



CITY OF MANSFIELD

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

Meeting Minutes

Mansfield Economic Development Corporation

Tuesday, January 30, 2024

5:00 PM

City Hall - Council Chambers
1200 E. Broad Street
Mansfield, Texas 76063

1. CALL MEETING TO ORDER

The meeting was called to order by David Godin at 5:00 PM.

Absent 2 - Juan Fresquez and Jim Vaszauskas

Present 5 - David Godin; William Vivoni; Nicole Zaitoon; Kent Knight and Todd Simmons

2. INVOCATION

Todd Simmons gave the invocation.

3. PLEDGE OF ALLEGIANCE

David Godin led the Pledge of Allegiance.

4. TEXAS PLEDGE

David Godin led the Texas Pledge.

5. PUBLIC COMMENTS

There were no comments.

6. APPROVAL OF MINUTES

[24-5831](#)

Approval of Regular Meeting Minutes for January 9, 2024

William Vivoni made the motion to approve the regular meeting minutes of January 9, 2024. Seconded by Nicole Zaitoon. The motion carried by the following vote:

Aye: 5 - David Godin; William Vivoni; Nicole Zaitoon; Kent Knight and Todd Simmons

Nay: 0

Absent: 2 - Juan Fresquez and Jim Vaszauskas

Abstain: 0

7. **FINANCIALS**

[24-5832](#)

Presentation of the Monthly Financial Report for the Period Ending 12/31/2023

There were no comments.

8. **RECESS INTO EXECUTIVE SESSION**

The meeting recessed into executive session at 5:04 PM.

Absent 1 - Jim Vaszauskas

Present 6 - David Godin; William Vivoni; Nicole Zaitoon; Juan Fresquez; Kent Knight and
Todd Simmons

A. **ADVICE FROM ITS ATTORNEY**

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**

C. **PERSONNEL MATTERS**

D. **SECURITY DEVICES**

E. **ECONOMIC DEVELOPMENT**

ED # 22-23

F. **CRITICAL INFRASTRUCTURE**

9. **RECONVENE INTO REGULAR SESSION**

The meeting reconvened into regular session at 5:40 PM.

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

No action taken pursuant to Executive Session.

11. **OLD BUSINESS**

David Godin informed the board that the Bylaws will be on the March 5th agenda.

12. NEW BUSINESS

[24-5841](#)

Discussion and Possible Action Regarding a First Amendment to the Economic Development Agreement between the City of Mansfield, Texas, the Mansfield Economic Development Corporation, the Board of Directors of Reinvestment Zone Number Four in the City of Mansfield, Texas, and HD5 Entertainment, LLC

Jason Moore presented the First Amendment to the Economic Development Agreement between the City of Mansfield, Texas, the Mansfield Economic Development Corporation, the Board of Directors of Reinvestment Zone Number Four in the City of Mansfield, Texas, and HD5 Entertainment, LLC and answered board questions.

William Vivoni made the motion to approve the First Amendment to the Economic Development Agreement with HD5 Entertainment, LLC. Seconded by Nicole Zaitoon. The motion carried by the following vote:

Aye: 6 - David Godin; William Vivoni; Nicole Zaitoon; Juan Fresquez; Kent Knight and Todd Simmons

Nay: 0

Absent: 1 - Jim Vaszauskas

Abstain: 0

13. BOARD MEMBER COMMENTS

There were no comments.

14. STAFF COMMENTS

Natalie Phelps introduced Mitzy Shannon, MEDC's new Administrative Assistant and informed the board of upcoming events.

The next MEDC Board Meeting will be held on March 5, 2024 in the MEDC Office.

15. ADJOURNMENT

A motion was made by Kent Knight to adjourn the meeting at 5:50 pm. Seconded by Todd Simmons. The motion carried by the following vote:

Aye: 6 - David Godin; William Vivoni; Nicole Zaitoon; Juan Fresquez; Kent Knight and Todd Simmons

Nay: 0

Absent: 1 - Jim Vaszauskas

Abstain: 0

David Godin, President

ATTEST:

Natalie Phelps, Project Manager
MEDC