

JASPER COUNTY DEVELOPMENT DISTRICT NO. 1

Notice is hereby given that the Board of Directors of Jasper County Development District No.1 will hold a special meeting on Wednesday, September 29, 2021 at 10:00 a.m. at Rayburn Resort Club House, 212 Country Club Blvd., Brookeland, Texas, inside the boundaries of the District, to discuss and act upon the following items:

CONSENT AGENDA

1. Certification of meeting notice
2. Oath of Office to Directors Thacker, Meaux and Dally
3. Organization of Board
4. Complete Conflict of Interest Forms

APPROVAL OF MINUTES

5. Approval of minutes from March 15, 2021

FINANCIAL REPORT

6. Financial Report bank balance at Southside Bank
7. Accept and Distribution of Audit Report

PAYMENT OF BILLS

8. Reimburse Director Collins \$6.05 for Postage

ACTION ITEMS

9. Consideration of Payment for Pavilion Sewer Hookup to Brookeland Fresh
10. Consideration of Sealy's Weekly Jackpot Tournament Request
11. Consideration of Sealy's Fall Fishing Shootout
12. Reimburse Nanette Vaughn for Taxes Prior to Settlement
13. Request for Funding Bass Champs
14. Request for Funding MLF College Tournament
15. Request for Funding Outlaw Outdoors
16. Request for Funding from Texas Team Tournament Trail (2 Tournaments)
17. Request for Funding from FLW Tackle Warehouse Pro Circuit
18. Ratify Settlement With VRBA, Expedia, VRBO and HomeAway Lawsuit

DISCUSSION ITEMS

19. Items as Presented

ADJOURNMENT

MINUTES OF JASPER COUNTY DEVELOPMENT DISTRICT NO. 1
September 29, 2021

The Board of Directors of the Jasper County Development District No. 1 (the District) held a special meeting, open to the public, on September 29, 2021 at 10:00 a.m. at the Rayburn Resort, 212 Country Club Blvd., Jasper County, Brookeland, Texas, inside the boundaries of the District, and the roll was called of the duly appointed members of the Board.

Members Present

Gary Collins, President	Present
Brent Meaux, Secretary	Present
Randall Dally, Vice President	Present
Jimmy Castino	Present
Molly Thacker	Present

Others in attendance: Ray Beck, Umphrey Family Pavilion; Kelly McCormick, Rayburn Country resident; Seth Martendale, County Commissioner Pct. #1

CONCENT AGENDA

CERTIFICATION OF PUBLIC NOTICE

Director Collins presented the Board with the public notice certification indicating the time, date, meeting place and agenda to be considered by the Board. The agenda was posted on the JCDD web site, at the Jasper County Court House, Piney Point Plaza and Rayburn Resort Club House.

OATH OF OFFICE:

The oath of office was given to Directors Thacker, Dally and Meaux by Director Collins.

ORGANIZATION OF BOARD:

The officers of the Board remained the same as the previous year.

APPROVAL OF MINUTES:

Minutes from March 15, 2021 and the Joint meeting between JCDD and the Pavilion

FINANCIAL REPORT:

Director Collins stated the bank balance at Southside Bank was \$188,900 at the close of business on September 28, 202, plus the amount deposited in Tex Pool.

ACCEPTED THE AUDIT REPORT:

The final copy of the of the audit was distributed and accepted by the Board

PAYMENT OF BILLS:

Director Collins presented the Board with postage expenses from 3/13/2021 through 9/8/2021 in the amount of \$6.05

Director Dally made a motion to accept the the Consent Agenda items as submitted, with a second from Director Thacker. The vote was unanimous with Director Collins abstaining on the item regarding his reimbursement for postage charges.

ACTION ITEMS**Consideration of Final Payment for Pavilion Sewer Hookup to Brookeland Fresh:**

Ray Beck, President of the Pavilion Board, was present to present the finances for the Pavilion sewer hookup to Brookeland Fresh Water District. The expenses were higher than originally anticipated due to the two-year delay in getting the project completed. After some discussion on its advantages to the Pavilion site, including releasing additional land for parking that was previously used for the sewer aerobic system, the final payment of \$17,904.37 was approved. The total cost of the project totaled \$41,264.37. Director Dally made the motion to pay the final invoice, there was a second from Director Meaux with a unanimous vote of the Board.

Funding Request from Sealy's Weekly Jackpot Tournament:

Sealy outdoors requested funding of \$100 for four tournaments held in May, June, and two in July. Since the participation did not total the minimum number of fishermen to qualify for funding, no action was taken on this action. Ray Beck indicated that the Pavilion would be able to accommodate this tournament internally without assistance from JCDD.

Funding Request for Sealy's Fall Fishing Shootout:

The Board was informed that this is the same tournament the District provided funding for in the past and the amount requested of \$12,500 was the same. This tournament is offered as an activity in conjunction with the Jasper Fall Fest. It has had a significant draw in the past and projects the same number of fishermen this year. Director Castino made the motion to provide funding as requested, with a second from Director Thacker with a unanimous vote of the Board.

Reimbursement of Taxes Paid by Nannette Vaughn Prior to Lawsuit Settlement:

Nannette Vaughn's rental property was managed by VRBO which was not paying the 7% motel tax required under State Law. After written request from JCDD, the Jasper District Attorney and the District's Attorney Scott Skelton, the tax remained unpaid for

all VRBO clients inside District boundaries. In December of 2019 JCDD filed suit against VRBO and their subsidiaries for failure to collect the hotel tax previously requested from their clients.

The District has never charged past due taxes from the date the property owner was notified about the requirement and obligation of the motel tax. Since Vaughn's property was managed by VRBO, the Board considered that her official notification date was September 1, 2021 and the taxes paid by her prior to that time would qualify under the established precedent and she would be entitled to a reimbursement of prior payments totaling \$1,877.24. The motion for reimbursement was made by Director Meaux with a second from Director Castino with a unanimous vote of the Board.

Funding Request from Bass Champs:

Bass Champs made a request of \$9 per team for three tournaments in 2022 during the months of January, February and June. This is the same request made the previous year and this one was approved on a motion by Director Meaux with a second from Director Thacker with a unanimous vote of the Board.

Funding Request from MLF Fishing for High School and Collegiate Tournament:

The amount of \$3,000 was requested for this event to be held on March 11 and 12, 2022. The request was approved on a motion from Director Meaux with a second from Director Castino with a unanimous vote of the Board.

Funding Request from Outlaw Outdoors:

The request for \$12,000 for conducting 8 tournaments during 2022 was approved after some deliberation over the cost of each tournament. The discussion involved the amount of money the circuit would receive from the Chamber as well as JCDD. It was determined that each tournament would cost approximately \$2,500. To ensure the JCDD Board that the tournament participant numbers were met, the motion to approved the request was made with a funding schedule on a sliding scale by Director Meaux with a second from Director Castino and a unanimous vote of the Board.

Request from Texas Team Trail:

The Board has been providing funding for this tournament trail for a number of years in the amount of \$10,000. This year, however, the request is for two tournaments at a cost of \$10,000 each. Considering the numbers of participants and the necessity of those required to stay overnight, the Board approved the request with funding provided on a sliding scale as in previous years on a motion by Director Castino with a second from Director Thacker with a unanimous vote of the Board.

Request from MLF Tackle Warehouse Pro Circuit:

The Board was reminded that this tournament funding was approved in January 2021, and the contract attached was for review. The amount approved was \$45,000 with some additional funding from the Chamber. Considering the number of days the tournament staff is required to be in the District preparing for the event, plus the national television coverage, this is an excellent return on the investment for JCDD, Jasper and the surrounding Rayburn business community. The motion to sign the previously approved contract was made by Director Meaux with a second from Director Thacker with a unanimous vote of the Board.

Ratify Settlement with VRBO, Expedia, and HomeAway Lawsuit:

After a little more than one year, a settlement agreement was reached regarding the collection of hotel taxes from VRBO and its subsidiaries on their rental property clients. This is a voluntary collection agreement. Once the tax collection is made, the funds will be submitted to the County Treasurer. The District's attorney suggested that the Board sign the agreement as it would provide a definitive date that taxes could be collected from property owners who were delinquent on payments, as well as having them collected by VRBO or the property representative. The motion to approve the agreement was made by Director Dally with a second from Director Castino with a unanimous vote of the Board.

DISCUSSION ITEMS:**Texas Tournament Zone:**

The Board was informed that TTZ submitted a funding request to the Chamber instead of JCDD. The request was for \$10,000 for a two-day tournament that involved two previous days practice time. Considering it was not on the agenda for formal action, another short meeting will be called on October 7 at 9:00 am at the Rayburn Resort Club to consider this request and other items that may be presented.

Payment for Copy Costs:

The RCA management company has changed during the year and has given permission to use the copy machine to duplicate materials for JCDD Board meetings. Director Collins was informed by the Board that this may be considered under reoccurring cost and a payment could be made to RCA without Board approval prior to the use of the copy machine. These materials are used for Board packets and other information distributed to the public.

Adjournment:

There being no other item to come before the Board, it adjourned at 11:58 am on a motion by Director Castino with a second from Director Thacker and a unanimous vote of the Board.