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TIRZ NO. 11 REGULAR MEETING
CELINA COUNCIL CHAMBERS
112 N. COLORADO ST.
TUESDAY, DECEMBER 9, 2025
4:30 PM
MINUTES

I. CALL TO ORDER AND ANNOUNCE A QUORUM PRESENT:

Chairman Tubbs called the meeting to order at 4:44 PM.

Members Present:

Chairman Ryan Tubbs
Board Member Susan Fletcher
Board Member Eddie Cawlfild
Board Member Brandon Grumbles
Board Member Philip Ferguson
Board Member Andy Hopkins
Board Member Wendie Wigginton
Board Member Mindy Koehne

Members Absent:

None

II. EXECUTIVE SESSION:

Closed to Public as provided in the Texas Government Code.

The TIRZ No. 11 Board convened into Executive Session at 4:44 PM.

Texas Government Code Section 551.071 Consultation with Attorney and Section 551.087
Deliberation of Economic Development Negotiations:

The TIRZ No. 11 Board closed Executive Session and reconvened into Open Session at 5:00 PM.

A. Discussion regarding Project Rooster.

Reconvene into Open Session to consider and take action, if any, on matters discussed during Executive Session, including but not limited to the anticipated action items listed below (if any).

Upon a motion by Board Member Cawlfild and a second by Board Member Fletcher, the Board voted eight (8) for and none (0) opposed to approve a Resolution No. 2025-02R, authorizing the use of TIRZ No. 11 to purchase real property within the TIRZ No. 11 boundary, known as "Project Rooster" and as discussed in Executive Session, and authorizing the City Manager to execute a real estate purchase contract and all documents necessary to complete the closing and purchase of the property. The motion carried 8-0.

III. **OPEN FORUM:**

No one wished to speak during Open Forum.

IV. **CONSENT AGENDA:**

Upon a motion by Board Member Fletcher and a second by Board Member Wigginton, the Board voted eight (8) for and none (0) opposed to approve the Consent Agenda. The motion carried 8-0.

A. Minutes Approval:

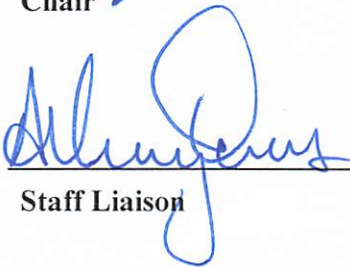
- 1) TIRZ No. 11- Regular Meeting- September 9, 2025, 4:45 p.m.

V. **ADJOURNMENT:**

Chairman Tubbs adjourned the meeting at 5:02 PM.



Chair



Staff Liaison

