



**TEMPLE HEALTH AND BIOSCIENCE
ECONOMIC DEVELOPMENT DISTRICT
BOARD OF DIRECTORS MEETING
WEDNESDAY July 28th, 2021**

***Minutes from the Board of Directors Meeting held on
Wednesday June 23rd, 2021***

The Temple Health and Bioscience Economic Development District Board of Directors conducted their regularly scheduled board meeting (via Zoom and in person) Wednesday, June 23rd, 2021, at 5:00 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
Dr. Jason Locklin
Mr. John Kiella

Members Absent:

Mr. Michael Norman, Vice Chair
Dr. Robert Cortes
Mr. Gregg Strasburger

Guests/Staff in attendance:

Ms. Tami Annable, Executive Director, THBD
Mr. Rod Annable, Facilities Manager, THBD
Ms. Shannon Wetherbee, Executive Assistant, THBD
Mr. Adrian Canady, TEDC President
Ms. Kayla Landeros, Attorney – West Webb Allbritton & Gentry

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) 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 5:02 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) 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 May 26th, 2021, Board Meeting.
- (B) Approve the minutes of the June 10th, 2021, Board Retreat.

Financials

- (C) Approve the financial report for the 8-month period ending May 31st, 2021.

There are Total Assets of \$6,187,425 with the bulk representing \$4,834,705 in cash and deposit accounts. THBD also has a Property Tax Receivable of \$-33,591 and a \$75,374 Note Receivable. There are Fixed Assets of \$1,287,694 and Total Liabilities of \$-24,951. This yields a Total Equity of \$6,212,376. On the Profit and Loss Budget versus Actual, THBD has collected \$1,164,218 in Property Tax Revenue. Including Lab and Rental Income, the Total Revenue is \$1,211,872. Total Expenses were \$860,113 with Ordinary Income of \$351,758. In addition, there was Interest Income of \$14,386



yielding a Net Income of \$366,145. THBD has collected 103.20% of the Property Tax budgeted.

(D) Approve adjustments to Budget Line Items.

Account #	Name	Amount	% of Budget	Amount Needed	Current Budget
60660	Computer Software	\$2,326.00	248	\$1,000.00	\$1,500.00
61020	Access Control	\$1,080.00	108	\$200.00	\$1,000.00
61080	Water/Sewer/Garbage	\$2,295.00	92	\$1,000.00	\$2,500.00
61137	Consulting Expense	\$50,500.00	99	\$1,500.00	\$51,000.00
61138	Financial Services	\$3,580.00	90	\$1,000.00	\$4,000.00

Totals \$4,700.00

Account #	Name	Take	Current Budget	New Budget Amount
62412	Bioscience Seminar Program	\$4,700.00	\$30,000.00	\$25,300.00

Totals \$4,700.00

Motion by Mr. Tyler Johnson, second by Mr. Jason Locklin to adopt a resolution approving the Consent Agenda items.

Motion passed unanimously.

III) REGULAR AGENDA:

(A) Receive a presentation from Adrian Canady, regarding the Temple Economic Development Corporation.

(B) Executive Session:

Executive Session: Chapter 551, Government Code § 551.087 Deliberation Regarding Economic Development Negotiations – The Board may enter into executive session to discuss specific initiatives and incentives regarding an economic development business prospect. No final action will be taken regarding the item.



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

- (C) Receive a presentation from Kayla Landeros regarding THBD’s personnel and governance policies.

Ms. Landeros gave a brief overview of the employee handbook and the THBD Governance Policies. Mr. Baird thanked her for her work and stated that the Board would review and hold a workshop to discuss the documents in the following months.

No Action was taken.

- (D) Consider the approval and adoption of a new Vision Statement for THBD:

“To foster a thriving Health Science Community”

Motion by Mr. John Kiella and second by Jason Locklin to approve and adopt the new Vision Statement for THBD.

Motion passed unanimously.

- (E) Consider the approval and adoption of a new Mission Statement for THBD:

“To invest in and promote a diverse, growing Health Science Community in Temple, Texas.”

Motion passed unanimously.

- (F) Consider the renewal of the Leica Service Agreement for \$17,978.24 or authorize a preventive maintenance service for \$3,308.00 (labor and travel) and any additional parts needed that are not covered in the labor and travel costs.

Motion by Mr. John Kiella and second by Dr. Jason Locklin to consider authorizing renewal of the Leica Service Agreement for one year at \$17,978.24 with parts included.

Motion passed unanimously.



(G) Workshop to discuss the proposed 2021-2022 budget.

Workshop was not held due to length of meeting.

There being no further business, Mr. Baird adjourned the meeting at approximately 6:50 p.m.

Transcribed by:
Ms. Shannon Wetherbee,
Executive Assistant