

MINUTES
ECONOMIC DEVELOPMENT CORPORATION OF TEAGUE, INC.
REGULAR CALLED MEETING
March 5, 2024

A. CALL TO ORDER AND ANNOUNCE A QUORUM IS PRESENT: *The meeting was called to order at 5:32 pm by President Burns who announced a quorum to be present.*

B. INVOCATION: *The invocation was given by Andy Lackey.*

C. PLEDGE TO THE FLAG: *The Pledge to the Flag was let by Jerry Ballew.*

D. ROLL CALL: *Members Present: Stephanie Burns, President; Mike Reid, Vice-President; Jerry Ballew, Secretary/Treasurer; Andy Lackey, Director; and Mike McNeil, Director. Not Present: Steve Massey, Director.*

E. VISITORS/CITIZENS FORUM: *There were no visitors present.*

F. CONSENT AGENDA:

1. Consideration and action to approve the minutes of the Regular Called Meeting held on February 6, 2024.
2. Consideration and action to accept the financial reports for February 2024.

Motion made by Mike Reid, seconded by Jerry Ballew, and passed 5-0 to approve Agenda Items F1 & F2.

3. Consideration and action to approve the current bills.

Motion made by Mike Reid, seconded by Andy Lackey, and passed 5-0 to approve all current bills except for membership items.

G. NEW BUSINESS:

4. Discussion, consideration, and possible action to approve a Performance Agreement for the Chadus Garage Façade grant.

Motion made by Mike Reid, seconded by Jerry Ballew, and passed 5-0 to specify in the Performance Agreement that Chadus Garage stay in business for three (3) years and to have the Agreement signed by the EDC President and representative of Chadus Garage with signatures notarized.

5. Discussion, consideration, and possible action on to approve a Performance Agreement with DMC of Texas for the Façade grant.

Motion made by Mike Reid, seconded by Mike McNeil, and passed 5-0 to specify in the Performance Agreement that DMC of Texas stay in business for two (2) years and to have the Agreement signed by the EDC President and representative of DMC of Texas with signatures notarized.

6. Discussion, consideration, and possible action to approve payment to Stephanie Burns Insurance Agency, LLC from the Façade Program.

Motion made by Mike Reid, seconded by Mike McNeil, and passed 4-0-1 with President Burns abstaining to approve payment to Stephanie Burns Insurance Agency, LLC in the amount of \$5,050.00 from the Façade Program.

7. Discussion, consideration, and possible action to approve payment to Stephanie Burns Insurance Agency, LLC from the Business Expansion Program.

Motion made by Mike Reid, seconded by Mike McNeil, and passed 4-0-1 with President Burns abstaining to approve payment to Stephanie Burns Insurance Agency, LLC in the amount of \$25,000.00 from the Business Expansion Program.

8. Discussion, consideration, and possible action regarding a Street Light Project.

Motion made by Mike Reid, seconded by Jerry Ballew, and passed 5-0 to approve Stephanie Burns to approach the City of Teague for cooperation/participation in a Street Light Project.

9. Discussion, consideration, and possible action regarding a Workshop with the Teague Board of Aldermen.

Motion made by Jerry Ballew, seconded by Andy Lackey, and passed 5-0 to approve a combined Workshop with the Teague Board of Aldermen on March 11, 2024 at 5:30 pm at the Teague Municipal Airport and request the City to participate in the Workshop.

10. Discussion, consideration, and possible action on a 2024 Business Plan for EDC.

Motion made by Jerry Ballew, seconded by Mike Reid, and passed 5-0 to take no action on Agenda Item G10.

H. EXECUTIVE SESSION: *The Board entered Executive Session at 6:39 pm.*

In accordance with Texas Government Code, Section 551.001, *et seq.*, the Teague EDC Board will recess into Executive Session (closed meeting) to discuss the following:

- a. §551.074: Deliberation regarding the appointment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee: Executive Director/Secretary.
- b. §551.072: To discuss or deliberate regarding commercial or financial information that the Teague EDC has received from a business prospect that the Teague EDC seeks to have locate, stay, or expand in or near the territory of the City of Teague and with which the Teague EDC is conducting economic development negotiations: Brookshire Brothers.
- c. §551.072: To discuss or deliberate regarding commercial or financial information that the Teague EDC has received from a business prospect that the Teague EDC seeks to have locate, stay, or expand in or near the territory of the City of Teague and with which the Teague EDC is conducting economic development negotiations; and/or to deliberate the offer of a financial or other incentive to project: Sprouts.


I. RECONVENE INTO OPEN SESSION: *The Board Reconvened into Open Session at 6:56 pm.*

In accordance with Texas Government Code, Chapter 551, the Teague EDC Board will reconvene into Regular Session to consider action, if any, on matters discussed in Executive Session.

Motion made by Jerry Ballew, seconded by Andy Lackey, and passed 5-0 to take no action on Agenda Item H.

J. PRESIDENT/EXECUTIVE DIRECTOR/BOARD MEMBER REPORT:

K. ADJOURNMENT: *President Burns adjourned the meeting at 7:14 pm.*



Jerry Ballew - Secretary/Treasurer