



MINUTES
Regular
Azle Municipal Development District
Board

505 W. Main Street
Azle, Texas 76020

October 8, 2024

6:00 PM

Community Room

REGULAR SESSION

CALL TO ORDER

Vice President Jones called the meeting to order at 6:01 PM.

Members Present:

Bill Jones	Vice President
Brian Conner	Secretary
Amy Estes	Director Place 2
Stacy Peek	Director Place 3

Members Absent:

Jack Stevens	President
Randa Goode	Director Place 1
Jack Reynolds	Director Place 6

Staff Present:

Tom Muir	Executive Director
David Hawkins	Director of Planning and Development
Kristen Pegues	Community and Marketing Specialist
Martin Avila	Finance Director

ACTION ITEMS

1. Consider approving the Minutes of the July 23, 2024 Azle MDD regular meeting

Secretary Brian Conner moved to approve the Minutes of the July 23, 2024 Azle MDD regular meeting as presented. Director Amy Estes seconded the motion.

Yes: (4) Bill Jones, Brian Conner, Amy Estes, Stacy Peek

The motion was unanimously approved.

2. Consider any action on Resolution No. M2024-01 approving the Investment Policy

Finance Director Martin Avila presented this item to the Board stating the Public Funds Investment Act requires the governing body of an investing entity to adopt a written investment policy and requires the policy be reviewed and adopted by the governing body each year. The Board last approved the City's Investment Policy on October 10, 2023.

The Investment Committee reviewed the policy with the City's investment advisor, Valley View Consulting, L.L.C., and the recommended change is to add language for the National Credit Union Share Insurance Fund (NCUSIF).

Director Stacy Peek moved to approve Resolution No. M2024-01 approving the Investment Policy as presented. Secretary Brian Conner seconded the motion.

Yes: (4) Bill Jones, Brian Conner, Stacy Peek, Amy Estes

The motion passed unanimously.

PRESENTATION

3. Quarterly Investment Report for month ended June 30, 2024.

Finance Director Martin Avila presented the Quarterly Investment Report ending June 30, 2024, noting the book value of this quarter's investments at \$4,407,159. The average quarterly yield was 5.09% with quarterly interest earnings of \$54,975.

DISCUSSION ITEM

4. Economic Development Update

Director of Planning and Development David Hawkins presented an update on current/future projects in the city.

- Dutch Bros Coffee, 164 Industrial Ave, opened for business in September.
- Staff had a meeting with Jeremy Shelton, son of developer for Azle Retail Development (property across from Walmart). He is being brought into the project and has final punch list to complete the development. He seems to want to get this project moving and finished.
- Hornets Plaza, 1000 Boyd Rd, has been issued a certificate of occupancy. They are providing the City with the necessary information in order to receive their reimbursement provided by the 380 agreement.
- Azle City Council and Planning & Zoning Commission will meet in a joint meeting on October 29 to consider final approval of the updated Comprehensive Master Plan.
- Staff attended the Tri-County Electric Coop Economic Development Summit. This was a panel discussion of Parker County business and economic development professionals and community leaders discussing the future of economic development in Parker County. Parker County is one of the fastest growing counties in the state, and since Azle is partially in Parker County, these issues affect the city.

Community and Marketing Specialist Kristen Pegues provided a report on Retail LIVE! This is an annual one-day retail event in Austin providing the opportunity to meet one-on-one with retailers. She met with about ten (10) who were open to a smaller market. Several were familiar with Azle and asked about the KMart property or the Shelton development. HTeaO has reached out as a result of this event. She provided an update on The FeedLot, noting Staff is still working hard to provide events/programs (Craft Fair, watch party for Hornet football, Trunk or Treat, Arbor Day tree giveaway, Farmers Market) that will entice the public to come out.

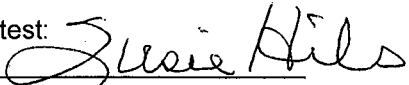
David advised the MDD Action Plan was last updated ten (10) years ago. At the next MDD meeting, we will have a consultant present to help the Board begin to develop a new ten (10) year plan.

ADJOURNMENT

Vice President Bill Jones adjourned at 6:27 PM.

Presented and approved on November 12, 2024.

Attest:



Susie Hiles

Scribe


Brian Conner, Secretary