



AGENDA
ALLEN COMMUNITY DEVELOPMENT CORPORATION
REGULAR BOARD MEETING
TUESDAY, NOVEMBER 15, 2022 - 7:00 P.M.
COUNCIL CONFERENCE ROOM
ALLEN CITY HALL
305 CENTURY PARKWAY
ALLEN, TEXAS 75013

- 1) Call to Order and Announce a Quorum is Present.
- 2) Approve Minutes of the October 17, 2022, Meeting
- 3) Approve Minutes of the October 27, 2022, Joint Meeting with the Allen City Council.
- 4) Executive Session.
As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed Executive Session for the purpose of seeking confidential legal advice from the City Attorney on any agenda item listed herein.

Economic Development Deliberations Pursuant to Section 551.087 of the Texas Government Code for Discussion of Potential Economic Grant for CUTX Event Center Talent Acquisition.
- 5) Reconvene and Take Action on Items Resulting from Executive Session.
- 6) Conduct a Public Hearing on Proposed Project for FY2022-2023 totaling \$10,000.
 - a) A proposal authorizing up to \$10,000 for Promotional Nights with Sport Tenants at Credit Union of Texas Event Center
- 7) Motion to Cancel the December 19, 2022, Allen Community Development Corporation Board of Directors Meeting.
- 8) Update from Joint Meeting with the Allen City Council on October 27, 2022.
- 9) Receive Update from Staff on Proposed Projects by Boardmembers from the August 15, 2022, meeting.
- 10) Staff Reports.
 - a) Quarterly Financial Reports
 - b) Sales Tax Report.

Community Development Corporation

November 15, 2022

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- c) Project Timeline Report.
- d) Update on CUTX Event Center Programming.

11) Adjourn.

This notice was posted at Allen City Hall, 305 Century Parkway, Allen, Texas, at a place convenient and readily accessible to the public at all times. Said notice was posted on Friday, November 11, 2022, at 5:00 p.m.

Shelley B. George, City Secretary

Allen City Hall is wheelchair accessible. Access to the building and special parking are available at the entrance facing Century Parkway. Requests for sign interpreters or special services must be received forty-eight (48) hours prior to the meeting time by calling the City Secretary at 214-509-4105.

**ALLEN COMMUNITY DEVELOPMENT CORPORATION
REGULAR MEETING
MINUTES
OCTOBER 17, 2022**

Board of Directors:

Tommy Baril, President
Matthew Foster, Vice-President
Stacy Gonzales, Secretary
Ron Alexander
Shahmeen Khan
Ben Trahan
Antoinette Vincent

City Staff:

Rebecca Vice, Assistant City Manager
Kate Meacham, Director of Parks and Recreation
Teresa Warren, Director of Public and Media Relations
Karen Cromwell, Convention and Visitors Bureau Director
Bill Herman, General Manager
Jennifer Robinson, Strategic Projects Manager

1) Call to Order and Announce a Quorum is Present.

With a quorum of the Allen Community Development Corporation Board present, President Baril called the Meeting to order at 7:00 p.m. on Monday, October 17, 2022, in the Council Conference Room of Allen City Hall, 305 Century Parkway, Allen, Texas.

2) Conduct Election of Officers for FY2022-23.

President Baril opened the floor for nominations of President, Vice-President and Secretary. The following motions were presented:

Motion: Upon a motion by Board Member Gonzales and a second by Board Member Alexander, the Board voted seven (7) for and none (0) opposed to approve the nomination of Tommy Baril for President. The motion carried.

Motion: Upon a motion by Board Member Khan and a second by Board Member Trahan, the Board voted seven (7) for and none (0) opposed to approve the nomination of Matthew Foster for Vice-President. The motion carried.

Motion: Upon a motion by Board Member Vincent and a second by Board Member Foster, the Board voted seven (7) for and none (0) opposed to approve the nomination of Stacy Gonzales for Secretary. The motion carried.

3) Approve Minutes of the September 19, 2022, Meeting.

Motion: Upon a motion by Secretary Khan and a second by Vice-President Foster, the Board voted seven (7) for and none (0) opposed to approve the minutes of the September 19, 2022, meeting as presented. The motion carried.

- 4) **Conduct a Public Hearing on Proposed Projects for FY2022-2023 totaling \$2,186,270.**
 - a) **A proposal authorizing up to \$1,500,000 of Sales Tax Revenue for Chicken N Pickle;**
 - b) **A proposal authorizing up to \$500,000 of Sales Tax Revenue for High Five;**
 - c) **A proposal authorizing up \$186,270 of Sales Tax Revenue for Improved Public Access/Misc (Connemara Conservancy)**

President Baril opened the public hearing for this agenda item and asked anyone wishing to speak for or against these items to do so at this time.

With no one speaking, President Baril closed the public hearing.

- 5) **Discuss and Consider Approval of a FY2022-23 Project for Promotional Nights with Sport Tenants at Credit Union of Texas Event Center up to \$10,000.**

Motion: Upon a motion by Board Member Khan and a second by Vice-President Foster, the Board voted six (6) for and one (1) opposed with board Member Vincent casting the negative vote, to approve a FY2022-23 Project for Promotional Nights with Sport Tenants at Credit Union of Texas Event Center up to \$10,000. The motion carried.

- 6) **Presentation by the Public and Media Relations Office and the Allen Convention and Visitors Bureau on Community Initiatives and Programs.**

Teresa Warren, Director of Public and Media Relations gave an overview of the Public and Media Relations programs and initiatives including specifically support provided to the Parks and Recreation Department. Following which Karen Cromwell, Convention and Visitors Bureau Director gave an update of the Convention and Visitors Bureau current responsibilities.

- 7) **Motion to Change Date of the November 21, 2022, Allen Community Development Corporation Board of Directors Meeting.**

Motion: Upon a motion by Board Member Trahan and a second by Vice-President Foster, the Board voted seven (7) for and none (0) opposed to change the date of the November 21, 2022 Allen Community Development Corporation Board of Directors meeting to November 15, 2022. The motion carried.

- 8) **Discuss Meeting Start Time of Allen Community Development Corporation Board of Directors Meeting.**

Following brief discussion, the Board chose to keep the current start time of 7:00 p.m.

- 9) **Discuss Upcoming Joint Meeting with the Allen City Council on October 27, 2022.**

The Board discussed proposed topics for the upcoming joint meeting. Items of interest included general policy recommendations and project types.

10) Receive Update from Staff on Proposed Projects by Boardmembers from the August 15, 2022, meeting.

Staff continues to research details of the potential projects and will provide an update at the next regular meeting.

11) Staff Reports

- a) Sales Tax Report.
- b) Project Timeline Report.
- c) Operations Report on Credit Union of Texas Event Center.

12) Adjourn

Motion: Upon a motion by Board Member Khan and a second by Secretary Gonzales, the Board voted seven (7) for and none (0) opposed to adjourn the meeting at 9:48 p.m. The motion carried.

These minutes approved the 15th day of November 2022.

APPROVED:

Tommy Baril, PRESIDENT

ATTEST:

Stacy Gonzales, SECRETARY

ALLEN CITY COUNCIL
SPECIAL CALLED JOINT WORKSHOP WITH THE
ALLEN COMMUNITY DEVELOPMENT CORPORATION

OCTOBER 27, 2022

Present:

Allen City Council:

Kenneth Fulk, Mayor (arrived at 6:17 p.m.)
Chris Schulmeister, Mayor Pro Tem
Daren Meis
Carl Clemencich
Dave Cornette
Dave Shafer
Ben Trahan

Allen Community Development Corporation:

Tommy Baril, President
Matthew Foster, Vice-President
Stacy Gonzales, Secretary
Shahmeen Khan
Antoinette Vincent (absent)
Ron Alexander

City Staff:

Eric Ellwanger, City Manager
Eric Strong, Deputy City Manager
Tim Dentler, Assistant City Manager
Rebecca Vice, Assistant City Manager
Rocio Gonzalez, Deputy City Secretary
Peter G. Smith, City Attorney

1. Call to Order and Announce a Quorum is Present.

With a quorum of the Members present, the Allen City Council Special Called Joint Workshop with the Allen Community Development Corporation was called to order by Mayor Pro Tem Schulmeister, in conjunction with President Baril, at 6:12 p.m. on Thursday, October 27, 2022, in the Multi-Purpose Room of the Allen Senior Center, 451 St. Mary Drive, Allen, Texas.

2. Pledge of Allegiance.

Councilmember Shafer led the Pledge of Allegiance.

3. Discussion on history, mission, vision, and policies for the use of 4B sales tax revenue.

President Baril gave an overview of the history of the Community Development Corporation and reviewed various projects funded using 4B sales tax revenue.

Assistant City Manager Vice presented an overview of the survey results completed by the participants for the framework to guide discussions for the meeting.

At a future City Council meeting, City staff will bring forward recommendations to the City Council based on the discussions from the meeting to create policies for the use of 4B sales tax revenue.

4. Items of Interest.

**ALLEN CITY COUNCIL
JOINT WORKSHOP MEETING
WITH ALLEN COMMUNITY DEVELOPMENT CORPORATION
OCTOBER 27, 2022**

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Adjournment

Mayor Fulk, in conjunction with President Baril, adjourned the Allen City Council Special Called Joint Workshop with the Allen Community Development Corporation at 8:10 p.m. on Thursday, October 27, 2022.

These minutes approved on the 15th day of November 2022.

APPROVED:

Tommy Baril, PRESIDENT

ATTEST:

Stacy Gonzales, SECRETARY