

# APPROVED

<p style="text-align: center;"><b>MINUTES</b> <b>Taylor Economic Development Corporation</b> <b>December 13, 2017</b></p>
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The Board of Directors of the Taylor Economic Development Corporation (TEDC) met in regular session on Wednesday, December 13, 2017 at 5:00 p.m. at the Taylor Economic Development Corporation Conference Room located at 700 North Main Street, Taylor, Texas.

In attendance:

Kelly Cmerek, Chair	Scott Green, Secretary
Christine Lopez, 1 <sup>st</sup> Vice Chair	Mark Thomas, President/CEO
Joe Burgess, 2 <sup>nd</sup> Vice Chair	Regina Carlson, Program Manager
Clark Jackson, Treasurer	

Guest:

Jeff Jenkins (City of Taylor)	
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**Call to Order:** Chair Kelly Cmerek called the meeting to order at 5:01 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 October 25, 2017 Board Meeting (Cmerek)**

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

Clark Jackson moved to approve the October 25, 2017 Minutes as submitted.  
Joe Burgess seconded the motion; motion passed.

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

**2. Discuss and consider accepting October and November 2017 Financials (Jackson)**

Clark Jackson moved to accept the September 2017 Financials as submitted.  
Joe Burgess seconded the motion; motion passed.

**3. Project Update (Thomas)**

Thomas confirmed that Hart Components has closed on their property. They are in the Engineering and designing phase. Construction will begin early 2018. They will be located on Hwy 95 South. The company builds frames for homes. Sale Tax will be generated from this project.  
The TEDC, Chamber, and ISD are working together to plan a career day for the students of Taylor in May 2018.  
Christine Lopez and Clark Jackson's Board terms will expire in January 2018. Applications for replacements have been received by the city and are in review for appointment.

The Board of Directors adjourned to Executive Session #1 at 5:37 p.m.

4. **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
  - d. Project 4

The Board of Directors came out of Executive Session #1 at 6:19 p.m.

5. Consider action from Executive Session #1

Project 2: Project Duck

Chair Kelly Cmerek made the motion to allow Mark Thomas, President/CEO to move forward with an \$85,000.00 infrastructure grant or performance agreement with the company.  
Scott Green made a second to accept the motion; motion passed

Ayes: 5                      Nays: 0

Project 1: Project Top

Chair Kelly Cmerek made the motion to allow Mark Thomas, President/CEO to continue to move forward on the project and start working on a performance agreement  
Scott Green made a second to accept the motion; motion passed

Ayes: 5                      Nays: 0

Project 3: Clark Travel

Chair Kelly Cmerek made the motion to accept the amendment to the original performance agreement as presented by Mark Thomas, President/CEO  
Joe Burgess made a second to the motion; motion passed

Ayes: 5                      Nays: 0

The Board of Directors adjourned to Executive Session #2 at 6:22 p.m.


6. **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 #1 at 6:28 p.m. No action required.

**7. Feedback (Board)**

There was no business feedback.

**Adjournment:** There being no further business, Chair Cmerck adjourned the meeting at 6:30 p.m.



~~Scott Green, Secretary~~

KELLY CMERCK, BOARD CHAIR

Attest:



Regina Carlson, Program Manager