

The Economic Development Corporation met for their monthly meeting on April 25, 2022, in person at 907 E. Houston, Cleveland, Texas, with Mayor Richard Boyett presiding.

MEMBERS PRESENT: Brent McWaters, Michele Wyatt, Patrick Caserez, Scott Lambert, Durlene Davis, Kelly Jenkel-Axton, City Secretary - Angela Smith

BOARDMEMBERS ABSENT: Marilyn Clay, EDC Director - Robert Reynolds

EMPLOYEES: Jennifer Jeude, Leslie Herrera,

ATTENDEES: Eisha Jones, Brian Garcia

Board President Brent McWaters called the monthly EDC meeting to order at 6:00 pm and did a roll call of the board, which showed that there was a quorum.

Presentations, Public Comments and Reports

1. Invocation, Pledge and Roll Call

Eisha Jones gave the Invocation and everyone recited the pledge to the U.S. and Texas flag.

2. Presentation on TUFF Kids project by Eisha Jones

Eisha Jones gave a presentation and update on the TUFF kids project.

3. Public Comments.

None.

4. Reports and comments from board members and staff

Durlene Davis - excited to drive around city and see new construction.

Kelly Jenkel-Axton - Cleveland ISD is at 11,372 students. Graduation is May 27 at 1:00 p.m. Early voting started today.

Scott Lambert - Talked to group in Dallas looking to build apartments behind the police department and another group looking to build townhomes behind Stripes.

Michele Wyatt - Allies Day everyone worked together. Congratulations to Leslie Herrera on her audit award.

Brent McWaters - Look around the city, see things coming up. Voting started for City Council and CISD.

5. Submission of monthly business prospect report/EDC project updates (if applicable)

None.

6. Training presentation by Justin Pruitt with Olson & Olson on Type B EDCs

Justin Pruitt with Olson & Olson gave a presentation on Type B EDCs.

Boardmember Axton asked about the EDC property near the airport and if EDC can build on the property and lease/generate income. Justin stated that EDC can do a lot with that it depends on how the land was acquired if there will be any project limitations. EDC would have to assign a project to the land. Boardmember Axton asked about a city swimming pool in conjunction with the school district and

if that is possible with EDC. Justin stated that it would fall under projects related to recreational or community facilities. City Secretary Smith commented on the EDC mural project stating that the better option would be for EDC to fund the project instead of being responsible for it. Justin stated that for community improvements, like the downtown area, as long as it is less than \$10,000 there does not need to be a public hearing.

Consent Agenda

- 7. Approve minutes from March 28, 2022 business meeting**
- 8. Approve monthly bills**
- 9. Approve monthly financial statements**

Boardmember Davis made a motion to approve consent agenda items 7-9 with a second from Boardmember Casarez. All members present voted "AYE". Motion carried.

Discussion and Action

- 10. Discussion and presentation by Brian Garcia, Entergy on a support letter for their Orange County Power plant project and possible action by EDC Board**

Brian Garcia with Entergy gave a presentation to EDC on a support letter for their Orange County Power plant project. Entergy is looking ahead to make sure southeast Texas is fueled and ready to go.

Boardmember Wyatt made a motion to approve with a second from Boardmember Axton. All members present voted "AYE". Motion Carried.

Closed Executive Session (if needed)

- 11. Closed Executive Session under**

- a. Texas Government Code Sec. 551.072, Deliberations about the sale, purchase, exchange, lease, or value of real property.
- b. Texas Local Government Code 551.087, Deliberation Regarding Economic Development negotiations – to discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental 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.

Not needed.

Return to Open Session (if needed)

- 12. Take action as needed on items from Executive Session**

Not needed.

Adjourn

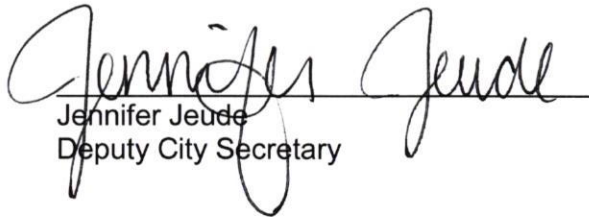
With no further business to discuss, Boardmember Caserez made a motion to adjourn with a second from Boardmember Davis. Meeting adjourned at 7:15 p.m.

PASSED AND APPROVED this 23rd day of May 2022.



Brent McWaters, EDC President

ATTEST:



Jennifer Jeude
Deputy City Secretary