

**MINUTES
JACKSBORO ECONOMIC DEVELOPMENT CORPORATION
REGULAR MEETING
MONDAY, DECEMBER 5, 2022**

On Monday December 5, 2022 the Board of the Jacksboro Economic Development Corporation met for a Regular Meeting as prescribed by V.T.C.S., Government Code. President Robinson declared a quorum present and called the meeting to order at 5:30 p.m. The following voting members were in attendance: Vice President Jerry Graybill; Secretary Starla Sanders; Director Bryan Bumpas; Director Kalyn Qualls and Director Dr. Peter Armstrong. Director and Treasurer Brad Bouldin was absent. Also in attendance were incoming director Blain Ramage and Brenda Tarpley, JEDC Executive Director.

**1) BOARD TO REVIEW, CONSIDER, AND OR TAKE ACTION CONCERNING
APPROVAL OF THE CONSENT AGENDA:**

The Consent Agenda will be acted upon in one motion and contains items which are routine and typically noncontroversial. Items may be removed from this agenda for individual discussion by a Board Member, the Executive Director or any citizen. The Presiding Officer will establish time limits based upon the number of speaker requests.

Discussion was held and it was determined to address the Consent Agenda Items individually.

**a) APPROVAL OF THE MINUTES OF THE NOVEMBER 7th, 2022 BOARD
MEETING**

Director Peter Armstrong moved to approve the November 7, 2022 JEDC Board Meeting Minutes as presented.

Director Bryan Bumpas seconded the motion.

Motion carried: 5-0

b) JEDC FINANCIAL REPORTS FROM OCTOBER 2022

Director Peter Armstrong moved to table the October 2022 Financial Reports to allow time for clarification.

Director Kalyn Qualls seconded the motion.

Motion carried: 5-0

c) JEDC FINANCIAL REPORT FOR 2022 LOGIC ACCOUNT

Director Peter Armstrong moved to approve the Financial Report for 2022 Logic Account as presented.

Director Kalyn Qualls seconded the motion.

Motion carried: 5-0

2) PRESENTATIONS

BOARD TO RECEIVE PRESENTATION AND DISCUSS

**a) POTENTIAL STATE OF TEXAS/FORT RICHARDSON, JACK COUNTY, CITY
OF JACKSBORO AND JEDC INITIATIVE**

City Manager Michael Smith and Fort Richardson State Park and Historic Site Ranger Robert Frie addressed the Board regarding a potential tourism project for the Fort's trail. Suggestions were made to begin to market the land along the trail as commercial lots to entice retailers and restaurateurs to develop the area into a walking attraction.

Some possible setbacks could include the acquisition of private-owned land adjacent to that owned by the City and leased by the Texas Department of Wildlife that would provide lots deep enough for development.

Discussion was held.

The Board expressed their interest in additional details.

b) POTENTIAL FORMATION OF TOURISM COMMITTEE

Executive Director Brenda Tarpley addressed the Board regarding the potential of developing an area tourism committee, being comprised of all taxing entities; all area tourism organizations/entities; the Chamber of Commerce and area citizens. The purpose of this committee would be to focus on area tourism attractions and events and to research methods of better coordinated marketing and promotions.

Discussion was held.

The Board expressed interest in additional details.

3) BOARD TO REVIEW, CONSIDER AND OR TAKE ACTION CONCERNING RESOLUTIONS:

a) RESOLUTION 2022-001 SIGNATORY AUTHORIZATION RESOLUTION FOR JACKSBORO NATIONAL BANK ACCOUNTS

Discussion was held.

Director Peter Armstrong moved to approve the passing of Resolution 2022-001 Signatory Authorization for Greg Robinson, Blaine Ramage and Brad Bouldin for Jacksboro National Bank Accounts.

Director Jerry Graybill seconded the motion.

Motion carried: 6-0

b) RESOLUTION 2022-002 SIGNATORY AUTHORIZATION RESOLUTION FOR APPLICATION FOR JACKSBORO NATIONAL BANK CORPORATE CREDIT CARD

Discussion was held.

Director Peter Armstrong moved to approve the passing of Resolution 2022-002 Signatory Authorization for application for Jacksboro National Bank Corporate Credit Card.

Director Bryan Bumpas seconded the motion.

Motion carried: 6-0

c) RESOLUTION 2022-003 SIGNATORY AUTHORIZATION RESOLUTION FOR LOGIC ACCOUNTS

Discussion was held.

Director Peter Armstrong moved to approve the passing of Resolution 2022-003 Signatory Authorization Signatory Authorization Greg Robinson, Blaine Ramage and Brad Bouldin for application for LOGIC Accounts.

Director Kalyn Qualls seconded the motion.

Motion carried: 6-0

4) BOARD TO REVIEW, CONSIDER AND OR TAKE ACTION REGARDING REQUESTED DONATION FROM CITY OF JACKSBORO FIRE DEPARTMENT FOR FIREUP PROGRAM

Discussion was held.

No action was taken.

5) CLOSED MEETING.

After determining that a quorum is present and convening in an open meeting, the JEDC board will convene in Closed Meeting of the Jacksboro Economic Development Corporation of Jacksboro, Texas on December 5th, 2022, at G T & Depot, 302 S. Main, Jacksboro, Texas, at which time the following items will be considered.

CLOSED MEETING PURSUANT TO CHAPTER §551, TEXAS LOCAL GOVERNMENT CODE V.T.C.S. (OPEN MEETINGS LAW), IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN SECTION §551.071 (CONSULTATION WITH ATTORNEY), SECTION §551.072 (DELIBERATIONS ABOUT REAL PROPERTY), SECTION §551.073 (DELIBERATIONS ABOUT GIFTS AND DONATIONS), SECTION §551.074 (PERSONNEL MATTERS), §551.076 (DELIBERATIONS ABOUT SECURITY DEVICES), AND §551.087 (ECONOMIC DEVELOPMENT).

President Robinson moved the meeting into closed session at 6:20pm

A. DELIBERATIONS REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS (§551.087, TX GOV'T CODE) AND DELIBERATION REGARDING REAL PROPERTY (§551.072, TX GOV'T CODE)

1. LUMAR LOTS

2. NEW PROSPECT

President Robinson reconvened the meeting into open session at 6:39 pm

6) CONSIDER ANY OFFICIAL ACTION ON THE CLOSED MEETING ITEMS:

A. DELIBERATIONS REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS (§551.087, TX GOV'T CODE) AND DELIBERATION REGARDING REAL PROPERTY (§551.072, TX GOV'T CODE)

1. LUMAR LOTS

2. NEW PROSPECT

Director Bryan Bumpas set the purchase price at \$100,000 per lot 2F and 3R and set a 2 year performance agreement.

Director Jerry Graybill seconded motion.

Motion carried 6-0

7) BOARD TO REVIEW, CONSIDER AND OR TAKE ACTION CONCERNING APPROVAL OF EXPENDITURES

These items were brought before the Board for consideration as the JEDC Director does not yet have signing authority on the JEDC accounts.

a) IT ISSUES AND POTENTIAL IT SERVICE CONTRACT – MIKE NELSON

Discussion was held.

The Board directed staff to bring final IT Service Contract to January meeting for consideration.

b) REPLACEMENT OF MEETING CHAIRS

c) MEMBERSHIPS

i) TEDC \$525/YEAR

ii) ASSOCIATION OF RURAL COMMUNITIES IN TEXAS (ARCIT)

iii) BUSINESS RETENTION AND EXPANSION INTERNATIONAL (BREI)

iv) TEXAS DOWNTOWN ASSOCIATION (TDA) \$350/YEAR

v) TEXAS FORTS TRAIL

vi) SOUTHERN ECONOMIC DEVELOPMENT COUNCIL (SEDC) \$300/YEAR

d) TRAINING

i) REIMBURSEMENT TO EXECUTIVE DIRECTOR FOR TRAINING AND LODGING EXPENSES INCURRED FOR BASIC ECONOMIC

DEVELOPMENT COURSE TRAINING TAKEN OCTOBER 31-NOVEMBER 3 IN RICHARDSON, TEXAS.

Discussion was held collectively for Agenda Items 7b, 7c and 7d.

Director Peter Armstrong moved to approve all expenditures as stated in Agenda Items 7b, 7c and 7d for Meeting Chairs, Memberships, and Training.

Director Jerry Graybill seconded the motion.

Motion carried: 6-0

8) BOARD TO DISCUSS POTENTIAL DATE CHANGE FOR JANUARY 2023 MEETING

Discussion was held.

Board collectively agreed to setting Tuesday, January 10, 2023 as the January 2023 meeting date due to conflicting holiday date of January 1, 2023.

9) EXECUTIVE DIRECTOR UPDATES

a) CURRENT PROJECTS UPDATES

- i) STAR G MULTI**
- ii) CASA TIERRA**
- iii) CLASSIC BEEF**
- iv) EDA GRANT**
- v) NERI'S**

Updates were provided.

No action necessary.

b) PAYROLL PROCESSING THROUGH CITY OF JACKSBORO

Updates were provided.

No action necessary.

c) GT&W DEPOT MAINTENANCE & REPAIRS NEEDS LIST AS REQUESTED BY CITY OF JACKSBORO

- i) LIST BEING CREATED AT THE REQUEST OF THE CITY**
- ii) PLUMBING REPAIRS**
- iii) POTENTIAL APPLICATION INTO ONCOR'S RETROFITTING GRANT PROGRAM FOR REPLACEMENT LIGHTING THROUGHOUT THE BUILDING**
- iv) FLAG AND FLAG POLE LIGHTING**

Discussion was held.

The Board directed staff to move forward with coordinating with the City of the necessary repairs of the GT&W Depot Building and directed staff to find a solution to relight the flag pole so a flag can be flown as intended by doner Paula Williams in honor of John R Williams.

TEDC: HOW TO DRIVE ECONOMIC DEVELOPMENT THROUGH COMMUNITY CENTERED EVENTS – VIRTUAL – WEDNESDAY, DECEMBER 7, 2022 10:30 AM – 12:00 PM

Discussion was held.
No action necessary.

- d) BOARD TO REVIEW, CONSIDER AND OR TAKE ACTION REGARDING OFFICIAL REFORMATTING OF OFFICIAL RECORD DOCUMENTS:**
 - i) MEETING AGENDAS**
 - ii) MEETING MINUTES**
 - iii) EXECUTIVE SESSION CERTIFIED AGENDA**

Discussion was held.
The Board directed staff to move forward with the reformatting.

10)ANNOUNCEMENTS

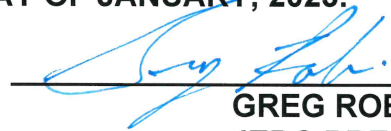
- a) BYLAWS WORKSHOP JANUARY 2, 2023**
- b) JEDC BOARD OF DIRECTORS MEETING – MONDAY, JANUARY 2, 2023 @ 5:30PM**
- c) APPRECIATION OF SERVICE PLAQUE PRESENTATIONS TO BRYAN BUMPAS AND JERRY GRAYBILL**

Announcements were made.
Acknowledgement of years of service and appreciation of their JEDC historic knowledge and professional expertise was expressed to retiring Director Bryan Bumpas and retiring Director Jerry Graybill. Presentation of service appreciation plaques were made.
No action necessary.

11)ADJOURNMENT.

Director Bryan Bumpas moved to adjourn at 7:23pm.
Director Jerry Graybill seconded the motion.
Motion carried: 6-0

APPROVED BY THE BOARD OF DIRECTORS OF THE JACKSBORO ECONOMIC DEVELOPMENT CORPORATION ON THE 11th DAY OF JANUARY, 2023.



GREG ROBINSON
JEDC PRESIDENT

ATTEST:



STARLA SANDERS
JEDC SECRETARY