

**MINUTES OF THE SPECIAL MEETING OF THE  
HOBBY AREA DISTRICT  
BOARD OF DIRECTORS**

**August 10, 2018**

**DETERMINE QUORUM; CALL TO ORDER**

The Board of Directors (the "Board") of the Hobby Area District (the "District") held a special meeting on Friday, August 10, 2018, at The Houstonian Hotel, 111 N. Post Oak Lane, located outside the boundaries of the District, open to the public, and the roll was called of duly appointed members of the Board, to-wit:

Position 1 -	Danny Perkins, <i>Chairman</i>	Position 7 -	Joe Edd Nelson
Position 2 -	Helen Bonsall, <i>Vice-Chair</i>	Position 8 -	Darryl Bailey
Position 3 -	Jesus H. Saenz, Jr.	Position 9 -	Vic J. Zachary
Position 4 -	Ann Collum	Position 10 -	James Brown
Position 5 -	Sue De Haven, <i>Secretary</i>		
Position 6 -	Keyur Amin		

And all the above were present except Director Saenz and Director Zachary, thus constituting a quorum.

Also present at the meeting were Jerry Lowry Executive Director for the District; Gabrielle "Gabby" Dirden Director of Communications for the District; Toby Stephens Community and Economic Development Director for the District (*outgoing*); Regina Lindsey- HAD Community and Economic Development Director for the District (*incoming*); Walter Funes Field Services and Special Projects Manager for the District; Tony Allender of Hawes Hill & Associates, LLP; Amber Ambrose of Ambrose McDowell Communications; and Tim Austin of Allen Boone Humphries Robinson LLP.

Chairman Perkins called the meeting to order at 9:33 a.m.

**RECEIVE PUBLIC COMMENTS**

There were no public comments.

**WELCOME AND INTRODUCTIONS**

Mr. Lowry welcomed those in attendance at the Board Retreat. No action was required.

**BOARD MEMBER ROLES AND RESPONSIBILITIES**

Mr. Austin gave a presentation on Board member roles and responsibilities as governmental officials. No action was required.

**STRATEGIC PLANNING SESSION PART 1**

- Hobby Area District Vision and Mission
- Strategic Plan Survey Results

Mr. Lowry, Ms. Dirden, and Mr. Stephens presented. No action was required.

**COMMUNICATIONS 101**

- FAQ's
- Social Media Overview

Ms. Ambrose and Ms. Dirden presented. No action was required.

**STRATEGIC PLANNING SESSION PART 2**

- Review Final Goals
- Review Tasks

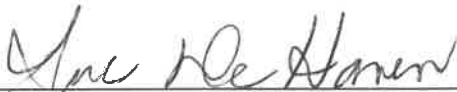
Mr. Lowry, Ms. Dirden and Mr. Stephens presented. No action was required.

**NEXT MEETING**

The Board concurred to meet next on August 11, 2018.

**ADJOURN**

There being no further business to come before the Board, Chairman Perkins adjourned the meeting at 10:09 a.m.

  
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Chair, Vice Chair or Secretary



**MINUTES OF THE MEETING OF THE  
HOBBY AREA DISTRICT  
BOARD OF DIRECTORS**

**August 11, 2018**

**DETERMINE QUORUM; CALL TO ORDER**

The Board of Directors (the "Board") of the Hobby Area District (the "District") held a regular meeting on Saturday, August 11, 2018 at The Houstonian Hotel, 111 N. Post Oak Lane, located outside the boundaries of the District, open to the public, and the roll was called of duly appointed members of the Board, to-wit:

Position 1 -	Danny Perkins, <i>Chairman</i>	Position 7 -	Joe Edd Nelson
Position 2 -	Helen Bonsall, <i>Vice-Chair</i>	Position 8 -	Darryl Bailey
Position 3 -	Jesus H. Saenz, Jr.	Position 9 -	Vic J. Zachary
Position 4 -	Ann Collum	Position 10 -	James Brown
Position 5 -	Sue De Haven, <i>Secretary</i>		
Position 6 -	Keyur Amin		

and the above were present except Director Saenz and Director Zachary, thus constituting a quorum.

Also present at the meeting were Jerry Lowry Executive Director for the District; Gabrielle "Gabby" Dirden Director of Communications for the District; Toby Stephens Community and Economic Development Director for the District (*outgoing*); Regina Lindsey Community and Economic Development Director for the District (*incoming*); Walter Funes Field Services and Special Projects Manager for the District; and Tony Allender of Hawes Hill & Associates, LLP.

Chairman Perkins called the meeting to order at 9:11 a.m.

**RECEIVE PUBLIC COMMENTS**

There were no public comments.

**CONSENT AGENDA**

- a. Adopt Agenda
- b. Approve Minutes of Board Meeting June 14, 2018
- c. Accept Treasurer Report
  - i. Bookkeeper Report
  - ii. Assessor Collection and Delinquency Reports
- d. Receive Executive Director Report

Director Brown made a motion to approve all items on the Consent Agenda as presented. Director Bonsall seconded the motion, which passed by unanimous vote.

**RECEIVE AN UPDATE AND RECOMMENDATIONS FROM THE AUDIT COMMITTEE:**

**A. DIRECTOR BROWN TO PRESENT THE 2017 AUDIT REPORT FOR THE BOARD'S REVIEW AND APPROVAL**

Director Brown noted that the Hobby Area District received a "clean audit" without any expenditures questioned. As chair of the audit committee, Director Brown recommended that the board receive and approve the Audit for fiscal year ending December 31, 2017, and authorize staff to file the Audit with the State of Texas as required by law and post it to the District's website.

Director Brown made a motion to receive and approve the Audit for fiscal year ending December 31, 2017, and authorize staff to file the report with the State of Texas as required by law as well as posting it to the District's website. Director Nelson seconded the motion, which passed by unanimous vote.

**RECEIVE AN UPDATE FROM THE EXECUTIVE COMMITTEE**

**A. APPOINT HEARING EXAMINER TO CONDUCT HEARING ON THE SUPPLEMENTAL ASSESSMENT ROLL.**

Mr. Lowry presented Director Amin as an option to be appointed as the hearing examiner for the public hearing to consider advisability of supplementing the 2018 assessment roll, however he was not available. As a result, Mr. Josh Hawes, who previously served as hearing examiner for the District, was presented.

Director Collum made a motion to appoint Josh Hawes as the hearing examiner to conduct the 2018 public hearing on the supplemental assessment roll. Director DeHaven seconded the motion, which passed by unanimous vote.

**B. AUTHORIZE THE EXECUTIVE DIRECTOR TO SCHEDULE A PUBLIC HEARING ON THE SUPPLEMENTAL ASSESSMENT ROLL.**

**C. APPROVE FIRST CLASS METHOD FOR MAILING NOTICE OF PUBLIC HEARING TO CONSIDER ADVISABILITY OF SUPPLEMENTING ASSESSMENT ROLL.**

Following discussion, Director Bonsall made a motion to authorize the Executive Director to schedule a Public Hearing on the Supplemental Assessment Roll for the 2018 tax year and approve First Class method for mailing the notice of the Public Hearing. Director Brown seconded the motion, which passed by unanimous vote.

**RECEIVE AN UPDATE AND RECOMMENDATION FROM THE ECONOMIC AND/OR COMMUNITY DEVELOPMENT COMMITTEES AND AUTHORIZE STAFF AS APPROPRIATE**

**A. STRATEGIC PLAN RECOMMENDATIONS**

Mr. Stephens presented the Mission, Vision and 5 Strategic Goals of the Hobby Area District to the Board. He stated the Mission is to establish the Hobby Area District as an attractive, connected, talented and celebrated place to invest and live; the Vision is to become a celebrated place where commerce and

community thrive; and the 5 Strategic Goals are to be ATTRACTIVE, CONNECTED, TALENTED, AND CELEBRATED.

Following review and discussion, Director Brown made a motion to officially approve the new Mission, Vision, and 5 Strategic Goals of the Hobby Area District. Director Collum seconded the motion, which passed by unanimous vote.

**B. BELLFORT STATION**

Mr. Allender gave an update on the status of the Bellfort Station committee meetings. No action was required on the Bellfort Station project update.

**CHAIRMAN'S REPORT/BOARD MEMBER OR STAFF ANNOUNCEMENTS**

Mr. Lowry recognized Toby Stephens' departure from the District as of August 17, 2018. No further discussion was had, and no action was required.

**ADJOURN.**

There being no further business to come before the Board, upon a motion made by Director Collum and seconded by Director Brown, Chairman Perkins adjourned the meeting at 9:30 a.m., which passed by unanimous vote.

  
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Chair, Vice Chair or Secretary

