

**SPECIAL MEETING OF THE CITY OF RED OAK
INDUSTRIAL DEVELOPMENT CORPORATION
TUESDAY, SEPTEMBER 3, 2019 – 6:00 PM
200 LAKEVIEW PARKWAY
RED OAK, TEXAS 75154**

MINUTES

I. CALL TO ORDER

President Goodwyn called the meeting to order at 6:04 p.m. He confirmed that a quorum was present.

Board Members Present:

Ben Goodwyn, President
Casey Hargrove, Secretary
Alan Hugley, Member

Staff Present:

Mark L. Stanfill, Mayor
Todd Fuller, City Manager
Lee McCleary, Director of Economic Development

Board Members Absent:

Weylan McAnally, Vice President
David Wells, Treasurer

II. NEW BUSINESS

- A. Consider approving the minutes of the August 19, 2019, Special Meeting of the Red Oak Industrial Development Corporation (ROIDC).

President Goodwyn read Agenda Item A into the record. Secretary Hargrove made the motion, seconded by Member Hugley, to accept the minutes as read. The motion carried unanimously.

- B. Discussion and possible action approving Amendment 1 to the existing IPO Contract by and between the Red Oak Industrial Development Corporation (ROIDC) and Westfall Engineering, PLLC; expenditure in an amount not to exceed \$85,000; and, authorizing the President of the ROIDC to execute the same on behalf of the ROIDC.

President Goodwyn read Agenda Item B into the record. City Manager Fuller gave a detailed explanation of the agenda item. City Manager Fuller and the Directors briefly discussed this agenda item.

Secretary Hargrove made the motion, seconded by Member Hugley, to approve amendment 1 to the existing IPO Contract by and between the ROIDC and Westfall Engineering, PLLC for an expenditure in an amount not to exceed \$85,000. The motion carried unanimously.

- C. Discussion and possible action approving the Grant Agreement by and between the Red Oak Industrial Development Corporation (ROIDC) and the Red Oak Pee Wee Football Association and expenditure in an amount not to exceed \$4,500.

President Goodwyn read Agenda Item C into the record. City Manager Fuller gave a detailed explanation of the agenda item. City Manager Fuller and the Directors briefly discussed this agenda item.

Member Hugley made the motion, seconded by Secretary Hargrove, to approve a Grant Agreement by and between the ROIDC and the Red Oak Pee Wee Football Association in an amount not to exceed \$4,500.00. The motion was unanimous.

- D. Discussion and possible action approving Resolution No. 19-001R, adopting the proposed Red Oak Industrial Development Corporation (ROIDC) Budget for FY 2019-2020.

President Goodwyn read Agenda Item D into the record. City Manager Fuller gave a detailed explanation of the agenda item. City Manager Fuller and the Directors briefly discussed this agenda item.

Secretary Hargrove made the motion, seconded by Member Hugley, to approve Resolution No. 19-001R adopting the proposed ROIDC Budget for Fiscal Year 2019-2020. The motion was unanimous.

- E. Discussion and possible action concerning approving Administrative Services Agreement with the City of Red Oak to provide administrative services to the Red Oak Industrial Development Corporation (ROIDC) for FY 2019-2020.

President Goodwyn read Agenda Item E into the record. City Manager Fuller gave a detailed explanation of the agenda item. City Manager Fuller and the Directors briefly discussed this agenda item.

Member Hugley made the motion, seconded by Secretary Hargrove, to approve the Administrative Services Agreement with the City of Red Oak to provide administrative services to the ROIDC for Fiscal Year 2019-2020. The motion was unanimous.

III. EXECUTIVE SESSION

Section 551.071: As authorized by Chapter 551 of the Texas Government Code, the City of Red Oak Industrial Development Corporation ("ROIDC") reserves the right to adjourn into Executive Session at any time during the course of this meeting to seek legal advice from the Corporate Attorney about any matters listed on the agenda.

A. §551.087 – Deliberations Regarding Economic Development Negotiations

1. Discuss or deliberate regarding commercial or financial information from a business prospect that seeks to locate, stay or expand in the City of Red Oak.
2. Discuss or deliberate an offer, if any, with such business prospect.

B. §551.072 – Deliberations Regarding the Purchase, Exchange, Lease, or Value of Real Property

1. Discuss or deliberate acquisition, sale and/or exchange of Real Properties generally located east of I-35E, west of SH 342, north of FM 664/Ovilla Road, and south of the Ellis County line, Red Oak, Texas.

IV. CONVENE INTO EXECUTIVE SESSION – President Goodwyn opened the board into Executive Session at 6:12 p.m. He invited Mayor Mark Stanfill, Todd Fuller and Lee McCleary into Executive Session.

V. RECONVENE INTO REGULAR SESSION – President Goodwyn reconvened the Board into Open Session at 6:40 p.m. The following action was taken:

Secretary Hargrove made the motion, seconded by Member Hugley, to approve the Inspection Agreement between the ROIDC and H & H Capital Acquisitions, LLC, for a site

analysis, and authorize the President to execute on behalf of the ROIDC. The motion carried unanimously.

IV. ADJOURNMENT

Member Hugley made the motion, seconded by Secretary Hargrove, to adjourn the meeting at 6:41 p.m. The motion carried unanimously.

Submitted by:  Attested: 
Ben Goodwyn, President Casey Hargrove, Secretary