

**Minutes**  
**Wylie Economic Development Corporation**  
**Board of Directors Special Called Meeting**  
March 1, 2024 – 7:30 A.M.  
WEDC Offices – Conference Room  
250 S Hwy 78 – Wylie, TX 75098

**CALL TO ORDER**

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*Announce the presence of a Quorum*

President Melisa Whitehead called the meeting to order at 7:30 a.m. Board Members present were Aaron Jameson, Whitney McDougall, Blake Brininstool, and Demond Dawkins.

Ex-Officio Member City Manager Brent Parker was present.

WEDC staff present included Executive Director Jason Greiner and Administrative Assistant Marissa Butts.

**INVOCATION & PLEDGE OF ALLEGIANCE**

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Immediate Past President Demond Dawkins gave the invocation and led the Pledge of Allegiance.

**COMMENTS ON NON-AGENDA ITEMS**

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With no citizen participation, President Whitehead moved to Consent Agenda.

**CONSENT AGENDA**

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*All matters listed under the Consent Agenda are considered to be routine by the WEDC Board of Directors and will be enacted by one motion. There will not be a separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.*

**A. Consider and act upon approval of Minutes from February 21, 2024 Regular Meeting of the WEDC Board of Directors.**

**B. Consider and act upon tree removal at Hwy 78 & Brown.**

**Board Action**

A motion was made by Aaron Jameson, seconded by Demond Dawkins, to approve the Consent Agenda as presented. A vote was taken, and the motion passed 5-0.

Mayor Matthew Porter arrived during Consent Agenda at 7:31 a.m.

**REGULAR AGENDA**

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**1. Consider and act upon construction services at FM 544 Gateway Addition.**

**Staff Comments**

Staff reminded the Board that the City of Wylie and WEDC have been working toward the redevelopment of the FM 544 Gateway since 2013. The WEDC awarded a contract to Tiseo Paving Company in the amount of \$1,766,920.30 at the January 12, 2024 Special Called Meeting and this item presented to the Board is to consider and act upon possible modifications to the bid associated with the TxDOT improvements and John Yeager Way. The contract has not been executed yet and Staff requested to modify the amount by increasing it, based on the adjusted bid spec feedback from Tiseo. The Board discussed that the anticipated \$100,000 increase to the bid spec is within a 10% margin and agreed for the Executive Director to move forward with executing the contract after modifying the contract amount based on Tiseo's final feedback.

**Board Action**

No action was taken.

**2. Consider and act upon construction services at Hwy 78 & Brown.**

**Staff Comments**

Staff noted that unit pricing has been updated for the services at Hwy 78 & Brown and will provide further details in Executive Session.

**EXECUTIVE SESSION**

Recessed into Closed Session at 7:38 a.m. in compliance with Section 551.001, et. seq. Texas Government Code, to wit:

**Sec. 551.072. DELIBERATION REGARDING REAL PROPERTY; CLOSED MEETING.**

**ES1. Consider the sale or acquisition of properties located at Brown/Eubanks, FM 544/Cooper, FM 544/Sanden, FM 1378/Park, Jackson/Oak, Regency/Steel, State Hwy 78/Ballard, State Hwy 78/Brown, and State Hwy 78/Skyview.**

**Sec. 551.074. PERSONNEL MATTERS; CLOSED MEETING.**

**Sec. 551.087. DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATIONS; CLOSED MEETING.**

**ES2. Deliberation regarding commercial or financial information that the WEDC has received from a business prospect and to discuss the offer of incentives for Projects: 2013-9a, 2022-1c, 2022-10c, 2022-10d, 2023-1c, 2023-2d, 2023-4c, 2023-5b, 2023-9b, 2023-10a, 2023-12c, 2024-1a, 2024-1b, 2024-1c, 2024-1d, 2024-2a, 2024-2b, 2024-2c, 2024-2d, and 2024-2e.**

**RECONVENE INTO OPEN SESSION**

*Take any action as a result of the Executive Session.*

President Whitehead reconvened into Open Session at 9:19 a.m. and the Board took the following actions:

**Board Action**

A motion was made by Blake Brininstool, seconded by Demond Dawkins, to award the contract to Reeder Concrete Inc. in the amount of \$1,038,487.75 and further authorize the Executive Director to execute any and all necessary documents. A vote was taken, and the motion passed 5-0.

**Board Action**

A motion was made by Demond Dawkins, seconded by Blake Brininstool, to authorize the Executive Director to enter into a Performance Agreement with Project 2013-9a in an amount not to exceed \$45,000. A vote was taken, and the motion passed 5-0.

**FUTURE AGENDA ITEMS**

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There were no Items requested for inclusion on future agendas.

**ADJOURNMENT**

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With no further business, President Whitehead adjourned the WEDC Board meeting at 9:21 a.m.

  
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**Melisa Whitehead, President**

**ATTEST:**

  
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**Jason Greiner, Executive Director**