



REGULAR MEETING MINUTES

The City of Helotes Economic Development Corporation (EDC) Board of Directors met for a Regular Meeting on Wednesday, August 17, 2022 at 7:00 p.m., in the City Hall Council Chambers, 12951 Bandera Road, Helotes, Texas 78023. This was an open meeting, subject to the open meeting laws of the State of Texas.

Present:

<i>Board Members:</i>	Blaine Lopez, President	John Kodosky, Vice-President
	Melody Cooper, Secretary	Greg Hayden
	Melissa Benavides	Joel Lutz
	Jeff Felty	Marian Mendoza, Ex-Officio

Staff: Glenn Goolsby, Interim Executive Director

Absent:

1. Call to Order.

President Lopez called the meeting to order at 7:02 p.m.

PUBLIC HEARING:

- 2. Public Hearing on proposed Maintenance & Operating, Interest & Sinking, and Capital budgets for Fiscal Year Ending (FYE) 2023. Proposed EDC budgets include economic development "Projects," as defined by Texas Local Govt. Code Chapter 505 Type B Corporations. EDC FYE 2023 "Projects" include the following expenditures: Maintenance & Operating; Interest & Sinking (Debt Service); Reimbursement to City of Helotes for 2015 Certificate of Obligation Debt related to infrastructure projects that promoted, encouraged, and enhanced the creation of jobs and the expansion of the local sales and property tax base; Personnel & Benefits; Office Rental; Memberships; Audit Fees; Conferences, Workshops & Seminars; Legal & Financial Fees; Conceptual Design / Land Use Planning; Marketing; Special Event Marketing; Website(s) Development & Maintenance; Managed Services Agrmt. w/ City; Old Town Helotes Parking Lot Lease Agrmt.; Visitor Center; Land Acquisition; Ch. 380 Economic Development Agrmt. Reimbursements; Google 360 Tours; E-Commerce Accelerator Grant; Business Improvement Grant; Retailer & Tenant Improvement Grant; Targeted New Business Development Incentive; and Community Arts Grant Program.**

President Lopez opened the Public Hearing at 7:04 p.m., with no citizens signed up to speak the hearing was closed at 7:04 p.m.

OPEN SESSION:

3. Citizens to be heard.

The HEDC cannot discuss any presented issue, nor may any action be taken on any issue at this time (Attorney General Opinion JC-0169). Comments are limited to three (3) minutes, and this time is not transferable. Discussion by the HEDC of any item not on the Agenda shall be limited to statements of specific factual information given in response to any inquiry, a recitation of existing policy in response to any inquiry, and / or a proposal to place the item on a future HEDC Agenda.

Mayor Rich Whitehead spoke and commended the board for rising to overcome the many challenges during the past year and thanked the members for their service.

CONSENT AGENDA (ITEM NOS. 4 – 5):

All items marked with an asterisk (*) on the consent agenda were voted on as a group. Motion was made by Melody Cooper, second by Greg Hayden to approve Items 4 and 5 as written. Motion carried unanimously.

4. *Approval of the minutes of the Regular Meeting and Workshop Meeting dated July 17, 2022.

5. *Approval of the EDC Fiscal Year Ending (FYE) 2022 Revenue and Expense Report dated August 11, 2022.

COMMITTEE REPORTS:

6. Update from the Executive Committee meeting.

No update.

7. Update from the Finance Committee meeting.

No update.

8. Update from the Governance Committee meeting.

No update.

ITEMS FOR INDIVIDUAL CONSIDERATION:

9. Discussion of and action on approval of a Resolution for an Economic Development Agreement between the City of Helotes and Helotes Economic Development Corporation to assist with the repayment of debt services related to infrastructure projects associated with the Certificates of Obligation Series 2015 and authorizing the Interim Executive Director to take all necessary steps to implement the agreement.

Motion was made by Joel Lutz, second by John Kodosky to take action on the Item as written. Motion carried unanimously.

10. Discussion of and action on sponsoring interpretive signage for the Historical Society of Helotes.

Presentation was made by Alan Holmes on the importance of preserving the history of Old Town Helotes and educating the public through interpretive signs. The HSH is seeking funds to install 9 signs throughout OTH that will depict original photos of the structure with a short description.

Motion was made by John Kodosky, second by Greg Hayden to discuss and take action. President Lopez asked to amend the motion to expend \$5,000.00. Motion to amend was made by John Kodosky, second by Melissa Benavides to an amount not to exceed \$5,000.00. Motion carried, 6 ayes and 1 nay – Jeff Felty.

11. Discussion of and action on amending the matching funds requirement for the FYE 2022 Community Arts Grant.

Motion was made by John Kodosky, second by Greg Hayden to discuss and take action.

Glenn Goolsby presented a request from the approved artist for additional funding considerations, since the proposed art will be located on City right-of-way and owned by the HEDC.

Motion was made by John Kodosky, second by Melissa Benavides to amend the matching funds requirement from 50% to 75%. Motion carried unanimously.

12. Presentation of and discussion on the proposed FYE 2022-2023 HEDC Operating Budget.

Glenn Goolsby presented the FYE23 Operating Budget and highlighted changes from FYE22. No action was taken.

13. Discussion of and action on submitting letters of recommendation to City Council for the reappointment of Blaine Lopez, Melody Cooper, and Gregory Hayden to the Helotes Economic Development Corporation Board of Directors; as required by the HEDC Bylaws Article Two: Section 2.1(e).

Motion was made by Jeff Felty and second by John Kodosky to recommend reappointment of Blaine Lopez to the HEDC Board of Directors. Motion carried unanimously.

Motion was made by Jeff Felty and second by John Kodosky to recommend reappointment of Melody Cooper to the HEDC Board of Directors. Motion carried unanimously.

Motion was made by Jeff Felty and second by John Kodosky to recommend reappointment of Gregory Hayden to the HEDC Board of Directors. Motion carried unanimously.

Adjourn the regular meeting of the EDC Board of Directors.

President Lopez adjourned the meeting at 8:43 p.m.



Glenn Goolsby
Interim Executive Director