

# **BudaTx** Economic Development Corp.

**NOTICE OF MEETING OF THE  
CITY OF BUDA 4B CORPORATION  
(Buda Economic Development Corporation)  
Monday, December 9, 2019 at 6:00PM  
Buda Municipal Complex – Council Chambers  
405 East Loop Street, Bldg. 100, Buda, TX 78610**

The Buda Economic Development Corporation will hold a regularly scheduled board meeting at **6:00PM, Monday, December 9, 2019** at **Buda Municipal Complex – Council Chambers, 405 East Loop Street, Bldg. 100, Buda, Texas.**

## **AGENDA**

### **A. CALL TO ORDER**

### **B. ROLL CALL**

### **C. PUBLIC COMMENTS / PUBLIC TESTIMONY**

*Members of the public who wish to participate in Public Comment must complete a sign-in form and turn it into the Operations & Finance Administrator before the period provided for Public Comment is called for consideration by the presiding officer. Members of the public who wish to participate during the Public Testimony period provided for any item on the agenda must complete a sign-in form and turn it into the Operations & Finance Administrator before the item they wish to participate in is called for consideration by the presiding officer.*

### **D. PUBLIC HEARINGS**

1. In accordance with Sections 505.159 and 505.160 of the Texas Local Government Code, the Buda 4B Corporation, a Texas non-profit 4B economic development corporation (the "Buda Economic Development Corporation") will receive public comments related to proposed economic development projects being considered by the Buda Economic Development Corporation as follows:
  - *Performance Agreement.* Pursuant to Local Government Code Section 501.158, the Buda Economic Development Corporation proposes to enter into a performance agreement with Fat Quarter Shop, LLC, to grant economic development incentives in the form of a partial sales tax rebate to Fat Quarter Shop, LLC, in exchange for Fat Quarter Shop, LLC's capital investment in an existing or new facility within the City of Buda and the creation of a specified number of new jobs in the City of Buda.
  - *Performance Agreement.* Pursuant to Local Government Code Section 501.158, the Buda Economic Development Corporation proposes to enter into a performance agreement with RDO Equipment Company to grant economic development incentives in the form of a partial sales tax rebate to RDO Equipment Company, in exchange for RDO Equipment Company's capital investment in an existing or new facility within the City of Buda and the creation of a specified number of new jobs in the City of Buda.

## **E. GENERAL AGENDA ITEMS**

1. Discussion and possible action on the approval of the Minutes from the November 18, 2019 Board Meeting [Public Testimony] – *SHAW*
2. Discussion and possible action regarding the approval of the October 2019 Treasurer's Report [Public Testimony] – *SHAW*
3. Discussion and possible action to adopt a Resolution regarding the Appointment of Officers per the Buda Economic Development Bylaws [Public Testimony] – *ANDERSON / NICHOLS FIRM*
4. Discussion and possible action to adopt a Resolution regarding the Buda Economic Development Board Meeting Days per the Buda EDC Bylaws [Public Testimony] – *ANDERSON / NICHOLS FIRM*
5. Discussion and possible action to adopt a Resolution regarding the Treasurer and Secretary duties to be assigned to Buda EDC Staff per the Buda EDC Bylaws [Public Testimony] – *ANDERSON / NICHOLS FIRM*
6. Discussion and possible action regarding potential topics to discuss at the Joint Meeting between Buda City Council and the Buda EDC during the February 4, 2019 City Council Meeting [Public Testimony] – *ANDERSON*
7. Discussion and possible action regarding the scheduling of a Strategic Planning Workshop in January 2020 [Public Testimony] – *ANDERSON*

## **F. EXECUTIVE SESSION**

1. 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 regarding – (1) legal advice regarding a Joint Defense and Allied Litigant Agreement with the City of Buda related to Personnel Matters; (2) legal advice and update regarding status of unemployment claims regarding former BEDC employees; (3) legal advice regarding contract with Mike Barnes Group, payments due / demanded, and threatened legal action

**§ 551.074** – Deliberation regarding Personnel Matters – (1) to discuss the Job Descriptions for Mandy Shaw and Tyler Golden

**§ 551.087** – Economic Development Negotiations – (1) to discuss or deliberate regarding 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 (2) to deliberate the offer of a financial or other incentive to a business prospect regarding the following projects: RDO Equipment and Fat Quarter Shop

2. The Buda Economic Development Corporation Board of Directors will reconvene into open session to discuss, consider, and/or take any action necessary related to the items noticed for discussion during executive session [Public Testimony]

## **G. UPDATES**

1. Buda EDC Staff Report – *ANDERSON / SHAW*
  1. Project Update
  2. Buda EDC Grants & Incentives Programs
  3. Marketing Update
  4. EDC & Community Events/Programs
  5. EDC Activities Update
  6. Buda Chamber Activities Update
2. Buda EDC Board President Report
  1. Update on EDC Activities
  2. Update on EDC Projects
3. Report on City Activities
  1. Update on City of Buda Activities including: Capital Improvement Projects, Road Projects, Finance, Grants, Tourism, Events, Parks & Recreation, Legislative, Library, Development Projects

## **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 Operations and Finance Administrator 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, which is readily accessible to the public at all times, by 5:00 p.m. on Friday, December 6, 2019.*

*Mandy Shaw*

**Mandy Shaw, Operations & Finance Administrator, Buda EDC**

