

**March 2015 Meeting Minutes**  
**Greater Nocona Area Economic Development Corporation (Type A) &**  
**Nocona Municipal Economic Development Corporation (Type B)**  
**at the Tales and Trails Museum March 3rd, 2015**

**Agenda items:**

**I. Roll call and call to order: Type A & Type B – Confirm Quorum for Type A & Type B**

Type A Board Vice President Tracy O'Neal called the meeting to order at 12:06 pm. Also present were Cassie Mitton and Tyler Thomas.

Type B Board President Phil Staley called the meeting to order at 12:06 pm. Also present were Don Davis, Billy Henley and Sandra Reynolds.

Also in attendance was Tony Dirker, owner of the future Red River Pizzeria.

**a. Approval of Type A and Type B February meeting minutes**

Both Boards approved the February minutes as presented.

**b. Acceptance of January Type A & Type B financials**

Both Boards accepted the January financials.

**II. INTRODUCTION OF NEW BOARD MEMBERS AND BOARD ELECTIONS**

The director said the Nocona City Council has appointed Tyler Thomas to the Type A Board and Billy Henley to the Type B Board. He also mentioned Don MacLaughlin had resigned to make way for the new Board members. **The Type A Board appointed Cassie Minton to the secretary position.**

**THE BOARDS OPENED THE PUBLIC HEARINGS AT 12:09 PM**

**III. ART GALLERY LOAN PROJECT PUBLIC HEARING**

As background, Jim Rogers reviewed expenses he had incurred starting the Texas Trails Art Gallery and requested an interest-free loan for three years of \$5,000 to assist with start-up of the gallery on US Hwy 82. The Boards approved moving the proposal forward. The Type B Board requested staff place it on the 60-day clock. The Type A Board requested staff place it on the City Council agenda for approval to participate in a Type B Board project (retail). The City Council approved the request at its February meeting.

**IV. RODEO COMMITTEE TRACTOR PROJECT PUBLIC HEARING**

As background, Scott Politakis, Nocona Chamber of Commerce president and Rodeo Committee chair, explained that the tractor bought in 2010 had developed several problems and costs of repairs would be as expensive as replacing the tractor. The committee was looking at a little more powerful tractor considering the increases in activities at the rodeo grounds. The committee was looking at a tractor costing \$12,000 and requested the NEDC contribute a grant of \$6,000 towards the purchase. The Type B Board approved moving the proposal forward and requested staff place it on the 60-day clock.

**BEING NO PUBLIC DISCUSSION THE PUBLIC HEARING  
WAS CLOSED AT 12:12 PM**

**V. KEEP NOCONA BEAUTIFUL TRASH CAN PROJECT**

The Boards were reminded Ms. Syd Nowell, chair for Keep Nocona Beautiful requested up to \$1,500 to purchase two trash cans for the downtown area. She explained that other organizations, including the city are also contributing trash cans, culminating in approximately 15 trash cans total. KNB and the city will be responsible for its upkeep and emptying. The Type B Board requested it be placed on the 60-day clock. The Type A Board requested it be placed on the City Council agenda for permission to participate and the City Council approved the request. The public hearing was held last month, with only positive comments.

The Boards approved the up to \$1,500 (\$750 per Board) for the project and then requested staff place it on the City Council agenda for authority to expend the funds.

**FOLLOWING PRESENTATION ON ITEMS VI AND VII THE BOARDS ADJOURNED INTO EXECUTIVE SESSION AT 12:22 PM TO FURTHER DISCUSS EACH ITEM. THE BOARDS RETURNED TO REGULAR SESSION AT 12:31 PM AND THEN MOTIONED AND APPROVED THE FOLLOWING LISTED ACTIONS ON EACH SUBJECT ITEM.**

#### **VI. INDIAN OAKS GOLF COURSE PROPOSAL**

The director noted last March, Heath Heller representing the golf committee sought assistance with a new greens mower, golf cart batteries and the two applications of Zeolite minerals. The mower cost \$30,000, split 50 – 50 with the golf course over three years, amounting to \$5,000 per year for three years; They are also requesting 5 cart battery sets at \$600 each, totaling \$3,000 and the Zeolite is \$5,500. The entire proposal was for \$13,500. Both Boards agreed to split the \$13,500 grant evenly last year. Steve Tettleton emailed a very similar proposal for this year, the director said. The request included the second greens mower payment of \$5,000. 6 cart battery sets at \$600 apiece for \$3,600 and the Zeolite which has increased to \$6,000. For a total of \$14,600

**The tractor was approved for a three-year project, however the additional items require the 60-day clock. The Type B Board placed the proposal for \$4,800 on the 60-day clock and the Type A Board requested staff place the proposal for \$4,800 on the City Council agenda to approve participation in a Type B project (sports facilities).**

**Both Boards requested staff place the \$5,000 (\$2,500 per Board) for the second payment on the greens mower on the City Council Agenda for authority to expend the funds.**

#### **VII. RED RIVER PIZZERIA PROPOSAL**

The director introduced Tony Dirker, who explained that he and his wife are creating the Red River Pizzeria next to the Red River Inn hotel. Unfortunately, Texas-New Mexico Power Company is requiring moving electrical and other utility lines for the new building. The Dirkers requested grant assistance with these unexpected, but required changes. The total would be \$10,776.

**Since this involves mandatory movement of utility lines and replacement of a city sidewalk, staff recommended the Boards favorably consider the grant request. The Boards requested staff contact Mr. Dirker and propose either a 5-year, no-interest loan or the more common \$25,000, 10-year, 2% revolving loan. The Type B Board requested staff place it on the 60-day clock and since the proposal involves a retail business, Type A Board requested staff place it on the City Council agenda for authority to participate in a Type B project.**

**Following discussions later with Mr. Dirker, they have requested the \$25,000, 10-year, 2% interest loan for their project.**

#### **VIII. BUSINESS OF THE YEAR AWARD**

The director noted the Nocona Chamber of Commerce Banquet is scheduled for March 26. The Boards have usually selected a business of the year award. Last year it was the VFW. There are several possible candidates although staff suggests an operating business and not anything still under construction.

**Although the Boards initially considered a particular candidate later the director emailed a nomination list for all Board members to vote for their selection. The votes will be tallied by March 12.**

## **IX. TEXAS DEPARTMENT OF AGRICULTURE INTERN PROGRAM**

The director explained it's time again for the Texas Department of Agriculture Intern Program requests. In coordination with the Nocona Chamber of Commerce and the Tales 'n' Trails Museum, staff is submitting a request for assistance with developing a volunteer development program for various events and programs. Nocona has participated in the TDA program for several years with many beneficial results. It costs a small stipend along with room and board for the interns.

**The Boards approved participating in this year's program and requested staff place it on the City Council agenda for the authority to expend the funds.**

## **X. Staff Updates and Travel**

### **a. Capacity Building Budget Update**

The Boards had requested more information on the types of expenditures for the Capacity Building budget line item. The director explained the expenditures normally involve opportunities to expand Nocona's resources and opportunities, without being tied to a specific project. Examples include the Wind Energy Survey in 2010, the Texas Department of Agriculture Interns, the student summer camp programs, improvements at the baseball fields to assist with the Iron Man Tournament, community guest speakers and consultants.

### **b. Gov. Abbott Economic Development Announcement Update**

The director admitted this was the first Austin trip that probably wasn't worth the effort. The "major" economic development announcement turned out to be Texas winning the Site Selector magazine's Governor's Cup for the third year in a row. However, the director did reconnect with the new economic development leadership. Nocona has had beneficial relationships with both the new executive director of the Governor's Economic and Development Office, Brian Daniels and the executive director of the Texas Economic Development Corporation Tracey McDaniel.

### **c. Cross Plains Rural Transportation Council Meeting Update**

As the CPRTC representative for Nocona, the director noted efforts continue on four-lane development of US Hwy 82. It is third on the priority list with I-35 efforts in Cooke County (huge project requiring specific funding), and Hwy 277 which is the first project being funded by Proposition 1 monies. It was announced that the schematics for the expansion of the four-lane from Nocona to the Clay County line will begin this fall with the ecological studies to follow. The purpose is to have the project ready to go if state leadership makes more monies available for transportation this legislative session.

### **d. Leadership Montague County Austin Visit Update**

According to the director, there were 29 class members from the Leadership Montague County program on the trip. The date had been set last year, so it was disappointing it occurred on the Governor's State of the State address. There were still quite a few state agencies that spoke to the group. This was only the second trip for the classes, but staff considers both Boards' budget items as being invaluable for the trip's success.

### **e. Dallas Business Journal Relationship Building Update**

The director attended this event and had extensive opportunity to talk with DBJ staff and other DFW business leaders. Of particular interest was a recent article about an investment firm not being able to locate property for an entertainment complex in Grand Prairie and beginning to look elsewhere. Staff used the DBJ resources to e-mail one investment member with the idea of looking in our area. Discussions with DBJ writers at this social also suggested another resource to contact about the proposed development.

## **XI. Items of community interest**

- a. March 8 – 4x Winter Buckle Series
- b. March 14 – Nocona Nights, Tommy Alverson, Davin James, Brian Burns

- c. March 18 – Kelly Miller Circus, Chisholm Trail Rodeo Grounds
- d. March 22 – 4x Winter Buckle Series Finals
- e. March 26 – Chamber of Commerce Banquet
- f. March 29 – Youth Rodeo

**XII. THE MEETING ADJOURNED AT 1 PM**