

**CEDAR HILL COMMUNITY DEVELOPMENT CORPORATION  
BOARD OF DIRECTORS MEETING  
THURSDAY, NOVEMBER 18, 2021  
MINUTES**

The Board of Directors of the Cedar Hill Community Development Corporation (CDC) met November 18, 2021 at 6:00 p.m. at the Alan E. Sims Recreation Center, Bluebonnet/Mockingbird Room, 310 E. Parkerville Rd., Cedar Hill, TX 75104.

**Community Development Corporation Directors Present:** Ruth Ann Bechdol, Warren Goss, Joseph Graves, Steven Cook, William Dwight Pinnix, Valerie Banks, Theresa Brooks, Ron Moore, Gayle Sims, Thomas Blake.

**Absent:** David Bushart.

**City Staff Present:** City Manager Greg Porter, Parks & Recreation Director Shawn Ray, Parks Superintendent Josh McLellan, Recreation Superintendent Shonda Johnson, Recreation Center Manager B.J. Stevenson, Finance Director Tia Pettis, Executive Secretary Jennifer Parrish.

**I. Call the Meeting to Order.**

Ruth Ann Bechdol called the meeting to order at 6:02 pm.

**II. Citizen's Forum.**

There were no citizens present to provide public comments.

**III. Approve regular CDC minutes of August 19, 2021.**

Ruth Ann Bechdol asked the board if there were any changes that need to be made to the minutes. No changes were recommended. Valerie Banks made a motion to accept minutes as presented. Warren Goss seconded the motion. The board members approved the minutes. The ex-officio members also approved the minutes. The approval was unanimous.

**IV. Receive financial report.**

Finance Director Tia Pettis gave an update on the CDC financials for the twelve months of the fiscal year ending September 30, 2021.

**V. Receive Alan E. Sims Recreation Center Member Satisfaction Survey.**

Recreation Center Manager B.J. Stevenson gave a report on the Alan E. Sims Recreation Center Member Satisfaction Survey.

**VI. Receive update on S. Clark Rd. Trail Project and funding.**

Parks and Recreation Director Shawn Ray presented an update on the S. Clark Rd. Trail Project and funding status.

**VII. Consider authorizing the Community Development Corporation President to execute a contract with Axis Contracting, Inc. for S. Clark Rd. Trail construction in the amount of \$1,865,436 plus a contingency.**

Warren Goss made a motion to authorize the CDC President Ruth Ann Bechdol to execute a contract with Axis Contracting, Inc. for S. Clark Rd. Trail construction in the amount of \$1,865,436 plus a contingency. Joseph Graves seconded the motion. The board members approved the motion. The ex-officio members also approved the motion. The approval was unanimous.

**VIII. Consider authorizing the Community Development Corporation President to execute a contract with Whirlex Design, Inc. for Playground Replacement at Valley Ridge Park in an amount not to exceed \$193,260.**

Valerie Banks made a motion to authorize CDC President Ruth Ann Bechdol to execute a contract with Whirlex Design, Inc. for Playground Replacement at Valley Ridge Park in an amount not to exceed \$193,260. William Dwight Pinnix seconded the motion. The board members approved the motion. The ex-officio members also approved the motion. The approval was unanimous.

**IX. Consider authorizing the Community Development Corporation President to execute a contract with Whirlex Design, Inc. for Playground Replacement at Alan E. Sims Recreation Center in an amount not to exceed \$99,650.**

Joseph Graves made a motion to authorize CDC President Ruth Ann Bechdol to execute a contract with Whirlex Design, Inc. for Playground Replacement at Alan E. Sims Recreation Center in an amount not to exceed \$99,650. Steven Cook seconded the motion. The board members approved the motion. The ex-officio members also approved the motion. The approval was unanimous.

**X. Consider authorizing the Community Development Corporation President to execute a contract with NGU Sports Lighting, LLC for Athletic Field Lighting at Valley Ridge Park in an amount not to exceed \$466,590.**

Steven Cook made a motion to authorize the CDC President Ruth Ann Bechdol to execute a contract with NGU Sports Lighting, LLC for Athletic Field Lighting at Valley Ridge Park in an amount not to exceed \$466.590. Thomas Blake seconded the motion. The board members approved the motion. The ex-officio members also approved the motion. The approval was unanimous.

**XI. Adjourn.**

Joseph Graves made a motion to adjourn. Thomas Blake seconded the motion. The meeting was adjourned at 6:59 p.m.

Ruth Ann Bechdol

Ruth Ann Bechdol, President

Jennifer Parrish

Jennifer Parrish, Executive Secretary