

MINUTES OF THE
CITY OF PRINCETON
PRINCETON COMMUNITY DEVELOPMENT CORPORATION
REGULAR MEETING OF SEPTEMBER 12, 2013

The Princeton Community Development Corporation met in a regular session in the Council Chamber at City Hall, 123 W. Princeton Drive, on Thursday, September 12, 2013 at 6:30 p.m.

The following CDC Board of Directors was present: President/Councilmember Steven Deffenbaugh, Director Brigitte Baker, Director Fred Fennell, Director Gerald Dotson and Director Rick Neudorff. Director Richard Sheehan was absent. The CDC has one vacancy with the resignation of Vice-President Bill Glass. The following Staff Members were present: Derek Borg, City Manager and Kathy Morris, CDC Co-coordinator, Finance Director Cathy Crane and Tommy Mapp, Public Works Dept.

CDC President **Deffibaugh** presided and called the meeting to order at 6:40p.m.

CDC President **Deffibaugh** called roll and certified a quorum was present.

CDC President **Deffibaugh** led the CDC Directors and staff in the invocation.

CDC Commissioner **Baker** led the CDC Directors and staff in the Pledge of Allegiance.

Staff Member **Morris** led the CDC Directors and staff in the Texas State Flag Allegiance.

CDC President **Deffibaugh** announced Citizen Appearance. No one came forward.

CDC President **Deffibaugh** announced Consent Agenda: "Discussion and possible approval of the Princeton Community Development Corporation Regular Meeting Minutes of August 22, 2013." CDC Director Neudorff made a motion to approve the minutes. Director Fennell seconded the motion. The motion carried unanimously. 4-0

CDC President **Deffibaugh** announced Regular Agenda Item #1: "Introduction of the Mayor's replacement for CDC Director position replacing Bill Glass." The Mayor has not selected anyone at the present.

CDC President **Deffibaugh** announced Regular Agenda Item #2: "Review, discuss and possible action of the acquisition of the property at the SE corner of Main Street and N. 2nd Street." City Manager Borg acquainted the Directors with the discussion that he had had with property owner Mr. Askew's son Blake Askew. Mr. Askew is not in good health and the family is interested in selling the property located at the SE corner of Main Street and N. 2nd Street. The Directors made the decision to postpone the purchase of a Community Park Bridge and proceed with the acquisition of this property. This action will be brought back to the CDC at a future meeting as an agenda item to amend the 2013-2014 CDC Budget. A motion was made by Director Neudorff to allow City Manager Borg to negotiate with the Askew Family starting at \$35,000. and capping the offer at \$42,500. The funds to pay for this land acquisition are to be transferred **from** 2013-2014 CDC Budget Line Item 10-500-00-8513 in the amount of \$42,500.00 **to** 2013-2014 Budget Line Item 10-500-00-8512. Director Baker seconded the motion. The motion carried unanimously. 4-0

CDC President **Deffibaugh** announced Regular Agenda Item #3: "Review, discussion and possible action of repairing or placing the Veteran's Park Gazebo. (Stephanie Bowman, Tommy Mapp)" This Item was tabled –the Parks Department decided that they could repair the gazebo.

CDC President **Deffibaugh** announced Regular Agenda Item #4: "Review, discussion and possible action regarding the new Promotional Map. (Kathy Morris)" The Directors for two changes to the Draft of the new Promotional Map layout. 1.) Add a tag line that says "Historic Downtown" to the downtown insert area; 2.) Change the contact information to "email Development Services@princetontx.us from Kathy Morris at kmorris@princetontx.us." The Directors felt that it was better not to list a specific person names on the map. Director Fennell made a motion to approve the map with the two (2) listed changes. Director Neudorff seconded the motion. The motion carried unanimously. 4-0

CDC President **Deffibaugh** announced Regular Agenda Item #5: "Receive a report, hold a discussion and take possible action regarding the following items:

- a. Budget Status – 2013-2014 Budget Approved at previous meeting
- b. Financial Report – Directors reviewed the report
- c. Current sales tax – the Sept. sales tax revenue had not been released by the State Comptroller Office at this time
- d. Next Meeting: October 10, 2013

CDC President **Deffibaugh** announced Regular Agenda Item #6: "Manager's Report:

- a. Progress on Downtown Park/Parking Lot --City Manager Borg reported that the forms had been set for 90% of the parking lot.

CDC President **Deffibaugh** announced Regular Agenda Item #7: "Review, discuss items of interest to the public/citizens:

- a. New Princeton Pharmacy to open by end of the month
- b. Sugarbabies Cupcakery to open at 316 Main within the month
- c. Chamber of Commerce would like for all Board Directors and City Council members to attend their meetings and new business openings
- d. National Night Out November 1st
- e. Fall Festival October 26th from 10am to 6pm Downtown

CDC President **Deffenbaugh** announced Regular Agenda Item #8: "Consider a request for items to be placed on future agenda and NOT for discussion of these requests at this time:"

- a. Hardscape Walls lighting
- b. Community Park Bridge/s
- c. Update of property purchase

CDC President **Deffibaugh** announced Regular Agenda #9: "Adjournment"

Director Baker made a motion to adjourn the meeting. Director Neudorff seconded the motion. The motion carried unanimously. 4-0 The meeting adjourned at 7:32pm.

Minutes were approved on the 23 day of JANUARY 2014.

