OLMOS PARK ECONOMIC DEVELOPMENT CORPORATION
MINUTES OF REGULAR MEETING OF BOARD OF DIRECTORS
HELD ON May 06, 2026

The Board of Directors of the Olmos Park Economic Development Corporation met on Wednesday, May 06, 2026, at 6:00 p.m. at City Hall in the City of Olmos Park at 120 West El Prado Drive, Olmos Park, Texas to consider the following agenda:

1. Call meeting to order and determination of quorum.

   Present Members: Dr. Kenneth Kirlin, Travis Block, Ashley Glotzer, Deanna Rickabaugh and Christopher Smithson

   Also Present: City Secretary Irma Duran, City Attorney Dan Santee

   President Kirlin called the meeting to order at 6:01 p.m.

   Citizens to be Heard

   There were no citizens to be heard.

2. Discussion and possible action to approve the minutes from the April 14, 2026, OPEDC meeting

   Travis Block moved to approve the minutes from the April 14, 2026, OPEDC meeting as amended. Christopher Smithson seconded the motion. The motion passed with 5 in favor and 0 against.

3. Presentation thanking Travis Block for his service on the Olmos Park Economic Development Corporation.

   President Kirlin acknowledged Dr. Block's contributions to the Economic Development Corporation (EDC). Dr. Block expressed appreciation for the opportunity to serve.

4. Discussion and possible action to appoint a Treasurer for the Olmos Park Economic Development Corporation.

   City Secretary Duran asked Member Block for a summary of the duties to explain the position.

   Member Rickabaugh offered to take the position.

   Ashley Glotzer made a motion to appoint Deanna Rickabaugh as OPEDC Treasurer. Travis Block seconded the motion. The motion passed with 5 in favor and 0 against.

5. Discussion and update on the McCullough Beautification

   Member Rickabaugh reported on a recent phone conversation with a representative from the leasing company that manages several commercial properties along McCullough Avenue. She stated that the developer has prepared several visual concepts for proposed beautification efforts and remains interested in scheduling a meeting.

   President Kirlin expressed interest in attending the proposed meeting.

   Member Rickabaugh suggested initiating beautification efforts within the city center and expanding outward.

She also noted that the roundabout was discussed at a recent City Council meeting and indicated that this topic could be considered for discussion by the OPEDC.

Member Rickabaugh reopened item 5 to consider what to do with the almost $1 million in the account and leverage it.

Member Block suggested purchasing the less slightly buildings and selling it to a developer with the purpose of beautification.

City Attorney Santee stated that on the next agenda, land banking could be presented.

6. Discussion and possible action on the OPEDC Resolution 2026-05-06-06 regarding HdL Companies and Budget Amendment.

   City Secretary Duran summarized the results of the April City Council meeting. She noted that legal counsel reviewed an agreement between HdL and the City, and a resolution was prepared to authorize execution of the agreement.

   Member Block inquired whether the Council had agreed to pay the pro rata share. City Attorney Santee clarified that the Council had not agreed to such payment. Council Member Rickabaugh added that any revenue generated would be new to both the OPEDC and the City, and any applicable percentage fees would be derived from that revenue.

   Deanna Rickabaugh made a motion to approve resolution 2026-05-06-06. Travis Block seconded the motion. The motion passed with 5 in favor and 0 against.

7. Discussion and possible action on the recurring EDC meeting date

   City Secretary Duran reported that, at the previous meeting, it was agreed the first Wednesday would serve as a trial run, after which feedback would be gathered to evaluate its effectiveness.

   Member Rickabaugh inquired about the Board of Adjustment (BOA) meeting schedule and whether holding meetings on the second Wednesday would be more conducive to Council attendance. City Attorney Santee stated he could accommodate meetings on any Wednesday.

   Member Glotzer indicated she has prior commitments on the second Wednesday but is able to adjust her schedule to attend meetings.

   It was suggested that the BOA be consulted regarding the possibility of moving its meetings to the first Wednesday to align schedules, streamline agenda posting, and facilitate legal consultation

   <u>Financials</u>

8. Discussion and possible action on the EDC Financials through April 2026

   Member Block presented and stated that OPEDC was well ahead of the planned budget in terms of revenue. $150,000 of revenue was budgeted for fiscal year 2026 and currently was at $160,000 in revenue. Member Block added that the LOGIC account had earned over $5,000 in accumulating interest. Year to date actual expenses were close to $40,000.

   Member Rickabaugh reopened item 5.

<u>Adjourn meeting</u>

There being no further business, the meeting was adjourned at 6:25 p.m.

Minutes approved on the 3 **day of** June**, 2026.**

Kenneth D. Kirlin

Kenneth Kirlin, President

Irma Duran, City Secretary