



Minutes - Final

Pflugerville Community Development Corporation (PCDC)

Wednesday, July 28, 2021

6:00 PM

3801 Helios Way, STE 130

Special Called Meeting

1. Call to Order

Pflugerville Community Development Corporation Board members in attendance: Dr. Erin Kurusz, Mr. Ken Dalfonso, Mr. Anthony Nguyen, Ms. Anita Husen, Mr. Jim McDonald, Mr. George Vande Werken and Mr. Mike Heath. Staff in attendance: Ms. Amy Madison, Executive Director; Mr. Christian Kurtz, Director of Business Development; Ms. Crystal Connally, Operations Director, Ms. Veronica Ramirez, Marketing and Communication Manager and Mr. Monte Akers, General Counsel.

Mr. Dalfonso called the meeting to order at 6:09 p.m..

2. Opening

2A. Pledge of Allegiance to the Flag of the United States of America: I pledge allegiance to the flag of the United States of America, and to the Republic for which it stands: one Nation under God, indivisible, with liberty and justice for all.

2B. Pledge of Allegiance to the Texas State Flag: Honor the Texas Flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.

3. Public Comment

Ms. Madison informed the board on PCDC receiving the IEDC Silver Award for paid advertising campaign. Ms. Madison also shared the recent Site Selection Magazine article on SISU. The Board presented Karen Thompson with an appreciation award in honor of her retirement from the City of Pflugerville and dedication to PCDC over the years.

4. Consent Agenda

Mr. McDonald moved to approve the consent agenda. Mr. Vande Werken seconded. Passed 7-0.

4A. Approve the June 16, 2021 Regular Meeting Minutes and the June 26, 2021 Work Session Minutes.

4B. Accept the Quarterly Financial Reports

5. Discuss and Action

5A. [RES-0904](#) Discuss and consider action on Resolution 2021-004 approving award of a workforce development grant to PFISD for \$48,750 to purchase welding simulation equipment for use in the PFISD welding program, and authorizing the PCDC Executive Director to execute a memorandum of understanding related to same. Presented by Traci Hendrix, PFISD CTE Director.

Mr. Vande Werken moved to approve Resolution 2021-004. Mr. McDonald seconded. Passed 7-0.

5B. [2021-0771](#) Discuss and consider action authorizing the Executive Director to enter into an agreement with DCS Engineering, LLC., not to exceed \$116,125, for the purpose of engineering services related to Impact Way extension and right of way. Presented by Darren Strozewski, P.E. Principal, DCS Engineering, LLC.

Dr. Kurusz moved to approve authorizing the Executive Director to enter into an agreement with DCS Engineering, LLC., not to exceed \$116,125, for the purpose of engineering services related to Impact Way extension and right of way.. Mr. Vande Werken seconded. Passed 7-0.

5C. [2021-0769](#) Discuss and consider action on approving a request to provide funding for a Comprehensive Parks and Recreation Plan in the City of Pflugerville, not to exceed \$150,000. Presented by James Hartshorn, City of Pflugerville Assistant City Manger.

Mr. Vande Werken moved to approve funding for a Parks Comprehensive Study and Plan not to exceed \$150,000. Dr. Kurusz seconded. Passed 7-0.

6. Discuss Only

6A. [2021-0796](#) Discussion regarding PCDC Quarterly Calendar.

Ms. Madison informed the Board on PCDC upcoming events.

7. Executive Session

7A. [2021-0704](#) 1.) Executive Session Item: Discussion of the duties of the Executive Director pursuant to Chapter 551.074 of the Texas Government Code.

- 7B. [2021-0703](#) 2.) Executive Session Item: Deliberations in accordance with Sections 551.071 and 551.087 of the Texas Government Code to discuss economic development negotiations and financial information received from businesses expanding or relocating in the City of Pflugerville, and to seek legal advice regarding such projects, incentives, and negotiations, including: Flex Power, Compass and New Future.
- 7C. [2021-0697](#) 3.) Executive Session Item: Deliberations in accordance with Sections 551.072 of the Texas Government Code to discuss the sale, purchase, or lease of real property.
- 7D. [2021-0699](#) 4.) Open Session Item: Discuss and consider action on Executive Session items, as needed.

**The Board went into Executive Session at 7:40 p.m. The Board returned to open session at 9:07 p.m.
No action was taken.**

8. Discuss And Action

- 8A. [RES-0905](#) Discuss and consider action on Resolution 2021-003 to approve the Fund Reserve and Budget Policy and the Public Funds Investment Policy of the PCDC for FY2022.
- Ms. Husen moved to approve Resolution 2021-003. Mr. Vande Werken seconded. Passed 7-0.**
- 8B. [2021-0707](#) Discuss and consider action to approve the PCDC FY2022 Annual Budget.
- Mr. Heath moved to table this item to the next Board Meeting on August 18, 2021. Mr. McDonald seconded. Passed 7-0.**

9. Adjourn

Approved as submitted on August 18, 2021
Respectfully submitted by, Crystal Connally,
PCDC Operations Director

The Pflugerville Community Development Corporation may retire to executive session any time between the meeting's opening and adjournment on any item listed on the Agenda for the purpose of consultation with legal counsel pursuant to Section 551.071 of the Texas Government Code; discussion of real estate pursuant to Section 551.072 of the Texas Government Code; and/or deliberation regarding economic development negotiations pursuant to Section 551.087 of the Texas Government Code by majority vote of the Board. Action, if any, will be taken in open session. PCDC President, Ken Dalfonso.

OVER THE MEETING WILL BE PHYSICALLY PRESENT AT THE ABOVE PUBLIC LOCATION. VIDEO CONFERENCE EQUIPMENT PROVIDING TWO-WAY AUDIO AND VIDEO COMMUNICATION WITH EACH MEMBER. PARTICIPATING REMOTELY WILL BE MADE AVAILABLE AND EACH PORTION OF THE MEETING HELD BY VIDEO CONFERENCE THAT IS REQUIRED TO BE OPEN TO THE PUBLIC CAN BE VIEWED AND HEARD BY THE PUBLIC AT THE LOCATION SPECIFIED.

Amy Madison, PCDC Executive Director.

**Ms. Husen moved to adjourn. Dr. Kurusz seconded. Passed 7-0.
Meeting adjourned at 9:08 p.m.**