

July 15, 2019  
Perk & Brew – 11:30 AM  
210 W. Grand Ave

REGULAR MEETING OF THE YOAKUM ECONOMIC DEVELOPMENT  
CORPORATION BOARD OF DIRECTORS

PRESENT: Gery Maneth.....President  
Anita R. Rodriguez.....Vice-President  
Arthur Hermann.....Secretary  
Elorine Sitka.....Director  
Tommy Barre.....Director  
Whitney Boone.....Director  
Zenith Stevens.....Director  
Kevin M. Coleman.....City Manager  
Chuck Dart.....Director of Economic Development  
Theresa A. Bowe.....City Clerk

ABSENT: None

President Maneth called the meeting to order at 11:30 AM.

Motion by Director Sitka to adopt the minutes of the meeting of June 17, 2019 as presented. Second was made by Director Boone and motion carried unanimously.

Information was presented for the YEDC Financial Report from City Manager Coleman. After review and discussion, Director Hermann made a motion to accept the Financial Report as presented. Motion was seconded by Director Rodriguez and carried unanimously.

The July Sales Tax Comparison Report was presented for review and discussion was held.

The Board continued the meeting in a walking tour of the downtown area, touring the Bulot building to review the renovations and continued to review potential sidewalk renovations along Lott Street. Consensus of the Board was to begin where the previous renovations stopped and proceed north on Lott Street along both sides as far as grant funds would allow. Discussion was held regarding loading zones for area businesses. Information was presented regarding Americans with Disabilities Act compliance. Letters of agreement from property owners may be required for the grant application.

The Board re-assembled at the City Hall Conference Room at 808 Hwy 77A South to continue the meeting. A Retail Grant Application from Bliss Med Spa located at 420 Lott Street was presented for consideration. A previous grant had been provided for the property owner for renovations to the building. Discussion was held regarding the extent of the renovations made through the previous grant. The applicant is requesting assistance to provide counter space, vanities, a reception desk and other items unique to the current grant request that had not been included previously. After review and discussion, Director Sitka made a motion to approve the grant request in an amount not to exceed \$4,800 contingent upon previous grant funding items being completed including HVAC, plumbing, and cabinets. Second was made by Director Hermann and motion carried unanimously.

Review and discussion was held of the proposed 2019-2020 Fiscal Year Budget. Projected revenues and expenses were outlined.

Under the Directors Report, DED Dart provided a written report including retail activity, publicity, downtown activity, small business activity, administrative activity, grants, tourism, workforce, and housing. Taqueria Vallarta plans to be opened by August 1st, and may be attempting to acquire additional property for parking; the Family Dollar building will be going up for sale, but will not affect the business; an update was provided on the National Register District – the application will be resubmitted with additional information requested which may require additional funding to the consultant; the Downtown Christmas Lighting project was reviewed – property owners along Lott Street expressed concern about the attachments to the buildings and potential damage; staff contacted other area cities that had acquired government buildings including Gonzales, however, those issues were unlike the situation with the US Army Reserve Armory in Yoakum. Additional research will be done and further information presented to the Board at a later date. Information regarding the Wayfinding Sign to local points of interest project was provided.

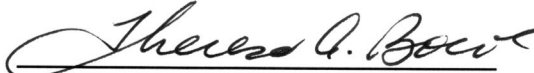
President Maneth announced that the meeting would enter into Executive Session at 1:06 PM to deliberate the appointment, employment, evaluation, and duties of the Director of Economic Development (V.T.C.A., Gov. Code, Sec. 551.074). The meeting re-opened to the public at 2:00 PM with no action resulting from Executive Session.

There being no further business, the meeting adjourned at 2:00 PM.



Gery B. Maneth  
President

ATTEST:



Theresa A. Bowe, City Clerk



July 26, 2019  
Conference Room – 8:00 AM  
City Hall

SPECIAL MEETING OF THE YOAKUM ECONOMIC DEVELOPMENT  
CORPORATION BOARD OF DIRECTORS


PRESENT: Gery Maneth..... President  
Anita R. Rodriguez ..... Vice-President  
Arthur Hermann..... Secretary  
Elorine Sitka..... Director  
Tommy Barre..... Director  
Whitney Boone..... Director  
Zenith Stevens..... Director  
Kevin M. Coleman..... City Manager  
Chuck Dart..... Director of Economic Development

ABSENT: Theresa A. Bowe ..... City Clerk

President Maneth called the meeting order at 8:04 AM and opened the meeting to the public. The Board entered into Executive Session to deliberate the appointment, employment, evaluation, and duties of the Director of Economic Development (V.T.C.A., Gov. Code, Sec. 551.074) at 8:04 AM.

The meeting re-opened to the public at 8:36 AM with no action resulting from Executive Session.

There being no further business, the meeting was adjourned at 8:36 AM.

  
Gery B. Maneth  
President

ATTEST:  
  
Theresa A. Bowe, City Clerk

