

**MINUTES
GROVES ECONOMIC DEVELOPMENT CORPORATION
CITY COUNCIL CHAMBER
GROVES CITY HALL
JUNE 17, 2024**

IN ATTENDANCE:

**Rhonda Dugas, Derek Theall, Paul Oliver, Mark McAdams
Pete Konidis, Letha Knaus, Brandon Monk, Lamar Ozley,
Kevin Carruth**

ABSENT:

**Sidney Badon
Paul Oliver**

**President Rhonda Dugas called the meeting to order approximately
6:30 p.m.**

Prayer and Pledge was given by Mr. Derek Theall, Vice President.

Roll call was taken by Mr. Derek Theall, Vice President.

**President Rhonda Dugas welcomed the guest and the news media to the
Meeting.**

ITEM V:

**President Rhonda Dugas called for a motion and a second to approve the
minutes of the of the May 20, 2024 Groves Economic Development
Corporation. Take a record vote. A motion was made by Mark McAdams
And a second was made by Letha Knaus. President Rhonda Dugas asked
If there were any questions or discussion. Motion passed. All were in
Favor, none opposed.**

ITEM VI:

President Dugas called for citizen comments. There were none.

ITEM VII:

**President Rhonda Dugas began a discussion on new business, potential
Business and any new information on existing structures. President Dugas
mentioned that a previous discussion on Carstar and Valvoline had taken
Place. Rhonda Dugas stated she had gone to see Mr. Ortiz and his progress on
The restaurant at 39th and the feeder road. He showed
her the doors that had been delivered. Ms. Dugas mentioned Doxie
Coffee that is opening July 13, possibly, on Lincoln and how nice the**

Building looks. Ms. Dugas asked Mr. Ozley if he knew of any additional Information. No he did not.

ITEM VIII:

President Rhonda Dugas called for a discussion of the financial reports. Sales tax report and the Budget report. Mr. Ozley presented the reports and he printed up the reports for the Board. Mr. Ozley stated we had a terrific month in relation to last year. We surpassed it over \$50,000. We are 9.3% ahead of last year. Our total sales tax target will be \$3.1 or \$3.2 million for the year. The budget report was also copied and passed out. Ms. Dugas stated she is very grateful for the sales tax increase and asked Mr. Ozley how much the increase in sales tax is this year compared to last year. Mr. Ozley said approximately \$176,000. Ms. Dugas asked if there were any questions. There were none.

ITEM IX:

Deliberate and act to un-table previous item on May 20, 2024 for painting. Ms. Dugas called for a motion and a second. A motion was made by Mark. McAdams and a second was made by Letha Knaus. Take a record Vote. Ms. Dugas called for questions. There were no questions and a Record vote was taken. Motion passed, none opposed.

ITEM X:

Deliberate and act on reimbursing painting the outside of a building for a business. Ms. Dugas called for a motion and a second. A motion was made by Letha Knaus and a second was made by Derek Theall. Ms. Dugas called for the discussion to approve either a 40% reimbursement Or a cap of up to \$500. Ms. Dugas explained she worded it to approve Either the \$500 (up to) or approve a 40% reimbursement of approved Invoices. Approved invoices are the invoices that are paid. These choices were from the discussion of this topic on the recording of the meeting. Also, if an established business that has been in Groves 5 – 10 years and wanted to remodel and to paint the outside of the building, the 7 – 10 year time restriction would be applied. Mark McAdams suggested the \$500 cap and Pete Konidis suggested the \$500 cap. Letha Knaus stated That the area we live in has hurricanes and flooding and \$500 is not a lot Of money for the EDC to reimburse and she would like for the board to Consider five years. Pete Konidis stated that their insurance would help Pay for the damage of the weather. Letha Konidis is suggesting wear and tear. Mark McAdams asked, does your average business paint every five years? President Dugas asked Letha Knaus to amend item X to specifically say “up to \$500” and include the 7 year time limit. Letha Knaus amended the item to say: I amend to deliberate and act on Reimbursements for the outside painting of a business building to be capped at

Up to \$500 and an established business would be subject to every 7 years For the outside paint remodel. Derek Theall seconded the amended Motion. A record vote was taken, and the motion passed. All in favor and None opposed.

ITEM XI:

Non-profit organizations. Deliberate and act on allowing reimbursements for a Non-profit. President Dugas asked for a motion and a second. Mr. McAdams Made the motion and a second was made by Pete Konidis. Rhonda Dugas Called for a discussion. Mark McAdams asked Mr. Ozley about giving money To Feders organization and if that money comes out of EDC or City of Groves. Mr. Ozely stated that comes out of the Hotel Motel Tax money. This would not Be included in the discussion of this item. Rhonda Dugas stated she looked At all the budget reports starting with 2018 to the present to look for EDC Reimbursements for non-profits. Dugas stated in 2023 we reimbursed Mission Attic for signage, security cameras, security lighting and it is the only Non-profit she could see the EDC reimbursed. Dugas stated she needed to get this on the agenda and call for a vote because this subject has come up In discussions. The vote would be to reimburse non-profits or not to reimburse non-profits. Letha Knaus asked if this would include churches. Dugas stated churches were voted on at the last meeting and that is a separate issue which did not pass. Churches are a separate conversation apart from non-profit. A non-profit would be little league organizations, athletic organizations, mission attic things like that. We can either vote to not reimburse or keep reimbursing. Rhonda Dugas called for a record vote. Dugas asked Mr. Monk if the item should be amended or if the wording would be sufficient. Mr. Monk stated the wording is correct. all voted Not to allow EDC reimbursements for non-profit. Pete Konidis asked when this would take effect and Rhonda Dugas said as soon as it is voted on it is a done deal. It would be in effect immediately. None opposed.

ITEM XII:

Bandon Monks contract discussion. Making a motion is not necessary. Rhonda Dugas called for a discussion. Ms. Dugas stated she sent the contract To all board members to their email. Clarissa printed it up for the agenda packet. Dugas asked if the board had read it and stated she had read it several times. Everything the board had asked about or questioned previously is covered in the contract. The board will be voting on it in July. Rhonda Dugas asked if Mr. Monk had anything to add. He did not except to Bring the boards attention to the portion which discussed if there were a Conflict between the City and the EDC, Mr. Monk would represent the City and the EDC would need to hire outside council. This contract covers the same subject Matter as the City contract. Dugas asked Mr. Monk if there would be any Changes and he stated no.

ITEM XIII:

GEDC grant reimbursement for Classic Finds, Melissa Hoyt is the owner. Advertising \$608.41. President Dugas called for a motion and a second. The motion was made by Letha Knaus and the second was made by Mark McAdams. Melissa came up to the podium. Letha Knaus asked if the was for the ad in the Chamber magazine. Rhonda Dugas said part of the reimbursement was for that. She also stated it was for Zazzle and Port Arthur news. Mrs. Hoyt has \$800 left to claim for a reimbursement for advertising. A record vote was taken, and the motion passed. None opposed.

ITEM XIV:

Member comments.

Rhonda Dugas said she had gone to a ribbon cutting and the Chamber Coffee. Letha Knaus said there are ribbon cuttings coming up in the future. There is a coffee at Bella Ink. The chamber is booked up for the coffee's, And there were over 40 business owners at the last coffee. She also stated she would make sure the council members are on the email list for the information to attend the coffees.

Derek Theall asked when it is appropriate to ask a question.

Rhonda Dugas said if it was about an item at the time the item is being discussed.

Derek Theall said it was about a previous item on the agenda and it was on term limits for officers. He did not understand, and he wanted to ask a question about it.

Mr. Monk said it needed to be on the agenda for a discussion.

Dugas said there are some things coming up on in the next few months on the agendas.

Dugas stated that in the email to board members the EDC agenda is on the City website by noon. It is sent to Clarissa usually in the morning. it is posted the Friday before the meeting just like the City Council agenda. The board can always email and ask anything they want about the agenda. Dugas sends out the agenda email with all the information the board needs for the meeting. Droddy Roofing has been sent an application and Ms. Dugas saw on Facebook Droddy Roofing had a breakfast but did not know about it.

Mr. Droddy came to city council.

Dugas met with Doxie Coffee on Wednesday.

Dugas discussed with Bella Ink an application at the Chamber coffee.

Dugas asked Mr. Ozley if he wanted to add anything, and he said no.

Dugas asked Mr. Caruth if he wanted to add anything to the discussion And he did not.

ITEM XV:

Meeting adjourned at 7:07 p.m.