

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

The SEDC Board held a regular meeting on Thursday, November 30, 2023, beginning at 6:30 p.m. with a quorum present, to wit:

**PRESENT**

Jose Hernandez	Board Chair
Harold Magill	Board Vice Chair
Barbara Sherman	Board Member
Dennis Childress	Board Member
Philip Pelayo	Board Member
Blair Mathews	Board Member
Shelley Sipriano	Board Member

The following visitor(s) and staff member(s) were present: City Manager Patrick Stallings, Assistant City Manager Cindy Brown, City Attorney Victoria Thomas and Administrative Assistant Casey Fillmore.

**Invocation** – *The invocation was led by Vice Chair Magill.*

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

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

**CONSENT AGENDA**

**1. Consider approving Seagoville Economic Development Corporation Minutes for the October 26, 2023, Regular SEDC Meetings. (Casey Fillmore)**

*Motion to approve the Consent Agenda as written by Magill, seconded by Mathews. 7/0*

**REGULAR AGENDA ITEMS**

**2. Discuss and consider selection of a Vice Chair for the Seagoville Economic Development Corporation.**

*Board Chair Hernandez asked for nominations for the selection of SEDC Vice Chair.*

*Motion to elect Magill as Vice Chair by Childress, seconded by Sipriano. 6/1- Pelayo opposed.*

**3. Receive a presentation/update from Retail Coach**

*Aaron Farmer, Representative of Retail Coach via zoom began his presentation by stating a few of the businesses that have been brought to the city.*

*Mr. Farmer stated the year when the partnership with the city began. He made mention of how the data is collected to form a trade area and show potential businesses of the retail demand in the city.*

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*Mr. Farmer stated that they assist with the recruitment process for any new business, including finding a suitable site. He added that at Trade show events his company will represent Seagoville to potential clients.*

*Vice Chair Magill expressed his gratitude for the Retail Coach and for the business it has helped bring to the city.*

*In response to a question from Chair Hernandez, Mr. Farmer stated that he is in the process of finishing the press release and will send it for review on Friday or the following Monday.*

**4. Recess into Executive Session at 6:53 p.m.**

**SEDC will recess into Executive Session in compliance with the TEXAS GOVERNMENT CODE, § 551.087, to discuss and 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:**

- A. Project Soulman's Bar-B-Que**
- B. Project Environmental Way**

*Board Chair Hernandez stated that Item number 4B will be removed and will be discussed at another time.*

**5. Reconvene into Regular Session at 8:02 p.m.**

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

- A. Project Soulman's Bar-B-Que**
- B. Project Environmental Way**

*No action taken.*

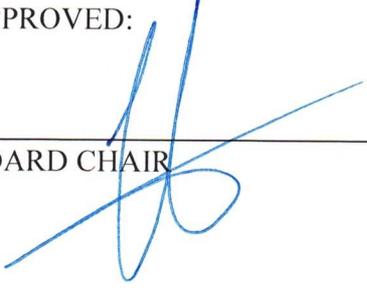
**6. Receive Board Member reports.**

*None.*

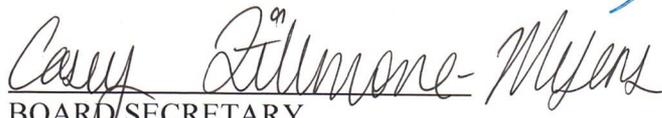
**7. Adjourned at 8:02 p.m.**

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APPROVED:

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

ATTEST:

  
\_\_\_\_\_  
BOARD SECRETARY