



**Wednesday, January 30, 2019**  
**Economic Development Corporation Meeting**

**Council Chambers**  
**3815 Sachse Road, Building B**  
**6:30 p.m.**

**The SEDC Board reserves the right to convene into Executive Session pursuant to the Texas Government Code, Chapter 551.071(2) for the purpose of seeking confidential legal advice from SEDC's general counsel regarding posted items on the meeting agenda.**

**A. Regular Meeting Opening**

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1. Call to Order: The Board of Directors of the Economic Development Corporation of the City of Sachse will hold a Regular Meeting on Wednesday, January 30, 2019 at 6:30 p.m. in the Council Chambers at Sachse City Hall, 3815 Sachse Road, Building B, Sachse, Texas to consider the following items of business:
2. Invocation and Pledge of Allegiance to the U.S. and Texas Flags.

**B. Consent Agenda - All items listed on the consent agenda will be considered by the Board and will be enacted on by one motion. There will be no separate discussion of these items unless a Board member so requests.**

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1. Approve the minutes of the December 20, 2018 regular meeting.
2. Accept the monthly revenue and expenditure report for the month ended November 30, 2018 and the preliminary budget report for December 2018.
3. Approve the Consent Agenda Items as presented.

**C. Regular Agenda Items**

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1. Receive an update on The Station mixed-use development.
2. Receive an update on the status of park projects approved by the Municipal Development District and the Community Center.
3. Consider and take action on reports and presentations by the Sachse Economic Development Corporation President, Board Members, CEO and staff regarding items of community interest, special events, announcements and activities, office, industrial, commercial, retail, business retention and marketing projects.

**D. Executive Session**

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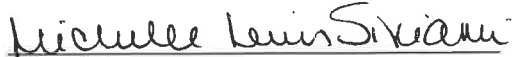
1. The Sachse Economic Development Corporation shall convene into Executive Session pursuant to Texas Government Code Section §551.087: Deliberation regarding Economic Development Negotiations: Discussion of Economic Development incentive for a business prospect.
2. The Sachse Economic Development Corporation shall convene into Executive Session pursuant to Texas Government Code Section §551.072: Deliberation regarding the purchase, exchange, lease, or value of real property generally located within the City of Sachse along State Highway 78.
3. Take any action as a result of Executive Session.

**E. Regular Meeting Closing**

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## 1. Adjournment.

I, the undersigned authority, do hereby certify that this notice of meeting was posted in accordance with the regulations of the Texas Open Meetings Act and was posted on the bulletin board, an accessible location at Sachse City Hall.

  
Michelle Lewis Sirianni, City Secretary

Accommodation requests for persons with disabilities should be made at least 48 hours prior to the meeting by contacting Lauren Rose, ADA Coordinator, via phone at 972.429.4770, via email at [lrose@cityofsachse.com](mailto:lrose@cityofsachse.com), or by appointment at 3815 Sachse Road, Building B, Sachse, Texas 75048.

**Agenda Item Details**

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	B. Consent Agenda - All items listed on the consent agenda will be considered by the Board and will be enacted on by one motion. There will be no separate discussion of these items unless a Board member so requests.
Subject	1. Approve the minutes of the December 20, 2018 regular meeting.
Access	Public
Type	Action (Consent), Minutes
Recommended Action	Approve minutes

**Public Content**

*All items listed on the consent agenda will be considered by the Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member so requests.*



### Agenda Item Details

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	B. Consent Agenda - All items listed on the consent agenda will be considered by the Board and will be enacted on by one motion. There will be no separate discussion of these items unless a Board member so requests.
Subject	2. Accept the monthly revenue and expenditure report for the month ended November 30, 2018 and the preliminary budget report for December 2018.
Access	Public
Type	Action (Consent)
Preferred Date	Jan 30, 2019
Absolute Date	Jan 30, 2019
Fiscal Impact	No
Recommended Action	Accept the monthly revenue and expenditure report for the month ended November 30, 2018 and the preliminary budget report for December 2018.

### Public Content

#### **BACKGROUND**

The SEDC Treasurer will prepare monthly financial reports to keep the Board apprised of budgetary progress. The monthly submission includes the final report for the most recently closed month and a preliminary budget report for the previous month.

#### **RECOMMENDATION**

Accept the monthly revenue and expenditure report for the month ended November 30, 2018 and the preliminary budget report for December 2018.

[SEDC 11-30-18.pdf \(81 KB\)](#)

[Preliminary Budget December 2018.pdf \(101 KB\)](#)

*All items listed on the consent agenda will be considered by the Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member so requests.*

**City of Sachse**  
 Monthly Revenue and Expenditure Report  
 November 30, 2018  
 (Unaudited)

**SACHSE ECONOMIC DEVELOPMENT CORPORATION**

17% of Year Completed

	Annual Budget	Current Month Actual	Actual YTD	YTD Actual as a Percent of Budget	Note Reference 0%
<b>Revenue Summary</b>					
Sales Tax	\$ 737,500	\$ 84,475	\$ 143,932	19.52%	
Other Income	\$ 27,550	\$ 6,521	\$ 9,207	33.42%	
Interest Income	2,500	674	1,359	54.35%	
<b>Total Revenue</b>	<b>\$ 767,550</b>	<b>\$ 91,671</b>	<b>\$ 154,498</b>	<b>20.13%</b>	
<b>Expenditure Summary</b>					
Expenditures	767,183	56,318	97,492	12.71%	
<b>Total Expenditures</b>	<b>\$ 767,183</b>	<b>\$ 56,318</b>	<b>\$ 97,492</b>	<b>12.71%</b>	
<b>Total Revenue Over/Under Expenses</b>	<b>\$ 367</b>	<b>\$ 35,353</b>	<b>\$ 57,006</b>		

**Explanation of Major Variances:**



City of Sachse

# Budget to Actual Account Summary

For Fiscal: 2018-2019 Period Ending: 12/31/2018

Revenue	Prior Year Budget	Prior Year YTD	2018-2019 Budget	MTD Activity	YTD Activity	Encumbrances	Percentage	Remaining Balance
<b>000 - Non-Departmental</b>								
06-000-40060 Sales Tax	700,000.00	229,642.76	737,500.00	61,885.44	205,817.93	0.00	27.91 %	531,682.07
06-000-45000 Interest Income	1,500.00	1,007.55	2,500.00	225.39	1,584.17	0.00	63.37 %	915.83
06-000-45060 Rental Income - EDC Property	0.00	1,500.00	15,000.00	210.17	4,409.38	0.00	29.40 %	10,590.62
06-000-46055 Concession Income - Food Trucks	0.00	0.00	12,550.00	99.00	5,106.60	0.00	40.69 %	7,443.40
<b>000 - Non-Departmental Total:</b>	<b>701,500.00</b>	<b>232,150.31</b>	<b>767,550.00</b>	<b>62,420.00</b>	<b>216,918.08</b>	<b>0.00</b>	<b>28.26 %</b>	<b>550,631.92</b>
<b>Revenue Total:</b>	<b>701,500.00</b>	<b>232,150.31</b>	<b>767,550.00</b>	<b>62,420.00</b>	<b>216,918.08</b>	<b>0.00</b>	<b>28.26 %</b>	<b>550,631.92</b>

**For Fiscal: 2018-2019 Period Ending: 12/31/2018**

**Budget to Actual**

Expense	Prior Year Budget	Prior Year YTD	2018-2019 Budget	MTD Activity	YTD Activity	Encumbrances	Percentage	Remaining Balance
<b>019 - Economic Development Corporation</b>								
06-019-50000 Wages and Salaries	187,817.00	30,326.07	189,574.00	13,296.38	46,084.03	0.00	24.31 %	143,489.97
06-019-50020 Other Pay	0.00	0.00	1,154.00	0.00	0.00	0.00	0.00 %	1,154.00
06-019-50030 Longevity Pay	266.00	176.00	378.00	274.00	274.00	0.00	59.26 %	154.00
06-019-50050 Social Security and Med Fica Contribu	14,388.00	2,187.85	14,620.00	965.73	3,337.31	0.00	22.83 %	11,282.69
06-019-50060 TMRS Contributions	24,357.00	3,842.62	25,264.00	1,925.74	6,624.99	0.00	26.22 %	18,639.01
06-019-50070 Health Insurance	17,766.00	1,827.12	20,426.00	1,702.16	5,106.48	0.00	25.00 %	15,319.52
06-019-50080 Dental Insurance	734.00	91.80	571.00	47.60	142.80	0.00	25.01 %	428.20
06-019-50090 Life and LTD Insurance	472.00	0.00	382.00	0.00	0.00	0.00	0.00 %	382.00
06-019-50100 Workers Compensation	592.00	592.00	483.00	0.00	286.34	0.00	59.28 %	196.66
06-019-50110 Unemployment Tax	513.00	1.24	486.00	6.92	20.12	0.00	4.14 %	465.88
06-019-51030 Utilities - Communications	2,060.00	776.00	4,224.00	510.22	973.76	0.00	23.05 %	3,250.24
06-019-51050 Office Supplies	2,400.00	1,254.88	2,400.00	1,783.73	1,909.79	0.00	79.57 %	490.21
06-019-51070 Postage	500.00	50.60	500.00	251.59	251.59	0.00	50.32 %	248.41
06-019-51230 Business Retention Efforts	7,000.00	1,826.97	5,000.00	54.95	54.95	0.00	1.10 %	4,945.05
06-019-51400 Special Programming Supplies	3,500.00	984.25	3,000.00	936.22	1,017.54	0.00	33.92 %	1,982.46
06-019-51510 Small Tools and Equipment	700.00	0.00	700.00	0.00	0.00	0.00	0.00 %	700.00
06-019-51800 Dues and Subscriptions	6,000.00	2,036.95	7,200.00	1,611.46	1,704.38	0.00	23.67 %	5,495.62
06-019-51810 Employee Training	9,000.00	205.00	8,000.00	454.39	3,532.89	0.00	44.16 %	4,467.11
06-019-52000 Vehicle Repairs and Maintenance	300.00	128.10	500.00	6.00	107.55	0.00	21.51 %	392.45
06-019-53002 Professional Fees	63,267.00	6,089.52	62,591.00	955.00	11,017.50	0.00	17.60 %	51,573.50
06-019-53060 Printing Services	2,000.00	0.00	1,000.00	0.00	0.00	0.00	0.00 %	1,000.00
06-019-53220 Special Events	0.00	0.00	34,000.00	0.00	0.00	0.00	0.00 %	34,000.00
06-019-53380 Advertising and Legal Publications	85,868.00	8,950.81	83,000.00	10,185.41	19,361.34	0.00	23.33 %	63,638.66
06-019-53500 Web Page Services	7,000.00	0.00	7,000.00	0.00	75.00	0.00	1.07 %	6,925.00
06-019-54500 Local Business Grant Program	200,000.00	0.00	181,055.00	212.40	11,843.64	0.00	6.54 %	169,211.36
06-019-55000 Operating Transfer Out - General Fund	65,109.00	16,277.25	113,675.00	9,472.96	28,418.88	0.00	25.00 %	85,256.12
<b>019 - Economic Development Corporation Total:</b>	<b>701,609.00</b>	<b>77,625.03</b>	<b>767,183.00</b>	<b>44,602.86</b>	<b>142,094.88</b>	<b>0.00</b>	<b>18.52 %</b>	<b>625,088.12</b>
<b>Expense Total:</b>	<b>701,609.00</b>	<b>77,625.03</b>	<b>767,183.00</b>	<b>44,602.86</b>	<b>142,094.88</b>	<b>0.00</b>	<b>18.52 %</b>	<b>625,088.12</b>
<b>Fund 06 Revenue Over/(Under) Expenses</b>	<b>-109.00</b>	<b>154,525.28</b>	<b>367.00</b>	<b>17,817.14</b>	<b>74,823.20</b>	<b>0.00</b>	<b>20,387.79 %</b>	<b>-74,456.20</b>
<b>Total Revenue Over/(Under) Expenses:</b>	<b>-109.00</b>	<b>154,525.28</b>	<b>367.00</b>	<b>17,817.14</b>	<b>74,823.20</b>	<b>0.00</b>	<b>20,387.79 %</b>	<b>-74,456.20</b>



**Agenda Item Details**

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	C. Regular Agenda Items
Subject	1. Receive an update on The Station mixed-use development.
Access	Public
Type	Discussion, Information

**Public Content**





**Agenda Item Details**

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	C. Regular Agenda Items
Subject	2. Receive an update on the status of park projects approved by the Municipal Development District and the Community Center.
Access	Public
Type	Discussion, Information

**Public Content**

**Agenda Item Details**

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	C. Regular Agenda Items
Subject	3. Consider and take action on reports and presentations by the Sachse Economic Development Corporation President, Board Members, CEO and staff regarding items of community interest, special events, announcements and activities, office, industrial, commercial, retail, business retention and marketing projects.
Access	Public
Type	Action, Discussion, Information
Recommended Action	Approve any reports and presentations by the Sachse Economic Development Corporation President, Board Members, CEO and staff regarding items of community interest, special events, announcements and activities, office, industrial, commercial, retail, business retention and marketing projects.

**Public Content****BACKGROUND**

Announcements are made at this time only for information purposes.

**POLICY CONSIDERATION**

There are no policy considerations affiliated with this item.

**RECOMMENDATION**

Approve any reports and presentations by the Sachse Economic Development Corporation President, Board Members, CEO and staff regarding items of community interest, special events, announcements and activities, office, industrial, commercial, retail, business retention and marketing projects.



**Agenda Item Details**

Meeting	Jan 30, 2019 - Economic Development Corporation Meeting
Category	D. Executive Session
Subject	1. The Sachse Economic Development Corporation shall convene into Executive Session pursuant to Texas Government Code Section §551.087: Deliberation regarding Economic Development Negotiations: Discussion of Economic Development incentive for a business prospect.
Access	Public
Type	Discussion, Information

**Public Content**



**Agenda Item Details**

Meeting Jan 30, 2019 - Economic Development Corporation Meeting

Category D. Executive Session

Subject 2. The Sachse Economic Development Corporation shall convene into Executive Session pursuant to Texas Government Code Section §551.072: Deliberation regarding the purchase, exchange, lease, or value of real property generally located within the City of Sachse along State Highway 78.

Access Public

Type Discussion, Information

**Public Content**