



**SEAGOVILLE ECONOMIC DEVELOPMENT CORPORATION
MEETING AGENDA
THURSDAY, August 24, 2023**

REGULAR MEETING – 6:30 P.M.

City Hall, Council Chambers
702 N. Highway 175
Seagoville, TX 75159

Call to Order

Invocation

Pledge of Allegiance

Routine Announcements and Recognitions

Receive Citizen Comments Period – *This portion of the meeting is to allow each speaker up to six (6) minutes to address the Board on items not posted on the current agenda. The Board may not discuss these items but may respond with factual data or policy information or place the item on a future agenda. Citizens wishing to speak on posted agenda items will be called upon at that time. Anyone wishing to speak shall submit a Speaker Request Form to the Board Chair.*

CONSENT AGENDA

1. Consider approval of the Seagoville Economic Development Corporation Minutes for the July 20, 2023, SEDC Meeting. (Casey Filmore)

REGULAR AGENDA ITEMS

2. Conduct a public hearing concerning an Economic Development Incentive Agreement by and between P.T. ATLAS Manufacturing, L.L.C., a Texas Limited Liability Company

and the Seagoville Economic Development Corporation (SEDC) in an amount not to exceed three-hundred and seventy-five thousand dollars and no cents (\$375,000.00), for set up and installation costs and associated costs of approximately nine-hundred and ninety-seven thousand dollars and zero cents (\$997,000.00) for new machine equipment and new electrical services and concrete work at P.T. ATLAS Manufacturing, L.L.C. located at 712-A West Simonds Road, Seagoville, Texas 75159. (Pat Stallings, City Manager)

3. Discuss and consider approval of a Resolution of the Board of Directors of the Seagoville Economic Development Corporation approving an Economic Development Incentive Agreement (“Agreement”) in the amount of three-hundred and seventy-five thousand dollars and zero cents (\$375,000.00) by and between P.T. ATLAS Manufacturing, L.L.C., a Texas Limited Liability Company and the Seagoville Economic Development Corporation (the “SEDC”), in substantially the form attached hereto as Exhibit “A”; providing for a repealing clause; providing for a severability clause; and providing for an effective date. (Patrick Stallings, City Manager)
4. Discuss and consider approval of a Resolution of the Board of Directors of the Seagoville Economic Development Corporation approving a Scope of Services Agreement with Studio HMA LLC., for engineering and design services for a parking lot located in the 100 block of N. Kaufman Street and the architectural design and engineering of a restaurant located at 101 and 103 N. Kaufman Street, Seagoville, Texas, in a combined amount not to exceed forty-seven thousand two-hundred and fifty-one dollars and zero-cents (\$47,251.00), and authorizing the Executive Director to execute any documents necessary by and between Studio HMA LLC and the Seagoville Economic Development Corporation; providing for a repealing clause; providing for a severability clause; and providing for an effective date. (Patrick Stallings, City Manager)

5. Recess into Executive Session

SEDC will 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: “Barbershop.”

6. Reconvene into Regular Session

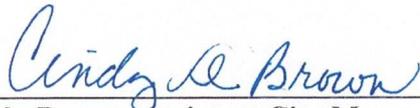
SEDC will reconvene into open session, and take action if any, on matters discussed in Executive Session.

- 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: "Barbershop."

7. Discuss and consider approval of a Resolution of the Board of Directors of the Seagoville Economic Development Corporation ("SEDC") approving and adopting the budget for fiscal year beginning October 1, 2023, and ending September 30, 2024; and providing an effective date. (Gail French, Finance Director)
8. Receive Board Member reports.
9. **Adjourn.**

Posted Thursday, August 17, 2023, on or before 5:00 P.M.



Cindy Brown, Assistant City Manager

As authorized by Section 551.071(2) of the Texas Government Code, this meeting may be convened into closed executive session for the purpose of seeking confidential legal advice from the Seagoville Economic Development Corporation Attorney on any agenda item listed herein.

The Seagoville Economic Development Corporation does not discriminate on the basis of disability in the admission or access to, or treatment or employment in, its programs or activities. If you have a request for services that will make this program accessible to you, please contact the Seagoville Economic Development Corporation at least 72 hours in advance at (972) 287-2050 (TDD access 1-800-RELAY-TX)