



**MINUTES OF PUBLIC MEETING  
DE LEON TYPE B ECONOMICAL DEVELOPMENT  
CORP.**

**5:30 p.m. – June 25, 2024**

**DIDC Approved on July 16, 2024**

1. **CALL TO ORDER:** Toney called the meeting to order at 5:26 pm.
2. **ROLL CALL:** Members present for roll call were as follows; to wit: Toney Prather, Emma Gonzales, Feltz Terrill, and Heather Armstrong, and Brandon Holland. Members not present for roll call were as follows; to wit: Tim Beaty and Kevin Caraway.
3. **PUBLIC COMMENTS:**  
No comments were given.
4. **CONSENT (AUTOMATIC APPROVAL) AGENDA:** (All consent agenda items are considered routine by city council and will be one motion. There will be no separate discussion of these items unless councilmember requests an item be removed and considered separately.)

**Minutes from May 21, 2024**

Brandon Holland made the motion to approve the minutes. Emma Gonzales seconds that motion. All members present were in favor. Motion passed.

5. **REGULAR AGENDA: (Discuss and act separately on the following items)**

a) **Update on Restrooms at City Park:**

Feltz Terrill reported that the work was just about complete. Feltz said he installed unisex signs on both of the restroom doors. Mr. Terrill said he has checked over all things and it all looks very good. He said he found one minor issue, but has already reached out to Bob Johnson and it will be fixed. Feltz reported that Bob mentioned the electricity may not be strong enough to power the electric hand dryers, so he would keep the paper towel holders as a back up incase they were needed. Mr. Terrill reported that Bob did make some plumbing changes, and he would be asking for a reimbursement for supplies purchased at some point.

b) **Letters to Property Owners:**

Toney Prather reported that the letters had been sent to the property owners. Toney went over and explained an email that Laura Garza received. Toney stated that the process would continue, being for sale was not a reason to not go forward. Toney also said he has had no response from the other two property owners. After he spoke regarding the letters, Mr. Prather spoke about 340 S Texas St. The owner has only done the small amount of improvement that occurred for a week after receiving the November 2023 letter. He told the group that his discussion with property owner was that we would back away from proceeding with the petition, but if work didn't progress then action would move forward. A motion was made by Brandon Holland, seconded by Heather Armstrong to petition the city council to declare 340 S Texas St. substandard and a nuisance under De Leon Ordinance #007-21. Request the city to immediately proceed to abate the property as provided with the ordinance. The DEBDC will agree to reimburse the city any direct costs associated with the proceedings and abatement, with acknowledgement from the city that the city will refund DEBDC any first dollar recovery from any lien against the property. All members present agreed. Motion carried.

**STAFF REPORT:**

- **Report for the month ending.**
- **Financial Report**
- **Accounts payable and receivable.**

Heather Armstrong made the motion to approve the months ending financial report. Brandon Holland seconded the motion. All members present were in agreement. Motion carried.

- **Date of next meeting.**

It was determined that the next meeting would be held on July 16, 2024.

**6. ITEMS OF COMMUNITY INTEREST:**

- Expression of Thanks
- Information regarding holiday closings.
- Honorary recognition of city officials, employees or other citizens.
- Reminders about upcoming events sponsored by the City or other entity that is scheduled to be attended by a city official or city employee.

**7. ADJOURN:**

Brandon Holland made the motion to adjourn at 5:53 pm. Emma Gonzales seconds that motion. Motion passed.

I, *Laura Garza*, board designee for the De Leon Industrial Development Corporation Type B, do hereby certify in good faith that the above and foregoing is true and correct of the **Regular Meeting** by the De Leon type B Industrial Development Corporation of the City of De Leon and of the minutes pertaining thereto on the **12<sup>th</sup> day of July 2024**.

  
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*Laura Garza, Board Designee*

Minutes **PASSED AND APPROVED** by the De Leon Type B Economic Development Corp. of the City of De Leon on the **16<sup>th</sup> day of July 2024**.

  
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*Toney Prather, President*