

**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION (SEDC)  
702 N. HWY 175 SEAGOVILLE, TEXAS 75159  
REGULAR MEETING**

The SEDC Board held a regular meeting on Thursday, October 17, 2019 beginning at 6:32 p.m. with a quorum present, to wit:

**PRESENT**

Jose Hernandez	Board Chair	
Stepper Sebastian	Board Vice Chair	
Barbara Sherman	Board Member	Absent
Harold Magill	Board Member	
Martin Ashley	Board Member	

The following visitor(s) and staff member(s) were present: City Manager Pat Stallings, City Attorney Victoria Thomas, Community Development Director Ladis Barr, Administrative Assistant Dr. Don Cole, Director of Administrative Services Cindy Brown, and City Secretary Kandi Jackson.

**Invocation** – *Invocation was led by Board Member Ashley.*

**Pledge of Allegiance** – *Pledge of Allegiance was led by Board.*

**Recognition of Visitors** – *Board Chair Hernandez recognized visitors.*

**CONSENT AGENDA**

**1. Consider approving Seagoville Economic Development Regular Meeting Minutes for September 23, 2019. (City Secretary)**

*Motion to approve Seagoville Economic Development Regular Meeting Minutes for September 23, 2019 – Magill, seconded by Ashley; motion passed with all ayes. 4/0*

**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION (SEDC)  
702 N. HWY 175 SEAGOVILLE, TEXAS 75159  
REGULAR MEETING**

**REPORTS/RECOMMENDATIONS/REQUESTS**

**2. Discuss and consider approving a Resolution of the Board of Directors of the Seagoville Economic Development Corporation authorizing and approving Concrete Walls, Inc. to perform the remodel/finish out work on 106 and 108 Railroad as set forth in Exhibit A, attached hereto and incorporated herein, in an amount not to exceed \$83,770.00; authorizing the Executive Director to execute any documents necessary for the performance of said work; providing for a repealing clause; providing for a severability clause; and providing an effective date**

*City Manager Stallings stated this Resolution allows for a major renovation to 106 and 108 Railroad by Concrete Walls, Inc. He also stated Mr. Luman with Concrete Walls, Inc. was contacted due to his experience with the downtown buildings.*

*Mr. Luman presented a concept plan to the board.*

*Board Chair Hernandez asked how long it would take for completion of the project. Mr Luman stated about three (3) months.*

*Motion to approve a Resolution of the Board of Directors of the Seagoville Economic Development Corporation authorizing and approving Concrete Walls, Inc. to perform the remodel/finish out work on 106 and 108 Railroad as set forth in Exhibit A, attached hereto and incorporated herein, in an amount not to exceed \$83,770.00; authorizing the Executive Director to execute any documents necessary for the performance of said work; providing for a repealing clause; providing for a severability clause; and providing an effective date Magill, seconded by Sebastian; motion passed with all ayes.  
4/0*

**3. Receive Board Member reports**

*None.*

**4. Receive Citizen Comments – Citizens may speak 6 minutes each on any matter, other than personnel matters, or matters under litigation**

*None.*

**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION (SEDC)  
702 N. HWY 175 SEAGOVILLE, TEXAS 75159  
REGULAR MEETING**

**5. Recess into Executive Session at 6:51 p.m.**

**Recess into Executive Session in compliance with Texas Government Code:**

**(A) Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Project Restaurant"**

**(B) Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Gaime Day Bar B Que"**

**(C) Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Relocation of Migalitos and Retention of Excel Linens"**

**(D) Section 551.71 Consultation with Attorney to seek legal advice concerning regarding attendance of Wings over Wetland Event**

**6. Reconvene into Regular Session at 8:58 p.m.**

**SEDC will reconvene into open session, and take action, if any, on matters discussed in Executive Session.**

**(A)Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Project Restaurant"**

*Motion for the City to move forward with a survey, topo, and platting for properties related the project – Magill, seconded by Ashley. City Attorney Thomas stated Board Member Magill made a motion for the City or move forward and that is not correct.*

*Board Member Ashley rescinded his second, Board Member Magill rescinded his motion.*

*Motion for the Seagoville Economic Development Corporation to move forward with a survey, topo, and platting for properties related to the project – Magill, seconded by Ashley; motion passed with all ayes. 4/0*

**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION (SEDC)  
702 N. HWY 175 SEAGOVILLE, TEXAS 75159  
REGULAR MEETING**

**(B) Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Gaime Day Bar B Que"**

*No action.*

**(C) Section 551.087: Discuss or deliberate regarding commercial or financial information that the City has received from a business prospect that the City seeks to have locate, stay, or expand in or near the City and with which the City is conducting economic development negotiations, and to deliberate the offer of a financial or other incentive to a business prospect, to wit: "Relocation of Migalitos and Retention of Excel Linens"**

*No action.*

**(D) Section 551.71 Consultation with Attorney to seek legal advice concerning regarding attendance of Wings over Wetland Event**

*No action.*

**7. Adjourned at 9:00 p.m.**

APPROVED:

\_\_\_\_\_  
BOARD CHAIR

ATTEST:

Handi Jackson  
SECRETARY

