

REGULAR MEETING
LONE STAR ECONOMIC DEVELOPMENT CORPORATION
LONE STAR FIRE STATION – 201 W. INDUSTRIAL
September 12, 2022, at 6:00 p.m.

*We reserve the right to enter into Executive Session on any Agenda item pertaining to
TEX. GOV'T CODE ANN. Sections 551.071-551.078, 551.087-551.089*

In compliance with the Texas Open Meetings Act, Chapter 551, of the Texas Government Code, the City of Lone Star issues this public notice. If, during the course of the meeting, any discussion of any item on the agenda should be held in executive or closed session, the board will convene in such executive or closed session in accordance with Section 551 of the Texas Government Code, Et Seq. The Economic Development Corporation will consider and act on the following items:

The subjects to be discussed or considered or upon which any formal action may be taken are listed below. Items do not have to be taken in the same order as shown on the meeting notice.

Members of the public who wish to submit their written comments on a listed agenda item must submit their comments by emailing citysecretary@lonestartx.net or by calling 903-656-2311 for staff assistance. Comments must be received before 3:00 p.m., September 12, 2022.

MINUTES

Present were Chairman Rudy Dudley, Chairman Pro Tem Mona Brown, Board Members Mitch Cox, Felipe Guerrero, Lesley Dalme, Allison Hudson and Secretary/Treasurer Tina Love.

1. CALL TO ORDER - Chairman Rudy Dudley at 6:02 P>M>

2. PUBLIC COMMENTS - None

3. CONSENT ITEMS:

Minutes of Regular Meeting on August 1, 2022

Minutes of Special Meeting – City Park Drainage Improvements Bid Opening, August 30, 2022

Minutes of Public Hearing on Proposed EDC Budget – September 6, 2022

Minutes of Special Meeting to Adopt 2022-2023 EDC Budget – September 6, 2022

A motion to accept Minutes of Regular Meeting on August 1, 2022, Special Meeting on August 30, 2022, Minutes of Public Hearing on September 6, 2022 and Minutes of Special Meeting to Adopt 2022-2023 Budget on September 6, 2022 was made by Mitch Cox with a second from Felipe Guerrero. All present voted AYE.

4. REPORTS:

Financial Reports for August 2022.

A motion to accept financial reports as presented for August 2022 was made by Felipe Guerrero with a second from Lesley Dalme. All present voted AYE.

5.0 ACTION ITEMS:

5-1: Review, discussion, and possible actions on City Park Project number 2022-001 drainage improvement updates.

Chairman Rudy Dudley spoke with Anthony Young, of RCC excavation, on September 9th about the start-up date for the City Park drainage project. Mr. Young expects material to arrive within the next two weeks and startup will begin afterwards. Mr. Young will deliver equipment early if the EDC wants to take pictures of park improvements for the local newspaper.

No action.

5-2: Review, discussion, and possible actions on City Park Project number 2022-001 resurface and repair of basketball court.

Mr. Garrett Williamson of Lonestar Concrete Technologies was asked to attend the EDC meeting to discuss the product and process to resurface and repair the basketball court at City Park. He described the product as being the same as discussed in July 2021. Paint being applied to the sealant was discussed. Mr. Williamson explained a solvent-based paint can be used with the concrete sealer. All cracks and faults in the concrete will be fixed before the sealant is applied and lines or designs on the court will be dyed with the same color (white or blue). The estimated startup is 4-6 weeks, dependent on the weather conditions. There is a 5-year warranty covered by CTI and the basketball court can be inspected once a year at no charge. The total cost is \$20,660.00. One-half (\$10,330.00) is required before project begins and the remaining balance due once project is complete.

A motion to proceed with the resurface and repair of the basketball court was made by Felipe Guerrero with a second from Mitch Cox. All present voted AYE.

5-3: Review, discussion, and possible actions on Senior Citizens building revitalization update.

Chairman Dudley updated the EDC of the Senior Citizens building revitalization. It is approximately 99% complete. They are waiting on bids to replace or repair two broken windows. They have spent approximately \$21,000 in repairs. Unexpectedly, the hot water heater had to be replaced and additional plumbing required to bring the building up to code. The first function, "Dominoes & Dogs", is scheduled for Saturday, September 24th from 12:00 pm to 6:00 pm. \$10 will buy two hot dogs, chips, dessert, and a drink. Flyers will be sent out and notice posted on Facebook. Meals on Wheels will begin on October 3rd. There are issues with the parking lot and County is going to help fix. Also, discussed the possibility of utilizing the location as a food distribution center for the area.

No Action, info only.

5-4: Review, discussion, and possible actions on City Park Project number 2022-001 to purchase and install security cameras at City Park for security and surveillance and to discuss the monthly cost for WIFI for the cameras.

With ongoing improvements at the City Park, there is a need for surveillance/security cameras to monitor park activities. We have found a vendor to purchase the cameras from but are having difficulties in finding someone to bid WIFI services. Providers to consider are Optimum (previously Suddenlink), Windstream, and ETEX. Felipe Guerrero will contact Optimum; Rudy Dudley will contact Windstream, and Tina Love will contact ETEX for bids.

A motion to follow-up with various WIFI providers was made by Mona Brown with a second from Felipe Guerrero. All present voted AYE.

5-5: Review, discussion, and possible actions on City Park Project number 2022-001 complete renovation or replacement of bathrooms at City Park to

- a) Bring them into ADA compliance
- b) Repair and replace toilet fixtures
- c) Repair and replace light fixtures
- d) Provide a clean and accessible restroom for public use

Discussed the renovation or replacement of the City Park bathrooms. A catalog from CXT concrete buildings was provided for review. CXT provides prefab concrete buildings that have various options to select and choose from based upon needs. Plumbing and wiring are not included in purchase.

Mitch Cox has spoken with two plumbers, Clubb Plumbing and Mike Carter about the plumbing in the restrooms. The plumbers are unable to provide an accurate quote until it is decided what is wanted in the restrooms. If stainless steel fixtures are desired, there is no guarantee when they will be received.

Discussed the structure and foundation of the restroom facility. Is it salvageable? We need to contact a couple of contractors to evaluate the building structure to determine how to proceed.

A motion to contact contractors to evaluate the City Park bathroom was made by Mona Brown with a second from Allison Hudson. All present voted AYE.

5-6: Review, discussion, and possible actions on City Park Project number 2022-001 baseball/softball field lighting.

A motion to table this item until a later date was made by Mitch Cox with a second from Felipe Guerrero. All present voted Aye.

5-7: Review, discussion, and possible actions on City Park Project number 2022-001 upgrade and installation of additional picnic tables for public use.

The purchase of additional picnic tables for the City Park was discussed. May consider purchasing steel or metal picnic tables coated with a rubberized material. It is estimated these tables cost approximately \$550 each, but additional information is required.

A motion to table this item pending additional information was made by Mitch Cox, with a second from Felipe Guerrero. All present voted AYE.

6. ADJOURN

A motion to adjourn was made by Mona Brown with a second from Felipe Guerrero. All present voted AYE.

/s/ Rudy Dudley
Rudy Dudley, Chairman

/s/ Tina Love
Tina Love, Secretary/Treasurer