

Daingerfield Economic Development Board Meeting  
July 3, 2024  
Minutes

The meeting was called to order by President, Chris Smith, at 4:10 pm on July 3, 2024.

The following board members were present:

Chris Smith	Walter Bass	Jason Horn
Brenda Howard	Keitha Nilsson	

Others present were:

Michelle Jones	Charles Evans	Holly Evans
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There were no public comments.

The financial report was approved as presented. Motion was made by Jason Horn and seconded by Walter Bass. Motion passed unanimously.

Charles Evans was given the opportunity to discuss the loan request for Lindberge Construction & Renovations LLC. He discussed the following:

He has been in business since 2010 after his military service. He has had his LLS since 2020.

The loan proceeds will be used to improve the property located at 1020 Linda Drive. The front of the building will be a showroom and office while the back of the building will be a warehouse. With the opening of the facility, Charles will employ 3 new employees and subcontractors.

After the discussion, Charles and Holly exited the meeting.

The following loan requests were reviewed:

1. Lindberge Construction & Renovations LLC - \$75,000 for 10 years at 2.50%  
Jason Horn made the motion to present this request to the Daingerfield City Council.  
Brenda Howard seconded the motion.  
Motion passed unanimously.
2. Hood Barbell LLC - \$25,000 for 5 years @ 2.50%  
Chris Smith reported that David Hood withdrew this request via text to Chris on July 2<sup>nd</sup>.

A discussion concerning guidelines for managing and servicing new and existing loans was had by the members present. Michelle volunteered to research this topic and report her findings to the board. A motion was made by Brenda Howard and seconded by Walter Bass. Motion passed unanimously.

The next item on the agenda was an update on active loans secured by Coffey Street properties. Chris Smith reported that Georgia Nava has been on vacation for one month so there has not been much work on the property during this time. He said Georgia plans to close the front opening of the 105 Coffey building and finish the renovations on the 103 Coffey property. Georgia's thrift store will operate out of the 103 Coffey property. Due to the properties not being complete in the agreed timeframe, Brenda Howard asked if Chris Smith would be willing to pay off the loan because new jobs haven't been created. Chris Smith asked the board to give Georgia three (3) months to complete the following:

1. Close the front of 105 Coffey building
2. Finish the renovations on 103 Coffey building
3. Open the business (Thrift Store)
4. Create 3 new jobs

The board members agreed to grant Chris Smith 3 months to complete the 4 items referenced above. The deadline for the completion is October 2, 2024.

An update on the Irvin Ballpark bathroom project was given by Michelle Jones. The projection complete date is 4 to 5 weeks from July 3, 2024. The grant from Home Depot has been submitted and approval or denial should be received within 4 to 5 weeks from July 3, 2024.

Next agenda item discussed was the passage of the Sales and Use Tax. Michelle Jones reported that the Comptroller has accepted the documents for approval. Upon approval, the City will need to open an account. The collection of the sales tax funds will begin October 1<sup>st</sup> then in November the comptroller will send the report to disburse the funds.

Jason Horn and Michelle Jones gave an update on the Daingerfield 259 LLC project. Site plans have been given to the City Council to discuss at the next council meeting.

Other items of discussion were:

1. Beautification initiative within city limits – board will start brainstorming ideas for this initiative
2. Improvement initiative at the City Park – bathrooms will be a priority when the Board starts receiving sales tax funds. Michelle Jones discussed a “smart park” option for the City.
3. Opening Meetings Act & Public Information Act training – Michelle reported this training is required. She will email all the directors a link to the training.

Chris Smith made a motion to adjourn the meeting and Brenda Howard seconded the motion. Motion passed unanimously at 5:36 pm.