:

1. Texas Economic Development Council 2023 Workforce Excellence Award – P-TECH Program
2. Summer 2023 Quarterly Newsletter
3. 2023 Economic Outlook Luncheon Save the Date – October 18, 2023 – 11:00 a.m. – 1:00 p.m.

G. Approval of Minutes

Motion made by Member Covington, Seconded by Member Engelke.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

4. Regular Tomball EDC Meeting of May 9, 2023.

H. New Business

5. Presentation by Katherine Tapscott, Finance Director, regarding the Tomball EDC 2022-2023 Fiscal Year financial statements.

Presentation item only; no Board action required.

7. Consideration and possible action by Tomball EDC to approve a request by GK Hospitality Development LLC., for a one-year extension of time in order to complete the construction of a 6,580 square-foot commercial building and gasoline facility located near the northwest corner of FM 2920 and State Highway 249, Tomball, Texas 77375.

Motion made by Member Degges, Seconded by Member Covington.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

8. Consideration and possible action by Tomball EDC to approve a request by Houston Poly Bag I, Ltd. for a one-year extension of time in order to complete the

construction of a 41,000 square-foot warehouse facility and make other capital improvements located at 11726 Holderrieth Road, Tomball, Texas 77375.

Motion made by Member Engelke, Seconded by Member Covington

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

9. Presentation by Kelly Violette, Executive Director, regarding Old Town Tomball project updates.

Presentation item only; no Board action required.

10. The Tomball Economic Development Corporation will enter into a Workshop Session to discuss the Fiscal Year 2023-2024 Tomball Economic Development Corporation Budget.

Workshop session only; no Board action required.

11. EXECUTIVE SESSION: The Tomball Economic Development Corporation Board will meet in Executive Session as authorized by Title 5, Chapter 551, Texas Government Code, The Texas Open Meetings Act, for the following purpose:

- Section 551.072, - Deliberations regarding real property: Deliberate the purchase, exchange, sale, lease, or value of real property.

- Section 551.087, - Deliberation regarding Economic Development negotiations.

- Section 551.074, - To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee, to wit: the Executive Director and Staff.

The Tomball Economic Development Corporation Board of Directors recessed at 6:46 p.m.

12. Reconvene into regular session and take action, if necessary, on items discussed in Executive Session.

The Tomball Economic Development Corporation Board of Directors reconvened at 8:32 p.m.

13. Consideration and possible action by Tomball EDC to approve the Tomball Economic Development Corporation Fiscal Year 2023-2024 Budget.

Public Hearing

President Fagan opened the public hearing at 8:35 p.m. No comments were received. Public hearing was closed at 8:35 p.m.

Motion made by Member Degges, Seconded by Member Covington.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

14. Consideration and possible action by Tomball EDC to approve out-of-state travel for FY 2023-2024 for TEDC Staff to attend conferences and trainings for professional and business development purposes.

Motion made by Member Covington, Seconded by Member Engelke.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

15. Consideration and possible action by Tomball EDC to approve out-of-state travel for FY 2023-2024 for TEDC Staff to attend conferences and trainings for professional and business development purposes.

Motion made by Member Engelke, Seconded by Member Covington.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

16. Consideration and possible action by Tomball EDC to authorize the Executive Director to negotiate and approve a construction contract for the Tomball Business & Technology Park North Signage and Fencing Project with Texas Wall & Landscape, LLC in an amount not to exceed \$391,000.00.

Motion made by Member Covington, Seconded by Member Engelke.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously.

I. Adjournment

Motion made by Member Covington, Seconded by Member Engelke.

Voting Yea: President Fagan, Member Degges, Member Covington, Member Engelke

The motion carried unanimously. Meeting adjourned at 7:37 p.m.

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 4th day of AUGUST 2023 by 5:30 PM, and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Kelly Violette
Executive Director

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (281) 290-1002 or FAX (281) 351-6256 for further information.

AGENDAS MAY BE VIEWED ONLINE AT www.ci.tomball.tx.us.

PASSED AND APPROVED this the 12th day of September 2023.

President, Tomball EDC Board

Secretary, Tomball EDC Board