

**MINUTES**  
**Taylor Economic Development Corporation**  
**August 24, 2016**

The Board of Directors of the Taylor Economic Development Corporation (TEDC) met in regular session on Wednesday, August 24, 2016 at 5:00 p.m. at the Taylor City Hall Council Chambers located at 400 Porter Street, Taylor, Texas.

In attendance:

Kelly Cmerek, Chair	Mark Thomas, President/CEO
Joe Burgess, 2 <sup>nd</sup> Vice Chair	Elaine Roznovak, Office Manager
Clark Jackson, Treasurer	Regina Carlson, Project Manager
Scott Green, Secretary	

Guest:

Isaac Turner	
--------------	--

**Call to Order:** Chair Kelly Cmerek called the meeting to order at 5:07 p.m. and declared a quorum.

**Citizen Communication:** Cmerek asked for citizen communication and none was presented.

AGENDA-REVIEW/DISCUSS & CONSIDER ACTION:

**1. Approve Minutes from July 27, 2016 Board Meeting (Cmerek)**

Cmerek asked if anyone had any corrections or changes to the Minutes.

Scott Green moved to approve the July 27, 2016 Minutes as submitted.  
Joe Burgess seconded the motion; motion passed.

Ayes: 5                      Nays: 0

**2. Discuss and consider accepting July 2016 Financials (Jackson)**

Clark Jackson moved to accept the July 2016 Financials as submitted.  
Scott Green seconded the motion; motion passed.

Ayes: 5                      Nays: 0

**3. Discuss and consider adoption of FY 2016-2017 Administrative Budget**

Christine Lopez moved to accept the FY 2016-2017 Administrative Budget as presented.  
Joe Burgess seconded the motion; motion passed.

Ayes: 5                      Nays: 0

**4. Project Updates (Thomas)**

Noren Products is in the engineering phase and moving forward.

Pilot Knob Winery is reviewing the agreement for the equipment grant.

Spec building is actively being marketed and there are several prospects showing interest.

The Board of Directors adjourned to Executive Session #1 at 5:41 p.m.

5. **Executive Session:** The Taylor Economic Development Corporation (TEDC) will conduct a closed/executive meeting pursuant to Texas Government Code, Chapter 551 to discuss or deliberate regarding commercial and/or financial information on business prospects that the TEDC seeks to have locate, stay, or expand in or near the city of Taylor, Texas, and with which the TEDC is conducting economic development negotiations and/or to deliberate the offer of financial or other incentives to the business prospects (Texas Gov't Code, Section 551.087)
- a. Project 1
  - b. Project 2
  - c. Project 3

The Board of Directors came out of Executive Session #1 at 6:02 p.m.

6. **Open Session:** Consider action from Executive Session #1.

Chair Cmerek made the motion to approve an infrastructure grant of \$25,000.00 to Durcon with a clawback to maintain current job levels for 24 months. If those levels are not maintained at the end of 24 months, Durcon will owe the grant back.

All in favor; motioned passed.

Ayes: 5 \_\_\_\_\_ Nays: 0 \_\_\_\_\_

The Board of Directors adjourned to Executive Session #2 at 6:04 p.m.

7. **Executive Session:** The Taylor Economic Development Corporation (TEDC) will conduct a closed/executive meeting pursuant to Texas Government Code, Chapter 551 to discuss the purchase, exchange, lease, or value of real property (Texas Gov't Code, Section 551.072)

The Board of Directors came out of Executive Session #2 at 6:57 p.m.

8. **Open Session:** Consider action from Executive Session #2.

Chair Cmerek stated that there was no action to consider as a result of Executive Session #2.


9. **Feedback (Board)**

There was no feedback.

**Adjournment:** There being no further business, Chair Cmerek adjourned the meeting at 6:57 p.m.

  
\_\_\_\_\_  
Kelly Cmerek, Chair

Attest:

  
\_\_\_\_\_  
Regina Carlson, Program Manager