

MINUTES OF THE
CITY OF PRINCETON
PRINCETON COMMUNITY DEVELOPMENT CORPORATION
REGULAR MEETING OF OCTOBER 10, 2013

The Princeton Community Development Corporation met in a regular session in the Council Chamber at City Hall, 123 W. Princeton Drive, on Thursday, October 10, 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, Director Rick Neudorff and Director Richard Sheehan. 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.

CDC President **Deffibaugh** presided and called the meeting to order at 6:31p.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 Sheehan led the CDC Directors and staff in the Pledge of Allegiance.

CDC Commissioner Baker 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 September 12, 2013." CDC Director Fennell made a motion to approve the minutes with noted corrections. Directors Sheehan and Neudorff seconded the motion. The motion carried unanimously. 6-0

At this point the microphone died and no recordings were made after that.

CDC President **Deffibaugh** announced Regular Agenda Item #1: "Review, discussion and possible action of the acquisition of the property at the SE corner of Main Street and N. 2nd Street." City Manager Borg stated that the Askew Family accepted an offer of \$40,000.00 from the Princeton Community Development Corporation to purchase their property, however, they request 90 days to vacate the property. A title company will be used to close the sale. CDC Director Neudorff made a motion to accept their offer and move forward with the sale. CDC Director Sheehan seconded the motion. The motion carried unanimously. 6-0

CDC President **Deffibaugh** announced Regular Agenda Item #2: "Review, discussion and possible action regarding the Community Park Disc Golf Course bridge. (Tommy Mapp)" Tommy Mapp has been able to secure any pricing on a walking bridge yet. Kathy Morris spoke to a builder that is interested in project and will contact staff next week.

CDC President **Deffibaugh** announced Regular Agenda Item #3: "Review, discussion and possible action regarding the Hardscape Wall backlighting." City Manager Borg presented the Directors with a backlit concept for \$50.00 each with solar power unit. It would possibly require a couple of the units per wall. The Commissioners were very pleased with the backlighting ideas. The local manufacturer that has the contract to manufacture the "P's" for the walls has already missed their delivery dates. The Commissioners informed Mr. Borg to cancel the order if they are not already manufactured and find another vendor.

CDC President **Deffibaugh** announced Regular Agenda Item #4: "Receive a report, hold a discussion and take possible action regarding the following items:

- a. Budget Status – 2013-2014 Budget Amendment to pay for the Wireless WIFI capability for the Library. This was originally budgeted in the 2012-2013 CDC Budget but wasn't invoiced in the amount of \$885.00 until October 2013. CDC Director Neudorff made a motion to amend the 2013-2014 CDC Budget to add this item in the amount of \$885.00. CDC Director Fennell seconded the motion. The motions carried unanimously. 6-0
- b. Financial Report – Due to year-end financial closing and auditor visits, a financial report was not available.
- c. Current sales tax – The Sept. sales tax and end of the year report reported a total of \$243,859.52. The 2014 CDC Sales Tax Revenue began with October at \$21,659.52.
- d. Next Meeting: November 14, 2013

CDC President **Deffibaugh** announced Regular Agenda Item #5: "Manager's Report:"

- a. No replacement for Bill Glass—The Mayor is expected to announce the replacement at next Monday night's City Council Meeting.
- b. Progress on Downtown Park/Parking Lot --City Manager Borg reported that concrete was poured today. The CDC Directors were concerned that there might be persons trying to go around the tape/barricades to park on the new pavement prior to it being ready for traffic. Mr. Borg made note of this and stated that they were double the securing efforts to keep the traffic off of the pavement until it has cured.
- c. Progress of street projects –
 1. CR 456 (Hazelwood) received another coat of Sealcoat on it
 2. FM 75 is slated by TXDOT to be revamped in 2014
 3. 2nd Street Turn lane – bid was won by PC Construction—will be presented to the City Council on Oct. 15th for approval
 4. Street lighting installed on Monte Carlo Blvd.
 5. Willow, College, etc. project moving forward
 6. CR 400 has been completely surfaced where it had been gravel and resurfaced in already surfaced areas

CDC President **Deffibaugh** announced Regular Agenda Item #6: "Review, discuss items of interest to the public/citizens:

- a. Per Director Neudorff a group of PISD High School students are circulating a petition to have a skate board park built so they can have a place to skate board other than parking lots and streets
- b. Aero Lamh Manufacturing---Mr. Borg updated the directors on the progress of the project. The ultimate goal is for the process is to acquire a Performance

Agreement between the City of Princeton/EDC and Aero Lamh Manufacturing. City's legal staff is working with Aero Lamh's legal staff to develop the agreement. A similar agreement is being developed between the PISD and Aero Lamh for the local training/educational portion of the entire project.

CDC President **Deffenbaugh** announced Regular Agenda Item #7: "Consider a request for items to be placed on future agenda and NOT for discussion of these requests at this time:"

- a. Community Park Bridge/s
- b. Update of property purchase

CDC President **Deffibaugh** announced Regular Agenda #8: "Adjournment"

Director Neudorff made a motion to adjourn the meeting. Director Baker seconded the motion. The motion carried unanimously. 6-0 The meeting adjourned at 7:09pm.

Minutes were approved on the 14 day of November 2013.




