



# CITY OF MANSFIELD

Economic Development  
301 South Main Street,  
Suite 100  
Mansfield, TX 76063  
[www.mansfield-texas.com](http://www.mansfield-texas.com)

## Meeting Agenda

### Mansfield Economic Development Corporation

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Tuesday, October 15, 2024

6:00 PM

Anchora Event Center  
403 E. Broad Street  
Mansfield, Texas 76063

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1. **CALL MEETING TO ORDER**

2. **INVOCATION**

3. **PLEDGE OF ALLEGIANCE**

*I pledge allegiance to the flag of the United States of America and to the republic for which it stands, one nation under God, indivisible, with Liberty and Justice for all.*

4. **TEXAS PLEDGE**

*Honor the Texas Flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible.*

5. **PUBLIC COMMENTS**

*Citizens wishing to address the Board on non-public hearing agenda items and items not on the agenda may do so at this time. Once the business portion of the meeting begins, only comments related to public hearings will be heard. All comments are limited to 5 minutes.*

*In order to be recognized during the citizens comments or during a public hearing (applicants included), please complete a blue or yellow "appearance card" located at the entry to the city council chambers and present it to the board president.*

6. **APPROVAL OF MINUTES**

[24-6211](#) Approval of Regular Meeting Minutes for September 3, 2024

**Attachments:** [MeetingMinutes 9-3-24.pdf](#)

7. **FINANCIALS**

[24-6210](#) Presentation of the Monthly Financial Report for the Period Ending 8/31/2024

**Attachments:** [MEDC Cash Report 7-31-2024](#)

8. **RECESS INTO EXECUTIVE SESSION**

*Pursuant to Section 551.071, Texas Government Code, the Board reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this*

*meeting for any posted agenda item, to receive advice from its attorney as permitted by law.*

**A. ADVICE FROM ITS ATTORNEY**

*Pursuant to Sec. 551.071 of the Texas Government code, the Board reserves the right to convene in Executive Session(s), from time to time as deemed necessary during this meeting for any posted agenda item, to receive advice from its attorney as permitted by law. In addition the Board may convene in executive session to discuss the following:*

1. Pending or contemplated litigation or a settlement offer including:
2. A matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the chapter.

**B. REAL ESTATE DELIBERATION**

*Pursuant to Sec. 551.072, deliberation regarding the purchase, exchange, lease or value of real property.*

1. Land Acquisition: ED # 24-11

**C. PERSONNEL MATTERS**

*Pursuant to Sec. 551.074, deliberation regarding the appointment, employment, evaluation, reassignment, duties, discipline or dismissal of a public officer or employee.*

**D. SECURITY DEVICES**

*Pursuant to Sec. 551.076, deliberation regarding security personnel or devices.*

**E. ECONOMIC DEVELOPMENT**

*Pursuant to Sec. 551.087, deliberation regarding Economic Development Negotiations including (1) discussion or deliberation 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 negotiations; OR (2) deliberation of a financial or other incentive to a business prospect described in (1) above.*

1. ED # 21-33
2. ED # 22-04
3. ED # 22-27

**F. CRITICAL INFRASTRUCTURE**

*Pursuant to Sec. 418.183(f) of the Texas Government Code (Texas Disaster Act) regarding critical infrastructure.*

9. **RECONVENE INTO REGULAR SESSION**

10. **TAKE ACTION PURSUANT TO EXECUTIVE SESSION**

11. **OLD BUSINESS**

[24-6255](#) Staff Report, Board Discussion and Possible Action Regarding Project 22-04.

[24-6256](#) Staff Report, Board Discussion and Possible Action Regarding Project 22-27.

12. **NEW BUSINESS**

[24-6220](#) Election of MEDC Board Officers

[24-6257](#) Discussion, Consideration, and Possible Action on an Economic Development Agreement between the Mansfield Economic Development Corporation and SCSD-Finnell, Ltd.

**Attachments:** [EDA - MEDC and SCSD-Finnell, Ltd.](#)

[C-2 PRELIM UTILITY](#)

[VILLAS DI LUCCA - LOT 2 UTILITY EXHIBIT](#)

[Canary Construction Estimate.pdf](#)

13. **BOARD MEMBER COMMENTS**

14. **STAFF COMMENTS**

15. **ADJOURNMENT**

**CERTIFICATION**

I certify that the above agenda was posted on the bulletin board next to the main entrance of the City Hall building, 1200 East Broad Street, of the City of Mansfield, Texas, in a place convenient and readily accessible to the general public at all times and said Agenda was posted on the following date and time: Friday, October 11, 2024 prior to 5:00 pm and remained so posted continuously for at least 72 hours preceding the schedule time of said meeting, in accordance with the Chapter 551 of the Texas Government Code.

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MEDC Staff

Approved as to form

