Municipal Development District Board Meeting

Aubrey Municipal Development Building
205 S. Main St.
Aubrey, TX 76227
August 13, 2024
6:00 PM

**(Notice of Potential Quorum for City Council, Planning and Zoning Commission, Board of Adjustment, Library Board, and Parks and Recreation Board - even though a quorum of the members of these boards may or may not be present, no official action will be taken by their members.)*

Notice Regarding Remote Participation of Board Members

Pursuant to Section 551.127, Texas Government Code, one or more Board Members may attend this meeting remotely using videoconferencing technology. A quorum of the Board will be physically present at the location provided above. The video and audio feed of the videoconferencing equipment can be viewed and heard by the public by accessing Zoom utilizing the Public Participation link identified below.

Notice Regarding Public Participation

Individuals may attend the meeting in person at the above address, or access the meeting via videoconference, or telephone conference call.

Join Zoom Meeting
https://us06web.zoom.us/j/4819280108?pwd=dnNwbU51MmhjOHJKL3kzcGJ4MTN4UT09&omn=87689513270

Meeting ID:481 928 01084   Password: 868932

To join the meeting by phone, dial 1 (346) 248-7799 and use the Meeting ID and password
above.

Call to Order - Determine if a Quorum is Present:

Invocation & Pledge of Allegiance: Pledge of Allegiance to the Texas Flag - “Honor the Texas flag; I pledge allegiance to thee, Texas, one state, under God, one, and indivisible.”

Community Announcements: Items of community interest may include recognizing Citizens and Staff for outstanding contributions to the community, a reminder about an upcoming event that is organized or sponsored by the governing body, and announcements of an imminent threat to public safety that has arisen after the posting of this agenda.

1.
   - Aubrey 380 Area Chamber of Commerce Luncheon August 14th at Oak & Ivy, 11:30 am
   - Aubrey Business Resource Fair at Aubrey Community Center/Aubrey Area Libary, Wed., Aug. 28th, 4:30 - 6:30 pm
   - Peanut Festival is Saturday, October 5, 2024

Citizen Input: Any person may address the Board. If your comments are concerning an agenda item, you may wait until the discussion on that item if you prefer. Once recognized by the chairperson, please step forward to the speaker's podium, state your name and address and speak directly into the microphone so that people in the room and those attending remotely can hear comments and see presentations. To request to speak via videoconference, click on "Participants" at the bottom of the screen, and click "Raise Hand." The chairperson will acknowledge your request and allow you to speak. Citizen comments are limited to three (3) minutes per individual unless additional time is otherwise required by law. No discussion or action may be taken at this meeting on any item not listed on the agenda, other than to make statements of factual information or recite existing policy in response to a citizen's inquiry.

Consent Items: Items placed on the Consent Agenda are considered routine in nature and non-controversial. The Consent Agenda can be acted upon in one motion. Items may be removed from the Consent Agenda by the request of Council, board members or staff. Consideration and action on the following:

1. Approve Minutes of the _July 9__ , 2024 meeting.

2. Approve June 2024 Monthly Financial Report.

New Business: New items requested for consideration.

1. Presentation by Catalyst Group on Strategic Plan

2. Update from the Construction and Building Sub-Committee

3. Consider and Approve Adjustments to the Proposed 2024-2025 FY Budget

4. Discuss Smart Goals for MDD Program and/or Executive Director

Staff Report Review staff activity report and updates from the Director on any development and business activity in Aubrey and/or upcoming meetings, training/conferences/event updates.

1. July Staff Report and Updates

Future Agenda Requests: Council or Board Members, City Staff, and Citizens may request items to be included on future agendas. Discussion is limited to what the request is for, and if and when the item can be put on a future agenda.

*****EXECUTIVE SESSION***** In accordance with Texas Government Code, Section 551.001, et seq., the Board will recess into Executive Session (closed meeting) to discuss the following:

1. 1. a.) Section 551.071 - Consultation with Attorney. The Aubrey Municipal Development District reserves the right to adjourn into closed session at any time during the course of this meeting to consult with its attorney regarding any of the matters listed on this document. The Aubrey Municipal Development District may conduct a private consultation with the City Attorney to seek advice about pending or contemplated litigation, a settlement offer, or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional
   Conduct of the State of Bar of Texas clearly conflicts with the provisions of Chapter 551, including the following items:

   1. Commercial Development Projects

   b.) Section 551.072 –Real Property. Deliberate the purchase, exchange, lease, or value of real property, if deliberation in an open meeting would have a detrimental effect on the position of the government body in negotiations with a third person.

   c.) Section 551.087 - Deliberation regarding Economic Development Negotiations. The Aubrey Municipal Development District may convene in executive session to discuss or deliberate regarding commercial or financial information that the Board has received from a business prospect that the Board seeks to have locate, stay, or expand in or near the Board and with which the Board is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect described above, including the following items:

   1. Downtown Development
   2. Commercial Development Projects

Motion to Recess into Executive Session.

Reconvene into Open Session: In accordance with Texas Government Code, Chapter 551, the Board will reconvene into Regular Session to consider and take appropriate action, if any, regarding any items discussed in Executive Session.

-ADJOURN-

I, Jenny Hicks, City Secretary, certify that this Notice of Meeting was posted, per the Open Meetings Act, on the official bulletin board at the City Hall of the City of Aubrey, Texas and on the City's website at www.aubreytx.gov in accordance with Chapter 551, Texas Government Code, and shall remain posted until the meeting is adjourned.

I certify that the attached notice and agenda of items to be considered by the Aubrey Municipal

Development District, Texas was removed by me from the official bulletin board of the City of Aubrey, Texas, 107 South Main St, Aubrey, Texas on the _________day of _____________________, 2024.

(The Municipal Development District reserves the right to adjourn into closed session at any time during the course of this meeting to consult with its attorney regarding any of the matters listed on this document, as authorized by Texas Government Code Section 551.071 Consultation with Attorney.)

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodation or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (940) 440-9343 for further information.

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Approve Minutes of the _July 9__ , 2024 meeting.

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
Approve the minutes of the July 9th regular Aubrey MDD Board meeting.

Financial Summary
N/A

Staff Recommended Motion
Approve

Conditions
N/A

Municipal Development District Board Meeting Minutes

Aubrey Municipal Development Building
205 S. Main St.
Aubrey, TX 76227
July 9, 2024
6:00 PM

Call to Order - Determine if a Quorum is Present:

President Drew called the meeting to order at 6:02 pm and took roll.

The following members were Present:

President - Holly Drew (Place 6)
Secretary - Mike Browning (Place 5)
Director Place 1 - Viki Dunn
Director Place 2 - Jesse Auer
Director Place 7 - Tim Heitman
Vice President Erin Bogar (Place 3) - *Absent at roll call, but arrived at 6:03 pm*

Others Present:

Christine Gossett, Executive Director
Charles Kreidler, City Manager
Alicia Kreh, Attorney/TOASE (via Zoom)
Jason Claunch and Chris Branham with Catalyst Group (via Zoom)

Absent: Director Place 4 - Mark Arbenowske

Invocation & Pledge of Allegiance:

Secretary Browning led the Pledge and Invocation

Community Announcements: Items of community interest may include recognizing Citizens and Staff for outstanding contributions to the community, a reminder about an upcoming event that is organized or sponsored by the governing body, and announcements of an imminent threat to public safety that has arisen after the posting of this agenda.

Secretary Browning announced that the Chamber mixer was coming up Thursday, July 11th at the Brass Tap at 5 to 7 pm and the Chamber Luncheon was July 17th at 11:30 am.

Citizen Input: N/A

Consent Items:

1. Approve minutes of the June 11, 2024 meeting.

2. Approve May 2024 Financial Report.

Director Auer asked for clarification on a revenue item in the Financial Report under the Property Purchase and asked the Executive Director to follow up for clarification with the Finance Director.

Director Dunn motioned to approve the Consent Agenda with a note that the board will get the answer to the question on the Income line.

Director Auer seconded the motion. All in Favor. Motion carried 6 to 0.

New Business:

1. Presentation on the Strategic Plan process and updates from Jason Claunch and Chris Branham with the Catalyst Group.

   The Catalyst Group presented the findings from the Strategic Plan and will come back to the August meeting with another presentation and update.

2. Consider and take action on approving the MDD Executive Director to enter into a professional services agreement with Westwood Consulting for a Downtown Farmers Market concept and construction plan in the amount not to exceed $25,000.

   Secretary Browning motioned to approve the MDD Director to enter a professional services agreement with Westwood Consulting for a farmer's market concept and construction plan in an amount not to exceed $25,000.

   Vice President Bogar seconded the motion. 5 were in Favor. 1 was Opposed. Motion passed 5 to 1.

3. Update from Construction and Building Sub-Committee.

   Secretary Browning reported that the sub-committee is planning a meeting soon and will report back at the next meeting.

4. Consider and Approve Mural Sub-Committee recommendation for MDD Building Mural

The Sub-Committee presented the final recommendation and runner-up for the mural project. The board discussed the artwork and costs provided.

Vice President Bogar motioned to authorize the executive director to enter a professional services agreement with Odessa Helm in an amount not to exceed $18,000 for a mural on the MDD Building.

Secretary Browning seconded the motion. All in Favor. The motion carried 6 to 0.

5. Discuss Goals and Objectives for the Executive Director and any new goals or objectives for the overall AMDD work plan and program.

   Board discussion. No action taken.

Staff Report:

Executive Director presented the June Staff Report and discussed Placer AI and ZacTax Reports with the board. No action taken.

Future Agenda Requests:

Future Agenda Items requested: Construction Sub-Committee; Mural Agreement; Lease; Sign Policy; Marketing Policy; Goals Discussion

*****EXECUTIVE SESSION*****

Motion to Recess into Executive Session.

Director Auer motioned to close the Open Session and go into Executive Session at 8:21 p.m. Director Dunn seconded the motion. All in Favor. Motion carried 6 to 0.

Reconvene into Open Session:
Director Auer motioned to reconvene into Open Session at 9:11p.m.
Director Dunn seconded the motion. All in Favor. Motion carried 6 to 0.

President Drew stated there were no other future agenda items and called for a motion to adjourn.

-ADJOURN-

Director Dunn motioned to adjourn the meeting at 9:12 p.m.

Vice President Bogar seconded. All in Favor. Motion passed 6 to 0.

Meeting adjourned.

I, Jenny Hicks, City Secretary, certify that this Notice of Meeting was posted, per the Open Meetings Act, on the official bulletin board at the City Hall of the City of Aubrey, Texas and on the City's website at www.aubreytx.gov in accordance with Chapter 551, Texas Government Code, and shall remain posted until the meeting is adjourned.

I certify that the attached notice and agenda of items to be considered by the Aubrey Municipal Development District, Texas was removed by me from the official bulletin board of the City of Aubrey, Texas, 107 South Main St, Aubrey, Texas on the _________day of _____________________, 2024.

(The Municipal Development District reserves the right to adjourn into closed session at any time during the course of this meeting to consult with its attorney regarding any of the matters listed on this document, as authorized by Texas Government Code Section 551.071 Consultation with Attorney.)

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodation or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (940) 440-9343 for further information.

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Approve June 2024 Monthly Financial Report.

Staff Contact
Mike English, Finance Director
menglish@aubreytx.gov
940-440-9343

Summary
The attached Aubrey MDD Financial Report is for June 2024.

Financial Summary
N/A

Staff Recommended Motion
Approve

Conditions
N/A

REVENUE & EXPENSE REPORT (UNAUDITED)

AS OF: JUNE 30TH, 2024

701-MDD

FINANCIAL SUMMARY % OF YEAR COMPLETED: 75.00

	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
REVENUE SUMMARY						
GENERAL REVENUE						
Taxes	940,000	101,884.00	810,897.62	0.00	129,102.38	86.27
Miscellaneous	145,010	12,335.58	117,320.80	0.00	27,689.20	80.91
TOTAL GENERAL REVENUE	1,085,010	114,219.58	928,218.42	0.00	156,791.58	85.55
TOTAL REVENUE	1,085,010	114,219.58	928,218.42	0.00	156,791.58	85.55
EXPENSE SUMMARY						
MDD						
Personnel	138,465	9,904.45	94,665.05	0.00	43,799.95	68.37
Materials & Supplies	8,500	0.00	5,808.57	0.00	2,691.43	68.34
Repairs & Maintenance	20,000	435.44	11,658.46	0.00	8,341.54	58.29
Utilities	595	77.46	592.60	0.00	2.40	99.60
Contract Services	148,200	0.00	17,845.44	0.00	130,354.56	12.04
Fees & Other Services	51,850	1,599.99	32,381.37	0.00	19,468.63	62.45
Contingency/FB	215,000	1,250.00	11,250.00	0.00	203,750.00	5.23
TOTAL MDD	582,610	13,267.34	174,201.49	0.00	408,408.51	29.90
TOTAL EXPENSES	582,610	13,267.34	174,201.49	0.00	408,408.51	29.90
REVENUE OVER/(UNDER) EXPENSES	502,400	100,952.24	754,016.93	0.00	(251,616.93)	150.08

REVENUE & EXPENSE REPORT (UNAUDITED)

AS OF: JUNE 30TH, 2024

701-MDD

% OF YEAR COMPLETED: 75.00

REVENUES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
Taxes						
701-4000-02-4130 Sales Taxes	940,000	101,884.00	810,897.62	0.00	129,102.38	86.27
TOTAL Taxes	940,000	101,884.00	810,897.62	0.00	129,102.38	86.27
Grants						
Miscellaneous						
701-4000-09-4500 Interest Income	145,000	10,835.58	110,637.02	0.00	34,362.98	76.30
701-4000-09-4550 Proceeds for Property P	0	0.00	3,828.94	0.00	(3,828.94)	0.00
701-4000-09-4730 Property Rental Income	10	1,500.00	2,854.84	0.00	(2,844.84)	8,548.40
TOTAL Miscellaneous	145,010	12,335.58	117,320.80	0.00	27,689.20	80.91
Contingency/FB						
TOTAL REVENUE	1,085,010	114,219.58	928,218.42	0.00	156,791.58	85.55

701-MDD

% OF YEAR COMPLETED: 75.00

EXPENSES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
MDD						
===						
Personnel						
701-5176-01-5101 Salaries	105,000	8,076.92	70,706.11	0.00	34,293.89	67.34
701-5176-01-5106 Longevity	50	0.00	0.00	0.00	50.00	0.00
701-5176-01-5107 TMRS Contribution	6,828	525.00	4,595.89	0.00	2,232.11	67.31
701-5176-01-5108 Payroll Tax Expense (me	1,523	103.58	945.16	0.00	577.84	62.06
701-5176-01-5109 Group Health Insurance	9,864	872.90	8,581.10	0.00	1,282.90	86.99
701-5176-01-5110 Workmens Comp TML	200	0.00	139.02	0.00	60.98	69.51
701-5176-01-5621 Travel/training	15,000	326.05	9,697.77	0.00	5,302.23	64.65
TOTAL Personnel	138,465	9,904.45	94,665.05	0.00	43,799.95	68.37
Capital						
Materials & Supplies						
701-5176-03-5050 Office Supplies	3,500	0.00	2,626.09	0.00	873.91	75.03
701-5176-03-5060 Promotional Materials	5,000	0.00	3,182.48	0.00	1,817.52	63.65
TOTAL Materials & Supplies	8,500	0.00	5,808.57	0.00	2,691.43	68.34
Repairs & Maintenance						
701-5176-04-5120 Building Maintenance	20,000	435.44	11,658.46	0.00	8,341.54	58.29
TOTAL Repairs & Maintenance	20,000	435.44	11,658.46	0.00	8,341.54	58.29
Utilities						
701-5176-05-5618 Telephone	595	77.46	592.60	0.00	2.40	99.60
TOTAL Utilities	595	77.46	592.60	0.00	2.40	99.60
Contract Services						
701-5176-06-5240 Drug screening/backgrou	200	0.00	0.00	0.00	200.00	0.00
701-5176-06-5620 Legal & Professional	40,000	0.00	13,916.58	0.00	26,083.42	34.79
701-5176-06-5764 Special Services	3,000	0.00	0.00	0.00	3,000.00	0.00
701-5176-06-7862 Maps	5,000	0.00	351.36	0.00	4,648.64	7.03
701-5176-06-7863 Strategic Plan	100,000	0.00	3,577.50	0.00	96,422.50	3.58
TOTAL Contract Services	148,200	0.00	17,845.44	0.00	130,354.56	12.04
Fees & Other Services						
701-5176-07-5190 Insurance - TML	850	0.00	612.37	0.00	237.63	72.04
701-5176-07-5260 Dues & Memberships	13,000	0.00	10,125.00	0.00	2,875.00	77.88
701-5176-07-5665 Technology/Promotional	25,000	114.99	18,224.90	0.00	6,775.10	72.90
701-5176-07-5667 Marketing and Advertisi	13,000	1,485.00	3,419.10	0.00	9,580.90	26.30
TOTAL Fees & Other Services	51,850	1,599.99	32,381.37	0.00	19,468.63	62.45
Miscellaneous						
Contingency/FB						
701-5176-99-4091 Administrative fee	15,000	1,250.00	11,250.00	0.00	3,750.00	75.00
701-5176-99-5700 Grant Match	50,000	0.00	0.00	0.00	50,000.00	0.00

REVENUE & EXPENSE REPORT (UNAUDITED)

AS OF: JUNE 30TH, 2024

701-MDD

% OF YEAR COMPLETED: 75.00

EXPENSES	CURRENT BUDGET	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBERED	BUDGET BALANCE	% YTD BUDGET
701-5176-99-5750 Economic Incentives	150,000	0.00	0.00	0.00	150,000.00	0.00
TOTAL Contingency/FB	215,000	1,250.00	11,250.00	0.00	203,750.00	5.23
TOTAL MDD	582,610	13,267.34	174,201.49	0.00	408,408.51	29.90
TOTAL EXPENSES	582,610	13,267.34	174,201.49	0.00	408,408.51	29.90
REVENUE OVER/(UNDER) EXPENSES	502,400	100,952.24	754,016.93	0.00	(251,616.93)	150.08

BALANCE SHEET

AS OF: JUNE 30TH, 2024

701-MDD

ACCOUNT #	ACCOUNT DESCRIPTION	BALANCE		
ASSETS				
======				
701-11-000-00	MDD Cash	904,061.69		
701-11-000-84	Claim on Cash MDD	(172,232.85)		
701-11-000-90	Investment Account	1,604,570.45		
701-11-013-37	Sales Tax Receivable	159,278.70		
701-12-015-00	Land	696,835.95		
701-12-015-10	Buildings and improvements	340,267.04		
701-12-017-00	Accumulated Depreciation	(43,317.00)		
			3,489,463.98	
	TOTAL ASSETS			3,489,463.98
				==============
LIABILITIES				
===========				
701-21-010-00	Accounts Payable Pooled	90.45		
	TOTAL LIABILITIES		90.45	
EQUITY				
======				
701-31-040-10	Fund Balance - MDD	2,735,356.60		
	TOTAL BEGINNING EQUITY	2,735,356.60		
	TOTAL REVENUE	928,218.42		
	TOTAL EXPENSES	174,201.49		
	TOTAL REVENUE OVER/(UNDER) EXPENSES	754,016.93		
	TOTAL EQUITY & REV. OVER/(UNDER) EXP.		3,489,373.53	
	TOTAL LIABILITIES, EQUITY & REV.OVER/(UNDER) EXP.			3,489,463.98
				==============

POST	DATE	TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
11-000-00			MDD Cash						
				B E G I N N I N G B A L A N C E					799,316.74
6/04/24	6/04	B21422	Interest000000	02415 INTEREST INCOME		JE# 005722		3,431.87	802,748.61
6/04/24	6/04	B21424	Deposit 000000	02417 INTEREST INCOME 2405 CORRECTIO		JE# 005724		3,431.87CR	799,316.74
6/06/24	7/16	B21707	Deposit 000000	02490 Correct JE5724		JE# 005797		3,431.87	802,748.61
6/06/24	7/16	B21710	Interest005724	02491 Correct JE5724 Int		JE# 005798		3,431.87CR	799,316.74
6/12/24	6/12	B21487	Deposit 000000	02396 Transfer cash from funds to PY		JE# 005742		436.45CR	798,880.29
6/17/24	6/17	B21524	Deposit 000000	02446 MDD SALES TAX 2406		JE# 005754		101,884.00	900,764.29
6/25/24	6/25	B21569	Deposit 000000	02455 Transfer cash from funds to PY		JE# 005763		436.45CR	900,327.84
6/30/24	7/11	B21669	Interest000000	02476 INTEREST INCOME		JE# 005784		3,733.85	904,061.69
			=============	JUNE ACTIVITY DB: 112,481.59		CR: 7,736.64CR		104,744.95	
			=============	ACCOUNT TOTAL DB: 112,481.59		CR: 7,736.64CR			
11-000-84			Claim on Cash MDD						
				B E G I N N I N G B A L A N C E					156,642.36CR
6/04/24	6/04	B21419		02413 MDD ADMIN FEE 2406		JE# 005720		1,250.00CR	157,892.36CR
6/06/24	6/06	A41664	TRANSFER	07244 701-901 A/P REIMBURSEMEN				349.00CR	158,241.36CR
6/11/24	6/11	B21469	Deposit 000000	02432 MISC DEPOSIT		JE# 005740		1,500.00	156,741.36CR
6/12/24	6/12	B21487	Deposit 000000	02396 Transfer cash from funds to PY		JE# 005742		436.45	156,304.91CR
6/12/24	6/12	A41680	TRANSFER	07249 701-901 A/P REIMBURSEMEN				324.63CR	156,629.54CR
6/13/24	6/13	A41803	TRANSFER	07254 701-901 A/P REIMBURSEMEN				4,786.50CR	161,416.04CR
6/14/24	6/11	P00544	TRANSFER	00273 PR 5/25/24-6/7/24				3,232.93CR	164,648.97CR
6/14/24	6/12	B21488	Misc 000000	02433 Self Insurance		JE# 005741		436.45CR	165,085.42CR
6/14/24	6/12	A41681	TRANSFER	07249 701-901 A/P REIMBURSEMEN				175.00CR	165,260.42CR
6/25/24	6/25	B21569	Deposit 000000	02455 Transfer cash from funds to PY		JE# 005763		436.45	164,823.97CR
6/25/24	6/25	A41883	TRANSFER	07271 701-901 A/P REIMBURSEMEN				1,240.38CR	166,064.35CR
6/28/24	6/24	P00546	TRANSFER	00274 PR 6/08/24 - 6/21/24				3,232.93CR	169,297.28CR
6/28/24	6/25	B21568	Misc 000000	02454 Self Insurance		JE# 005762		436.45CR	169,733.73CR
6/28/24	6/25	A41873	TRANSFER	07268 701-901 A/P REIMBURSEMEN				499.63CR	170,233.36CR
6/30/24	6/13	A41809	TRANSFER	07248 701-901 A/P REIMBURSEMEN				1,999.49CR	172,232.85CR
			=============	JUNE ACTIVITY DB: 2,372.90		CR: 17,963.39CR		15,590.49CR	
			=============	ACCOUNT TOTAL DB: 2,372.90		CR: 17,963.39CR			
11-000-90			Investment Account						
				B E G I N N I N G B A L A N C E					1,597,468.72
6/04/24	6/04	B21422	Interest000000	02415 INTEREST INCOME		JE# 005722		7,445.00	1,604,913.72
6/04/24	6/04	B21424	Deposit 000000	02417 INTEREST INCOME 2405 CORRECTIO		JE# 005724		7,445.00CR	1,597,468.72
6/06/24	7/16	B21707	Deposit 000000	02490 Correct JE5724		JE# 005797		7,445.00	1,604,913.72
6/06/24	7/16	B21710	Interest005724	02491 Correct JE5724 Int		JE# 005798		7,445.00CR	1,597,468.72
6/30/24	7/11	B21669	Interest000000	02476 INTEREST INCOME		JE# 005784		7,101.73	1,604,570.45
			=============	JUNE ACTIVITY DB: 21,991.73		CR: 14,890.00CR		7,101.73	
			=============	ACCOUNT TOTAL DB: 21,991.73		CR: 14,890.00CR			

POST DATE TRAN # REFERENCE PACKET======DESCRIPTION======= VEND INV/JE # NOTE =====AMOUNT==== ====BALANCE====

11-013-37 Sales Tax Receivable

B E G I N N I N G B A L A N C E 159,278.70

11-088-41 EDC cash

B E G I N N I N G B A L A N C E 0.00

12-015-00 Land

B E G I N N I N G B A L A N C E 696,835.95

12-015-10 Buildings and improvements

B E G I N N I N G B A L A N C E 340,267.04

12-017-00 Accumulated Depreciation

B E G I N N I N G B A L A N C E 43,317.00CR

13-000-00 Due from other funds

B E G I N N I N G B A L A N C E 0.00

21-010-00 Accounts Payable Pooled

B E G I N N I N G B A L A N C E 4,786.50CR

POST	DATE	TRAN #	REFERENCE	PACKET	DESCRIPTION	VEND	INV/JE #	NOTE	AMOUNT	BALANCE
6/01/24	6/06	A41596	CHK: 013712	07232	INTEGRITY FACILITY SOLUT	0187	619641		349.00CR	5,135.50CR
6/06/24	6/06	A41664	TRANSFER	07244	701-901 A/P REIMBURSEMEN				349.00	4,786.50CR
6/12/24	6/12	A41671	DFT: 002354	07249	Federal W/H Payable	0116	T1 202406111696		221.05CR	5,007.55CR
6/12/24	6/12	A41671	DFT: 002354	07249	Medicare Payable	0116	T4 202406111696		103.58CR	5,111.13CR
6/12/24	6/12	A41680	TRANSFER	07249	701-901 A/P REIMBURSEMEN				324.63	4,786.50CR
6/13/24	6/13	A41803	TRANSFER	07254	701-901 A/P REIMBURSEMEN				4,786.50	0.00
6/14/24	6/12	A41673	DFT: 002356	07249	457 Withholding	0554	ICM202406111696		175.00CR	175.00CR
6/14/24	6/25	A41874	DFT: 002372	07270	HSA Contributions	0117	HSA202406111696		75.00CR	250.00CR
6/14/24	6/25	A41876	DFT: 002373	07270	TMRS Payable	0273	TMR202406111696		545.19CR	795.19CR
6/14/24	6/12	A41681	TRANSFER	07249	701-901 A/P REIMBURSEMEN				175.00	620.19CR
6/25/24	6/25	A41883	TRANSFER	07271	701-901 A/P REIMBURSEMEN				1,240.38	620.19
6/26/24	7/05	A42015	CHK: 013825	07283	EAGLE AUTO PARTS #136	1081	136V020933		12.99CR	607.20
6/28/24	6/25	A41867	DFT: 002369	07268	Federal W/H Payable	0116	T1 202406241697		221.05CR	386.15
6/28/24	6/25	A41867	DFT: 002369	07268	Medicare Payable	0116	T4 202406241697		103.58CR	282.57
6/28/24	6/25	A41869	DFT: 002371	07268	457 Withholding	0554	ICM202406241697		175.00CR	107.57
6/28/24	6/25	A41875	DFT: 002372	07270	HSA Contributions	0117	HSA202406241697		75.00CR	32.57
6/28/24	6/25	A41877	DFT: 002373	07270	TMRS Payable	0273	TMR202406241697		545.19CR	512.62CR
6/28/24	6/25	A41873	TRANSFER	07268	701-901 A/P REIMBURSEMEN				499.63	12.99CR
6/30/24	6/13	A41804	DFT: 002362	07248	JPMORGAN CHASE BANK	0556	2024/05		1,999.49CR	2,012.48CR
6/30/24	7/17	A42111	CHK: 013880	07301	VERIZON WIRELESS	0277	9967990156		77.46CR	2,089.94CR
6/30/24	6/13	A41809	TRANSFER	07248	701-901 A/P REIMBURSEMEN				1,999.49	90.45CR

============= JUNE ACTIVITY DB: 9,374.63 CR: 4,678.58CR 4,696.05

============= ACCOUNT TOTAL DB: 9,374.63 CR: 4,678.58CR

POST	DATE TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
21-010-12		Accounts Payable -MDD						
			B E G I N N I N G B A L A N C E					0.00
21-021-01		Payroll tax liabilities						
			B E G I N N I N G B A L A N C E					0.00
6/12/24	6/12 A41671	DFT: 002354	07249 Federal W/H Payable	0116	T1 202406111696		221.05	221.05
6/12/24	6/12 A41671	DFT: 002354	07249 Medicare Payable	0116	T4 202406111696		51.79	272.84
6/14/24	6/11 P00544	FEDWH	00273 PR 5/25/24-6/7/24				221.05CR	51.79
6/14/24	6/11 P00544	MEDIC	00273 PR 5/25/24-6/7/24				51.79CR	0.00
6/28/24	6/24 P00546	FEDWH	00274 PR 6/08/24 - 6/21/24				221.05CR	221.05CR
6/28/24	6/24 P00546	MEDIC	00274 PR 6/08/24 - 6/21/24				51.79CR	272.84CR
6/28/24	6/25 A41867	DFT: 002369	07268 Federal W/H Payable	0116	T1 202406241697		221.05	51.79CR
6/28/24	6/25 A41867	DFT: 002369	07268 Medicare Payable	0116	T4 202406241697		51.79	0.00
		=============	JUNE ACTIVITY DB:	545.68	CR:	545.68CR	0.00	
		=============	ACCOUNT TOTAL DB:	545.68	CR:	545.68CR		
21-021-08		MDD HSA Bank						
			B E G I N N I N G B A L A N C E					0.00
6/14/24	6/11 P00544	HSA	00273 PR 5/25/24-6/7/24				75.00CR	75.00CR
6/14/24	6/25 A41874	DFT: 002372	07270 HSA Contributions	0117	HSA202406111696		75.00	0.00
6/28/24	6/24 P00546	HSA	00274 PR 6/08/24 - 6/21/24				75.00CR	75.00CR
6/28/24	6/25 A41875	DFT: 002372	07270 HSA Contributions	0117	HSA202406241697		75.00	0.00
		=============	JUNE ACTIVITY DB:	150.00	CR:	150.00CR	0.00	
		=============	ACCOUNT TOTAL DB:	150.00	CR:	150.00CR		
21-021-09		Deferred Comp - 457						
			B E G I N N I N G B A L A N C E					0.00
6/14/24	6/11 P00544	ICMA	00273 PR 5/25/24-6/7/24				175.00CR	175.00CR
6/14/24	6/12 A41673	DFT: 002356	07249 457 Withholding	0554	ICM202406111696		175.00	0.00
6/28/24	6/24 P00546	ICMA	00274 PR 6/08/24 - 6/21/24				175.00CR	175.00CR
6/28/24	6/25 A41869	DFT: 002371	07268 457 Withholding	0554	ICM202406241697		175.00	0.00
		=============	JUNE ACTIVITY DB:	350.00	CR:	350.00CR	0.00	
		=============	ACCOUNT TOTAL DB:	350.00	CR:	350.00CR		
21-022-10		Wages Payable						
			B E G I N N I N G B A L A N C E					0.00

```
 POST    DATE TRAN #  REFERENCE    PACKET======DESCRIPTION=======  VEND  INV/JE #          NOTE  =====AMOUNT====  ====BALANCE====

-----------------------------------------------------------------------------------------------------------------------------------
    21-023-00        MDD Fund TMRS due to state
                              B E G I N N I N G   B A L A N C E                                                            0.00

6/14/24  6/11 P00544 TMR            00273 PR 5/25/24-6/7/24                                               282.69CR        282.69CR
6/14/24  6/25 A41876 DFT: 002373    07270 TMRS Payable          0273  TMR202406111696                     282.69            0.00
6/28/24  6/24 P00546 TMR            00274 PR 6/08/24 - 6/21/24                                            282.69CR        282.69CR
6/28/24  6/25 A41877 DFT: 002373    07270 TMRS Payable          0273  TMR202406241697                     282.69            0.00
                     =============  JUNE ACTIVITY     DB:        565.38  CR:        565.38CR               0.00

                     =============  ACCOUNT TOTAL     DB:        565.38  CR:        565.38CR
-----------------------------------------------------------------------------------------------------------------------------------
    23-000-00        Due to other funds
                              B E G I N N I N G   B A L A N C E                                                            0.00

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    23-100-00        Due to other funds
                              B E G I N N I N G   B A L A N C E                                                            0.00

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    31-000-00        Fund Balance - EDC
                              B E G I N N I N G   B A L A N C E                                                            0.00

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    31-040-10        Fund Balance - MDD
                              B E G I N N I N G   B A L A N C E                                                  2,735,356.60CR

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    4000-02-4130     Sales Taxes
                              B E G I N N I N G   B A L A N C E                                                    709,013.62CR

6/17/24  6/17 B21524 Deposit 000000  02446 MDD SALES TAX 2406          JE# 005754                  101,884.00CR    810,897.62CR
                     =============  JUNE ACTIVITY     DB:          0.00  CR:     101,884.00CR        101,884.00CR

                     =============  ACCOUNT TOTAL     DB:          0.00  CR:     101,884.00CR
-----------------------------------------------------------------------------------------------------------------------------------
    4000-03-4737     TCF - business expension
                              B E G I N N I N G   B A L A N C E                                                            0.00

-----------------------------------------------------------------------------------------------------------------------------------
    4000-09-4500     Interest Income
                              B E G I N N I N G   B A L A N C E                                                     99,801.44CR

6/04/24  6/04 B21422 Interest000000  02415 INTEREST INCOME             JE# 005722                    3,431.87CR    103,233.31CR
6/04/24  6/04 B21422 Interest000000  02415 INTEREST INCOME             JE# 005722                    7,445.00CR    110,678.31CR
6/04/24  6/04 B21424 Deposit 000000  02417 INTEREST INCOME 2405 CORRECTIO  JE# 005724                3,431.87      107,246.44CR
6/04/24  6/04 B21424 Deposit 000000  02417 INTEREST INCOME 2405 CORRECTIO  JE# 005724                7,445.00       99,801.44CR
```

FUND : 701-MDD TRANSACTION DATE: 6/01/2024 THRU 6/30/2024

DEPT : N/A ACCOUNTS: ALL

POST	DATE	TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
6/06/24	7/16	B21707	Deposit 000000	02490 Correct JE5724		JE# 005797		3,431.87CR	103,233.31CR
6/06/24	7/16	B21707	Deposit 000000	02490 Correct JE5724		JE# 005797		7,445.00CR	110,678.31CR
6/06/24	7/16	B21710	Interest005724	02491 Correct JE5724 Int		JE# 005798		3,431.87	107,246.44CR
6/06/24	7/16	B21710	Interest005724	02491 Correct JE5724 Int		JE# 005798		7,445.00	99,801.44CR
6/30/24	7/11	B21669	Interest000000	02476 INTREST INCOME 2406		JE# 005784		3,733.85CR	103,535.29CR
6/30/24	7/11	B21669	Interest000000	02476 INTEREST INCOME		JE# 005784		7,101.73CR	110,637.02CR

============= JUNE ACTIVITY DB: 21,753.74 CR: 32,589.32CR 10,835.58CR

============= ACCOUNT TOTAL DB: 21,753.74 CR: 32,589.32CR

4000-09-4550 Proceeds for Property Purchase

B E G I N N I N G B A L A N C E 3,828.94CR

4000-09-4730 Property Rental Income

B E G I N N I N G B A L A N C E 1,354.84CR

POST	DATE	TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
6/11/24	6/11	B21469	80230	02432 EAGLE AUTO 2406		JE# 005740		1,500.00CR	2,854.84CR

============= JUNE ACTIVITY DB: 0.00 CR: 1,500.00CR 1,500.00CR

============= ACCOUNT TOTAL DB: 0.00 CR: 1,500.00CR

4000-99-4090 Unallocated Fund balance

B E G I N N I N G B A L A N C E 0.00

DEPT: 5176 MDD

5176-01-5101 Salaries

B E G I N N I N G B A L A N C E 62,629.19

POST	DATE	TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
6/14/24	6/11	P00544	PYEXP	00273 PR 5/25/24-6/7/24				4,038.46	66,667.65
6/28/24	6/24	P00546	PYEXP	00274 PR 6/08/24 - 6/21/24				4,038.46	70,706.11

============= JUNE ACTIVITY DB: 8,076.92 CR: 0.00 8,076.92

============= ACCOUNT TOTAL DB: 8,076.92 CR: 0.00

5176-01-5105 Overtime

B E G I N N I N G B A L A N C E 0.00

5176-01-5106 Longevity

B E G I N N I N G B A L A N C E 0.00

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 POST    DATE TRAN #  REFERENCE    PACKET======DESCRIPTION=======  VEND  INV/JE #          NOTE  =====AMOUNT====  ====BALANCE====

-------------------------------------------------------------------------------------------------------------------------------
     5176-01-5107     TMRS Contribution
                      B E G I N N I N G   B A L A N C E                                                               4,070.89

6/14/24  6/25 A41876 DFT: 002373     07270 TMRS Payable           0273   TMR202406111696                 262.50       4,333.39
6/28/24  6/25 A41877 DFT: 002373     07270 TMRS Payable           0273   TMR202406241697                 262.50       4,595.89
                     =============  JUNE ACTIVITY      DB:        525.00   CR:           0.00           525.00

                     =============  ACCOUNT TOTAL      DB:        525.00   CR:           0.00
-------------------------------------------------------------------------------------------------------------------------------
     5176-01-5108     Payroll Tax Expense (medicare)
                      B E G I N N I N G   B A L A N C E                                                                 841.58

6/12/24  6/12 A41671 DFT: 002354     07249 Medicare Payable       0116   T4 202406111696                  51.79         893.37
6/28/24  6/25 A41867 DFT: 002369     07268 Medicare Payable       0116   T4 202406241697                  51.79         945.16
                     =============  JUNE ACTIVITY      DB:        103.58   CR:           0.00           103.58

                     =============  ACCOUNT TOTAL      DB:        103.58   CR:           0.00
-------------------------------------------------------------------------------------------------------------------------------
     5176-01-5109     Group Health Insurance
                      B E G I N N I N G   B A L A N C E                                                               7,708.20

6/14/24  6/12 B21488 Self Ins        02433 Self Insurance                JE# 005741                      436.45       8,144.65
6/28/24  6/25 B21568 Self Ins        02454 Self Insurance                JE# 005762                      436.45       8,581.10
                     =============  JUNE ACTIVITY      DB:        872.90   CR:           0.00           872.90

                     =============  ACCOUNT TOTAL      DB:        872.90   CR:           0.00
-------------------------------------------------------------------------------------------------------------------------------
     5176-01-5110     Workmens Comp TML
                      B E G I N N I N G   B A L A N C E                                                                 139.02

-------------------------------------------------------------------------------------------------------------------------------
     5176-01-5621     Travel/training
                      B E G I N N I N G   B A L A N C E                                                               9,371.72

6/30/24  6/13 A41804 DFT: 002362     07248 UPPER PARK CAFE-MEETING  0556   2024/05                        89.88       9,461.60
6/30/24  6/13 A41804 DFT: 002362     07248 MARARITAVILLE-TEDC HOTEL 0556   2024/05                       236.17       9,697.77
                     =============  JUNE ACTIVITY      DB:        326.05   CR:           0.00           326.05

                     =============  ACCOUNT TOTAL      DB:        326.05   CR:           0.00
-------------------------------------------------------------------------------------------------------------------------------
     5176-02-5737     CDBG grant match
                      B E G I N N I N G   B A L A N C E                                                                   0.00
```

POST	DATE TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
5176-03-5050		Office Supplies						
			B E G I N N I N G B A L A N C E					2,626.09
5176-03-5060		Promotional Materials						
			B E G I N N I N G B A L A N C E					3,182.48
5176-04-5120		Building Maintenance						
			B E G I N N I N G B A L A N C E					11,223.02
6/01/24	6/06 A41596	CHK: 013712	07232 INTEGRITY FACILITY SOLUT	0187	619641		349.00	11,572.02
6/26/24	7/05 A42015	CHK: 013825	07283 EAGLE AUTO PARTS #136	1081	136V020933		12.99	11,585.01
6/30/24	6/13 A41804	DFT: 002362	07248 LOWES-LED LIGHT FIXTURE	0556	2024/05		23.46	11,608.47
6/30/24	6/13 A41804	DFT: 002362	07248 WALMART-BUILDING MAINT	0556	2024/05		49.99	11,658.46
		=============	JUNE ACTIVITY DB:	435.44	CR:	0.00	435.44	
		=============	ACCOUNT TOTAL DB:	435.44	CR:	0.00		
5176-05-5616		Utilities - Electricity						
			B E G I N N I N G B A L A N C E					0.00
5176-05-5618		Telephone						
			B E G I N N I N G B A L A N C E					515.14
6/30/24	7/17 A42111	CHK: 013880	07301 VERIZON WIRELESS	0277	9967990156		77.46	592.60
		=============	JUNE ACTIVITY DB:	77.46	CR:	0.00	77.46	
		=============	ACCOUNT TOTAL DB:	77.46	CR:	0.00		
5176-05-5619		Utilities - Water/Sewer						
			B E G I N N I N G B A L A N C E					0.00
5176-06-5060		Election Services						
			B E G I N N I N G B A L A N C E					0.00
5176-06-5240		Drug screening/background chec						
			B E G I N N I N G B A L A N C E					0.00
5176-06-5620		Legal & Professional						

POST DATE TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
		B E G I N N I N G B A L A N C E					13,916.58
5176-06-5724	Water/Sewer Impact Fee Study						
		B E G I N N I N G B A L A N C E					0.00
5176-06-5764	Special Services						
		B E G I N N I N G B A L A N C E					0.00
5176-06-5765	Thoroughfare PlanTraffic Count						
		B E G I N N I N G B A L A N C E					0.00
5176-06-7860	Downtown Master Plan						
		B E G I N N I N G B A L A N C E					0.00
5176-06-7861	Comprehensive Plan						
		B E G I N N I N G B A L A N C E					0.00
5176-06-7862	Maps						
		B E G I N N I N G B A L A N C E					351.36
5176-06-7863	Strategic Plan						
		B E G I N N I N G B A L A N C E					3,577.50
5176-07-5150	Printing						
		B E G I N N I N G B A L A N C E					0.00
5176-07-5190	Insurance - TML						
		B E G I N N I N G B A L A N C E					612.37
5176-07-5260	Dues & Memberships						
		B E G I N N I N G B A L A N C E					10,125.00
5176-07-5280	Copier Maintenance Contract						
		B E G I N N I N G B A L A N C E					0.00

POST DATE TRAN # REFERENCE PACKET======DESCRIPTION======= VEND INV/JE # NOTE =====AMOUNT==== ====BALANCE====

5176-07-5665 Technology/Promotional Video
B E G I N N I N G B A L A N C E 18,109.91

6/30/24 6/13 A41804 DFT: 002362 07248 CANVA-TECH/PROMOTIONAL 0556 2024/05 14.99 18,124.90
6/30/24 6/13 A41804 DFT: 002362 07248 MCDORMAN SIGNS-WEBSITE 0556 2024/05 100.00 18,224.90
============= JUNE ACTIVITY DB: 114.99 CR: 0.00 114.99

============= ACCOUNT TOTAL DB: 114.99 CR: 0.00

5176-07-5667 Marketing and Advertising
B E G I N N I N G B A L A N C E 1,934.10

6/30/24 6/13 A41804 DFT: 002362 07248 LIFESTYLE MEDIA-MARKETIN 0556 2024/05 1,485.00 3,419.10
============= JUNE ACTIVITY DB: 1,485.00 CR: 0.00 1,485.00

============= ACCOUNT TOTAL DB: 1,485.00 CR: 0.00

5176-07-5763 Chamber of Commerce
B E G I N N I N G B A L A N C E 0.00

5176-09-5131 Meetings Meals
B E G I N N I N G B A L A N C E 0.00

5176-09-5133 Marketing & Promotions
B E G I N N I N G B A L A N C E 0.00

5176-09-5140 Miscellaneous
B E G I N N I N G B A L A N C E 0.00

5176-09-5630 Property Purchase
B E G I N N I N G B A L A N C E 0.00

5176-09-5790 Keep Aubrey Beautiful
B E G I N N I N G B A L A N C E 0.00

5176-16-5764 Contract Labor-consultant
B E G I N N I N G B A L A N C E 0.00

FUND : 701-MDD TRANSACTION DATE: 6/01/2024 THRU 6/30/2024
DEPT : 5176 MDD ACCOUNTS: ALL

POST	DATE TRAN #	REFERENCE	PACKET======DESCRIPTION=======	VEND	INV/JE #	NOTE	=====AMOUNT====	====BALANCE====
5176-99-4091		Administrative fee						
			B E G I N N I N G B A L A N C E					10,000.00
6/04/24	6/04 B21419		02413 MDD ADMIN FEE 2406		JE# 005720		1,250.00	11,250.00
		=============	JUNE ACTIVITY DB: 1,250.00		CR: 0.00		1,250.00	
		=============	ACCOUNT TOTAL DB: 1,250.00		CR: 0.00			
5176-99-5700		Grant Match						
			B E G I N N I N G B A L A N C E					0.00
5176-99-5710		Business Survival Program						
			B E G I N N I N G B A L A N C E					0.00
5176-99-5750		Economic Incentives						
			B E G I N N I N G B A L A N C E					0.00
5176-99-5762		Contingency						
			B E G I N N I N G B A L A N C E					0.00
5176-99-5800		Municipal Projects						
			B E G I N N I N G B A L A N C E					0.00
5176-99-9900		Depreciation						
			B E G I N N I N G B A L A N C E					0.00

--*-*-*-*-*-*-*-*-*-*-*- 000 ERRORS IN THIS REPORT! *-*-*-*-*-*-*-*-*-*-*-*-*-*

** REPORT TOTALS **	--- DEBITS ---	--- CREDITS ---
BEGINNING BALANCES:	3,754,101.30	3,754,101.30CR
REPORTED ACTIVITY:	182,852.99	182,852.99CR
ENDING BALANCES:	3,936,954.29	3,936,954.29CR
TOTAL FUND ENDING BALANCE:	0.00	

SELECTION CRITERIA

FISCAL YEAR: Oct-2023 / Sep-2024
FUND: Include: 701
TRANSACTION DATES: 6/01/2024 THRU 6/30/2024
TRANSACTIONS: BOTH

ACCOUNT SELECTION

ACCOUNT RANGE: THRU ZZZZZZZZZZZZZZZ
DEPARTMENT RANGE: - THRU -
ACTIVE FUNDS ONLY: NO
ACTIVE ACCOUNT ONLY: NO
INCLUDE RESTRICTED ACCOUNTS: NO
DIGIT SELECTION:

PRINT OPTIONS DETAIL

OMIT ACCOUNTS WITH NO ACTIVITY: NO
PRINT ENCUMBRANCES: NO
PRINT VENDOR NAME: NO
PRINT PROJECTS: NO
PRINT JOURNAL ENTRY NOTES: NO
PRINT MONTHLY TOTALS: YES
PRINT GRAND TOTALS: NO
PRINT: INVOICE #
PAGE BREAK BY: NONE

*** END OF REPORT ***

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Presentation by Catalyst Group on Strategic Plan

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
Presentation on the Strategic Plan process and updates from Jason Claunch and Chris Branham with the Catalyst Group.

Financial Summary
N/A

Staff Recommended Motion

Conditions
N/A

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Update from the Construction and Building Sub-Committee

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
The Construction Sub-Committee met and discussed ideas for creating a space that can be used by the community and/or businesses who may set up as a vendor or have an activity on the MDD lot. The subcommittee will present an update with an overview of the ideas proposed for a project that would enhance the use of the lot and attract more people to the downtown district through "place-making" for community and business purposes.

Financial Summary
N/A

Staff Recommended Motion

Conditions
N/A

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Consider and Approve Adjustments to the Proposed 2024-2025 FY Budget

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
Discuss and consider for approval line item adjustments in the Proposed 2024-2025 FY Budget.

Financial Summary

Staff Recommended Motion
Approve

Conditions
N/A

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
Discuss Smart Goals for MDD Program and/or Executive Director

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
Review Smart Goals criteria and discuss any new goals to set for the MDD Program and/or Executive Director.

Financial Summary
N/A

Staff Recommended Motion

Conditions
N/A

Municipal Development District Board Meeting
Staff Report
August 13, 2024

Agenda Item
July Staff Report and Updates

Staff Contact
Christine Gossett, MDD Executive Director
cgossett@aubreytx.gov
940-440-9343

Summary
Review staff activity report and updates from the Director on any development and business activity in Aubrey and/or upcoming meetings, training/conferences/event updates.

1. July Staff Report
2. Update on the Farmers' Market Concept Design and Professional Services Agreement with Westwood

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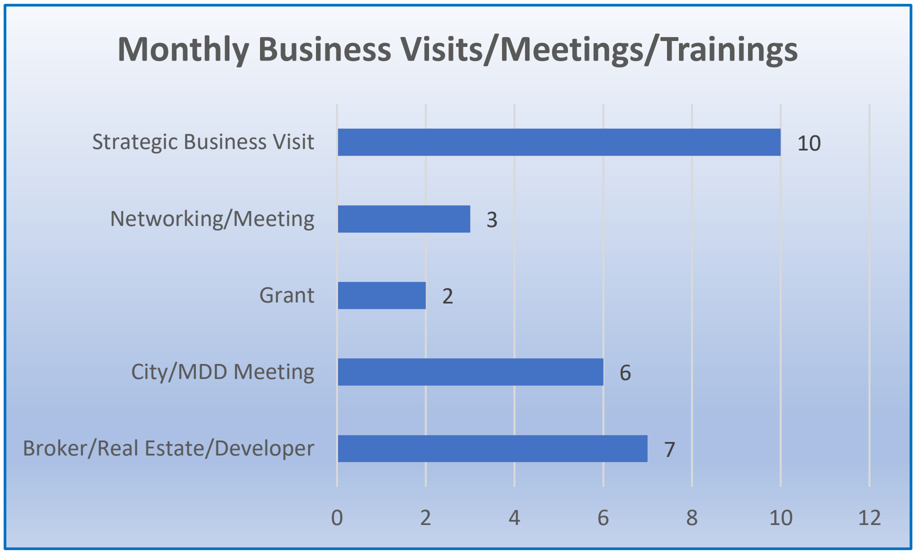
Financial Summary
N/A

Staff Recommended Motion

Conditions
N/A

JULY 2024 – STAFF REPORT
Aubrey Municipal Development District
Christine Gossett – Executive Director

Business Activity and Updates



Commercial Property for Sale/Lease/Build-to-Suit*:*

Available: *Aubrey Creek Retail – 1001 US-377: retail space (+/- 2000 SF), 2 pad sites available (+/- 9,000 SF)*

Available for sale or lease: *Former restaurant - 204-208 Main St: 5,130 total SF (2,088 & 2,610 each)*

Available/Coming Soon: *Pine Ridge Pavilion North - 501 Pine Ridge Ln: 2 spaces: 1 retail; 1 restaurant.*

Available/Coming Soon: *Pine Ridge Pavilion South - 500 Pine Ridge Ln: 2 spaces: 1 retail; 1 restaurant.*

Available/Coming Soon: *216 S. Main Street: +/- 1,323 SF (2 space for retail, salon, office, other*

Coming Soon: *Commercial pad sites Springhill and US-377.*

Business Activity and Updates

New Business Openings:
- N/A

Business Closings:
- The Wet Hen Salon

Marketing and New Projects

New:
- Filmed footage for Economic Development video on July 19th.
- Met with 2 businesses regarding TIP Grant application.
- Continued planning and promotion for the Aubrey Business Resource Fair to be held on August 28th.
- Selected artist for Aubrey MDD/Chamber building mural; met on site with artist to discuss final execution of mural painting that will start Oct. 5, 2024.
- Presented Aubrey updates and growth information to 2 commercial development firms.

On-Going/Marketing:
- Maps and Website: Updates to MDD website Business Resource page.
- Social media/Facebook: Manage regular posts on activities, area business and local posts. July's highest performing post was downtown building renovation with1,086 Reach & 1,260 Engagement.
- Website Traffic/July: 433 Views & 248 Visitors
- Data and Analytics: Reports for Placer AI, ZacTax, social media and website stats.

Sales & UseTax Allocation:
- Payment Received in July: $90,213.58