

## City of Buda 4 B Corporation

Minutes  
Regular Meeting  
Tuesday, November 28, 2006

Attendees: Sam Charles Cooper, Lee Raines, Judith Watson, Elizabeth H. Urban, and David Hagemann

### Minutes

RESOLVED, that the Board approve the minutes from the November 14, 2006 regular meeting. Motion by Director Raines, seconded by Director Hagemann. Motion passes 5-0.

### Treasurer's Report

Treasurer's report was not available.

### Executive Director's Report

Executive Director, Warren Kettelman provided a synopsis of activities and updates including: a very successful FAM Tour, and the Buy Local campaign moving forward; upcoming events include Buda Fest and the Allegro School of Music Open House at their new Buda location. Prospects include one state lead, a food distributor seeking 500,000 sf of building space, and Buccee's (gas station/store/restaurant) is close to closing on 2+ acres at the corner of IH-35 and FM 2001.

### Real Estate Contracts on FM 967/FM 1626

After a brief discussion regarding Buda EDC owned commercial lots 2 and 3 on FM 967/FM 1626, the board returned lot 2 contract requesting it include "requires commitment letter from lender" in special provisions. Both contracts were executed with request noted and included.

### Sign Variance for Buda Wal Mart

Buda Area Chamber of Commerce President, Dick Schneider provided information regarding a request of a sign variance from Buda Wal Mart. Item was tabled at the last Council meeting as Council wanted more input on sign appearance; height of the sign was also an issue. Wal Mart says the customers can't see the current sign and they will design a nice sign, not the typical blue/white sign. Mr. Schneider closed by stating that Wal Mart needs the Chamber and EDC support. After a 15 minute discussion and no official motion, the Board would support Wal Mart's sign variance as long as the sign is aesthetically pleasing.

### Administrative Penalty from Texas Commission on Environmental Quality (TCEQ)

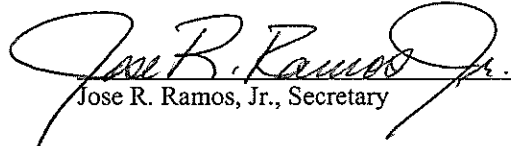
RESOLVED, that Executive Director, Warren Kettelman engage board attorney, Cary Bovey to move forward with litigation in regard to the administrative penalty issued by TCEQ (tardy filing of a water pollution abatement plan) in conjunction with the Buda Sportsplex project. Motion by Director Urban, seconded by Director Raines. Motion passes 5-0.

### Public Comments

There were no public comments.

There being no further business to come before the Board of Directors, the meeting was duly adjourned.

Dated: January 9, 2007

  
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Jose R. Ramos, Jr., Secretary

APPROVED:

  
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Sam Charles Cooper, President

### Approval of Minutes


The foregoing minutes are approved as the acts of the Directors of the Corporation.

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Terry Capps, Director

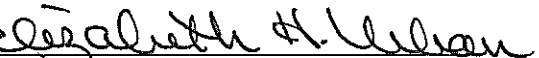
  
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Sam Charles Cooper, Director

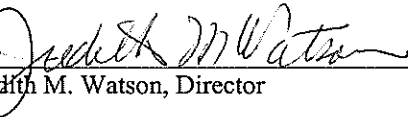
  
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David E. Hagemann, Director

  
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Lee Raines, Director

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Jose R. Ramos, Jr., Director

  
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Elizabeth H. Urban, Director

  
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Judith M. Watson, Director