



**City of Keller**  
**Economic Development Board**  
**Meeting Minutes**

Keller Town Hall  
1100 Bear Creek Parkway  
Keller, TX 76248  
817-743-4000  
www.cityofkeller.com

---

**Monday, June 21, 2021**

---

**REGULAR MEETING 6:00 PM**

**A. CALL TO ORDER**

Councilwoman Sheri Almond called the meeting to order at 6:03 p.m.

The following Board Members were present:

Councilwoman Sheri Almond  
Becky Haskin  
Jeffrey Plant  
Bob Stephenson  
Steve Shrum, Advisory Member  
Matt Matthews, Advisory Member  
Bassel Korkor, Alternate

Administrative personnel present were Mark R. Hafner, City Manager, Mary M. Culver, Economic Development Director and Siale Langi, Economic Development Specialist.

**B. MINUTES**

1. [Consider the approval of the minutes of the regular meeting on May 17, 2021.](#)

**Mrs. Becky Haskin motioned to approve the minutes as presented. Mr. Jeffrey Plant seconded, and the motion passed unanimously.**

**C. EXECUTIVE SESSION**

1. **Section 551.087, Texas Government Code - Deliberation Regarding Economic Development Negotiations.**

(1) To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or

(2) To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision.

a. **Project Guadalupe at 455 Keller Parkway, Keller, TX 76248**

2. **Adjourn into Open Meeting**

Councilwoman Sheri Almond reconvened the meeting at 6:25 p.m.

**D. NEW BUSINESS**

1. [Consider Chapter 380 Economic Development Incentive Request for Project Guadalupe located at 455 Keller Parkway, Keller, TX 76248](#)

Mrs. Becky Haskin motioned to recommend approval of the Chapter 380 Agreement with Project Guadalupe to City Council. Mr. Bob Stephenson seconded the motion. The vote passed unanimously.

**E. WORK SESSION**

1. [Discuss the City of Keller Comprehensive Policy of Guidelines and Criteria for Economic Development Incentives.](#)

The Board discussed the current components of the City of Keller Comprehensive Policy of Guidelines and Criteria for Economic Development Incentives, potential changes and areas for improvement. The Board provided direction for staff to:

- Research potential changes from 87th Texas legislative session related to local economic development.
- Research neighboring and comparable municipalities' incentive policies.
- Research "Fast-tracking" incentives and reasonable standard review times.

**F. ADMINISTRATIVE COMMENTS**

1. [Receive an Economic Development update.](#)

Mrs. Mary Culver provided board members with an economic development update which included new business openings, business recruitment and retention efforts, business relocations and status updates on businesses and current commercial developments.

**G. ADJOURN**

Mr. Bob Stephenson motioned to adjourn the meeting, Mrs. Becky Haskin

---

seconded and the motion passed unanimously. The meeting was adjourned at 7:23 p.m.

---

Chairperson

---

Staff Liaison

Draft