



**TEMPLE HEALTH AND BIOSCIENCE  
ECONOMIC DEVELOPMENT DISTRICT  
BOARD OF DIRECTORS MEETING  
WEDNESDAY May 26<sup>th</sup>, 2021**

***Minutes from the Board of Directors Meeting held on  
Wednesday April 28<sup>th</sup>, 2021***

The Temple Health and Bioscience Economic Development District Board of Directors conducted their regularly scheduled board meeting (via Zoom) Wednesday, April 28<sup>th</sup>, 2021 at 5:02 p.m.

**In response to the Covid-19 Pandemic, this meeting was conducted by videoconference, per the Open Meetings Act regulation update:**  
<https://www.texasattorneygeneral.gov/open-government/open-meetings-act-update>

**Members Present:**

Mr. Thomas Baird, Chair  
Mr. Tyler Johnson, Secretary/Treasurer  
Mr. Gregg Strasburger  
Mr. John Kiella  
Dr. Jason Locklin  
Dr. Robert Cortes  
Mr. Michael Norman, Vice Chair

**Members Absent:**

**Guests/Staff in attendance:**

Ms. Kayla Landeros, THBD Attorney  
Ms. Tami Annable, Executive Director, THBD  
Mr. Rod Annable, Facilities Manager, THBD  
Ms. Shannon Wetherbee, Executive Assistant, THBD

The agenda for this meeting was posted on the bulletin board of the Temple Health and Bioscience Economic Development District (THBD) facility, Bell County and THBD's website ([www.templebioscience.org](http://www.templebioscience.org)) in compliance with the Open Meetings Act.



*The following is a summary of the proceedings of this meeting. It is not intended to be a verbatim translation.*

The meeting was opened by Chairman of the Board, Mr. Thomas Baird at 5:03 pm.

## **I) PUBLIC COMMENTS:**

Citizens who desire to address the board on any matter may sign up to do so prior to the meeting. Public comments will be received during this portion of the meeting. Please limit comments to three (3) three minutes. No discussion or final action will be taken by the board.

There were no public requests recorded or public in attendance for this meeting. Therefore, Chairman of the Board, Mr. Thomas Baird closed the Public Comments session.

## **II) CONSENT AGENDA:**

All items listed under this section, Consent Agenda, are considered to be routine by the Board of Directors and may be enacted by one motion. If discussion is desired by the Board, any item may be removed from the Consent Agenda at the request of any Board Member and will be considered separately.

1. Consider adopting a resolution approving the Consent Agenda items and the appropriate resolutions for each of the following:

### **Minutes**

- (A). Approve the minutes of the March 24<sup>th</sup>, 2021 Board Meeting.
- (B). Approve the minutes of the April 16<sup>th</sup>, 2021 Board Retreat.

### **Financials**

- (C). Approve the financial report for the 6-month period ending March 31<sup>st</sup>, 2021.

There are Total Assets of \$6,670,703 with the bulk representing \$5,278,038 in cash and deposit accounts. THBD also has a Property Tax Receivable of \$-1,234 and a \$76,864 Note Receivable. There are Fixed Assets of \$1,287,694 and Total Liabilities of \$-15,234. This yields a Total Equity of \$6,685,938. On the Profit and Loss Budget versus Actual, THBD has collected \$1,153,139 in Property Tax Revenue. Including Lab and Rental Income, the Total Revenue is \$1,192,386. Total Expenses were \$366,026 with Ordinary Income of \$826,360. In addition, there was Interest Income of \$11,324



yielding a Net Income of \$837,684. THBD has collected 101.90% of the Property Tax budgeted.

Motion by Mr. Gregg Strasburger, second by Mr. John Kiella to adopt a resolution approving the Consent Agenda items.

Roll Call Vote was taken:

Mr. Thomas Baird – Yes	Mr. John Kiella – Yes
Mr. Gregg Strasburger – Yes	Mr. Tyler Johnson – Yes
Dr. Robert Cortes – Yes	Dr. Jason Locklin – Yes
Mr. Michael Norman – Yes	

Motion passed unanimously.

### **III) REGULAR AGENDA:**

(A) Discuss and consider action on the proposed 2021-2022 budget, the NKF Life Science Report, and a work plan for the short-term action items identified by the Board at its April 16<sup>th</sup>, 2021 meeting.

No action was taken, a workshop will be set up for further discussion.

(B) Discuss and consider action on adopting revised mission and vision statements for THBD.

No action was taken, a workshop will be set up for further discussion.

(C) Discuss and consider action on the payment of \$400,000.00 to Temple Economic Development Corporation pursuant to the 2020 Funding Agreement between THBD and TEDC.

Motion by Mr. Tyler Johnson and second by Mr. Gregg Strasburger to consider authorizing payment of \$400,000.00 to Temple Economic Development Corporation pursuant to the 2020 Funding Agreement between THBD and TEDC.

Roll Call Vote was taken:	
Mr. Thomas Baird – Yes	Mr. John Kiella – Yes
Mr. Gregg Strasburger – Yes	Mr. Tyler Johnson – Yes
Dr. Robert Cortes – Yes	Dr. Jason Locklin – Yes
Mr. Michael Norman – Yes	

Motion passed unanimously.



(D) Discuss and consider action on authorizing Ms. Kayla Landeros, legal counsel, to draft governing policies for THBD.

Motion by Dr. Jason Locklin and second by Mr. Tyler Johnson to consider authorizing Ms. Kayla Landeros, legal counsel, to draft governing policies for THBD.

Roll Call Vote was taken:

Mr. Thomas Baird – Yes  
Mr. Gregg Strasburger – Yes  
Dr. Robert Cortes – Yes  
Mr. Michael Norman – Yes

Mr. John Kiella – Yes  
Mr. Tyler Johnson – Yes  
Jason Locklin – Yes

Motion passed unanimously.

(E) Discuss and consider action on the renewal of the BioTek Warranty/Service Contract for the Epoch Plate Reader in the amount of \$1,447.00 or authorizing preventative maintenance in the amount of \$1030.00 and an additional technician fee of \$800.00.

Motion by Dr. Jason Locklin and second by Dr. Robert Cortes to consider authorizing the renewal of the BioTek Warranty/Service Contract for the Epoch Plate Reader in the amount of \$1,447.00.

Roll Call Vote was taken:

Mr. Thomas Baird – Yes  
Mr. Gregg Strasburger – Yes  
Dr. Robert Cortes – Yes  
Mr. Michael Norman – Yes

Mr. John Kiella – Yes  
Mr. Tyler Johnson – Yes  
Jason Locklin – Yes

Motion passed unanimously.

#### **IV) EXECUTIVE SESSION:**

A). Executive Session: Texas Government Code § 551.087 - Deliberation regarding Economic Development – The Board may enter into executive session to discuss specific initiatives and incentives regarding the continued development of the Temple Bioscience sector. No final action will be taken regarding this item.

**The Board of Directors reserves the right to discuss any items in executive (closed) session whenever permitted by the Texas Open Meetings Act.**



**No Executive Session was held.**

There being no further business, Mr. Baird adjourned the meeting at approximately 6:20 pm.

Transcribed by:  
Ms. Shannon Wetherbee,  
Executive Assistant