



City of Pflugerville

Meeting Agenda

Pflugerville Community Development Corporation (PCDC)

Wednesday, July 28, 2021

6:00 PM

3801 Helios Way, STE 130

Special Called Meeting

Members of the public may participate in person at PCDC 3801 Helios Way, STE 130 or by joining virtually at:

When: Jul 28, 2021 06:00 PM Central Time (US and Canada)

Topic: PCDC Special Meeting

Register in advance for this webinar:

https://us02web.zoom.us/webinar/register/WN_BGoCbk3oRfW6S73SO46ilQ

After registering, you will receive a confirmation email containing information about joining the webinar.

1. Call to Order
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
4. Consent Agenda
 - 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.

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.

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 Manager.

6. Discuss Only

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

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.

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.

- 8B. [2021-0707](#) Discuss and consider action to approve the PCDC FY2022 Annual Budget.

9. **Adjourn**

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.

This is to certify that a copy of this agenda for this meeting was posted on the bulletin board located at the City Municipal Building on the 23rd day of July, 2021 at 5:00 PM pursuant to Section 551.041, Government Code.

The Pflugerville Community Development Corporation is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Requests to speak during Public Comment must be received at least 2 hours prior to the meeting. To request to speak please contact Crystal Connally, Operations Director at crystalc@pfdevelopment.com or 512-990-3725 for information. This agenda has been reviewed and approved by the PCDC's legal counsel and the presence of any subject in any Executive Session portion of the agenda constitutes a written interpretation of the Texas Government Code Chapter 551 by legal counsel for the governmental body and constitutes an opinion by the attorney that the items discussed may be legally discussed in the closed portion of the meeting considering available opinions of a court of record and opinions of the Texas Attorney General known to the attorney. This provision has been added to this agenda with the intent to meet all elements necessary to satisfy Texas Government Code Chapter

551.144(c) and the meeting is conducted by all participants in reliance on this opinion.

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. 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.

VIDEO CONFERENCE CALL: PURSUANT TO SECTION 551.127 OF THE TEXAS GOVERNMENT CODE, ONE OR MORE MEMBERS OF THE PCDC BOARD MAY PARTICIPATE IN A MEETING REMOTELY, FOLLOWING CERTAIN GUIDELINES AND NOTICE REQUIREMENTS. A QUORUM OF THE PCDC WILL BE PHYSICALLY PRESENT FOR THE SCHEDULED MEETING AT THE ABOVE STATED LOCATION. THIS NOTICE SPECIFIES THE INTENT TO HAVE A QUORUM PRESENT AT THE STATED MEETING LOCATION. THE MEMBER OF THE PCDC BOARD PRESIDING 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.