



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, November 21, 2022

REGULAR MEETING 6:00 P.M.

A. CALL TO ORDER

Mayor Armin Mizani called the meeting to order at 6:01 PM.

The following Board Members were present:

Mayor Armin Mizani
Councilman Tag Green
Erik Leist
Ashley Hernandez
Kingsley Fregene
Jim Fletcher
Nate Bernklau
Loren Whitten
Clay Starling

Administrative personnel present were:

Mark R. Hafner, City Manager
Mary Culver, Economic Development Director
Siale Langi, Economic Development Specialist

B. MINUTES

1. [Consider the approval of the minutes of the regular meeting on October 17, 2022.](#)

Mr. Clay Starling motioned to approve the minutes as presented. Mr. Nate Bernklau seconded, and the motion passed unanimously.

C. EXECUTIVE SESSION

Mayor Armin Mizani recessed the Keller Economic Development Board meeting at 6:05 PM so that the Board could go into Executive Session to consider matters allowed therein and as stated in the agenda.

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. 721 Chisholm Trail, Keller, TX 76248.](#)

[b. 541 Keller Parkway, Keller, TX 76248.](#)

2. [Adjourn into Open Meeting](#)

Mayor Armin Mizani adjourned the Executive Session and reconvened the Open Meeting at 6:44 PM.

D. OLD BUSINESS

1. [Consider a City of Keller Façade Improvement Grant request for 207 S Elm Street, Keller, TX 76248](#)

This item was initially tabled to the December 2023 Economic Development Board meeting in order for the applicant to provide more information on the request. However, the applicant met all requirements and requested that the item be presented at the November Economic Development Board meeting.

Mayor Armin Mizani made a motion to untable the item which was seconded by Mr. Erik Leist. The motion passed unanimously.

Mr. Siale Langi presented the \$10,000 grant request for the demolition of the structure on site in preparation for a new commercial building. The estimated cost for the demolition portion of the project is \$10,500.

Mr. Erik Leist motioned to recommend approval of the Façade Improvement Grant request with the condition that the reimbursement be made after a building permit for the new structure is approved by the city. Mr. Nate Bernklau seconded and the motion passed by a vote of 5 to 1.

E. NEW BUSINESS

1. [Consider Chapter 380 Economic Development Incentive Request for a project located at 721 Chisholm Trail, Keller, TX 76248.](#)

Mr. Nate Bernklau motioned to recommend approval of the Economic Development Incentive Request. Mr Clay Starling seconded, and the motion passed unanimously.

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 retention, recruitment, and expansion efforts, business relocations and status updates on business and current commercial developments.

G. ADJOURN

Mr. Nate Bernklau motioned to adjourn the meeting, Mr. Erik Leist seconded and the motion passed unanimously. The meeting was adjourned at 7:35 PM.

Chairperson

Staff Liaison