

CAMERON ECONOMIC DEVELOPMENT CORPORATION

November 20, 2024

Meeting Minutes

Board members present included President James Camp, Secretary Mike Zajicek, Kyle Deal, Nilesch Bhakta, Sara Kostroun, Vice President Carl Bradley, and Mayor Nathan Fuchs. City Manager Ricky Tow City; Citizen Lekethia Sims and Ginger Watkins.

1. Call to order.

President James Camp called the meeting to order at 3:30pm noting that a quorum was present.

2. Public Comments.

Mr. Camp asked for public comments. Mrs. Sims addressed the board sharing her concerns regarding the steep drop off in their front yard created by the road project on Adams Avenue. The way her yard was, is not the way it is today. They are not happy with the way the yard looks. It was not put back the way it was. The (silt) fence killed her grass. She and her husband expressed their concerns about the hazards of the steep incline and asked for a remedy. She also said that her house was shaken by the road work and that they will be seeking input from a foundation company. They have already had their house leveled. Mrs. Sims asked to be notified of when the final walk through would be. Ginger Watkins will notify her.

3. Discuss and take action on current financials.

Mike Zajicek reviewed the financials for October 31, 2024. There is \$850,732 in CDs with \$78,000 in the checking account. No Change in the assets. The long-term liabilities are still \$705,000. The P&L Budget vs actual is one month so it is not going to tell a lot. Mr. Camp asked if we could set up a plan to start turning on the Christmas lights before Thanksgiving. Mayor Fuchs said that the City will track the electricity cost this year to see what it costs weekly. Mr. Tow said that it costs about \$120 per week for electricity. Mr. Zajicek noted that the October statement shows bills for the airshow. The bottom of page 8 is the CDs. Page 9 is graph of the sales tax. Mayor Nathan Fuchs moved to approve the current financials. Kyle Deal seconded the motion. The motion carried 7 -0.

4. Discuss and possibly take action on FY 2023 -2024 Year End Financial Reports.

The CEDC ended the year with \$939,000 in the bank in both CD and the checking account. No asset change and the liabilities are consistent. P&L Budget versus actual for the year was \$27,434 under budget. The list of bank transactions is the same that we have looked at during each meeting. Nilesch Bhakta moved to approve the FY2023-2024 financial reports. Kyle Deal seconded the motion. The motion carried 7 -0.

5. Review and approve minutes from the meeting held on September 20, 2024.

Mayor Nathan Fuchs moved to approve the minutes as presented. Sara Kostroun seconded the motion. The motion carried 7 - 0.

6. Discuss and possibly take action on the 08-01-05488 EDA Grant project and final expenditures.

Mike Zajicek thinks we need to show good faith to the City and possibly cover the administrative expenses of about \$11,000. Mr. Camp asked if we could work together on a seal coat for the rest of Adams. Mayor Fuchs said that the streets list will be done in January. Do we have before pictures of Adams Avenue? No, engineering did not specifically take pictures before. We may need to find before images on google. The west side of Adams Avenue is the same ROW. The road was lowered about 4' in front of the Sims home. When you are at 3rd street you can see their culvert. Between the Sims and the 1st driveway at the quick lube there is not enough room to clean up the ditch between the two driveways. Utility poles are in our ROW. The slit fence in front of the Sims house was inside the ROW not on their property. The board took no action in favor of learning more after the engineering walk through.

7. Discuss and possibly take action on the 2025 Raise Grant Application.

Mr. Tow submitted the Grant application for Round 1 of the 2025 funding review. For Round 1 we were advised in the debrief to contact our Senators and Congressman to advocate for funding. We have connected with Senator Cruz, and Cornyn but have not heard back from Congressman Sessions' office. Nilesh Bhakta said he would call Mr. Sessions. No action taken.

8. Discuss the status of the tourism coordinator position.

Mr. Tow reported that an offered to one candidate was tentatively accepted with a potential start date the 2nd week in December.

9. Convene into executive session.

President James Camp convened the board into executive session pursuant to Chapter 551.087 to discuss economic development negotiations regarding Project 2023-05-26 Brian, Project 2023-08-03 Cesar Project 2024-04-10 John, Project 2023-06-10 Jason, Project 2022-09-15 Kyle, Project 2024-04-03 Josh, Project Barrel Bolt and to Chapter 551.072 to discuss real property negotiations at 4:13pm.

10. Reconvene into public session.

Mr. Camp reconvened the board into public session at 4:33pm with no action taken.

11. Board member comments.

There were no board member comments.

12. Adjourn.

Mayor Fuchs moved to adjourn. Kyle Deal seconded the motion. The motion carried 7 – 0. Meeting adjourned at 4:34pm.