

# NEDERLAND ECONOMIC DEVELOPMENT CORPORATION

## Minutes June 15, 2022

### MEETING

A meeting of the Nederland Economic Development Corporation was called to order at 4:33 p.m. at the Bank Building, 1308 Boston Avenue, by President Sylvia Root.

### QUORUM

Board members present: Don Albanese, Mitch Macon, Mike Roebuck, Sylvia Root and Anthony Toups. Absent: Billy Doornbos, Bret Duplant Jim Wimberley, NEDC Attorney. Others present: Kay DeCuir, Executive Director, Christinia Herrmann, Executive Secretary and Leila Luo, University of Texas Summer Intern.

### INVOCATION AND PLEDGE

Kay DeCuir gave the Invocation and led the Pledge

### MINUTES

A motion was made by Don Albanese and seconded by Anthony Toups to approve the minutes of the May 18, 2022 meeting.

Motion Carried

Ayes: Albanese, Macon, Roebuck, Root and Toups.

Noes: None. Absent: Doornbos and Duplant.

### EXECUTIVE SESSION

The regular meeting was recessed at 4:35 p.m. by President Root for the purpose of conducting an Executive Session of the Nederland Economic Development Corporation, as authorized by the Texas Government Code Chapter 551.087 Deliberations regarding Economic Development Incentives; Texas Government Code Chapter 551.071 to discuss litigation and/or legal advice; and Texas Government Code Chapter 551.072 to discuss acquisition, exchange and/or release of property.

### RECONVENE

The regular meeting was reconvened by President Root at 4:53 p.m. President Root announced no action was needed on Texas Government Code, Chapter 551.087- to discuss actions regarding Economic Development Incentives; Texas Government Code, Chapter 551.071-litigation and/or legal advice; nor Texas Government Code Chapter 551.072 to discuss potential acquisition, exchange and/or release of property.

### FINANCIALS

Kay DeCuir shared the Financial Reports as of May 2022, (March 2022 data).

- Annual Sales Tax Report by Month
- Sales Tax received was \$79,080.31 with a Total Revenue of \$86,087.63, which includes Rental Income, Interest Income and Miscellaneous Income.
- Paid out \$13,610.50 from Special Programs for PRIDE Awards to Nederland Nails, Tint On Demand and NAPA
- Reviewed Reserved Funds for Downtown Revitalization, Emergency Funds, Boston Avenue Revitalization, and Airport PRIDE Program.
- Will have a CBA to present in July or August for a new Retail Center. Owner is waiting for plans to be approved by City

### DRAFT BUDGET 2022-2023

- Increased due increased cost and anticipated projects
  - Projecting increase in Sales Tax Revenue
  - Lower projected Interest due to lower interest rates
  - Increased Personnel based on projected COLA, Insurance Cost and Secretary's Annual Step Raise
  - General Office Supplies; Utilities; Postage; Insurance General; Rental Equipment; due to cost increase
  - Food – increase due to more off site training and meeting attendance (Conferences)
  - Advertising/Marketing – decreased as received a better price on annual Fall & Christmas Shop Nederland Campaigns with more coverage
  - Contractual Services- increase in cost of services and demo of properties for revitalization

### COMMUNICATION

Kay DeCuir shared the following with the Board;

- Summer Intern, Leila, will work on a Business Retention/Expansion survey (Business Health Check coming out of COVID times)
- Arch has been approved and a date for Dedication to City will be scheduled
- Marketing/Advertising – last year ran a Fall/Christmas Shop Nederland Commercial which was run on Channel 6, The CW and Fox. This year Channel 12 gave us a better deal at \$7500. With two focus areas, Local (from here to Houston area) and the Lake Charles area. Commercial will run on more channels and apps.
- Client Monitoring
  - Hargrove and Brick Oven Pizza have fulfilled their obligations under their CBA Agreement and the monitoring of their files will be closed
  - Buckstin Brewery and Rad Graphics should fulfill their obligations by end of 2<sup>nd</sup> or 3<sup>rd</sup> quarter.
- She worked with the Jefferson County Appraisal District to correct taxing/exemption status for NEDC owned properties
- Leila updated the NEDC's CBA/PRIDE Brochure
- SBDC Awards Banquet-several Nederland Businesses were recognized
  - Nederland Chamber of Commerce's Business of The Year- LaSuprema Mexican Restaurant
  - SBDC's Business Awards;
    - Soiree & Vines – Restaurant of the Year
    - Prosperity Building Group, LLC – Star Business of the Year

President Root shared that the SBDC awarded their Small Business Champion of the Year to Kay DeCuir, Executive Director, Nederland EDC.

### ADJOURN

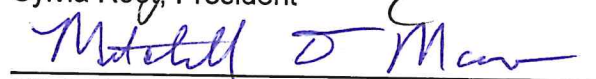
There being no further business, a motion was made by Mike Roebuck and seconded by Don Albanese to adjourn the meeting at 5:40 pm.

Motion Carried

Ayes: Albanese, Macon, Roebuck, Root and Troups.

Noes: None. Absent: Doornbos and Duplant.

  
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Sylvia Root, President

  
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Mitch Macon, Secretary / Treasurer