

Bastrop Economic Development Corporation
Board of Directors – Meeting Minutes
September 25, 2024



The Bastrop Economic Development Corporation (BEDC) met on Wednesday, September 25, 2024, at 5:00 p.m. for a Regular Board Meeting at Bastrop City Hall, 1311 Chestnut Street. Board members present: Ron Spencer, Connie Schroeder, Frank Urbanek, Cheryl Lee, John Kirkland and Amberley Palmer. Staff members present: Interim Executive Director Sylvia Carrillo-Trevino and Angela Ryan. BEDC attorney Charles Zech was also in attendance.

1. CALL TO ORDER – Board Chair Spencer called the meeting to order at 5:00 p.m.

2. PUBLIC COMMENT(S) – There were no public comments.

3. DIRECTOR'S REPORT

3.A. Provide an update to the Bastrop Economic Development Corporation (BEDC) Board regarding changes to the Navis Consulting contract. Ms. Carrillo gave an update about a change in the point of contact for the consulting company.

3.B. Provide an update to the BEDC Board on the sports complex feasibility study and a potential visit by Hunden Partners on October 8, 2024. Ms. Carrillo said that Hunden would be making an onsite visit on October 8th as part of the feasibility study.

4. REGULAR BUSINESS & PRESENTATIONS

4.A. Approval of meeting minutes from Regular BEDC Board Meeting of August 26, 2024. Ms. Lee made the motion to approve the minutes as submitted, Ms. Palmer seconded, and the motion passed.

4.B. Receive financial report for the period ending August 2024. CFO Edi McIlwain reviewed the financial report with the Board, including an explanation about the Intersection Improvement Study that the Board had previously asked about.

4.C. Consider and act on giving E&M Properties official notice of the intend to not renew the lease at the current BEDC office effective October 1, 2024. Ms. Schroeder made the motion to give official notice to E&M Properties as soon as possible that the BEDC will not be renewing their lease. Mr. Kirkland seconded, and the motion passed.

5. EXECUTIVE SESSION

5.A. At 5:26 p.m., the Bastrop EDC Board of Directors met in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

- (1) Section 551.087 Economic Development Negotiations regarding Project Electric Lion
- (2) Section 551.071 Consultation with Attorney regarding the potential termination of the Performance Agreement with Project Fiesta (aka Coltzin, LLC)
- (3) Section 551.071 Consultation with Attorney regarding the Performance Agreement with Moca Ventures Nebraska, LLC
- (4) Section 551.071 Consultation with Attorney; Section 551.087 Economic Development Negotiations; and Section 551.072 Deliberation regarding real property regarding LS Electric, a property owner in the Bastrop Business and Industrial Park.
- (5) Section 551.087 Economic Development Negotiations to deliberate offer of financial incentive to BRP EAST, L.P.

5.B. At 6:32 p.m., the Bastrop EDC Board of Directors reconvened into open session to discuss, consider and/or take any action necessary related to the executive sessions noted herein. No action was taken.

6. **ADJOURNMENT** – Ms. Schroeder made the motion to adjourn the meeting and Ms. Lee seconded. The meeting was adjourned at 6:32 p.m.

APPROVED: 
Ron Spencer, Board Chair

ATTEST: 
Angela Ryan, Operations Manager