

**CITY OF INGLESIDE DEVELOPMENT CORPORATION (4B)
BOARD OF DIRECTORS
REGULAR MEETING
OCTOBER 16, 2019
MINUTES**

1. Call to Order: *The meeting was called to order by President Rene Contreras at 6:37 PM.*
2. Roll Call: *Members Present: Rene Contreras, Teresa Flores, Cindy Wilson, Ben Tucker
Members Absent: Kody Farenthold and Scott Shaler
Staff Present: David Huseman, Jodi Carr
Guests Present: Mayor Parker, Mariana Rodriguez, 5 representatives from
Freese and Nichols*
3. Citizen Comments: *None*
4. President Comments: *President Contreras proposed the Board now vote "Viva Voice" (by the voice) instead of by roll call. The Board agreed.*

Presentation:

5. Presentation from Freese & Nichols for a Parks Master Plan: *Representatives from Freese & Nichols proposed a Parks Master Plan for Ingleside.*

Consent Agenda: (All of the following items are considered to be self-explanatory by the Ingleside Board of Directors and will be enacted with one motion; there will be no separate discussion of these items unless a Board Member requests.)

6. Consideration and action regarding approval of Meeting Minutes from 9/3/19 Special Called Meeting.
7. Review and accept financials.
8. Consideration and action regarding scheduling IDC Regular Meetings for Calendar Year 2020:

January 15, 2020

April 15, 2020

July 15, 2020

October 21, 2020

Teresa Flores moved to approve all three items (Items 6-8) on the Consent Agenda. Cindy Wilson seconded. Vote was unanimous.

Action Items:

9. Consideration and action for Façade Improvement Grant Program application from BH Contractors for an amount not to exceed \$5,000 for a new awning spanning the front of the building, with lighting, and brick reshoring, located at 2819 & 2817 Main Street, Ingleside,

Texas: *Jodi Carr explained Mr. Bertrand's application. President Contreras made the motion to award the Façade Grant for 50% of the project, with total amount not to exceed \$5,000. Ben Tucker seconded the motion. Motion passed unanimously.*

10. Consideration and action regarding the use of IDC Funds for a Parks Master Plan. (Tabled from 9/3/19): *Teresa Flores moved to select Freese & Nichols to create a Parks Master Plan for the City of Ingleside and for staff to negotiate cost and bring back to the Board for approval during a Special Meeting. Ben Tucker seconded. Motion passed unanimously.*
11. Consideration and action of making a recommendation to the City Council for the vacancy of Place # 2 with a term to expire May 2020. (Tabled from 9/3/19): *Teresa Flores informed the Board that she had spoken with two individuals that are interested in serving on the IDC Board. President Contreras had spoken with an individual, but discovered that person was not a City of Ingleside resident. President Contreras made the motion to recommend Mr. Butch Porter to the City Council for consideration to fill the unexpired term in Place #2. Ben Tucker seconded. Motion passed unanimously.*
12. Consideration and action with resolution to allow the City Manager to create a new checking account for the Ingleside Development Corporation: *Discussion was held about which bank would be chosen to be the depository for the corporation. There was concern over which bank would offer the best deal. Cindy Wilson stated a local bank is charging considerable fees for non-profits and doesn't want the IDC to be charged too many fees. Teresa Flores suggested the staff shop the banks and asked staff to research Lone Star Investment Pool for an investment account. Teresa Flores made the motion to allow the City Manager to create a resolution to open a new checking account. The City Manager suggested the Board wait to pass the resolution until after all the questions have been answered and staff can bring a recommendation for the best bank to the Board at a Special Meeting. Teresa Flores then withdrew her motion. President Contreras moved to table this item until the next Special Meeting. Teresa Flores seconded the motion. Motion passed unanimously.*
13. Consideration and action to appoint signors for the new IDC checking account, created by action on Agenda Item #12: *Ben Tucker moved to table this item until the Special Meeting. President Contreras seconded. Motion passed unanimously.*
14. Consideration and action with resolution to allow the City Manager to create an investment account with TexPool Participant Services for the Ingleside Development Corporation: *Ben Tucker moved to table this item until the Special Meeting. Cindy Wilson seconded. Motion passed unanimously.*
15. Consideration and action regarding appointing two authorized representatives for the TexPool Participant Services investment account for the Ingleside Development Corporation, created by action on Agenda Item #14: *Ben Tucker moved to table this item until the Special Meeting. President Contreras seconded. Motion passed unanimously.*
16. Consideration and action to allow the City Manager to apply for a Federal Tax Identification Number for the Ingleside Development Corporation: *Teresa Flores moved to allow the City Manager to apply for a Federal Tax Identification Number for the Ingleside Development Corporation. Ben Tucker seconded. Motion passed unanimously.*
17. Consideration and action on Ingleside Development Corporation Investment Policy: *Jodi Carr informed the Board that she had worked with the City Finance Director to create the*

IDC Investment Policy and it will be needed if the Board decides to invest with TexPool. Mr. Huseman added that it is a good idea for the IDC to have an Investment Policy. Teresa Flores made the motion to approve the Investment Policy as presented. Cindy Wilson seconded. Motion passed unanimously.

18. Consideration and action regarding adopting the revised Façade Improvement Grant Program Guidelines and Application, dated 10/01/19: *Jodi Carr explained she revised the guidelines to make the process flow and address issues that were not considered in the past. Cindy Wilson suggested removing specific dates so the policy wouldn't need an annual revision. City Manager Huseman discussed the possibility of changing percentages based upon what types of projects the Board would like to see improved in Ingleside. President Contreras stated he would like to keep the program simple and not confuse the issue. He said he thought the 50% match program was working and deemed it best to keep it the same. Ben Tucker said this was a great program and he was proud to be a part of it. Ingleside is already benefiting from the use of these grants. He would like to thank Steve Diehl for bringing this program to the IDC. The board members also expressed gratitude for the effort Jodi Carr put into revising the program. Ben Tucker moved to approve the revised Façade Improvement Grant Program Guidelines and Application with the change of removing the specific dates. President Contreras seconded. The motion carried unanimously. The official date of the newly adopted Façade Improvement Grant Program Guidelines and Application will be the date of this approval, 10/16/19.*

Other:

19. Requests for future agenda items: *A Special Meeting will be called to approve the negotiated rate of the Parks Master Plan, and consider tabled Agenda numbers 12-15 (concerning banking) from this Agenda.*
20. Adjourn: *Motion to adjourn from Teresa Flores, with a second from Ben Tucker, with all in favor. Meeting was adjourned at 8:33 PM.*

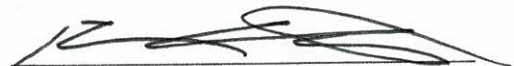
Meeting Minutes respectfully submitted by Jodi Carr on October 18, 2019

ATTEST:



Scott Shaler, Secretary

APPROVED:



Rene Contreras, President