



**Board of Directors  
Lake Dallas Community Development Corporation  
Regular Meeting  
City Hall, 212 Main Street, Lake Dallas, TX 75065  
August 11, 2025, at 6:00 p.m.  
Agenda**

- 1. Call to Order & Determination of Quorum**
- 2. Citizen Agenda & Public Comment:** An opportunity for citizens to address the Lake Dallas Community Development Corporation (CDC) Board on matters which are not scheduled for consideration by the CDC on this agenda. The Texas Open Meeting Act prohibits deliberation by the CDC of any subject which is not on the posted agenda; therefore, the CDC Board will not be able to discuss or take any action on items discussed during the citizen presentations. Citizen presentation will be limited to five (5) minutes per person.
- 3. Discuss and consider any action regarding the Downtown District.**
- 4. Discuss and take action on the approval of FY 25-26 Budget.**
- 5. Announcements or requests for future agenda items.**
- 6. Adjourn**

I certify that the above notice of this meeting was posted on the bulletin board at City Hall of the City of Lake Dallas, Texas on August 7, 2025, before 11:00 AM.

  
Codi Delcambre, City Secretary

If you plan to attend this public meeting and you have a disability that requires special arrangements at this meeting, please contact City Secretary's Office at (940) 497-2226 ext. 102 or fax (940) 497-4485 at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

### Community Development Corporation

The City of Lake Dallas has one Component of Unit of Government Fund, the Lake Dallas (Type B) Community Development Corporation (CDC). The main source of revenue for this fund is a one-half (1/2) cent sales tax allocation, which was approved by the voters that went into effect in 2003. The CDC is governed by a board of directors. The CDC develops and submits its own budget to the City, for consideration and approval by the City Council. The projected revenue for FY 2025-26 is \$706,777 based on historical trends and is dependent on sales tax collections. Authorized operational expenditures and other commitments are \$706,777, including \$231,085 in debt service payments and \$80,000 in transfers to the General Fund and Park Fund.

	FY 2024 ACTUAL	FY 2025 ADOPTED	FY 2025 ESTIMATE	FY 2026 PROPOSED
Beginning Fund Balance	\$ 315,238	\$ 575,186	575185.99	\$ 828,594
<b>REVENUES</b>				
4B Sales Tax	576,759	500,000	651,133	683,690
Other Revenues	855,001	-	-	-
Interest Income	11,503	4,000	22,414	23,087
<b>Total Revenues</b>	<b>\$ 1,443,263</b>	<b>\$ 504,000</b>	<b>\$ 673,547</b>	<b>\$ 706,777</b>
<b>EXPENDITURES</b>				
Office Supplies	-	-	225	-
Advertising	-	1,500	-	-
Travel & Training	-	2,000	-	-
Dues & Memberships	-	-	-	-
Subscriptions & Publications	-	-	-	-
Utilities	5,837	6,000	6,000	6,180
Accounting & Auditor	3,600	4,000	4,000	4,120
Legal Services	9,329	10,000	3,000	10,000
Consultants & Professionals	16,047	5,000	2,000	2,000
Downtown Development	-	-	-	-
CDC Downtown BIG Grants	619,934	10,000	10,000	20,000
City Park Grant	-	50,000	50,000	50,000
Rental Property Maintenance	-	-	-	-
Capital Outlay - CDC	215,000	30,000	30,000	303,392
Transfer to General Fund Parks	80,000	80,000	80,000	80,000
Transfer to Debt Service Fund	233,568	234,914	234,914	231,085
<b>Total Expenditures</b>	<b>\$ 1,183,315</b>	<b>\$ 433,414</b>	<b>\$ 420,139</b>	<b>\$ 706,777</b>
Ending Fund Balance	\$ 575,186	\$ 645,772	\$ 828,594	\$ 828,594