



**PILOT POINT MUNICIPAL DEVELOPMENT DISTRICT  
BOARD OF DIRECTORS REGULAR MEETING  
102 E MAIN STREET PILOT POINT, TX  
April 5, 2022 5:30 pm**

**Minutes**

**1. Roll Call/Call to Order 5:32 pm**

**Quorum established**

Attendee	Organization	Title	Status
Glen Ray	MDD	President	Present
Andrew Ambrosio	MDD	Vice President	Absent
Matt McIlravy	City of Pilot Point Council	Board Member	Present
Stephanie Sanchez	MDD	Finance Director	Absent
Rowland Funk	MDD	Secretary	Present
Justin Byars	MDD	Board Member	Present
Everett Cummings	City of Pilot Point Council	Board Member	Present
Denise Morris	MDD	MDD Director	Present
Wendy Haun	MDD	MDD Coordinator	Present
Lenette Cox	City of Pilot Point	City Secretary	Did not attend
Britt Lusk	City of Pilot Point	City Manager	Did not attend

**2. Pledge of Allegiance & Texas Pledge**

**3. Public Comments - None**

**4. EXECUTIVE SESSION: Pilot Point MDD Board will meet in a Closed Executive Session pursuant to the provisions of Chapter 551 of the Texas Local Government Code in accordance with authority contained in the Chapter to discuss the following:**

- A. Section 551.072 of Texas Government Code to discuss or deliberate the purchase, exchange, lease or value of real property**
- B. Section 551.087 of Texas Government Code to discuss economic development negotiations**

Convened at 5:34 pm

**5. The Pilot Point MDD Board of Directors will reconvene into open session to discuss, consider, and take any action necessary related to the Executive Session noted herein.**

Reconvened at 6:02 pm and no action required

**6. Regular Business & Administrative Reports Presentations**

A. Approval of meeting minutes from the PPMDD Meeting of March 1, 2022

**Result: Approved (unanimous)**

**Mover: Matt McIlravy, Board Member**

**Secunder: Justin Byars, Board Member**

B. Financial reports provided by PPMDD Bookkeeper for March 2022

1. Financials
2. ZacTax Report
3. Grant Report

C. Updates on Downtown Project & Hotel Project from PPMDD Director

D. Staff Updates from PPMDD Director and PPMDD Coordinator

7. Discuss, consider, and possible action on a resolution approving FY 2021-2022 PPMDD Budget Amendment Number 1. Tabled.

8. Discuss, consider, and possible action on Property Enhancement Improvement Program Grant for 1255 US Hwy 377, Pilot Point, TX.

Motion to approve Irick Real Estate Group for a Property Enhancement Improvement Grant not to exceed \$5,143.

**Result: Approved (unanimous)**

**Mover: Rowland Funk, Secretary**

**Second: Everett Cummings, Board Member**

9. Discuss, consider and possible action on Property Enhancement Improvement Program Grant for Stafford Venue Project located at: 216 W Liberty Street, 217 W Liberty Street, 255 W Main Street, and 217 W Main Street, (adjoining lots) in Pilot Point, TX.

Motion to approve Property Enhancement Improvement Grant for Stafford Venue Project not to exceed \$25,000.

**Result: Approved (unanimous)**

**Mover: Rowland Funk, Secretary**

**Second: Matt McIlravy, Board Member**

10. Discuss, consider and possible action on Property Enhancement Improvement Program Grant for 901 E McDonald Street, Pilot Point, TX.

Motion to approve the Property Enhancement Improvement Program Grant for 901 E McDonald Street not to exceed \$25,000, with payment subject to issuance of Certificate of Occupancy.

**Result: Approved (unanimous)**

**Mover: Glen Ray, President**

**Second: Everett Cummings, Board Member**

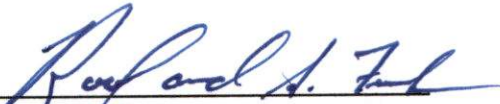
11. Discuss and act on Downtown Parking Lot lighting plans and costs. Tabled, pending additional research.

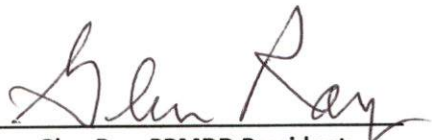
12. Discuss, consider, and possible action on approving name and logo for 201E Liberty Street Project. Action deferred to future meeting.

**13. Discuss Future Agenda Items and Meetings.**

*Board Members shall not comment upon, deliberate, or discuss any item that is not on the agenda.*

**14. Adjournment at 6:46 pm**

  
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Rowland Funk, PPMDD Secretary

  
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Glen Ray, PPMDD President