



Life Connected.

ECONOMIC DEVELOPMENT CORPORATION REGULAR MEETING

BOARD OF DIRECTORS

112 N COLORADO ST

TUESDAY, SEPTEMBER 3, 2024

12:00 PM

MINUTES

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Board President Clint Bissett called the meeting to order at 12:29pm on Tuesday, September 3rd and announced a quorum present.

Attendee Name	Organization	Title	Status
Clint Bissett	EDC	President	Present
Sandra Martinez	EDC	Vice President	Present
Philip Ferguson	EDC	Board Member	Present
Andrew Donaldson	EDC	Secretary	Present
Mindy Koehne	EDC	Board Member	Absent

II. OPEN FORUM

Open Forum is for information only. If you wish to speak, please inform the Presiding Officer. Speakers are limited to three (3) minutes. The Corporation can take no action. No charges and/or complaints will be heard against any appointed or elected official or employee of the city that are prohibited by law.

Please note Anyone wishing to furnish the Corporation with copies/handouts regarding their item of interest must provide 9 copies and present them to an employee for distribution to the Corporation.

III. ACTION ITEM:

A. Special Called Meeting Minutes - July 23rd, 6:00pm.

A motion was made by Philip Ferguson and seconded by Andrew Donaldson to approve the special called meeting minutes for the July 23rd, 2024 board meeting.

RESULT:	Passed
MOVER:	Philip Ferguson - Board Member
SECONDER:	Andrew Donaldson - Secretary
AYES:	Clint Bissett, Sandra Martinez, Andrew Donaldson, Philip Ferguson
NAYES:	None

B. Regular Meeting Minutes - August 6th, 12:00pm.

A motion was made by Philip Ferguson and seconded by Andrew Donaldson to approve the regular meeting minutes for the August 6th, 2024 board meeting.

RESULT:	Passed
MOVER:	Philip Ferguson - Board Member
SECONDER:	Andrew Donaldson - Secretary
AYES:	Clint Bissett, Sandra Martinez, Andrew Donaldson, Philip Ferguson
NAYES:	None

C. Budget Amendment

A motion was made by Sandra Martinez and seconded by Andrew Donaldson to approve a budget amendment to the FY 23-24 CEDC budget.

RESULT:	Passed
MOVER:	Sandra Martinez - Vice President
SECONDER:	Andrew Donaldson - Secretary
AYES:	Clint Bissett, Sandra Martinez, Andrew Donaldson, Philip Ferguson
NAYES:	None

IV. **WORKSESSION:**

A. Discussion Regarding Downtown Business Support

Anthony Satarino spoke regarding downtown business support.

B. October Board Meeting Date Change

Anthony Satarino spoke regarding changing the date of the October board meeting.

C. Staff Updates

Anthony Satarino and Melissa Thomas spoke regarding staff updates.

V. **EXECUTIVE SESSION:**

As authorized by Section 551.071 of the Texas Government Code, the Regular Meeting may be Convened into Closed Executive Session for the Purpose of Seeking Confidential Legal Advice from the City Attorney on any Agenda Item Listed Herein. (Closed to Public as Provided in the Texas Government Code.)

The CEDC board convened into executive session at 12:54pm.

Section 551.087 of the Texas Government Code to discuss or deliberate regarding commercial or financial information that the CEDC has received from a business prospect, and or to deliberate the offer of a financial or other incentive with a business prospect.

1. Discussion regarding a performance agreement with NWC Tollway/Frontier, L.P.

2. Discussion regarding a performance agreement with Gran Sweet LLC.

3. Project Blue

Reconvene into Open Session The Celina EDC will now reconvene into Regular Session pursuant to the provisions of Chapter 551 of the Texas Government Code to take any action necessary regarding the items discussed in executive session.

The CEDC board reconvened into open session at 1:21pm.

A motion was made by Sandra Martinez and seconded by Philip Ferguson to approve an Amended and

Restated Economic Development Performance Agreement with NWC Tollway/Frontier, LP., on the terms as discussed in executive session.

RESULT:	Passed
MOVER:	Sandra Martinez - Vice President
SECONDER:	Philip Ferguson - Board Member
AYES:	Clint Bissett, Sandra Martinez, Andrew Donaldson, Philip Ferguson
NAYES:	None

A motion was made by Sandra Martinez and seconded by Philip Ferguson to approve a Third Amendment with Gran Sweet LLC, on the terms as discussed in executive session.

RESULT:	Passed
MOVER:	Sandra Martinez - Vice President
SECONDER:	Philip Ferguson - Board Member
AYES:	Clint Bissett, Sandra Martinez, Andrew Donaldson, Philip Ferguson
NAYES:	None

VI.

ADJOURNMENT:

Board President Clint Bissett adjourned the meeting at 1:22pm.



President

Ex Officio

10/02/2024

Date

