

**DUNCANVILLE COMMUNITY AND ECONOMIC  
DEVELOPMENT CORPORATION (DCEDC) BOARD  
JOINT MEETING WITH CITY COUNCIL  
MARCH 31, 2015**

**CALL TO ORDER**

A Joint Meeting of the Duncanville City Council and the Duncanville Community Economic Development Corporation was held on Tuesday, March 31, 2015 at 7:45 p.m. at the D. L. Hopkins Jr., Senior Center located at 206 James Collins Blvd. with a quorum of the DCEDC present, to-wit:

Derwin Broughton	Board member
Mark Cooks	Board member
Steve Dial	Board member
Dave Galbraith	Board member
Barry Gordon	Board member
Matt Murrah	Board member
Ron White	Board member

Staff Present: City Manager Kevin Hugman, City Secretary Mary Jones (DCEDC Recording Secretary), and Staff Liaison / Building Official Greg Contreras.

Introductions were made.

**WORKSHOP**

***Item No. 1 The City Council and the Duncanville Community and Economic Development Corporation Board shall deliberate and formulate a Work Plan for the Duncanville Community and Economic Development Corporation Board for FY 2015-2016.***

City Manager Kevin Hugman gave a presentation of the City Council's Organizational Work Plan for FY 2015-2016 including their Mission Statement, Values, Four Pillars, and 5-Bold Steps; and the Duncanville Community and Economic Development Corporation Board's role and purpose in achieving the overall Work Plan. Discussion followed regarding the importance of the Board as a catalyst for community development which in turns affects housing values and costs of city services/taxes to citizens; key role in the City's development of a Citywide Comprehensive Plan and other Master Plans to steer future development and redevelopment of the City; establishing Economic Development strategies; reviewing of existing incentives; and working with the Neighborhood Vitality Commission to improve residential neighborhoods.

***Item No. 2 The City Council and Duncanville Community and Economic Development Corporation Board shall develop a work plan for the Commission based on Agenda Item 1 and Council's objectives, pillars, and community benefit adopted on the City Council Organizational Workplan FY 2015-2016.***

The City Council and Duncanville Community and Economic Development Corporation Board members discussed various tools to accomplish their role including; a Strategic Planning Workshop to be led by a third party facilitator to develop objectives and action steps that fit in with the City's

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Comprehensive Plan to bring to City Council for approval; training courses available through the State; training by City Attorney Bob Hager; and bringing in the State Executive Director to speak. The DCEDC Board requested Staff provide a copy of the Board Reference Book provided to previous DCEDC Boards as a bases and history of previous uses of DCEDC funds, incentives, policies, by-laws, and State laws governing the use of Type B funds.

Discussion followed including: outstanding qualifications of the Board members, City Manager Hugman's experience in Economic Development; Board's input in the selection of an Economic Development Director; use of Economic Development funds governed by State; development of new guidelines and incentives; mature city and growth opportunity; looking at past to look toward the future; professional study of the Fieldhouse being conducted; budget schedule; tie medical segment growth in with UTSW and EON; repurposing; and working cohesively with other Boards and Commissions for success.

Clarification was made regarding the role of an Economic Development Director versus the Board members' role as facilitators for meetings with business leaders and being ambassadors to outsiders. The Board was cautioned to avoid a quorum other than at legally posted meetings, and that they are responsible for setting policy rather than operations.


Further discussion included: vacant shopping center; dreaming big; future growth of Dallas Executive Airport; being objective; examine failures to avoid repeating; tie strategic Plan into the Mission Statement; and City's website being updated.

It was the consensus of the Duncanville Community and Economic Development Corporation Board to meet the second Thursday of every month at 6:30 p.m. with its next meeting scheduled for Thursday, April 9, 2015 at 7:00 p.m. in the Council Chambers located at City Hall.

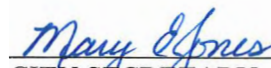
**ADJOURNMENT**

The joint meeting adjourned at 9:34 p.m.

APPROVED:

  
PRESIDENT

ATTEST:

  
CITY SECRETARY