



**NOTICE OF MEETING OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION OF
THE CITY OF BURNET, TEXAS**

Notice is hereby given that a Regular Meeting of the **Burnet Economic Development Corporation** of the City of Burnet, Texas will be held on **Tuesday, October 15, 2024 at 3:00 PM** located at the 2402 S. Water Street (Hwy 281 South, Burnet Municipal Airport) Burnet, TX, at which time the following subjects will be discussed, to wit:

This notice is posted pursuant to the Texas Government Code, Chapter §551-Open Meetings.

1. CALL TO ORDER:

2. CONSENT AGENDA:

1. Approval of the October 1, 2024 Special Meeting Minutes

3. ACTION ITEMS:

1. Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park
2. Discuss and consider action: Related to the potential sale of all or portions of Eastside Commercial Park located on Highway 29 East
3. Discuss and consider action: Related to the potential sale of all or portions of 118 E. Polk Street (Old Bealls Building) and 102 E. Polk Street (Kroeger Strip Center)
4. Discuss and consider action: Coke Street Re-Alignment Project
5. Discuss and consider action: Request for assistance with revitalization of 101 E. Jackson
6. Discuss and consider action: Burnet Community Coalition

4. CONVENE TO EXECUTIVE SESSION:

5. RECONVENE TO REGULAR SESSION FOR POSSIBLE ACTION:

6. REQUESTS FROM BEDC FOR FUTURE REPORTS:

7. ADJOURN:

Dated this 4th day of October 2024

I, the undersigned authority, do hereby certify that the above NOTICE OF MEETING of the Burnet Economic Development Corporation, is a true and correct copy of said NOTICE and that I posted a true and correct copy of said NOTICE on the bulletin board, in the City Hall of said City, BURNET, TEXAS, a place convenient and readily accessible to the general public at all times, and said NOTICE was posted on October 4, 2024 at or before 5 o'clock p.m. and remained posted continuously for at least 72 hours preceding the scheduled time of said Meeting.

Maria Gonzales, City Secretary

NOTICE OF ASSISTANCE AT THE PUBLIC MEETINGS:

The City Council Chamber is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services, such as interpreters for persons who are deaf or hearing impaired, readers, or large print, are requested to contact the City Secretary's office (512.756.6093) at least two working days prior to the meeting. Requests for information may be emailed to the City Secretary at citysecretary@cityofburnet.com.

RIGHT TO ENTER INTO EXECUTIVE SESSION:

The Board of Directors for the Burnet Economic Development Corporation reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed above, as authorized by Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberations about Gifts and Donations), 551.074 (Personnel Matters), 551.076 (Deliberations about Security Devices) and 551.087 (Economic Development)



Meeting Date

October 15, 2024

Consent Agenda

Approval of the October 1, 2024 Special Meeting Minutes

STATE OF TEXAS {}
COUNTY OF BURNET {}

On this the 1st day of October 2024, the Burnet Economic Development Corporation of the City of Burnet convened in Special Session, at 3:00 p.m., at the Burnet City Council Chambers, 2402 S. Water Street, Burnet, with the following members present, to-wit:

Board Members: Cary Johnson, David Vaughn, Philip Thurman, Ricky Langley, Keith McBurnett, and Josh Milam

Guests: Angie Beyer

CALL TO ORDER: The meeting was called to order by Board President Cary Johnson at 3:00 p.m. and a quorum was established.

CONSENT AGENDA:

Approval of the September 17, 2024, BEDC Regular Meeting minutes: Board Member David Vaughn moved to approve the consent agenda as presented. Board Member Philip Thurman seconded. The motion carried unanimously.

ACTION ITEMS:

Discuss and consider action: A RESOLUTION OF THE BOARD OF DIRECTORS OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION AUTHORIZING THE SALE OF REAL PROPERTY LOCATED AT 229 SOUTH PIERCE STREET BURNET, TEXAS, TO BURTEX HOLDINGS, LLC: Board Member Philip Thurman made a motion to authorize resolution BEDC R2024-04 as presented. Board Member David Vaughn seconded the motion. The motion carried unanimously.

Discuss and consider action: A RESOLUTION OF THE BURNET ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF BURNET, TEXAS AUTHORIZING REIMBURSEMENT OF THE CONSTRUCTION INCENTIVE AND OVERPAYMENT TO SEA MOUNTAIN VENTURES, LLC FOR THE NEW TRACTOR SUPPLY STORE: Board Member Keith McBurnett made a motion to approve resolution BEDC R2024-05 as presented. Board Member Philip Thurman seconded the motion. The motion carried unanimously.

Discuss and consider action: Goals, priorities, and upcoming projects for the EDC: Board Member Philip Thurman discussed with the Board possible options regarding 301 S. Main Street, formerly known as Flights. Building owner, Phil Cordova, has the building up for sale. The Board discussed whether this is a project that the EDC could undertake at this time. Board Member Thurman is going to reach out to Mr. Cordova to gather further information.

Discuss and consider action: Purchase of 236 S. Main Street: No action taken.

Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park: Board Member David Vaughn reported that the hotel has submitted their building plans for review. No action taken.

Discuss and consider action: Related to the potential sale of all or portions of Eastside Commercial Park located on Highway 29 East: No updates provided. No action taken.

Discuss and consider action: Related to the potential sale of all or portions of 118 E. Polk Street (Old Bealls Building) and 102 E. Polk Street (Kroeger Strip Center): Board Member David Vaughn reported there has been a request as to whether the Board would consider subdividing the property. The Board indicated they are willing to consider that option if necessary. No action was taken.

Discuss and consider action: Related to the Coke Street Re-Alignment Project: Mr. Vaughn informed the Board that TXDOT has determined that a stoplight will not be placed at that

intersection due to their requirements that stoplights must be placed at a minimum of 1/2 mile interval from other stoplights. No action taken.

Discuss and consider action: Related to the findings of the Burnet Community Coalition: No action taken.

ADJOURN TO EXECUTIVE SESSION: None.

The Board of Directors of the Burnet Economic Development Corporation shall convene in executive session to:

4.1) Pursuant to Section 551.072 Texas Government Code deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for property located at 236 South Main St., Burnet: D. Vaughn

REQUESTS FROM BEDC FOR FUTURE REPORTS: None.

ADJOURN: There being no further business, a motion to adjourn was made by Board Member Ricky Langley at 4:20 p.m. and seconded by Board Member Philip Thurman. The motion carried unanimously.

ATTEST:

Cary Johnson, President
Burnet Economic Development Corporation

Maria Gonzales, City Secretary



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Related to the potential sale of all or portions of Eastside Commercial Park located on Highway 29 East

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Related to the potential sale of all or portions of 118 E. Polk Street (Old Bealls Building) and 102 E. Polk Street (Kroeger Strip Center)

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Coke Street Re-Alignment Project

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Request for assistance with revitalization of 101 E. Jackson

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.



Item Brief

Meeting Date

October 15, 2024

Agenda Item

Discuss and consider action: Burnet Community Coalition

Information

To be presented at the meeting.

Fiscal Impact

Recommendation

To be determined by the Board.