

Waller Economic Development Corporation
Meeting Minutes
8/14/2023

I. Call to order

Chuck Scianna called the August Meeting of the **WEDC** to order at 3:06 p.m. on 8/14/2023. In attendance: John Isom, Anthony Edmonds, Bill Fendley, Chuck Scianna, Elizabeth Dominguez, Art Pertile, Carrie Gourley, Sarah Scott and Rhonda Plata.

II. Open issues

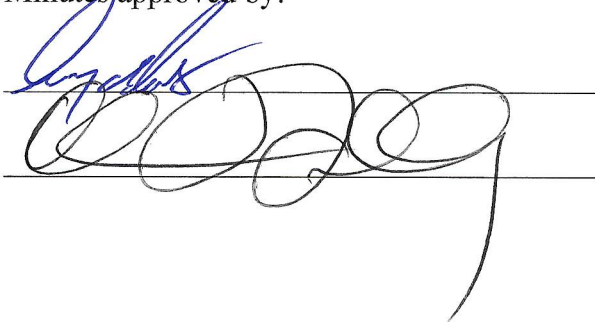
- A. Minutes from the 7/10/23 meeting was presented, and Anthony made the motion to accept them Bill made the second and the motion passed.
- B. Financial Report – no financial report this month, due to a personnel change. In the future, the reports will contain total reserves minus committed reserves for easier reference.
- C. The Chapter 380 incentives for Natura PCR and Closner Equipment were both approved by the Waller City Council.
- D. Tex-Tube now has an engineer extension estimate for 3.1 million with a CapEx and jobs projection at \$150 million plant plus 85 investment second year for the main plant only. Still getting figures on ancillary plants/products and there will be sales tax collected on some products.
- E. John spoke about FAME and WorkForce Solutions and working with Startup Incubator/Accelerator to train workers. Art clarified that according to the EDC Act, training should be for employees for primary jobs for local companies as there is rarely a return on training. Chuck wanted to know what the benefit to the city would be. If any agreement was to be made, it would have to be between the EDC and the companies hiring not with WorkForce, FAME or the incubator.
- F. ETJ discussion on areas wanting in Waller ETJ and wanting out of Waller's ETJ. The Waller Town Center filed a petition in 2007 for annexation. It is believed that they will not be allowed to request to leave the ETJ. All ETJ transfers should be handled on a case-by-case basis. Art pointed out if a subdivision requests coming into the Waller ETJ, then the request should be that they bring homes and retail especially if they are doing so for water.
- G. Carrie Gourley asked the Board about parks, pools, and recreation areas and what the EDC could do to acquire them. Art pointed out that as an A EDC, it is not something the City of Waller EDC could assist with as it is not in the legal scope of an A corporation. Parks, pools, and recreation areas can be handled by a type B EDC, but not an A. Chuck referred her to the City Council.

Next Meeting: 9/11/2023 3:00 p.m.

Meeting adjourned at 4:15 p.m.

Minutes submitted by: Rhonda Plata

Minutes approved by:



Date: _____

Date: 10/9/23