



**CORINTH ECONOMIC DEVELOPMENT CORPORATION  
(CEDC)**

**Monday, September 11, 2023 at 6:00 PM**

**City Hall | 3300 Corinth Parkway**

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**A. STATE OF TEXAS  
COUNTY OF DENTON  
CITY OF CORINTH**

On this 11th day of September 2023, the Corinth Economic Development Corporation (CEDC) of the City of Corinth, Texas, met at 6:00 P.M. at Corinth City Hall, located at 3300 Corinth Parkway, Corinth, Texas. The meeting date, time, place, and purpose as required by Title 5, Subtitle A, Chapter 551, Subchapter C, Section 551.041, Government Code, with the following members, to wit:

**PRESENT**

Chair Grady Ray  
Vice-Chair Joan Mazza  
Secretary BellAnn Hyten  
Director Randy Clark  
Director Melanie Moore

**ABSENT**

Director Andrea Brainard

**OTHERS PRESENT**

Scott Campbell, City Manager  
Emma Crotty, Economic Development Coordinator & Mgmt. Assistant

**CALL TO ORDER**

Chair Ray called the meeting to order at 6:00 P.M.

**B. CITIZENS COMMENTS**

Please limit your comments to three minutes. Comments about any of the published agenda items are appreciated by the Board and may be taken into consideration at this time or during that agenda item.

No citizen comments were made.

**C. CONSENT AGENDA**

All matters listed under the Consent Agenda are considered to be routine and will be enacted in one motion. Should a Board Member desire discussion of any item, that item will be removed from the Consent Agenda and will be considered separately.

1. Consider and act on the minutes from the meeting held on August 14, 2023.
2. Consider and act on the financial report for the month ending June 2023.

Motion made by Director Moore to approve as presented. Seconded by Vice-Chair Mazza.

Voting Yea: Chair Ray, Vice-Chair Mazza, Secretary Hyten, Director Clark, Director Moore

#### **D. BUSINESS AGENDA**

3. Presentation to outgoing Board Members Bellann Hyten and Joan Mazza.

Chair Ray presented outgoing Board Members Bellann Hyten and Joan Mazza with certificates of recognition for their service to the CEDC.

4. Receive a report and hold a discussion regarding the Economic Development monthly update.

City Staff Crotty presented the August/September Economic Development monthly update and answered questions from the Board.

5. Receive a report and hold a discussion regarding the City Manager's Development Update.

City Manager Campbell presented the Development Update to the Board regarding upcoming and potential development projects in the City and answered questions.

6. Consider and authorize the approval of the Business Retention and Expansion (BR/E) Strategy.

City Staff Crotty presented the proposed Business Retention and Expansion (BR/E) Strategy to the Board.

Motion made by Secretary Hyten to approve the Business Retention and Expansion (BR/E) Strategy. Motion seconded by Director Clark.

Voting Yea: Chair Ray, Vice-Chair Mazza, Secretary Hyten, Director Clark, Director Moore

7. Consider and approve the First Amended and Restated Chapter 380 Economic Development Agreement with Realty Capital Management, LLC.

City Manager Campbell recommended the Board table this item as discussions with Realty Capital Management, LLC are still ongoing.

Director Moore made a motion to table the item. Motion seconded by Secretary Hyten.

Voting Yea: Chair Ray, Vice-Chair Mazza, Secretary Hyten, Director Clark, Director Moore

#### **E. REPORTS AND UPDATES**

The purpose of this section is to allow each Board Member the opportunity to provide general updates and/or comments to fellow Board Members, the public, and/or staff on any issues or future events.

No reports or updates received.

The Board did not convene into Closed Session.

#### **F. CLOSED SESSION\*\***

In accordance with Chapter 551, Texas Government Code, Section 551.001, et seq., (the "Texas Open Meetings Act"), the Board will recess into Closed Session (closed meeting) to discuss the following items. Any necessary final action or vote will be taken in public by the Board in accordance with this agenda.

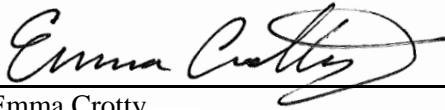
**Section 551.071 - Legal Advice.** (1) Private consultation with its attorney to seek advice about pending or contemplated litigation; and/or settlement offer; and/or (2) a matter in which the duty of the attorney to the government body under the Texas Disciplinary Rules of Professional Conduct of the State of Texas clearly conflict with Chapter 551.

**Section 551.087 - Economic Development.** To deliberate or discuss regarding commercial or financial information 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; or to deliberate the offer of a financial or other incentive to a business prospect.

a. Realty Capital Chapter 380 Agreement.

**G. ADJOURN**

Chair Ray adjourned the meeting at 7:24 P.M.



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Emma Crotty  
Economic Development Coordinator  
City of Corinth, Texas