



AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, JANUARY 26th, 2009, AT 6:30 PM
City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Jason Ahrenholtz, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from November 17, 2008, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Economic Development Project Updates – Phil Brewer
 - a.) Cedar Park Center
 - b.) Corvalent Relocation
 - c.) Pecan Grove Reimbursement Agreement
 - d.) IBT Expansion
 - e.) Water Park
 - f.) Medical Devices Company
- 7) Board Closing Comments**
- 8) Adjournment**

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time.

All agenda items are subject to final action by the 4A Board

All unscheduled closed executive sessions may be held if the discussion of any of the above agenda items concerns the purchase, exchange, lease or value of real property; the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee; the deployment or use of security personnel or equipment; or requires consultation with the City Attorney.

At the discretion of the 4A Corporation Board, non-agenda items under the headings of “Citizen Communications”, and “Board Comments” may be presented to the Board for informational purposes; however, by law, the Board shall not discuss, deliberate or vote upon such matters except that a statement of factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session Items on this agenda.

CERTIFICATE

I certify that the above notice of the Regular Scheduled Economic Development Sales Tax Corporation (4A) Meeting of the City of Cedar Park, Texas was posted on the bulletin board of the City of Cedar Park City Hall, 600 N. Bell Boulevard, Cedar Park, Texas. This notice was posted on:

Date Stamped (Month, Day, Year, AM/PM, Time)

The Cedar Park Library Meeting Rooms are wheelchair accessible and parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Secretary’s Office at (512)-401-5002 or Fax (512)-258-6083 for further information.

Phil Brewer
Economic Development Director

Notice Removed: _____
Date Stamped (Month, Day, Year, AM/PM, Time)

Any item on this posted agenda may be discussed in Executive Session provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.



AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, FEBRUARY 23rd, 2009, AT 6:30 PM
City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President	Jason Ahrenholtz, Place 2
Kelly Brent, Vice President	Matt Schaefer, Place 4
Steve Foster, Place 1	

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from January 26th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - a.) Cedar Park Center
 - b.) Water Park
 - c.) Aerial Map
- 7) Discussion and Possible Action**
 - a. Discussion on Updating the Economic Development Strategic Plan
 - b. Discussion of Economic Incentive Payment for Hospital
- 8) Board Closing Comments**
- 9) Adjournment**

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Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, MARCH 16TH, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Jason Ahrenholtz, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from February 23rd, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Cedar Park Center
 - 2.) Water Park
 - 3.) Recent Presentations/Meetings
 - 4.) Early Seed Initiative
 - c. 4A/AB Sub-Committee Report – Don Olson
- 7) Board Closing Comments**
- 8) Adjournment**

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Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, APRIL 20th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President	Jason Ahrenholtz, Place 2
Kelly Brent, Vice President	Matt Schaefer, Place 4
Steve Foster, Place 1	

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from March 16th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status on Construction of Cedar Park Center.
 - 2.) Update on Status of Transferring Cedar Park Regional Medical Center Reimbursement Payment from 4A Corporation to 4B Corporation.
 - 4.) Update on Early Seed Initiative for Start Up Companies.
 - 5.) Update on New Aerial Map and Marketing Material.
 - 6.) Update on Grand Opening for Corvalent.
- 7) Discussion and Possible Action**
 - a. Discuss Updating the Economic Development Strategic Plan.
 - b. Discuss Date and Time for May Meeting.
- 8) Board Closing Comments**
- 9) Adjournment**

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Phil Brewer
Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, JUNE 15th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Jason Ahrenholtz, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) **Call to Order**
- 2) **Roll Call**
- 3) **Citizens Communication**
- 4) **Board Opening Comments**
- 5) **Consent Agenda**
 - a. Approval of Minutes from April 20, 2009, Regular Board Meeting.
- 6) **Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status on Opening of Cedar Park Center.
 - 2.) Status of Leander Independent School District Adopting the Freeport Exemption.
 - 3.) Update on Entrepreneur Town Hall Meeting.
 - 4.) Update on Attendance at ICSC (International Council of Shopping Centers) and BIO 2009 Conferences.
 - 5.) Tours of Major Employers for Congressman Carter.
- 7) **Discussion and Possible Action**
 - a. Consider Authorization for President to Execute an Assignment of the 4A Project Agreement for the Cedar Park Regional Medical Center Project to the Cedar Park Community Development Corporation (4B Corporation).
 - b. Consider Fiscal Year 2009-2010 Economic Development Budget.
 - c. Discuss Available Dates for One-on-One Meetings to Update Strategic Plan.
- 8) **Board Closing Comments**
- 9) **Adjournment**



AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, JULY 20th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President	Jason Ahrenholtz, Place 2
Kelly Brent, Vice President	Matt Schaefer, Place 4
Steve Foster, Place 1	

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from June 15th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status on Opening of Cedar Park Center.
 - 2.) Status of Leander Independent School District Adopting the Freeport Exemption.
 - 3.) Update on Entrepreneur Town Hall Meeting.
 - 4.) Update on Semicon West Trade Show
- 7) Discussion and Possible Action**
 - a. Consider Fiscal Year 2009-2010 Economic Development Budget
 - b. Discuss Available Dates for One-on-One Meetings to Update Strategic Plan.
- 8) Board Closing Comments**
- 9) Adjournment**

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Phil Brewer
Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, AUGUST 17th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Jason Ahrenholtz, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from June 15th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status on Opening of Cedar Park Center.
 - 2.) Status of Leander Independent School District and Williamson County Adopting the Freeport Exemption.
 - 3.) Update on Entrepreneur Town Hall Meeting.
 - 4.) Update on Semicon West Trade Show
- 7) Discussion and Possible Action**
 - a. Consider Fiscal Year 2009-2010 Economic Development Budget
 - b. Discuss Proposed Economic Development Planning Retreat.
- 8) Board Closing Comments**
- 9) Adjournment**

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Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, SEPTEMBER 21ST, 2009, AT 6:30 PM
City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President	Vacant, Place 2
Kelly Brent, Vice President	Matt Schaefer, Place 4
Steve Foster, Place 1	

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from August 17th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status on Opening of Cedar Park Center.
 - 2.) Status of Leander Independent School District and Williamson County Adopting the Freeport Exemption.
- 7) Discussion and Possible Action**
- 8) Board Closing Comments**
- 9) Adjournment**

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Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, OCTOBER 19th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President	Vacant, Place 2
Kelly Brent, Vice President	Matt Schaefer, Place 4
Steve Foster, Place 1	

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Board Opening Comments**
- 5) Consent Agenda**
 - a. Approval of Minutes from August 17th, 2009, Regular Board Meeting.
- 6) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status Report on Water Park Resort Project
 - 2.) Status of Leander Independent School District and Williamson County Adopting the Freeport Exemption.
 - 3.) Report on Attendance at the Clean Energy Venture Summit in Austin.
 - 4.) Status on Strategic Plan Update
- 7) Discussion and Possible Action**
 - a. Consider Attendance for TEDC Sales Tax Training Workshop
- 8) Board Closing Comments**
- 9) Adjournment**

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, NOVEMBER 16th, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Don Tracy, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) Call to Order**
- 2) Roll Call**
- 3) Citizens Communication**
- 4) Introduction of New Board Member – Don Tracy**
- 5) Board Opening Comments**
- 6) Consent Agenda**
 - a. Approval of Minutes from October 19th, 2009, Regular Board Meeting.
- 7) Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer/Larry Holt
 - 1.) Status Report on Water Park Resort Project
 - 2.) Status of Leander Independent School District and Williamson County Adopting the Freeport Exemption.
 - 3.) Briefing on Williamson County Entrepreneur Efforts
 - 4.) Update on Cedar Park Prospector
 - 5.) Report on Initial Retention Meetings with Cedar Park Companies Focused on Suppliers
- 8) Discussion and Possible Action**
- 9) Board Closing Comments**
- 10) Adjournment**

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Economic Development Director

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AGENDA
REGULAR MEETING
ECONOMIC DEVELOPMENT SALES TAX CORPORATION (4A)
MONDAY, DECEMBER 21st, 2009, AT 6:30 PM

City Council Chambers, Cedar Park Public Library, 550 Discovery Blvd.

BOARD MEMBERS

Don Olson, President

Don Tracy, Place 2

Kelly Brent, Vice President

Matt Schaefer, Place 4

Steve Foster, Place 1

- 1) **Call to Order**
- 2) **Roll Call**
- 3) **Citizens Communication**
- 4) **Introduction of New Board Member – Don Tracy**
- 5) **Board Opening Comments**
- 6) **Consent Agenda**
 - a. Approval of Minutes from November 16th, 2009, Regular Board Meeting.
- 7) **Reports**
 - a. Finance Report – Stacy Carter/Aaron Rector – Provide Summary of 4A Revenues, Expenditures and Fund Balance.
 - b. Update on Current Projects and Activities – Phil Brewer
 - 1.) Status Report on Water Park Resort Project
 - 2.) Status of Leander Independent School District and Williamson County Adopting the Freeport Exemption.
 - c. Update on Greater Austin Chamber of Commerce Healthcare Reform Panel Discussion - Foster
- 8) **Discussion and Possible Action**
 - a. Discussion Regarding the Annual Economic Development Incentives of BMC West.
- 9) **Executive Session:** *In accordance with Chapter 551, Government Code, Vernon’s Texas Code Annotated (V.T.C.A.) (Open Meetings Law), “The Economic Development Sales Tax Corporation (4A)” Board may meet in a Closed Executive Meeting pursuant to provisions of the Open Meetings Law, Chapter 551, Government Code, V.T.C.A. in accordance with the authority contained in the following section:*

§ 551.087 Deliberation Regarding Economic Development Negotiations:
A. Legal Issues Concerning Incentive Negotiations Related To BMC West.

The 4A Board reconvenes into General Session.

Reconvene into Open Meeting and consider action, if any, on items discussed in Executive Session.

10) Board Closing Comments

11) Adjournment

The above agenda schedule represents an estimate of the order for the indicated items and is subject to change at any time.

All agenda items are subject to final action by the 4A Board

All unscheduled closed executive sessions may be held if the discussion of any of the above agenda items concerns the purchase, exchange, lease or value of real property; the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee; the deployment or use of security personnel or equipment; or requires consultation with the City Attorney.

At the discretion of the 4A Corporation Board, non-agenda items under the headings of “Citizen Communications”, and “Board Comments” may be presented to the Board for informational purposes; however, by law, the Board shall not discuss, deliberate or vote upon such matters except that a statement of factual information, a recitation of existing policy, and deliberations concerning the placing of the subject on a subsequent agenda may take place.

The City Attorney has approved the Executive Session Items on this agenda.

CERTIFICATE

I certify that the above notice of the Regular Scheduled Economic Development Sales Tax Corporation (4A) Meeting of the City of Cedar Park, Texas was posted on the bulletin board of the City of Cedar Park City Hall, 600 N. Bell Boulevard, Cedar Park, Texas. This notice was posted on:

Date Stamped (Month, Day, Year, AM/PM, Time)

The Cedar Park Library Meeting Rooms are wheelchair accessible and parking spaces are available. Requests for accommodations or interpretative services must be made 48 hours prior to this meeting. Please contact the City Secretary’s Office at (512)-401-5002 or Fax (512)-401-5003 for further information.

Phil Brewer
Economic Development Director

Notice Removed: _____
Date Stamped (Month, Day, Year, AM/PM, Time)

Any item on this posted agenda may be discussed in Executive Session provided it is within one of the permitted categories under Chapter 551 of the Texas Government Code.