

**MINUTES OF THE CORPORATION FOR ECONOMIC DEVELOPMENT OF THE
CITY OF DECATUR
March 5, 2025**

The Board of Directors of the Decatur Economic Development Corporation convened in Regular Meeting in the DEDC Office—Board Room, 203 W. Walnut Street, Suite 102, Decatur, Texas with the meeting open to the public and notice of said meeting posted as prescribed by V.T.C.A. Government Code, Chapter 551, with the following members' present to-wit:

Board Members present: Jason Wren, President
Mike McQuiston
Eddie Allen
Brennan Williams

Board Members absent: Jake Hayes

DEDC Staff Present: Kevin Holzbog, Executive Director
Matt Runnels, Director of Business Development
Raeli Nation, Exec. Admin. Assistant

City Staff Present: Nate Mara, City Manager
Asucena Delgado, City Secretary
Wayne Smith, Chief Building Official

Call to Order

Jason Wren, President, called the meeting to order at 8:30 a.m. with notice of the meeting duly posted and a quorum present.

1. Consider and act on EDC Board Minutes and Bills

- a. February 5, 2025 – Regular Meeting Minutes
- b. February 2025 Bills

Jason Wren called for approval of the February 5, 2025, Regular Meeting minutes and February 2025 bills. There were no changes or corrections. Eddie Allen made the motion to approve the minutes and bills as presented, seconded by Brennan Williams. The motion was approved unanimously.

2. Presentation of financial reports/statements:

City Sales Tax and Financial Report update

Nate Mara gave the financial reports and presented them as follows:

EDC's Operating Account	\$	5,041,738.04
Debt Service Reserve Fund	\$	1,132,623.90
EDC Bond Series 2018	\$	80,823.44
EDC Bond Series 2023	\$	43,537.78
Certificate of Deposit	\$	270,797.57
City Sales Tax—February	\$	766,412.00
City Sales Tax YTD (FY)	\$	3,058,947.00

3. Executive Director's Report on Economic Development Activity

Business Recruitment

- Multiple projects currently seeking sites at the Industrial Park that need natural gas. Conversation with natural gas partners continue.

4. Business Development Director’s Report on Business Retention & Expansion

- Work continues with Entegris apprenticeship program
- Cardinal Paint – Cardinal leadership has the required documentation for a temporary gravel parking lot variance needed for their expansion.

Citizens Public Forum

None

EXECUTIVE SESSION

Executive Session items are discussed in closed session, but all action is taken in regular open session. Texas Government Subchapter D--Section 551.087 Economic Development (1) Deliberation regarding commercial or financial information received from a business prospect (2) To deliberate the offer of a financial or other incentive to a business prospect (3) Section 551.072 to deliberate the purchase, exchange, lease or value of real property

The Board convened into Executive Session at 8:42 a.m.

5. Presentation by Oncor
6. Discussion regarding Economic Development Projects—Retail
7. Discussion regarding Economic Development Projects—Industrial

OPEN SESSION

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

The Board reconvened into Open Session at 9:43 a.m.

ACTION ITEMS

8. None

OTHER ITEMS

8. Board requests for future Agenda Items


None

Announcements


Jason Wren announced that the next regular Board meeting will be on Wednesday, April 2, 2025, at 8:30 a.m. at the DEDC Office in the Conference Room, 203 W. Walnut, Ste. 102, Decatur, TX 76234

Adjournment

There being no further business, Jason Wren adjourned the meeting at 9:44 a.m.


Jason Wren, President




Mike McQuiston, Secretary