



NOTICE OF A MEETING

(In compliance with Sec. 551.041, Et. Seq., Tex. Gov't. Code)

NOTICE is hereby given that the Board of Directors of the Village Center Local Government Corporation (VCLGC) will hold a meeting on February 26, 2024 at 6:00 p.m. in the Civic Center Meeting Room at 16327 Lakeview Drive, Jersey Village, Texas 77040.

A quorum of the City of Jersey Village City Council may be in attendance at this meeting.

ITEM(S) to be discussed and acted upon by the Board at this meeting is/are listed on the attached agenda.

AGENDA

- A. Open Meeting. Call the meeting to order and take the roll of officers present.
- B. **CITIZENS' COMMENTS** - Any person who desires to address the Village Center Local Government Corporation Board regarding an item on the agenda will be heard at this time. In compliance with the Texas Open Meetings Act, unless the subject matter of the comment is on the agenda, the Board Members are not allowed to discuss the subject. Each person is limited to five (5) minutes for comments to the Board. *Board Chairman*
- C. Consider approval of the Minutes for the meeting of the Village Center Local Government Corporation Board held on February 12, 2024. *Lorri Coody, Board Secretary*
- D. **RECESS THE REGULAR SESSION**

Recess the Regular Session to Convene into Executive Session pursuant to the Texas Open Meetings Act, Government Code Section 551.087 Deliberation Regarding Economic Development Negotiations and Section 551.072 – Deliberations about Real Property.

E. EXECUTIVE SESSION

- 1. Pursuant to the Texas Open Meeting Act Section 551.087 Deliberation Regarding Economic Development Negotiations and Section 551.072 Deliberations about Real Property a closed meeting to deliberate information from a business prospect that the VCLGC seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto. *Austin Bleess, City Manager*

F. ADJOURN EXECUTIVE SESSION AND RECONVENE REGULAR SESSION

Adjourn the Executive Session, stating the date and time the Executive Session ended and Reconvene the Regular Session.

G. RECONVENE REGULAR SESSION

- 1. Discuss and take appropriate action on items discussed in the Executive Session regarding information from a business prospect that the VCLGC seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto. *Austin Bleess, City Manager*

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

H. ADJOURN

CERTIFICATION

I, the undersigned authority, do hereby certify in accordance with the Texas Open Meeting Act, the Agenda is posted for public information, at all times, for at least 72 hours preceding the scheduled time of the meeting on the bulletin board located at City Hall, 16327 Lakeview, Jersey Village, TX 77040, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the following date and time: February 22, 2024 at 12:40 p.m. and remained so posted until said meeting was convened.



Lorri Coody, Board Secretary

In compliance with the Americans with Disabilities Act, the City of Jersey Village will provide for reasonable accommodations for persons attending public meetings. Request for accommodation must be made to the City Secretary by calling 713 466-2102 forty-eight (48) hours prior to the meetings. Agendas are posted on the Internet Website at www.jerseyvillagetx.com.

"Pursuant to Section 30.06, Penal Code (trespass by license holder with a concealed handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a concealed handgun."

"Pursuant to Section 30.07, Penal Code (trespass by license holder with an openly carried handgun), a person licensed under Subchapter H, Chapter 411, Government Code (handgun licensing law), may not enter this property with a handgun that is carried openly."

CANCELLED

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

- B. CITIZENS' COMMENTS - Any person who desires to address the Village Center Local Government Corporation Board regarding an item on the agenda will be heard at this time. In compliance with the Texas Open Meetings Act, unless the subject matter of the comment is on the agenda, the Board Members are not allowed to discuss the subject. Each person is limited to five (5) minutes for comments to the Board.

CANCELLED

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

**MINUTES OF THE MEETING OF THE VILLAGE CENTER
LOCAL GOVERNMENT CORPORATION BOARD**

February 12, 2024 – 6:00 p.m.

The Board of Directors for the Village Center Local Government Corporation (VCLGC) convened on February 12, 2024, at 6:00 p.m. in the Civic Center Auditorium, 16327 Lakeview Drive, Jersey Village, Texas. The Board Chairperson and a quorum of the Village Center Local Government Corporation was physically present at the meeting.

- A. Open Meeting** - The meeting was called to order at 6:00 p.m. by Chairperson, Bobby Warren with the following present:

Chairperson, Bobby Warren
Director, Drew Wasson
Director, Sheri Sheppard
Director, Michelle Mitcham
Director, James Singleton
Director, Jennifer McCrea
Director, Austin Bless
Director, James MacDonald
Director, Ben Melson

ex-officio Member, Lorri Coody, City Secretary
City Attorney, Bridgette Begle

Ex-officio Member, Justin Pruitt, City Attorney, and ex-officio Member, Isabel Kato, Finance Director were not present at this meeting.

- B. Citizens' Comments** - Any person who desires to address the Village Center Local Government Corporation Board regarding an item on the agenda will be heard at this time. In compliance with the Texas Open Meetings Act, unless the subject matter of the comment is on the agenda, the Board Members are not allowed to discuss the subject. Each person is limited to five (5) minutes for comments to the Board.

Jim Fields, 16413 St. Helier, Jersey Village, Texas (713) 206-1184 – Mr. Fields spoke to the Board about the project being consider for the property located on the south side of US HWY 290. He gave background information about the various activities taken by the City in order to develop this property. He mentioned that at one time, the City contacted over 50 developers interested in developing this property. He had concerns that of the 50 something contacted, none were interested. Because of this response, he has to wonder why the City continues to try to develop this property. He was also concerned that there is very little information available for the residents to understand what exactly is going to be developed. He is also concerned that many of the meetings covering this project are conducted in Executive Session and not open to the residents. He wants the information to be made public.

- C. Consider approval of the Minutes for the meeting of the Village Center Local Government Corporation Board held on July 17, 2023.**

Board Member Bless moved to approve the Minutes for the meeting of the Village Center Local Government Corporation Board held on July 17, 2023. Board Member Mitcham seconded the motion. The vote follows:

Ayes: Board Members Warren, Wasson, Sheppard, Mitcham, Singleton, McCrea, Bless, MacDonald, Melson

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

MEETING OF THE VILLAGE CENTER LOCAL
GOVERNMENT CORPORATION BOARD OF DIRECTORS – February 12, 2024

Nays: None

The motion carried.

D. RECESS THE REGULAR SESSION

Board Chairman Warren recessed the Regular Session to Convene into Executive Session at 6:05 pm pursuant to the Texas Open Meetings Act, Government Code Section 551.087 Deliberation Regarding Economic Development Negotiations, Sections 551.072 – Deliberations about Real Property, and 551.071 – Consultations with Attorney.

E. EXECUTIVE SESSION

1. Pursuant to the Texas Open Meeting Act Section 551.087 Deliberation Regarding Economic Development Negotiations, Section 551.072 Deliberations about Real Property, and Section 551.071 Consultations with Attorney a closed meeting to deliberate information from a business prospect that the VCLGC seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto. *Austin Bleess, City Manager*

F. ADJOURN EXECUTIVE SESSION AND RECONVENE REGULAR SESSION

Board Chairman Warren adjourned the Executive Session at 6:50 p.m., and reconvened the Regular Session, stating that no final actions, decisions, or votes were had during the Executive Session.

G. RECONVENE REGULAR SESSION

1. **Discuss and take appropriate action on items discussed in the Executive Session regarding information from a business prospect that the City seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto.**

No discussion was had on this item. No Action was taken.

H. Adjourn

With no other items to be addressed by the Board, the meeting was adjourned at 6:51 p.m.

Lorri Coody, Board Secretary



VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

D. RECESS THE REGULAR SESSION

Recess the Regular Session to Convene into Executive Session pursuant to the Texas Open Meetings Act, Government Code Section 551.087 Deliberation Regarding Economic Development Negotiations and Section 551.072 – Deliberations about Real Property.

E. EXECUTIVE SESSION

1. Pursuant to the Texas Open Meeting Act Section 551.087 Deliberation Regarding Economic Development Negotiations and Section 551.072 Deliberations about Real Property a closed meeting to deliberate information from a business prospect that the VCLGC seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto. *Austin Bleess, City Manager*

F. ADJOURN EXECUTIVE SESSION AND RECONVENE REGULAR SESSION

Adjourn the Executive Session, stating the date and time the Executive Session ended and Reconvene the Regular Session.

CANCELLED

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024

**VILLAGE CENTER LOCAL GOVERNMENT CORPORATION BOARD
CITY OF JERSEY VILLAGE, TEXAS
AGENDA REQUEST**

AGENDA DATE: February 12, 2024

AGENDA ITEM: G1

AGENDA SUBJECT: Discuss and take appropriate action on items discussed in the Executive Session regarding information from a business prospect that the City seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto.

Department/Prepared By: Lorri Coody

Date Submitted: February 5, 2024

EXHIBITS: None

BUDGETARY IMPACT: None

CITY MANAGER APPROVAL:

BACKGROUND INFORMATION:

This item is to discuss and take any necessary action on items discussed in the Executive Session regarding information from a business prospect that the City seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto.

RECOMMENDED ACTION:

Discuss and take appropriate action on items discussed in the Executive Session regarding information from a business prospect that the City seeks to locate in Jersey Village TIRZ Number 2 and economic development negotiations, including the possible purchase, exchange or value of real property, related thereto.

VCLGC MEETING PACKET FOR THE MEETING TO BE HELD ON FEBRUARY 26, 2024