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**TIRZ #15 REGULAR MEETING
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, OCTOBER 14, 2025
4:40 PM
MINUTES**

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Chair Tubbs called the meeting to order at 4:45 PM.

Members Present:

Chair Ryan Tubbs
Vice Chair Eddie Cawlfeld
Board Member Brandon Grumbles
Board Member Philip Ferguson
Board Member Andy Hopkins
Board Member Wendie Wigginton

Members Absent:

Board Member Mindy Koehne

II. EXECUTIVE SESSION:

Closed to public as provided in the Texas Government Code.

The TIRZ #15 Board convened into Executive Session at 4:46 PM.

Texas Government Code Section 551.071 Consultation with Attorney:

- A. Discussion regarding a First Amendment to the Tax Increment Reinvestment Zone Agreement with HC Celina 414, LLC, and Serenade East, LLC.

The TIRZ #15 Board closed Executive Session and reconvened into Open Session at 5:14 PM.

III. OPEN FORUM:

No one wished to speak during Open Forum.

IV. PUBLIC HEARING/ACTION:

- A. Conduct a Public Hearing, discuss and take action on expanding the boundary of Tax Increment Reinvestment Zone No. 15, and amending the Project and Finance

Plans to add additional projects and estimated costs for the expanded territory.
(Stovall)

Chair Tubbs opened the Public Hearing at 5:19 PM.

No one wished to speak.

Chair Tubbs closed the Public Hearing at 5:20 PM.

Upon a motion by Board Member Hopkins and a second by Vice Chair Cawlfeld, the Council voted four (4) for and two (2) opposed to approve expanding the boundary of Tax Increment Reinvestment Zone No. 15, and amending the Project and Finance Plans. The motion carried 4-2. Board Member Ferguson, and Board Member Wigginton opposed.

- B. Consider, discuss and take action on a First Amendment to the Tax Increment Reinvestment Zone Agreement with HC Celina 414, LLC, and Serenade East, LLC, to allow reimbursements for certain project costs as set forth in the Project and Finance Plans. (Stovall)

No action was taken.

V. **ADJOURNMENT:**

Chair Tubbs adjourned the meeting at 5:20 PM.

Approved on the 11th day of November 2025.



 Chair



 Staff Liaison

