



# City of Corpus Christi

1201 Leopard Street  
Corpus Christi, TX 78401  
cctexas.com

## Meeting Minutes - Draft

### Corpus Christi B Corporation - Type B

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Monday, March 20, 2023

1:30 PM

Council Chambers

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Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services are requested to contact the City Secretary's office (at 361-826-3105) at least 48 hours in advance so that appropriate arrangements can be made.

The mission of the Business & Jobs Development (Type A) and B Corporations is to promote and enhance the City of Corpus Christi's economic base by supporting projects and programs that create primary jobs, improve small business and affordable housing opportunities, and improve infrastructure in our City.

**A. President Leah Pagan Olivarri to call the meeting to order.**

President Leah Olivarri called the meeting to order at 1:37 p.m.

**B. Call Roll:**

City Secretary Rebecca Huerta called the roll and verified that a quorum of the Board was present to conduct the meeting.

**Present**      6 - Board Member Scott Harris, President Leah Pagan Olivarri, Secretary Diana Summers, Board Member John Valls, Vice-President Alan Wilson, and Board Member Jesus Jimenez

**Absent**        1 - Board Member Robert Tamez

**C. PUBLIC COMMENT:**

President Olivarri referred to Public Comment. There were no comments from the public.

**D. MINUTES / EXCUSE ABSENCES**

**1. [23-0504](#) Approval of Minutes of the Type B Board February 20, 2023 Regular Meeting.**

President Olivarri referred to Item 1. Mr. Harris made a motion to approve the minutes as presented, seconded by Ms. Summers, and passed unanimously.

Board Member Allan Wilson requested an excused absence for the February 20, 2023 meeting.

President Olivarri made a motion to excuse Mr. Wilson's absence, seconded by Ms. Summers, and passed unanimously

Ms. Olivarri enquired on whether Mr. Wilson's absence on January 9, 2023 could be excused. City Secretary Rebecca Huerta stated according to Council Policy an absence shall be deemed unexcused unless excused by the board for good cause no later than its next meeting after the absence. Staff will review if the excused absence for Mr. Wilson for January 9th is allowed.

**E. FINANCIAL REPORT**

**2. [23-0413](#) Type B Financial Reports as of January 31, 2023**

President Olivarri referred to Item 2. Director of Finance Heather Hurlbert presented the financial reports as of January 31, 2023.

Mr. Wilson requested for an update on the soccer field and proof of financing.

**F. EXECUTIVE SESSION ITEMS: None**

**G. AGENDA ITEMS: None**

**H. PUBLIC HEARING:**

**This agenda constitutes notice of any project or type of project that is the subject of a public hearing for purposes of section 505.160 of the Texas Local Government Code.**

**I. PRESENTATION ITEMS:**

**3. [23-0088](#) Discussion of Type B Economic Development Guidelines**

President Olivarri referred to Item 3. Assistant City Attorney Aimee Alcorn-Reed said the purpose of this item is to present the Type B Economic Development guidelines and board policies for discussion.

Mr. Alcorn-Reed presented the following topics: Approved Type B Ballot Language; Eligible Type B Projects - Definition of Primary Jobs; Eligible Type B Projects - Create or Retain Primary Jobs; Eligible Type B Projects - Do Not Create or Retain Primary Jobs; Guidelines; Guidelines for Community Improvement Projects; Other Type B Cities and Other Considerations.

Board Members, Ms. Alcorn-Reed. Ms. Hurlbert and Interim Chief Executive Officer of the Corpus Christi Regional Economic Development Corporation Mike Culbertson discussed the following topics: use of co-promotional funds; an update on Texas A&M University basketball attendance before and after the use of the co-promotional funds; whether the Type B guidelines are more restrictive than state law; concerns supporting

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neighborhood signage as economic development; guidelines could be changed at any time as long as it is within state law; recommendation not to put limits on what potential projects the board can hear; setting general guidelines on what the board requires for an agreement; adjusting section 10; beautification projects are a good concept, however, who would provide the required maintenance; informing the Type B Board of any application that's rejected by the Corpus Christ Regional Economic Development Corporation Board (CCREDC); using 10% of funds for advertisement for the Type B projects; challenges for small businesses getting permits and certificates of occupancies; designating a city liaison to explain the process in opening a business; providing a training for applicants seeking information for permits and certificates of occupancy.

**J. EXECUTIVE DIRECTOR COMMENTS:**

President Olivarri referred to the Executive Director comments. Chief Financial Officer Constance Sanchez had no comments.

**K. ADJOURNMENT**

There being no further business, President Olivarri adjourned the meeting at 2:43 p.m.

*This meeting may be held via videoconference call pursuant to Texas Government Code § 551.127. If this meeting is held via videoconference call or other remote method of meeting, then a member of this governmental body presiding over this meeting will be physically present at the location of this meeting unless this meeting is held pursuant to Texas Government Code § 551.125 due to an emergency or other public necessity pursuant to Texas Government Code § 551.045.*