

## City of Buda 4 B Corporation

Minutes  
Special Called Meeting  
Monday, July 23, 2012

**Board attendees:** Cathy Chilcote, Renee Mauzy, Antonio Sosa, Sandra Tenorio and Kenneth Williams. Lisa Saucedo and Rachel Najera were not in attendance.

**Staff attendees:** Senior Executive Assistant Janet Shull

**Guests:**

### Executive Session

The Board went into Executive Session from 5:34 pm – 5:40 pm to discuss executive director's contract.

### Minutes

RESOLVED, that the Board approve the July 9, 2012 minutes. Motion by Director Tenorio, seconded by Director Mauzy. Motion passes 5-0.

RESOLVED, that the Board approve the July 16, 2012 minutes. Motion by Director Mauzy, seconded by Director Chilcote. Motion passes 4-0. Director Tenorio abstained.

### Greater San Marcos Partnership Meeting

Board President Cathy Chilcote gave an update regarding the Greater San Marcos Partnership (GSMP) meeting she attended on July 19, 2012. Director Chilcote stated the GSMP Board seat currently held by Buda EDC is only through the end of October and since Lockhart has been working to reopen their airport, they are next in line to take the seat. Director Tenorio inquired as to whether the agreement was for a revolving seat. Director Chilcote advised the Board that GSMP stated Buda EDC's position was only for one year. After a brief discussion, the Board asked Executive Assistant Shull to email the Board the minutes from GSMP's initial presentation, GSMP's organizational structure, articles, bylaws and Board of Directors list.

Director Chilcote spoke about GSMP's upcoming events to include a FAM Tour being held November 1<sup>st</sup>, the Race To Lockhart in August that includes a bus trip to F1, and a trip to Dallas and Houston in November to present each city to major developers. Director Chilcote spoke about Kyle's small business resource summit whereas small businesses met with hiring firms, Texas State, SBDC, etc. in one location. Director Chilcote suggested Buda should consider the same. All agreed that the Buda Area Chamber of Commerce should lead the efforts.

### City Manager Update

Director Williams gave an update to the Board regarding code enforcement inspections. He stated Fire Marshall Mike Duffy had completed his inspections and is awaiting inspections from ATS, a contracted inspection firm for the City of Buda. He stated enforcement would include a letter of repair items followed by fines if repairs were not completed.

### Executive Session

The Board went into Executive Session from 6:07 pm – 6:30 pm to discuss negotiations with prospects.

### Board President Update

Director Chilcote spoke to the Board about the recorded minutes and what the Board wanted to see within the minutes. Executive Assistant Shull handed out copies of the Records of Minutes page from the Attorney General's Open Meetings Act handbook that states:

Section 551.021 of the Government Code provides as follows:

- (a) A governmental body shall prepare and keep minutes or make a tape recording of each open meeting of the body.
- (b) The minutes must:
  - (1) State the subject of each deliberation; and
  - (2) Indicate each vote, order, decision or other action taken

Director Mauzy requested inclusion of any controversial, complicated or board member questions in the minutes. The Board agreed to make requests during each meeting of any items they would like reflected in the minutes.

**Personnel Issues**

Director Mauzy spoke about the joint meeting between the City Council and the EDC Board regarding Municipal Development Districts (MDD's), stating it seemed some of the City Council members did not want the EDC to expend funds on anything going forward. Director Mauzy felt it would have an impact on hiring an executive director and asked whether changes would need to be made to the job description. She also stated her concern at the reluctance of candidates to come to Buda if they are just a caretaker and unable to recruit new businesses. The Board agreed to request a follow up discussion by the City Council to recap the MDD joint meeting to determine a consensus. Director Williams will add the item to the next City Council agenda.

Director Chilcote reiterated executive session confidentiality.

**Future Agenda Items**

July 23, 2012 Minutes  
GSMP Update – Amy Madison  
2012-2013 Budget


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

XX

Dated: August 6, 2012

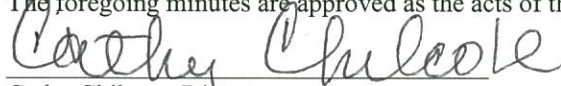
\_\_\_\_\_  
Lisa Saucedo, Secretary

APPROVED:

  
\_\_\_\_\_  
Cathy Chilcote, President

Approval of Minutes

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

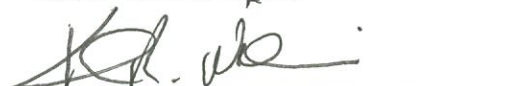
  
\_\_\_\_\_  
Cathy Chilcote, Director

  
\_\_\_\_\_  
Antonio Sosa, Director

  
\_\_\_\_\_  
Renee Mauzy, Director

  
\_\_\_\_\_  
Sandra Tenorio, Director

XX  
  
\_\_\_\_\_  
Rachel Najera, Director

  
\_\_\_\_\_  
Kenneth Williams, Director

XX

\_\_\_\_\_  
Lisa Saucedo, Director