



CITY OF MANSFIELD

Economic Development
301 South Main Street,
Suite 100
Mansfield, TX 76063
www.mansfield-texas.com

Meeting Agenda

Mansfield Economic Development Corporation

Monday, December 9, 2024

5:00 PM

City Hall - Council Chambers
1200 East Broad Street
Mansfield, TX 76063

1. **CALL MEETING TO ORDER**

2. **INVOCATION**

3. **PLEDGE OF ALLEGIANCE**

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**

[24-6350](#) Approval of Regular Meeting Minutes for 9/3/24

[24-6269](#) Approval of Regular Meeting Minutes for October 15, 2024

Attachments: [MeetingMinutes 10-15-24](#)

7. **FINANCIALS**

[24-6141](#) Presentation of the Monthly Financial Report for the Period Ending 7/31/2024

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

[24-6277](#) Presentation of the Monthly Financial Report for the Period Ending 9/30/2024

Attachments: [MEDC Cash Report 9-30-2024](#)

[24-6278](#) Presentation of the Monthly Financial Report for the Period Ending 10/31/2024

Attachments: [MEDC Cash Report 10-31-2024](#)

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.

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.

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**

12. **NEW BUSINESS**

[24-6255](#) Staff Report, Board Discussion and Possible Action Regarding a Second Amendment to an Economic Development Agreement with Admiral Legacy.

Attachments: [Admiral Legacy - 2nd Amendment.pdf](#)

[24-6256](#) Staff Report, Board Discussion and Possible Action Regarding the Land Transaction with Super Studios USA

Attachments: [Super Studios - Contract of Sale - FINAL_AGsigned \(1\).pdf](#)

[24-6343](#) Staff Report, Discussion, and Possible Action Approving a First Amendment to the Economic Development Agreement and Contract of Sale with Lonejack, LLC

Attachments: [First Amendment to the Economic Development Agreement Lonejack.pdf](#)
[Contract of Sale.pdf](#)

[24-6344](#) Resolution - A Resolution Authorizing the Issuance and Sale of Mansfield Economic Development Corporation Sales Tax Revenue Bonds, Tax-Exempt New Series 2025; Prescribing the Form of Said Bonds; Providing for the Security for and Payment of Said Bonds; Approving Execution and Delivery of a Bond Purchase Agreement, Paying Agent/Registrar Agreement and Bond Counsel Engagement Letter; Approving the Official Statement; and Enacting other Provisions Relating to the Subject

Attachments: [Resolution Mansfield EDC - Sales Tax Rev Bonds Tax-Exempt - 2025\(1055649\)](#)

[24-6345](#) Resolution - A Resolution Authorizing the Issuance and Sale of Mansfield Economic Development Corporation Sales Tax Revenue Bonds, Taxable New Series 2025; Prescribing the Form of Said Bonds; Providing for The Security for and Payment of Said Bonds; Approving Execution and Delivery of a Bond Purchase Agreement, Paying Agent/Registrar Agreement and Bond Counsel Engagement Letter; Approving the Official Statement; and Enacting Other Provisions Relating to the Subject

Attachments: [Resolution Mansfield EDC - Sales Tax Rev Bonds Taxable - 2025\(10546436.2\)](#)

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: Thursday, December 5, 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.

MEDC Staff

Approved as to form