



**Board of Directors
Lake Dallas Community Development Corporation
Special Called Meeting
City Hall, 212 Main Street, Lake Dallas, TX 75065
August 21, 2023, 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. Approval of the June 5, 2023, meeting minutes.**
- 4. Discuss and take appropriate action regarding a Grant Agreement with the Lake Cities Chamber of Commerce for Restaurant Week promotion.**
- 5. Executive Session:**
 - A. Conduct a closed meeting pursuant to Texas Government Code Section 551.072 to discuss the lease, sale, or value of real property and Section 551.087 possible economic development incentives in relation to the future use and development of 303 Alamo.**
- 6. Discuss and take appropriate action, if any, relating to the matters discussed in the Executive Session.**
- 7. Announcements or requests for future agenda items.**
- 8. 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 16, 2023, before 11:30 AM.

Codi Delcambre

Codi Delcambre

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.

**State of Texas
County of Denton
City of Lake Dallas**

The Community Development Corporation of the City of Lake Dallas met for a regular meeting on June 5, 2023, in the Lake Dallas City Hall, 212 Main Street, with notice of the meeting posted, as required, by Title 5, Chapter 551.041 of the Texas Government Code.

1. Call to Order

Terry Tuck called the meeting to order at 6:00 p.m.

Present:

Mike Mayberry	Chairperson, Member 6 (Arrived at 6:38 p.m.)
Megan Ray	Member 1
Francesco Murga	Member 4
Evan Huff	Member 5
Glynn Vrba	Member 7
Terry Tuck	Member 2

Absent:

Steve Dennis	Member 3
--------------	----------

Staff members: City Secretary Codi Delcambre, City Attorney Kevin Laughlin, and City Manager Kandace Lesley.

2. Citizen Agenda & Public Comment: None

3. Discuss and take appropriate action regarding the March and April 2023 financials.

Motion to move approve the March and April 2023 financials was made by Evan Huff and seconded by Megan Ray.

Ayes: Glynn Vrba, Terry Tuck, Evan Huff, Megan Ray, and Francesco Murga.

Noes: None

Motion Passed 5-0

4. Approval of the May 1, 2023, meeting minutes.

Motion to move approve the May 1, 2023, meeting minutes was made by Evan Huff and seconded by Megan Ray.

Ayes: Glynn Vrba, Terry Tuck, Evan Huff, Megan Ray, and Francesco Murga.

Noes: None

Motion Passed 5-0

5. Discuss and take appropriate action regarding canceling the July meeting.

Motion to move cancel the July meeting was made by Glynn Vrba and seconded by Megan Ray.

Ayes: Glynn Vrba, Terry Tuck, Evan Huff, Megan Ray, and Francesco Murga.

Noes: None

Motion Passed 5-0

- 6. Discuss and take appropriate action regarding status on the purchase of 303 Alamo, including, but not limited to, setting closing date and asbestos survey and abatement.**

City Manager Kandace Lesley updated the CDC regarding property inspections of the property located at 303 Alamo.

- 7. Discuss and take appropriate action regarding the City Hall Main Street Project.**

City Manager Kandace Lesley updated the CDC regarding the City Hall/Main Street Improvement Project. No action was taken.

- 8. Executive Session:**

- **Conduct a closed meeting pursuant to Texas Government Code Section 551.072 to discuss the lease, sale, or value of real property and Section 551.087 possible economic development incentives in relation to the future use and development of 303 Alamo and CDC-owned properties located at 1000, 1002, and 1004 S Stemmons Freeway, and 101, 103, 105, and 107 S Lake Dallas Drive (Project Hammer).**

CDC Board convened into Executive Session at 6:41 p.m. CDC Board reconvened into Executive Session at 7:45 p.m.

- 9. Discuss and take appropriate action, if any, relating to the matters discussed in Executive Session.**

Motion to move to ratify and approve as the acts of the Corporation and the acts of the Corporation's President in executing the Purchase and Sale Agreement between the Lake Dallas Community Development Corporation and Hardware Properties, LLC effective May 17, 2023, relating to the sale of the properties located at 1000, 1002, and 1004 S. Stemmons, and 101 through 107 South Lake Dallas Drive and further authorize President and other officers of the Corporation to sign such documents and take such other action as may be necessary to close on the sale of the said property in accordance with said agreement was made by Megan Ray and seconded by Glynn Vrba.

Ayes: Glynn Vrba, Mike Mayberry Evan Huff, Megan Ray, and Francesco Murga.

Noes: None

Motion Passed 6-0

- 10. Announcements or requests for future agenda items.**

- 11. Adjourn**

Mike Mayberry adjourned the meeting at 7:49 p.m.

Mike Mayberry, Chairperson

Codi Delcambre, City Secretary