

**MINUTES  
REGULAR MEETING  
AZLE MUNICIPAL DEVELOPMENT DISTRICT  
April 9, 2019**

STATE OF TEXAS §  
COUNTIES OF §  
PARKER AND TARRANT §  
CITY OF AZLE §

The Azle Municipal Development District of the City of Azle, Texas convened in Regular Session at 6:30 P.M. in the Council Chambers of City Hall, 613 Southeast Parkway, Azle, Texas, on the 9th day of April 2019 with the following members present:

Council Member Bill Jones	Vice President – Place 1
Council Member McClure	Director – Place 2
Ray Ivey	Director – Place 4
Jack Stevens	Director – Place 5
Justin Berg	Director – Place 7

Constituting a quorum

Staff Present was:	
Karen Dickson	Economic Development Director
Yael Forgey	City Secretary

**REGULAR SESSION**  
**CALL TO ORDER**

6:30 p.m.

Vice President Jones called the meeting to order at 6:30 pm

**ACTION ITEMS**

1. **Consider any action on appointing a president for the MDD Board.**

The Board would like to hold off on appointing anyone until there is a full board.

2. **Consider approving the minutes of the January 8, 2019 MDD regular meeting.**

Director Berg moved to approve the minutes as presented, with second by Director McClure. The motion passed unanimously

3. **Consider amending the MDD Bylaws.**

Executive Director Muir explained that Staff has been reviewing the City's Boards and Commissions to bring them up-to-date and Staff recommends changing the MDD's appointment date from June 1 to November 1 to be aligned with all the other City boards (excluding CCPD).

Director McClure moved to approve the change in the MDD bylaws with second by Director Ivey. The motion passed unanimously

**PRESENTATION**

4. **Director's Report.**

Economic Development Director Karen Dickson gave an update to the board members;

- ***Façade Applications:***  
Herring Bank - \$3280
  - Power washing exterior
  - Install landscaping in galvanized tanks on west side of parking lot
  - Installation of new landscape retaining walls on north side
  - Clean, reseal & stripe parking lot
  
- **Projects:**
  - Project Pump***
    - Manufacturing company is interested in moving here from Northern California
    - 20k or 40k SF buy or lease
    - Light industrial
    - 40+ employees at an average wage of \$21/hr.
    - Submitted 700 W Main property
  - Project Indigofera (species of flowering plants belonging to the pea family)***
    - Pharmaceutical manufacturing company
    - Existing building
    - 20,000 to 30,000 SF buy or lease
    - The company will employ 100 employees
    - Average wage for the 100 jobs is \$80k - \$100k
    - Submitted 700 W Main property
  - Project Contour***
    - To be discussed in Executive Session
  
- ***Sewer Line Extension to IMS & Allsup's (Parker County)***  
IMS has stated the cost is too much for them right now, but Allsup's is very interested in continuing talks about this.
  
- **Other:**
  - Texas Film Commission's Film Friendly City photo shoot done. Still working on policy.
  - Potential multi-tenant building going in across from J&H (Exxon Station) @ Wells Burnett
  - Talking with JLL Real Estate to assist in marketing property between Pinnacle Bank and old Kmart building. Have informed JLL that MDD would consider assisting with the drainage issue costs.

## **DISCUSSION**

### **5. Discuss FY2019-20 budget.**

Board discussed what they would like to see in next year's budget. Will finalize discussion at next meeting.

## **EXECUTIVE SESSION**

Vice president Bill Jones recessed to Executive Session at 7:10 pm

The Municipal Development District will convene into executive session pursuant to the Texas Government Code as authorized by:

### **SECTION 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS**

The Board will convene into executive session to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.

Vice President Jones reconvened to open session at 7:35 pm.  
No action was taken.

## **ADJOURNMENT**

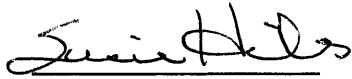
Vice president Jones adjourned the meeting at 7:40 pm.

Presented and approved this 11th day of June, 2019

APPROVED

  
Bill Jones, Vice President

ATTEST



Susie Hiles, Scribe.