State of Texas
County of Denton
City of Lake Dallas

The Community Development Corporation of the City of Lake Dallas met for a Regular Called meeting on May 10, 2021 via Video Conference, with notice of the meeting posted, as required, by Title 5, Chapter 551.041 of the Texas Government Code.

1. **Call to Order**
   Mike Mayberry called the meeting to order at 7:04 p.m.

   Present:

Charlie Price	Member 1
Terry Tuck	Vice Chairperson, Member 2
Michael Barnhart	Member 3
Evan Huff	Member 5
Mike Mayberry	Chairperson, Member 6
Glynn Vrba	Member 7

   Absent:

   Staff members: City Secretary Codi Delcambre, Development Service Coordinator Lancine Bentley, Interim City Manager Mike Wilson, Public Works Superintendent Layne Cline and Angie Manglaris, Director of Development Services.

2. **Citizen Agenda & Public Comment:**
   Mike Mayberry opened Citizen's Agenda.

   No one signed up to speak.

   Mike Mayberry closed the Citizen's Agenda.

3. **Approval of the minutes for the April 12, 2021, board meeting.**

   Motion to approve the April 12, 2021 minutes was made by Evan Huff and seconded by Mike Mayberry.
   Ayes: Charlie Price, Mike Mayberry, Evan Huff, Glynn Vrba, Michael Barnhart and Terry Tuck.
   Noes: None

   Motion Passed 6-0

4. **Consider and take appropriate action on a recommendation to the City Council for the appointment of a member to the Lake Dallas Community Development Corporation.**

   Motion to recommend the appointment of Andi Nolan to the Lake Dallas Community Development Corporation was made by Mike Mayberry and seconded by Terry Tuck.
   Ayes: Charlie Price, Mike Mayberry, Evan Huff, Glynn Vrba, Michael Barnhart and Terry Tuck.
   Noes: None

   Motion Passed 6-0

5. **Consider and authorize negotiation and execution of a contract for asbestos abatement and demolition services for 103, 105, and 107 S. Lake Dallas Drive, and 312 Main Street.**

Motion to approve contract with ARC Abatement for asbestos abatement and demolition services in an amount not to exceed $68,000.00 made by Rudy Vrba and seconded by Evan Huff.

Ayes: Charlie Price, Mike Mayberry, Evan Huff, Glynn Vrba, Michael Barnhart and Terry Tuck.

Noes: None

Motion Passed 6-0

6. **Receive a report and hold a discussion regarding property maintenance, management actions, demolition activity, and current leases for the properties located at 103, 105 and 107 S. Lake Dallas Drive, and 312 Main Street.**

Received a report from Development Services Coordinator Lancine Bentley. No action was taken.

7. **Receive a report and discuss the Corporation's economic development goals and objectives, including the economic development strategic plan and economic development activities.**

Received a report from Development Services Coordinator Lancine Bentley. No action was taken.

8. **Conduct a public hearing and take appropriate action on a project relating to the acquisition of real property for the purpose of promoting new or expanded business development and consider a resolution authorizing an agreement to purchase the property located at 1000 and 1002 S. Stemmons Freeway (portion of Lots 1, 2, and 3, Block A of Barmarcher Sites) and 101 S. Lake Dallas Drive (Lot 1, Block B of Barmarcher Sites).**

Mike Mayberry opened the public hearing at 7:51 p.m.

No one spoke in favor or against the proposed acquisition of real property.

Mike Mayberry closed the public hearing at 7:52 p.m.

Motion to approve acquisition of real property for the purpose of promoting new or expanded business development and consider a resolution authorizing an agreement to purchase the property located at 1000 and 1002 S. Stemmons Freeway (portion of Lots 1, 2, and 3, Block A of Barmarcher Sites) and 101 S. Lake Dallas Drive (Lot 1, Block B of Barmarcher Sites) was made by Glynn Vrba and seconded by Evan Huff.

Ayes: Charlie Price, Mike Mayberry, Evan Huff, Glynn Vrba, Michael Barnhart and Terry Tuck.

Noes: None

Motion Passed 6-0

9. **Consider and act on a resolution authorizing a funding agreement with the Lake Dallas Community Development Corporation to provide funds for FY 2020-2021 parks improvement projects.**

Motion to a resolution authorizing a funding agreement with the Lake Dallas Community Development Corporation to provide funds for FY 2020-2021 parks improvement project in amount of $13, 000 was made by Mike Mayberry and seconded by Evan Huff.

Ayes: Charlie Price, Mike Mayberry, Evan Huff, Glynn Vrba, Michael Barnhart and Terry Tuck.
Noes: None

Motion Passed 6-0

10. **Executive Session: Conduct a closed meeting pursuant to Texas Government Code Section 551.072 to deliberate the purchase, exchange, lease, or value of real property located in an area East of I35 East Frontage Road, North of Main Street, South of Hundley Drive, and West of Shady Shores Road.**

Executive Session: Conduct a closed meeting pursuant to Texas Government Code Section 551.072 to deliberate the purchase, exchange, lease, or value of real property located within the Downtown Overlay Zoning District

CDC Board convened into Executive Session at 8:13 p.m.

11. **Return to Open Session: Take action, if any, pursuant to discussions conducted in Executive Session.**

CDC Board reconvened into Executive Session at 9:16 p.m.

12. **Conduct a public hearing and take appropriate action on a project relating to the acquisition of real property for the purpose of promoting new or expanded business development and consider a resolution authorizing an agreement to purchase the property located at 1004 S. Stemmons Freeway (portion of Lot 3 (SE37.1') and Lot 4, Block A of Barmarcher Sites).**

13. **Announcements or requests for future agenda items.**

14. **Adjourn**

Mike Mayberry adjourned the meeting at 9:20 p.m.

Mike Mayberry, Chairperson

Codi Delcambre

Codi Delcambre, City Secretary