

**NOTICE OF A REGULAR MEETING OF THE
CITY OF BUDA 4B CORPORATION
(Buda Economic Development Corporation)
Monday, March 7, 2022 at 6:00 PM
Buda Municipal Complex – Council Chambers
405 East Loop Street, Bldg. 100, Buda, TX 78610**

The Buda Economic Development Corporation will hold a regular board meeting beginning at **6:00 PM, Monday, March 7, 2022** at the **Buda Municipal Complex – Council Chambers**, 405 East Loop Street, Bldg. 100, Buda, Texas 78610 for the purposes of discussing the following agenda items.

ALL AGENDA ITEMS ARE SUBJECT TO ACTION BY THE BOARD.

AGENDA

A. CALL TO ORDER

B. ROLL CALL

C. PUBLIC COMMENTS / PUBLIC TESTIMONY

Members of the public who wish to participate in Public Comment or offer Public Testimony must complete a sign-in form and turn it into the Executive Director before the period provided for Public Comment and Public Testimony is called for consideration by the presiding officer.

D. UPDATES *[estimated discussion time: 10 minutes]*

1. Buda EDC Staff Report – *ANDERSON/MUMLEY*
 1. Project/EDC Activities
 - Marketing RFP – closes 5 pm on March 4
 - Small Business Incentives
 - Bond Payoff
 2. Updates:
 - BEDC Strategic Planning Session – March 28 and 29, 4-8 pm; location: City Hall, Multi-Purpose Room
 - Next BEDC Board Meeting – April 11
 - WWII Museum Signage
 3. BRE Activities
 - Small Business Roundtable Series Updates
 - BRE Business Updates/Postmortem Updates
 4. Buda Chamber Activities
2. Buda EDC Board Report – *BOARD*

BEDC Board Committees:

 1. Finance Committee (Martin, Otto, Storm; Anderson)

2. Buda EDC Personnel Committee (Storm, Urban, Martin; Anderson)
3. Land Committee (Storm, Davidson, Urban; Anderson)
4. Buda EDC Incentive Review Committee (Urban, Ture, Storm; Mumley)
5. Events Committee (Martin, Otto, Urban; Mumley)

City and Other Partner Committees:

1. Mobile Food Truck Ad Hoc Committee (Davidson)
2. Greater San Marcos Partnership Board (Storm)
3. City/BEDC Incentive Task Force (Storm)
4. Small Business Task Force (Storm)
5. Buda Bond Oversight Committee (Urban)

3. City Activities

1. Capital Improvement Projects, Road Projects, Finance, Grants, Tourism, Events, Parks & Recreation, Legislative, Library, Development Projects.

E. CONSENT AGENDA *[estimated discussion time: 5 minutes]*

All matters listed under this item are considered to be routine by the Buda Economic Development Corporation and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired by any Board Member on any item, that item will be removed from the consent agenda and will be considered separately.

1. Approval of the February 7, 2022, regular Board meeting minutes.
2. Approval of the February 15, 2022, Special joint meeting with the Buda City Council and Buda EDC.

F. GENERAL AGENDA ITEMS

1. Presentation, discussion and possible action regarding the Engineering Report from Pape-Dawson on the City owned property in downtown Buda and discussion and possible action to approve the Boundary and Improvement Survey phase of the Pape-Dawson proposal. *[ANDERSON] [estimated discussion time: 20 minutes]*
2. Presentation, discussion and possible action regarding the Buda Lions Club Wiener Dog Races and potential marketing funds assistance. *[ANDERSON] [estimated discussion time: 20 minutes]*
3. Presentation, discussion and possible action regarding a proposed Mockingbird Music Festival in Buda. *[ANDERSON] [estimated discussion time: 20 minutes]*
4. Presentation, discussion and possible action regarding Buda EDC marketing opportunities at the Buda Amphitheater by Happy Hobo. *Presentation and public testimony on this item may be offered from a remote location via video conferencing pursuant to Tex. Gov't Code 551.127(k): <https://us02web.zoom.us/j/83392612026> [ANDERSON] [estimated discussion time: 20 minutes]*

5. Presentation, discussion and possible action regarding a request from the City of Buda Parks and Recreation Department Director Greg Olmer regarding funding from BEDC FY21-22 Budgeted line item for Recreational/Community Enhancements to include but not limited to temporary fencing for special events in City Park, City Park shade structure and safety surface improvements. *[ANDERSON] [estimated discussion time: 20 minutes]*
6. Discussion and possible action regarding an update from Valentina's TexMex BBQ. *[ANDERSON] [estimated discussion time: 10 minutes]*
7. Discussion and possible action regarding FY21-22 January financials. *[ANDERSON] [estimated discussion time: 10 minutes]*
8. Discussion and possible action regarding the appointment of a BEDC Board member to the City of Buda Incentive Task Force. *[ANDERSON] [estimated discussion time: 5 minutes]*
9. Discussion and possible action regarding the recycling of equipment to include but not limited to computers, laptops, and monitors. *[ANDERSON] [estimated discussion time: 10 minutes]*
10. Discussion and possible action regarding the hiring of a professional services firm to conduct land use mapping. *[ANDERSON] [estimated discussion time: 15 minutes]*

G. EXECUTIVE SESSION

The Buda Economic Development Corporation Board of Directors will recess its open meeting and adjourn into executive session pursuant to the Texas Government Code, Chapter 551, to deliberate the following:

§ 551.071 – Consultation with Attorney – (1) legal advice regarding Real Estate Guidelines; (2) legal advice regarding Project Land; (3) legal advice regarding incentives for Zoi Meridian, LLC; (4) legal advice regarding proposals for land use mapping; (5) legal advice on the potential expansion of the EDC's BRE Program; (6) legal advice regarding Valentina's TexMex BBQ; (7) legal advice regarding Garlic Creek Commons; (8) legal advice regarding Pape-Dawson proposal. *[estimated discussion time: 45 minutes]*

§ 551.087 – Economic Development Negotiations – to discuss or deliberate commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations for the following projects: (1) Zoi Meridian, LLC; (2) Valentina's TexMex BBQ; (3) Garlic Creek Commons. *[estimated discussion time: 20 minutes]*

§ 551.074 – Deliberation on personnel matters including the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: (1) Executive Director. *[estimated discussion time: 30 minutes]*

RECONVENE INTO OPEN SESSION

The Buda Economic Development Corporation Board of Directors will reconvene into open session to discuss, consider, and/or take any action necessary related to any of the items noticed for discussion during executive session, including but not limited to, the following:

1. Discussion and possible action regarding the approval of Buda EDC Real Estate Guidelines.

H. FUTURE AGENDA ITEMS

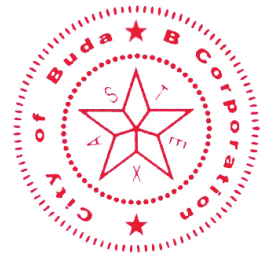
I. ADJOURNMENT

Attendance by Other Elected or Appointed Officials:

It is anticipated that members of other governmental bodies, and/or city boards, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the body, board, commission and/or committee. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a possible meeting of the other body, board, commission and/or committee, whose members may be in attendance, if such numbers constitute a quorum. The members of the boards, commissions and/or committees may be permitted to participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for that body, board, commission, or committee subject to the Texas Open Meetings Act.

This agenda has been reviewed and approved by Buda Economic Development Corporation's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of Texas Government Code Chapter 551 by legal counsel and constitutes an opinion by the attorney that the items discussed therein may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter 551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

The Buda Economic Development Corporation reserves the right to adjourn into Executive Session at any time regarding any issue on this agenda for which it is legally permissible. The meeting venue is wheelchair accessible and accessible parking spaces are available. Requests for accommodations must be made 48 hours prior to the meeting. Please contact the Economic Development Specialist at 512.295.2022 for information or assistance. I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Governing Body of the Buda Economic Development Corporation was posted on the door of the Buda Economic Development Corporation and Buda City Hall, and on the Buda Economic Development Corporation's website which is readily accessible to the public at all times, by 5:00 p.m. on Friday, March 4, 2022.



Traci Anderson

Traci Anderson, Executive Director