

MARSHALL

ECONOMIC DEVELOPMENT CORPORATION

MARSHALLEDC.ORG ★ 2660 E END BLVD S, MARSHALL, TEXAS ★ (903) 934-8035

MARSHALL ECONOMIC DEVELOPMENT CORPORATION

REGULAR BOARD MEETING

October 27, 2021

3:00 PM

CENTER FOR APPLIED TECHNOLOGY

2660 East End Blvd., S.

Marshall, Texas

Conference Room D

*** (IN-PERSON MEETING LIMITED TO BOARD & STAFF) ***

*** (VIRTUAL MEETING ACCESSIBLE TO ALL PUBLIC, BOARD, & STAFF) ***

** Due to COVID-19 safety concerns requiring social distancing, this meeting will be accessible by the public as well as board and staff if desired by utilizing the Zoom virtual conferencing tool. Additionally, in-person seating is limited to Board & Staff only due to these safety concerns. Instructions and direct links to participate in the public session are available at the end of this agenda. **

1. Call to Order & Roll Call

2. Invocation

3. Presentations from the Public

Each individual presentation will be limited to three minutes unless prior approval is obtained. No active discussion between the Board/Staff and presenters may be conducted during this portion of the meeting.

4. Items to be Withdrawn from Consent Agenda

5. Consent Agenda

Items on the consent agenda require little or no deliberation by the Board of Directors. Approval of the consent agenda authorizes the Executive Director or her designee to proceed with conclusion of each in accordance with staff recommendations, a copy of which is filed with the minutes of the meeting. A Board Director may remove items from the consent agenda by making such request prior to a motion and vote on the consent agenda.

A. Consider approval of the Regular Board Meeting Minutes for September 29, 2021.

B. Consider approval of the monthly September 2021 Financial Report.

C. Consider approval of the monthly September 2021 Investment Report.

D. Consider approval of the monthly October 2021 Invoices & Estimates Report.

6. Presentation of the 2020 Audited Financial Statement by Knuckols, Duvall & Hallum

7. Marshall EDC Board of Directors Committee & Staff Reports

A. Marshall EDC Committee Reports

(1) BDC & CAT Office Manager

(2) Executive Director

(3) Committees & Programs

1. Business Development

2. Property

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3. Marketing & Planning
4. Financial
5. Workforce Development
6. BRE

8. Executive Session

A. Discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the government body seeks to have locate, stay, or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations; or deliberate the offer of a financial or other incentive to a business prospect (section 551.087, Texas Govt. Code).

- | | |
|---------------------|---------------------------------|
| (1) Project NH | (7) Project Virginia |
| (2) Project Green1 | (8) Project McKenzie |
| (3) Project Coil | (9) Project Workforce Readiness |
| (4) Project Coil II | (10) Project BCS |
| (5) Project Sigma | (11) Other Prospect Leads |
| (6) Project Dac | |

B. Deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person. (Section 551.072, Texas Govt. Code).

C. Reconvene into Regular Session

The Marshall Economic Development Corporation will reconvene into Regular Session, pursuant to the provisions of Chapter 551 of the Texas Government Code, to take any action necessary regarding the executive session.

9. Review of Marshall EDC Proposed Budget for 2022.

10. Consider approval of nominations for the reappointment of second terms for two EDC board members.

11. Consider authorization of the Executive Director to engage appraisal services for Marshall EDC property assets.

12. Consider authorization of Executive Director to negotiate an agreement for Project Coil termination including lease purchase terms and sale of an additional 1.309 acres, herein referred to as Project Coil II as discussed in Executive Session.

13. Consider approval of Project Work Force Readiness as discussed in Executive Session.

14. Consider approval of an incentive for Project BCS.

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15. Adjournment

THIS MEETING WILL BE CONDUCTED IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT. THE FACILITY IS WHEELCHAIR ACCESSIBLE AND HANDICAP PARKING IS AVAILABLE. REQUESTS FOR SIGN INTERPRETIVE SERVICES WILL BE AVAILABLE WITH AT LEAST 48 HOURS NOTICE PRIOR TO THE MEETING. TO MAKE ARRANGEMENTS FOR THOSE SERVICES, PLEASE CALL 903-934-8035.

Virtual Meeting Instructions:

Topic: Marshall EDC Regular Board Meeting

Time: September 29, 2021, 3:00 PM Central Time (US and Canada)

<https://us02web.zoom.us/j/81987775285>

Meeting ID: 890 6711 3685

+1 346 248 7799 US (Houston)

POSTED: October 22, 2021; 5:00 PM; T. Wright