

STATE OF TEXAS        {}  
COUNTY OF BURNET    {}

On this the 16<sup>th</sup> day of July 2024, the Burnet Economic Development Corporation of the City of Burnet convened in Regular Session, at 3:01 p.m., at the Burnet City Council Chambers, 2402 S. Water Street, Burnet, with the following members present, to-wit:

Board Members: Cary Johnson, David Vaughn, Philip Thurman, Ricky Langley, Brad Zehner, Keith McBurnett  
Guests: Brandon Krause, Thomas West, Angie Beyer

CALL TO ORDER: The meeting was called to order by Board President Cary Johnson at 3:01 p.m. and quorum was established.

CONSENT AGENDA:

Approval of the June 18, 2024, BEDC Regular Meeting minutes: Board Member Ricky Langley moved to approve the consent agenda as presented. Board Member Brad Zehner seconded. The motion carried unanimously.

ACTION ITEMS:

Discuss and consider action: Related to the potential sale of all or portions of the Crossings at 281 South Commercial Park: Thomas West, a representative from the Sonic franchise, spoke to the board about a possible relocation for the local Sonic restaurant. The current location is on Highway 29, and Mr. West feels that a location on Highway 281 would generate better visibility and therefore, improve profits. The board reported to Mr. West that further discussion needed to occur amongst the board. Board Member David Vaughn updated all present that the veterinary clinic is also still interested in property within the Crossings at 281. No action was taken.

Discuss and consider action: Related to the sale of all or portions of the Eastside Commercial Park located on Highway 29 East: No updates given. No action taken.

Discuss and consider action: Related to the potential sale of all or portions of 118 E. Polk Street (Old Bealls Building) and 102 E. Polk Street (Kroeger Strip Center): Board Member David Vaughn reported that at this time, there are no updates. No action was taken.

Discuss and consider action: Related to the Coke Street Re-Alignment Project: Board Member David Vaughn reported to the board that discussions are still ongoing with the sheriff's office, but there has not been too much progress on the project. No action taken.

Discuss and consider action: Wedding Oak Winery Building and Lease Agreement: Board Member David Vaughn suggested the possibility of putting the building up for sale. The board discussed options, and it was determined that Mr. Vaughn and Vice President Thurman will do some detailed research and return to the board with more details. No action taken.

Discuss and consider action: Related to the findings of the Burnet Community Coalition: Maria Gonzales updated all present on the third concert of the summer, the Bellamy Brothers. Despite the rain, this was one of the largest crowds. Mrs. Gonzales also reported that the Coalition has discussed adding a couple of additional concerts next summer. Vice President Philip Thurman reported that the Coalition will make use of AI data to determine what types of additional concerts would be the best fit based on the concert audience demographics. Mr. Vaughn shared with the board the possibility of several local entities purchasing a stage. The stage would be shared among the groups and at times, even loaned to some local organizations. No action taken.

Discuss and consider action: Request for assistance with revitalization of 101 and 127 E. Jackson Street: Brandon Krause, discussed his future plans with the board. Mr. Krause discussed his anticipated costs and stated that in the near future, he would like the board to consider offering some financial assistance. No action taken.

Discuss and consider action: Fiscal Year 2024/25 Operating and Capital Budgets: Board Member David Vaughn reported that the corporation currently has a \$2 million debt capacity. No action was taken.


CONVENE TO EXECUTIVE SESSION: None.

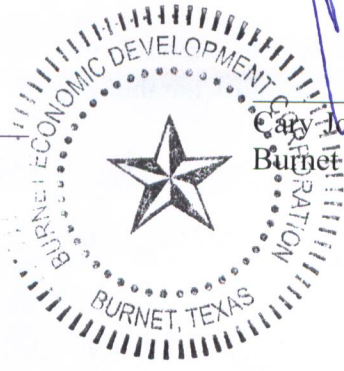
The Board of Directors of the Burnet Economic Development Corporation shall convene in executive session to:  
4.1) Pursuant to Section 551.072 Texas Government Code deliberate the purchase, exchange, lease, or value of real property in order to minimize the detrimental effect of such discussion in open session on the position of the Board in negotiations with third parties for property located at 236 South Main St., Burnet: D. Vaughn

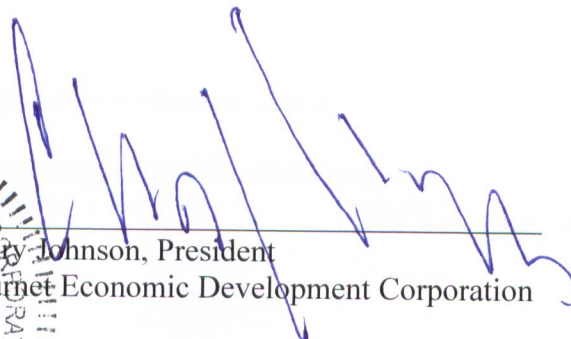
REQUESTS FROM BEDC FOR FUTURE REPORTS: None.

ADJOURN: There being no further business a motion to adjourn was made by Vice President Philip Thurman at 4:54 p.m., seconded by Board Member Brad Zehner. The motion carried unanimously.

**ATTEST:**

  
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Maria Gonzales, City Secretary



  
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Cary Johnson, President  
Burnet Economic Development Corporation