

CITY OF LAKE WORTH
Minutes for
City Council Workshop/Special Meeting
Tuesday, June 28, 2016
6:30 P.M. – Council Chambers
3805 Adam Grubb • Lake Worth, Texas

1. Call to Order.

Mayor Walter Bowen called the Council Workshop/Special meeting to order at 6:30 p.m.

2. Invocation and Pledge of Allegiance.

Council Member Geoffrey White gave invocation. Attendees recited the pledge of allegiance.

3. Roll Call.

Council members present were Mayor Walter Bowen, Jim Smith, Geoffrey White, Gene Ferguson, Ronny Parsley, Pat O. Hill, Gary Stuard, and Clint Narmore.

Staff present was Brett McGuire, City Manager; Debbie Whitley, Assistant City Manager/Director of Finance; Linda Rhodes, City Secretary; and Jami Woodall, EDC Coordinator. City Attorney Drew Larkin was present.

4. Workshop by Council and Presentation by Townsite, LLC regarding the Land Use Plan, Economic Development Analysis, Project Phasing, Infrastructure Analysis, and Preferred Development Process for Hotel/Conference Center funding for the proposed Pent property development for a Hotel/Conference Center.

Phillip Poole, development consultant with Townsite, LLC, presented to Council a proposed development plan and concept design for a Hotel/Conference Center on 29.84 acres of property within the City. After the presentation, Mr. Poole answered questions from Council. Mr. McGuire noted that the property owner has withdrawn his offer to sell the property to the City and has indicated he will develop the property himself. Therefore, the City will need to recognize (at the next Council meeting) that the City will not be moving forward as developer. The property owner has requested a committee be formed (comprised of the City Manager, Assistant City Manager/Director of Finance, Mayor, and two Council Members) for him to work with during his process. The Mayor indicated he has spoken with Council Members Geoffrey White and Gary Stuard to serve on that committee. Therefore, the committee members will be Brett McGuire, City Manager; Debbie Whitley, Assistant City Manager/Director of Finance; Mayor Walter Bowen; and Council Members Geoffrey White and Gary Stuard.

There was no Executive Session.

5. Executive Session:

As authorized by Chapter 551 of the Texas Government Code, the City Council reserves the right to convene into executive session as necessary during the course of this meeting to discuss the following:

- a. Pursuant to Section 551.071- Consultation with attorney with regard to any item posted on the agenda or pending or contemplated litigation, settlement offers, and/or claims.
- b. Pursuant to Section 551.087- Deliberation regarding Economic Development Negotiations:
 - (1) to discuss or deliberate regarding commercial or financial information that the governmental body seeks to have locate, stay, or expand in or near the territory economic development negotiations; or
 - (2) to deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1).
 - 1. Hotel/Conference Center.

6. Reconvene into Regular Session:

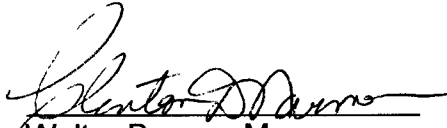
- a. Take any action necessary pursuant to Executive Session Item(s) as listed above.

There was no Executive Session.


7. Adjourn.

There being no further business, Mayor Walter Bowen closed the Council meeting at 7:54 p.m.

APPROVED:


 for Walter Bowen, Mayor
 (Mayor Pro-Tem)

ATTEST:


 Linda Rhodes, TRMC/MMC
 City Secretary