



# City of Pflugerville

## Meeting Agenda

### Pflugerville Community Development Corporation (PCDC)

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Thursday, January 23, 2014

6:30 PM

100 East Main Street, Suite 500

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#### Regular Meeting

1. **Call to Order**
2. **Approval of meeting minutes**
3. **Financial Report**
- 3A. [2014-2675](#) Discussion and Action regarding engaging McCall, Parkhurst & Horton L.L.P. to serve as Bond Counsel to PCDC.
4. **Discuss and Action**
- 4A. [2014-2675](#) Discussion and Action regarding engaging McCall, Parkhurst & Horton L.L.P. to serve as Bond Counsel to PCDC.
- 4B. [2014-2676](#) Discussion and Action regarding a resolution directing publication of notice of projects and notice of public hearing for Project Wave aka Hawaiian Falls Water Park.
- 4C. [2014-2677](#) Discussion and Action regarding approving the payment of Attorney General's examination fee for sales tax bonds issued to finance Project Wave aka Hawaiian Falls Water Park.
- 4D. [2014-2678](#) Discuss and Action regarding Marketing Plan with R&R Marketing.
- 4E. [2014-2679](#) Discuss and Action regarding Bohls House foundation work and utilities.
- 4F. [2014-2625](#) Discuss and Action regarding Economic Development Agreement with Complete Energy Systems.
5. **Resolution**
- 5A. [RES-0182](#) Resolution regarding directing publication of notice of projects and notice of public hearing for Project Wave aka Hawaiian Falls Water Park.
6. **Executive Session**
- 6A. [2014-2680](#) 1.) Executive Session Item: Deliberations regarding real property pursuant to Chapter 551.072 of the Texas Government Code for

discussion regarding the sale and purchase of real property. 2.) Open Session Item: Discussion and Action regarding the sale and purchase of real property.

- 6B.**     [2014-2681](#)     1.) Executive Session Item: Deliberations regarding economic development negotiations pursuant to Chapter 551.087 of the Texas Government Code for discussion of negotiations, activity, prospects, leads and other economic development topics for the purpose of discussing economic development. 2.) Open Session Item: Discuss negotiations, activity, prospects, leads and other economic development topics.
- 6C.**     [2014-2682](#)     1.) Executive Session Item: Consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code to discuss Economic Development Agreements with Complete Energy Systems. 2.) Open Session Item: Discuss Economic Development Agreements with Complete Energy Systems.
- 6D.**     [2014-2683](#)     1.) Executive Session Item: Discuss personnel matters related to the evaluation of the PCDC Executive Director and Staff pursuant to Chapter 551.074 of the Texas Government Code. 2.) Open Session Item: Discuss personnel matters related to the evaluation of the PCDC Executive Director and Staff .

**7.       Future Agenda Items and Topics to Consider**

**8.       Adjourn**

The Pflugerville Community Development Corporation may retire to executive session any time between the meeting's opening and adjournment for the purpose of consultation with legal counsel pursuant to Chapter 551.071 of the Texas Government Code; discussion of personnel matters pursuant to Chapter 551.074 of the Texas Government Code; discussion of real estate acquisition pursuant to Chapter 551.072 of the Texas Government Code; and/or deliberation regarding economic development negotiations pursuant to Chapter 551.086 of the Texas Government Code. Action, if any, will be taken in open session.

Omar Peña, President

This is to certify that a copy of the agenda for this meeting was posted on the bulletin board located at the City Municipal Building on the 17th day of January, 2014 at 5:00 pm pursuant to Section 551-041, Government Code.

Floyd Akers, Executive Director

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**Attendance By Other Elected or Appointed Officials:**

It is anticipated that members of the City Council and/or other city board, commissions and/or committees may attend the meeting in numbers that may constitute a quorum of the City Council and/or other city boards, commissions and/or committees. Notice is hereby given that the meeting, to the extent required by law, is also noticed as a meeting of the City Council and/or other boards, commissions and/or committees of the City, whose members may be in attendance. The members of the City Council and/or boards, commissions and/or committees may participate in discussions on the same items listed on the agenda, which occur at the meeting, but no action will be taken by such in attendance unless such item and action is specifically provided for on an agenda for the City Council or board, commission or committee subject to the Texas Open Meetings Act.