



City of Corpus Christi

1201 Leopard Street
Corpus Christi, TX 78401
cctexas.com

Meeting Minutes

Corpus Christi Business and Job Development Corporation

Monday, September 16, 2019

5:00 PM

City Council Chambers

The mission of the Business & Job 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 Scott Harris to call the meeting to order.

President Scott Harris called the meeting to order at 5:00 p.m.

B. Call Roll and Excuse Absences:

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

President Harris reviewed absences from the August 19, 2019 meeting. Mr. Valls requested an excused absence.

Board Member Lee Trujillo made a motion to excuse Mr. Valls' absence for 8/19/19, seconded by Leah Olivarri. The motion passed 5 to 1.

Present: 6 - President Scott Harris, Board Member Leah Pagan Olivarri, Board Member Diana Summers, Vice-President Robert Tamez, Secretary Lee Trujillo and Board Member John Valls

C. PUBLIC COMMENT

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

PLEASE BE ADVISED THAT THE OPEN MEETINGS ACT PROHIBITS THE CORPORATION FROM RESPONDING AND DISCUSSING YOUR COMMENTS AT LENGTH. THE LAW ONLY AUTHORIZES THEM TO DO THE FOLLOWING:

- 1. MAKE A STATEMENT OF FACTUAL INFORMATION.**
- 2. RECITE AN EXISTING POLICY IN RESPONSE TO THE INQUIRY.**
- 3. ADVISE THE CITIZEN THAT THIS SUBJECT WILL BE PLACED ON AND AGENDA AT A LATER DATE.**

1. Election of Vice-President for a term beginning September 16, 2019 through September 30, 2019

President Harris referred to item 1. Mr. Harris stated the Vice President's term is for one month (September 16, 2019 - September 30, 2019)

Mr. Trujillo made a motion to elect Mr. Tamez as Vice President, seconded by Mr. Valls and passed unanimously.

D. MINUTES

2. Approval of Minutes of the August 19, 2019 Regular Meeting

President Harris referred to item 2. Mr. Valls made a motion to approve the minutes of the August 19, 2019 meeting as presented, seconded by Mr. Trujillo, and passed unanimously.

E. FINANCIAL REPORT

3. Type A Financial Reports as of July 31, 2019

President Harris referred to Item 3. Alma Casas, Assistant Director of Financial Services, presented the financial reports as of July 31, 2019.

F. CLOSED SESSION ITEMS:

G. AGENDA ITEMS:

4. Motion approving the demolition of K-Pier at the Corpus Christi Municipal Marina in an amount not to exceed \$50,000 to be funded from Fund 1120, Seawall Improvement Fund, subject to the subsequent approval of an agreement for the project by the Corpus Christi Business and Job Development Board.

President Harris referred to item 4. Marina Superintendent Gina Sanchez presented the demolition of K-Pier and requested a motion approving the demolition of K-Pier.

Board members and Ms. Sanchez discussed the following items: the normal life span of a pier; whether \$50,000 is enough to support the removal of the pier; whether bids will be accepted; if the pier will be replaced; and if the Board approves the funding does the contract have to come back for approval. Assistant City Attorney Aimee Alcorn-Reed stated when Bond Counsel approved use of the fund, the recommendation was to get a resolution, so staff will come back with a resolution with the exact dollar amount for approval.

Mr. Valls made a motion to approve the demolition of K-Pier, seconded by Ms. Olivarri and passed unanimously.
7. Motion authorizing the expenditure of \$70,000 from American Bank

Center Fiscal Year 2018-2019 Arena Marketing/Co-Promotion Fund for the continued expansion and growth opportunities of Rodeo Corpus Christi in Fiscal Year 2020-2021.

President Harris deviated from the agenda and referred to Item 7. American Bank Center General Manager Matt Blasy is seeking approval for \$70,000 from the FY2018-2019 Arena Marketing/Co-Promotion Fund to assist the Buccaneer Commission and offsetting costs for the Rodeo.

Board Members and Mr. Blasy discussed the following items: the increase in concessions sales; whether contributions from the convention center are being considered; whether the \$10,000 is achieving the end goal in attracting higher level talent; and why FY18-19 funds are being used.

Mr. Trujillo made a motion to approve the \$70,000, seconded by Ms. Olivarri and passed unanimously.

5. Motion authorizing the expenditure of \$65,000 from FY 2018-2019 budget for American Bank Center Arena Marketing/Co-Promotion Fund to offset direct costs of operating Coastal Christmas, a South Texas Winter festival.

President Harris referred to Item 5. American Bank Center General Manager Matt Blasy is seeking approval for an expenditure of \$65,000 from the FY2018-2019 Arena Marketing/Co-Promotion Fund to offset direct costs of operating Coastal Christmas, a South Texas Winter Festival.

Board Members and Mr. Blasy discussed the following items: the majority of the budget is coming from sponsorship; have the funds been secured; and the flow of traffic in the arena.

Mr. Trujillo made a motion to approve the \$65,000 expenditure, seconded by Mr. Tamez and passes unanimously.

6. Motion authorizing the expenditure of \$100,000 from American Bank Center Fiscal Year 2018-2019 Arena Marketing/ Co-Promotion Fund to offset increasing operating costs of Corpus Christi IceRays for their 2019-2020 season.

President Harris referred to Item 6. American Bank Center General Manager Matt Blasy is seeking approval for \$100,000 expenditure from the FY2018-2019 Arena Marketing/Co-Promotion Fund to offset increasing operating costs of Corpus Christi IceRays for their 2019-2020 season.

Mr. Valls made a motion to approve the \$100,000 expenditure, seconded by Mr. Tamez and passed unanimously.

8. Motion approving a Professional Services contract to Govind Development, LLC, in the amount of \$267,470 to design levee improvements for the Salt Flats Levee Improvements Project with funds

available in the Type A Seawall Fund, and recommending City Council approval.

President Harris referred to item 8. Director of Engineering Services Jeff Edmonds requested approval of Professional Services contract to Govind Development, LLC, in the amount of \$267,470 to design levee improvements for the Salt Flats Levee Improvements Project with funds available in the Type A Seawall Fund.

Board members and Mr. Edmonds discussed the following items: cost in raising the levee; any mitigation options to protect against storm surge; the performance of Govind Development, LLC; combining the project with the company currently working in the same area and the process to select another company.

Ms. Olivarri made a motion to approve the \$267,470.00 expenditure to Professional Services contract to Govind Development, LLC, seconded by President Harris. The motion passed with the following vote: President Harris, Mr. Trujillo, Ms. Summers and Ms. Olivarri voting Aye; Mr. Tamez and Mr. Valls voting No.

H. PRESENTATION ITEMS:

9. Engineering Services Monthly Update - September 2019

President Harris referred to item 9. Director of Engineering Services Jeff Edmonds presented the monthly project updates.

Board Members and Mr. Edmonds discussed the following items: the original budget and the increase of the bid; ideas to generate additional revenue; regular maintenance schedule; and LED multi-color lighting fixtures.

I. EXECUTIVE DIRECTOR COMMENTS:

President Harris referred to the future agenda. City Manager Peter Zaroni stated there were no comments.

J. IDENTIFY FUTURE AGENDA ITEMS

President Harris referred to the future agenda. Chief Financial Officer Constance Sanchez identified the following future items: election of officers; Co-Promotional request for the Islanders from SMG; quarterly report on Affordable Housing and Economic Development; baseball stadium update; and an update on the Sea District Watergarden features.

Ms. Olivarri ask if the Board Members could receive the agenda earlier. Mr. Zaroni and Ms. Sanchez stated they are working on preparing the agenda earlier.

K. ADJOURNMENT

There being no further business, Mr. Valls made a motion to adjourn the meeting, seconded by Mr. Tamez. President Harris adjourned the meeting at 6:13 p.m.

** Regardless of the agenda heading under which any item is listed, any word or phrase of any item listed on this agenda shall be considered a subject for consideration for purposes of the Texas Open Meetings Act and other relevant laws, and the Board of Directors may deliberate and vote upon any such subject and resolutions related thereto. Any descriptions of property or amounts stated in this agenda are descriptive and not restrictive, and property and amounts may be changed in the motions, actions or documents. In addition to other items listed in this agenda, policies and procedures of this corporation, legal analysis of any items, policies or procedures, and any items that are currently receiving funding from this corporation may be discussed and deliberated and these matters are added as subjects of discussion to this meeting. This agenda has been reviewed and approved by the attorney for the governing body, and the presence of any subject or description in the Executive Session portion of this agenda constitutes a written interpretation of Chapter 551 of the Texas Local Government Code by the attorney for this corporation indicating that said subject or description thereof may be legally discussed in a closed meeting.*