

March 28, 2016

ROCKDALE MUNICIPAL DEVELOPMENT DISTRICT

BOARD MEETING MINUTES

Board Members Present:

Adam Straznicky
Allan Miller
Bobby Pelzel*
Collier Perry
Elissa Benford-Roberts
Trent Wages*

District Staff:

Kara Clore
Linda Wyatt

Absent

Dr. John Weed

Call to order and announcement of a Quorum

With a quorum present, the Rockdale Municipal Development District Board Meeting was called to order by Board President Adam Straznicky at 6:05 p.m. on Monday, March 28, 2016 at Rockdale Municipal Development District Offices, 134 N. Main, Rockdale, Texas.

4. Citizen Communications

The MDD welcomes public comments at this point on items not specifically listed on the agenda. Speakers must sign up on the provided list before the meeting begins. Speakers are limited to three (3) minutes each. The MDD will not respond to matters not listed on the agenda until a future meeting.

*Board Member Wages arrived 6:06 p.m.

*Board Member Pelzel arrived 6:09 p.m.

5. Consent Agenda

A. Approvals

1. Minutes of MDD Special Meeting February 22, 2016
2. February Financials
3. March Revenue Report

Motion: Upon a motion made by Board Member Miller and a second by Board Member Benford-Roberts the Rockdale MDD Board voted six (6) in favor, none (0) opposed and none (0) abstaining to approve the MDD Consent Agenda as presented. **The Motion Carried.**

6. MDD Staff Report

- A. Quarterly Marketing Report
- B. Office Building Update

MDD Executive Director Clore gave a report on each item.

7. Action Items

- A. Consider and take any necessary action landscaping for the Downtown Public Parking Lot.

Motion: Upon a motion made by Board Member Miller and a second by Board Member Wages the Rockdale MDD Board voted six (6) in favor, none (0) opposed and none (0) abstaining to authorize Executive Director Clore to continue with the Landscaping Design as presented by Urban Landforms in creating the MDD Request for Bids on the Construction of the Downtown Public Parking Lot and to proceed with development. **The Motion Carried.**

- B. Consider and take any necessary action regarding MDD office Building Repairs and Office Furniture.

Motion: Upon a motion made by Board Member Perry and a second by Board Member Miller the Rockdale MDD Board voted six (6) in favor, none (0) opposed and none (0) abstaining to combine the

balance remaining for MDD Furniture Budget (\$4,580.46) with the balance for MDD Building Repairs Budget (\$565.12) for a total of \$5236.58. **The Motion Carried.**

- C. Consider and take any necessary action regarding electronic devices and office equipment.

Motion: Upon a motion made by Board Member Miller and a second by Board Member Wages the Rockdale MDD Board voted six (6) in favor, none (0) opposed and none (0) abstaining to authorize Executive Director Clore to negotiate, at her discretion, the replacement and upgrading of 9 Tablets as well as the purchase of a new Laptop and Printer. **The Motion Carried.**

- D. Consider and take any necessary action regarding the Patterson Center Project.

Motion: Upon a motion made by Board Member Miller and a second by Board Member Pelzel the Rockdale MDD Board voted six (6) in favor, none (0) opposed and none (0) abstaining to appoint Adam Straznicki, Gary Griesbach, Joan Ratliff, and Chris Whittaker to the Patterson Center Planning Committee to complete the architectural plans and present them to the Rockdale MDD Board for approval. **The Motion Carried.**

- E. Consider and take any necessary action regarding clean-up of debris on the City of Rockdale's 56.578 acres of property in the Rockdale Industrial Park.

This item was moved to Executive Session.

- F. **Convene in Executive Session: 7:10 p.m.**

Discussion Pursuant to Texas Government Code Section 551.072 and Section 551.087 to deliberate the purchase, exchange, lease or value of real property for the purpose of commercial development inside the District boundaries and to discuss economic development negotiations.

- G. **Reconvene in Open Session: 8:00 p.m.**

Consider and take any necessary action related to the purchase, exchange, lease, or value of real property for the purpose of commercial development inside the District boundaries and to discuss economic development negotiations.

Motion: Upon a motion made by Board Member Miller and a second by Board Member Pelzel the Rockdale MDD Board voted five (5) in favor, none (0) opposed and one (1) abstaining authorizing Executive Director Clore to contract with Binion Bulldozing Service, in the amount of \$2,650 for the separating of debris and dirt. Hauling and disposing of debris. Use the remaining dirt to fill in low areas on the property and level area on the City of Rockdale's 56.578 acres of property in the Rockdale Industrial Park, to be completed no later than July 1, 2016 **The Motion Carried.**

8. Future Agenda Items

- At this time MDD Board Members may request that an item be placed on a future MDD Agenda for discussion and/or action.

9. Adjourn 8:00 p.m.

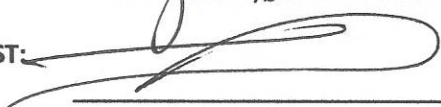
Motion: Upon a motion made by Board Member Miller and a second by Board Member Pelzel, the Rockdale MDD voted six (6) in favor, none (0) opposed and none (0) abstaining to adjourn the meeting. **The Motion Carried.**

These minutes were approved on the 25th day of April, 2016.

APPROVED:


Adam Straznicki, Board President

ATTEST:


Trent Wages, Board Secretary