

MINUTES OF THE
CITY OF PRINCETON
PRINCETON COMMUNITY DEVELOPMENT CORPORATION
REGULAR MEETING OF MARCH 13, 2014

The Princeton Community Development Corporation met in a regular session in the Council Chamber at City Hall, 123 W. Princeton Drive, on Thursday, March 13, 2014 at 6:30 p.m.

The following CDC Board of Directors were present: President Fred Fennell, Vice-President Rick Neudorff, Director/Councilmember Steven Deffenbaugh, Director Richard Sheehan, Director Gerald Dotson and Director Brigitte Baker. Director David Kleiber was absent. The following Staff Members were present: Derek Borg, City Manager and Kathy Morris, CDC Co-coordinator.

CDC President **Fennell presided and called** the meeting **to order at 6:32p.m.**

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

CDC Director/Councilmember **Deffibaugh** led the CDC, EDC Directors and staff in the invocation.

CDC Director **Sheehan** led the CDC Directors and staff in the Pledge of Allegiance.

CDC Director **Neudorff** led the CDC Directors and staff in the Texas State Flag Allegiance.

CDC President **Fennell** announced **Citizen Appearance.** No one spoke.

CDC President **Fennell** announced the **Consent Agenda:**

Consent Agenda: All consent agenda items listed are considered to be routine by the Community Development Corporation and will be enacted by one motion. There will be no separate discussion of these items unless a Director so request, in which event the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

1. Discussion and possible approval of the Princeton Community Development Corporation Special Meeting Minutes of January 23, 2014.
2. Possible approval of an amendment to the 2013-2014 CDC Budget in the amount of \$725.00 for line item 10-500-00-8000. This amendment is in accordance to the CDC Directors decision to purchase and install "P"s and stars on the Hardscape Walls.

CDC Vice-President **Neudorff made a motion to approve** the CDC Special Meeting Minutes of **January 23, 2014.** CDC Director **Sheehan seconded the motion.** The **motion carried 5-0.**

CDC President **Fennell** announced Regular Agenda **Item #1:** "Presentation, discussion and possible action of the Bi-Annual Report from the Princeton Chamber of Commerce." Debbie Fahrenthold **presented** the Chamber of Commerce **Report.** Next **report due at CDC July meeting. No Action Taken.**

CDC President **Fennell** announced Regular Agenda **Item #2**: “Update, discussion and possible action of the landscaping, Hardscape Walls and the Art Theme Contest with the Princeton High School for the Hardscape Walls.” A **motion was made by Vice-President Neudorff to revise the landscape plan to delete large center tree, concentrate on low planting, define ground cover (stone or gravel like material) and bring back to next meeting a quote. As well as, announce art winners at the April meeting with each winner and participants receiving a certificate. CDC Director Baker seconded the motion. The motion carried 5-0.**

CDC President **Fennell** announced Regular Agenda **Item #3**: “Discussion and possible action regarding the lighting in the Community Park and the Veterans Memorial Park.” Vice-President **Neudorff made a motion to proceed with option “AC” from Brandon Industries, Inc., and obtain a new quote. Director Dotson seconded the motion. The motion carried 5-0.**

CDC President **Fennell** announced Regular Agenda **Item #4**: “Discussion and possible action on a skate board park. (Neudorff)” **No Action Taken.**

CDC President **Fennell** announced Regular Agenda **Item #5**: “Discussion and possible action to hire a consultant for the development of an overlay project for the downtown area.” **Direction was given to Staff to have Mike Barnes Group, Inc. and Michael R. Coker Company each present their intentions to a joint meeting of the EDC and CDC in April.**

CDC President **Fennell** announced Regular Agenda **Item #6**: “Discussion, possible action and recommendation to the City Council for a Freeport Tax Exemption.” Director **Deffibaugh made a motion to forward the need for a Freeport Tax Exemption to the City Council. Vice-President Neudorff seconded the motion. The motion carried 5-0.**

CDC President **Fennell** announced Regular Agenda **Item # 7**: “Discussion and possible action on repairing the Veterans Memorial Park wall.” Research to take place. **No Action Taken**

CDC President **Fennell** announced Regular Agenda **Item #8**: “Discussion and possible action to the North-South Thoroughfare as it relates to the development of the Community Park.” Item #8 was opened at the same time as Item #4. **No Action Taken.**

CDC President **Fennell** announced Regular Agenda **Item #9**: “Discussion and possible action of combining the Parks Board with the CDC.” Item #9 was opened at the same time as Item #4. There was a general consensus that the **Parks Board attend every other meeting of the CDC if pertinent items are on the agenda. No Action Taken.**

CDC President **Fennell** announced Regular Agenda **Item #10**: “Discussion and possible action of developing the Parkview Heights Park.” Item #10 was opened at the same time as Item #4. Item to be discussed at April meeting with Parks Board. Parks Board needs to develop a 5, 10 and 20 year Master Plan. **No Action Taken.**

CDC President **Fennell** announced Regular Agenda **Item #11**: “Receive a report, hold a discussion and take possible action regarding the following items:

- a. Financial Report- no report submitted
- b. Current sales tax—
- c. Next Meeting: Joint Meeting with EDC and a possible joint meeting with the Parks Board in April

CDC President **Fennell** announced Regular Agenda **Item #12**: "Manager's Report:

- a. Update on Park project downtown:
- b. Update on the CDC property at N. 2nd Street and Main Street

City Manager **Borg** updated **Directors on status**.

CDC President **Fennell** announced Regular Agenda **Item #13**: "Consider a request for items to be placed on future agenda and NOT for discussion of these requests at this time:"

- a. Discussion of placement of train car
- b. Homeowners Forest Grove Park
- c. Chamber of Commerce magazine ads
- d. By-Laws –discrepancies

CDC President **Fennell** announced Regular Agenda **Item #14**" "Adjournment"

Vice-President **Neudorff** made a motion to adjourn the meeting. Director/Councilmember **Deffibaugh** seconded the motion. The motion carried 5-0. Meeting adjourned at 8:53pm.

Minutes were approved on the 8 day of May 2014.

Fred A. Fennell
President Fred Fennell

Derek Borg
City Manager Derek Borg