

PUBLIC NOTICE
LOCKHART ECONOMIC DEVELOPMENT CORPORATION (LEDC)
AGENDA
Monday, August 6, 2018 – 6:00 P.M.
CITY HALL – UPSTAIRS CONFERENCE ROOM
308 W. SAN ANTONIO STREET, LOCKHART TEXAS

1. **CALL TO ORDER**

2. **DISCUSSION AND/OR ACTION**

- A. Discussion and/or action regarding the minutes from the July 9, 2018 meeting. 1-3
- B. Discussion and/or action regarding the sales tax and financial reports. 4-7
- C. Discussion and/or action regarding approval of Fiscal Year 2018/2019 LEDC budget.

3. **PUBLIC HEARING**

- A. Hold a public hearing regarding Project Oklahoma and proposed incentive to establish its business in Lockhart with an estimated initial investment of \$6.75 million and creating and maintaining up to 70 new full time equivalent jobs with an average annual wage of over \$75,000 within five (5) years. 8-11

4. **DISCUSSION AND/OR ACTION**

- A. Discussion and/or action to consider the approval of LEDC Resolution 2018-06 related to Project Oklahoma and associated Performance Agreement for funding up to \$427,500 for workforce incentives, infrastructure improvements, and related development costs, that are required or suitable for the development, retention or expansion of facilities to promote or develop new or expanded business enterprises, and to create and maintain new jobs. 12-17
- B. Discussion and/or action to consider the approval of revised Performance Agreement with Project Soar as recommended by LEDC legal counsel. 18-32
- C. Discussion and/or action regarding the potential sale of Lot 4B, 1.806 acre tract in the Lockhart Industrial Park II 33-34

EXECUTIVE SESSION in accordance with the provisions of the Government Code, Title 5, Subchapter D. Section 551.072 to deliberate the purchase, exchange, lease or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

- 5. A. Discussion to consider the purchase of 13.682 acres along SH-130 for the development of an industrial park.

6. **OPEN SESSION**

- A. Discussion and/or action to consider the purchase of 13.682 acres along SH-130 for the development of an industrial park. 35-36

7. **DISCUSSION ONLY**

- A. Overview of Tax Increment Financing District and its potential impact on facilitating developments throughout the City. 37-44

8. ADJOURN

If, during the course of the meeting, any discussion of any item on the agenda should be held in executive or closed session, the Lockhart Economic Development Corporation will convene in such executive or closed session, in accordance with the provisions of the Government Code, Title 5, Subchapter D to consider one or more matters pursuant to the following:

Section 551.071. Private consultation with its attorney to seek advice about pending or contemplated litigation; and or settlement offer; (2) and or a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State of Texas clearly conflicts with this chapter.

Section 551.072. To deliberate the purchase, exchange, lease or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

Section 551.073. To deliberate a negotiated contract for a prospective gift or donation to the state or the governmental body if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

Section 551.074. To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or to hear a complaint or charge against an officer or employee.

Section 551.076. To deliberate the deployment, or specific occasions for implementation, of security personnel or devices.

Section 551.086. To deliberate vote or take final action on any competitive matters relating to public power utilities.

Section 551.087. To deliberate or discuss regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect.

Section 551.088. To deliberate a test item or information related to a test item if the governmental body believes that the test item may be included in a test the governmental body administers to individuals who seek to obtain or renew a license or certificate that is necessary to engage in an activity.

After discussion of any matters in executive session, any final action or vote taken will be in public by the Lockhart Economic Development Corporation.

I certify that the above notice of meeting was posted on the bulletin board in the Municipal Building, 308 W. San Antonio Street, Lockhart, Texas, on the 3rd day of

August 2018 at 11:25 am/pm.



Robert Tobias, LEDC Secretary