

**McKinney Community Development Corporation**  
**Regular Board Meeting**  
**June 24, 2010**

The McKinney Community Development Corporation (MCDC) met in regular session at the City of McKinney Parks, Recreation and Open Spaces offices located at 1611 North Stonebridge Drive, McKinney, Texas at 8:00 A.M. on June 24, 2010

Board members present were chairman Ray Eckenrode, vice-chair Bill Campbell, Tracy Rath, T.J. Lane, Jason Burress, Kevin Griffin, and council liaison Pete Huff. Staff present was executive director Cindy Schneible and administrative assistant Connie Gibson. Council members Ray Ricchi and Geralyn Kever were in attendance. There were several guests present. Board member George Fuller was absent.

The chairman called the meeting to order at 8:02 A.M. Mr. Eckenrode called for any discussion on the board minutes for May 27, 2010. Hearing none, Kevin Griffin made a motion to approve the minutes. Tracy Rath seconded the motion. The motion was voted on and passed unanimously (6-0).

Council member Geralyn Kever addressed the board. She expressed appreciation for the hard work of all the board members and stated she enjoyed her time serving as the MCDC council liaison. Ray Eckenrode and Cindy Schneible presented her with a gift of appreciation on behalf of MCDC board and staff.

The financial report was given by Jason Weeks, City of McKinney assistant finance director. He reported that the sales tax receipts for May were \$830,760. This is up approximately 4.8% from May, 2009. The June sales tax receipts were \$608,551. This is down 2.1% from June, 2009. The adjusted revenue projection from sales receipts for the current fiscal year is \$7.9 million. After discussions with the city audit committee, MEDC and Cindy Schneible, it is recommended that the revenue estimate for 2010 be reduced to eight million, as interest income is down as well.

There was no discussion on the listing of check requests for the month of May.

Chairman Eckenrode called for liaison reports to be given next on the agenda. There was no Parks department report or MEDC report given. Bill Campbell gave the Chamber liaison report. He reported that John Dugan has resigned as treasurer for the Chamber board of directors. He has taken a job in San Angelo, Texas. There will be a Chairman's Circle on June 29th to honor the first Chairman's Circle member which is

Medical Center McKinney. There will be a Chamber quarterly luncheon on July 13th. Dean Lindsay will be the guest speaker. Diann Bayes brought the MCVB report. She stated that the LaQuinta on highway 121 is open. Occupancy during weekends has been good, but the hotels still struggle during the week. The July 4th parade will be held downtown starting at 1:30 P.M. Currently there are thirty entries, including a Harley group that will be bringing up to one hundred bikes. The new clubhouse at Oak Hollow Golf Course is open and the MCVB has been working with them on some group opportunities. The Cultural Tourism Coalition continues to meet. There are more than thirty groups participating. The group is working on a month long celebration in June, 2011. The celebration name will be "Bloomin' and Boomin'". The timing coincides with the blooming of the Crape Myrtle trees, ending with the Red, White and Boom! July 4th event. Diann reported she has been asked to serve on the board of directors for the Texas Association of Convention and Visitors Bureaus. This is a twelve member board representing the entire state for the tourism industry.

The next item on the agenda was the discussion and possible action on project #08-06 – Paul Kite Company. MCDC approved a \$1,000,000 grant for a state-of-the-art data center facility in October, 2008. Executive Director Cindy Schneible reported that this project is not moving forward. A formal motion to rescind the approval of the project needed to be made. Bill Campbell made a motion to rescind approval of the project and loan agreement with P.K. Data Partners McKinney for failure to execute agreement. T.J. Lane seconded the motion. The motion was voted on and passed (6-0).

Cindy Schneible brought the Executive Director's report. The second yearly grant cycle deadline is July 9th. The applications will be presented to the board during the July 22nd board meeting, and action will be taken in August. The August board date was changed to the 19th. The board and commissions reception was held on Monday, June 21st. Interviews for candidates for the MCDC board will be held on July 27th at the Hall Library. The MCDC budget will be presented to City Council July 19th. The McKinney airport has received release from TXDOT to begin runway construction and they are in discussions with eight companies that are looking to relocate to the McKinney airport. The Samaritan Inn has secured property across the street from the residential facility and is planning to turn that building into the administrative offices. The wing currently used for staff offices will be converted to residential use. Mrs. Schneible reported that she has been visiting aquatic centers in the area, to secure information about the facility amenities, operations, annual costs and potential for revenue generation. She has visited two centers in Plano, and one in Frisco and Allen.

Kevin Griffin gave an update on the Gordon Hill project. He met with Mr. Hill, who is working with a capital group to secure financing. They have not received any approvals yet. They have been given an extension on their contract with Craig Ranch.

There were no citizen comments.

Mr. Eckenrode announced there would be no Executive Session.

The board began strategic plan discussions at this time. Randy Pennington led the group in discussion. There was discussion of MCDC accomplishments for the past year. The board also discussed the MCDC mission and vision statements.

Mr. Pennington led the group through a review of strategic goals and priorities identified in 2009. The group discussed and updated the priorities as a result of work accomplished during the past year.

Mr. Eckenrode called for a break at 10:34 A.M.

Bill Campbell left the meeting at 10:48 A.M.

The meeting was called back into session at 10:49 A.M.

Following the break, the board discussed the MCDC grant process, timeline and criteria to be used for evaluating applications.

Board members also discussed and provided input on questions related to limiting the percentage of annual budget that could be allocated to debt service, if a decision is made to sell bonds to finance MCDC approved project grants; research and approach to secure community input on quality of life issues to inform MCDC strategic priorities; and process to enhance communication flow between MCDC and city representatives, school district and other commissions/agencies.

The board discussed holding a joint work session with city council. The date was set for July 26th at 11:30 A.M. The meeting will be held in the council chambers at city hall.

Kevin Griffin made a motion to adjourn the meeting. Jason Burrese seconded the motion. The motion was voted on and passed (5-0).

The meeting was adjourned at 12:30 P.M.

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RAY ECKENRODE – Board Chairman

Attest:

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Connie Gibson - Board Secretary