

STATE OF TEXAS

COUNTY OF FORT BEND

CITY OF RICHMOND

The Development Corporation of Richmond convened in a regular meeting open to the public and pursuant to notice thereof duly given in accordance with Section 51.96, Development Corporation Act, Vernon's Texas Codes, in Richmond City Hall Annex within said City on September 1, 2015 at 4:30 p.m. Directors in attendance included the following:

President, Evalyn W. Moore	Vice President, Joe Bonham
Treasurer, Carlos Garcia	Glen Gilmore
Secretary, Carl Drozd	Dave Scott
Jesse Torres	Rob Tobias, Executive Director

President Evalyn Moore opened the meeting at 4:30 and asked for any public comments. There were no public comments therefore agenda item no. 2 was closed.

President Moore asked for a motion to approve the minutes from the August 4, 2015 regular meeting. Director Scott made a motion to approve the minutes and Director Drozd seconded. All votes were "Aye" for approval of the minutes for August 4, 2015.

President Moore asked for a review of the Financial Reports through August 28, 2015. There being no questions or comments regarding the financial reports, they were accepted and no action was required.

President Moore then introduced agenda item no. 5 to review and consider action on the contract with the West Fort Bend Management District. Mandi Bronsell, Executive Director presented the board with the latest Exhibit A to the contract and asked if there were any further questions. She also shared that a number of WFBMD board members were in audience that included Bob Ray and Lane Ward. Director Drozd noted that based on the verbiage in the contract the exhibits should be labeled Exhibit A, B, C, and so on changing each year including the date. Ms. Bronsell responded that they would incorporate in future years. Director Gilmore made the motion to approve the contract with the West Fort Bend Management District with the new Exhibit A with Director Torres seconding the motion. The vote was all "ayes" to approve. Ms. Bronsell thanked the board and stated she is looking forward to working with them and the City of Richmond.

President Moore introduced agenda item no. 6 to review and consider action on the contract with the City of Richmond for services. ED Director Tobias spoke on behalf of the contract with the City. The contract references the use of the City Facilities, Finance and Accounting, Administrative Services to the Economic Director, and other services provided by the City to include City Secretary, City Engineer and City Attorney. Director Gilmore made the motion to approve the contract between the City of Richmond and the Development Corporation of Richmond to be effective August 4, 2015. Director Drozd seconded the motion and the vote was unanimous to approve the contract.

Agenda item no. 7 to update the board on the status of the new Richmond Fire Station was presented by Fire Chief Mike Youngblood. Chief Youngblood hopes that the station to be completed in 10-12 weeks.

Their team holds regular meetings with the contractors. If anyone would like a tour, it can be arranged through the Fire Marshall. The interior items (equipment, furniture and appliances) are scheduled to be delivered and are all under budget. Director Gilmore asked if there was a completion date set and Youngblood stated he hoped before end of year. He stated the administration would transition to the new station first and then the firemen will be last.

Director Garcia inquired as to the Project Manager and if there are regular inspections and whom performs them. Chief responded there are two, one with the city that is onsite and the architect has an inspector as well. The Chief was pleased that the architect was able to preserve the historic look of the Historic District and maintain the aesthetic qualities of the surrounding area.

In closing, President Moore stated that a representative from Senator Cornyn's office had contacted Chief Youngblood and is willing to help with pursuing Federal Grants if needed to augment the City investment.

President Moore then introduced agenda item no. 8 to review and consider action on the proposed Policy of Direct Incentives. ED Director Tobias proposed some changes based upon inputs from President Moore and other members of the DCR board. Director Drozd requested that the incentives include language that they be reviewed every two years in order to review impacts and any need changes. Director Drozd made the motion to approve the Direct Incentives Policy with the amended language to include a two year review. Director Bonham seconded the motion and the motion passed. The votes were six "ayes" and no "nays".

Agenda item no. 9 to review and consider action on the election of new officers for 2015-2016. There was some debate on whether the board could approve a slate of officers or whether they needed to be voted upon individually. Legal Counsel Betsy Johnson was contacted and encouraged the Officers be selected individually. The motions were as follows:

President Evalyn Moore Director Gilmore Nominated Director Scott Seconded
Director Carlos Garcia Nominated Himself
Votes: 5 for Evalyn Moore and 1 for Carlos Garcia
Evalyn Moore remains as President of the Development Corporation of Richmond

Vice President Joe Bonham Director Gilmore Nominated Director Scott Seconded
Joe Bonham was approved by Acclamation
Joe Bonham remains as Vice President of the Development Corporation of Richmond

Secretary Carl Drozd Director Torres Nominated Director Gilmore Seconded
Carl Drozd was approved by Acclamation
Carl Drozd remains as Secretary of the Development Corporation of Richmond

Treasurer Carlos Garcia no longer wishes to be the Treasurer for Development Corporation of Richmond

Treasurer Dave Scott Director Gilmore Nominated Director Bonham Seconded
Votes: 6 for Dave Scott
Dave Scott was elected the new Treasurer of the Development Corporation of Richmond

The agenda item was then closed.

Agenda item 10 was the report from Economic Director Rob Tobias. Of special note were:

- The Catalyst Restaurant Group is relocating its headquarters to 611 Jackson.
- Morton Street Music Festival will be held October 30 at Wessendorff Park.
- Richmond Historical Commission continues to work on wayfinding signs.
- Miracle on Morton scheduled for December 5th.
- Keep Richmond Beautiful is working on decorations for Miracle on Morton.
- Wendy's underway at I-69 and Williams Way.
- A lot of development interest along Crabb River Road on the border between Richmond and Sugar Land.
- Please attend the Sept 8, 2015 special meeting regarding 10th Street.

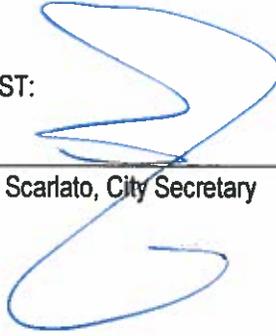
Before closing citizen, Deborah Cobbin asked to address the Board. She thanked the DCR board for the leadership being provided in the community and the work at bringing the community together.

There being no further business to come before the Development Corporation of Richmond, the meeting was adjourned. Director Torres made the motion and Director Drozd seconded.

APPROVED:


Evalyn W. Moore, President

ATTEST:



Laura Scarlato, City Secretary