

# Wylie Economic Development Corporation

## Board Regular Meeting

November 15, 2023 – 7:30 AM

WEDC Office Conference Room - 250 South Highway 78, Wylie, Texas  
75098



---

### CALL TO ORDER

### INVOCATION & PLEDGE OF ALLEGIANCE

### COMMENTS ON NON-AGENDA ITEMS

*Any member of the public may address Board regarding an item that is not listed on the Agenda. Members of the public must fill out a form prior to the meeting in order to speak. Board requests that comments be limited to three minutes for an individual, six minutes for a group. In addition, Board is not allowed to converse, deliberate or take action on any matter presented during citizen participation.*

### CONSENT AGENDA

*All matters listed under the Consent Agenda are considered to be routine by the Board and will be enacted by one motion. There will not be 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 the October 18, 2023 Regular Meeting and the November 6, 2023 Special Called Meeting of the WEDC Board of Directors.
- B. Consider and act upon approval of the October 2023 WEDC Treasurer's Report.

### REGULAR AGENDA

- 1. Consider and act upon an Agreement between WEDC and American Entitlements, LLC.
- 2. Consider and act upon construction services at Hwy 78 & Brown.

### DISCUSSION ITEMS

- DS1. Discussion surrounding disposition of WEDC properties.
- DS2. Staff report: WEDC Property Update, Temporary Access Agreements, Downtown Parking, Engineering Report, Upcoming Events, and WEDC Activities/Programs.

### EXECUTIVE SESSION

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

A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on its negotiating position.

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

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

This chapter does not require a governmental body to conduct an open meeting:

- (1) to discuss or deliberate 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 development negotiations; or
- (2) to deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).

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, 2017-6a, 2021-2d, 2021-5a, 2021-6c, 2021-9b, 2021-11b, 2022-1b, 2022-1c, 2022-7b, 2022-9a, 2022-10c, 2023-1a, 2023-1c, 2023-2b, 2023-2d, 2023-3b, 2023-5b, 2023-6b, 2023-6c, 2023-6d, 2023-8a, 2023-8b, 2023-8c, 2023-9a, 2023-9b, 2023-9c, 2023-9d, 2023-10a, and 2023-10b.

**RECONVENE INTO OPEN SESSION**

*Take any action as a result from Executive Session.*

**FUTURE AGENDA ITEMS**

**ADJOURNMENT**

**CERTIFICATION**

I certify that this Notice of Meeting was posted on November 9, 2023 at 5:00 p.m. on the outside bulletin board at Wylie City Hall, 300 Country Club Road, Building 100, Wylie, Texas, a place convenient and readily accessible to the public at all times.

\_\_\_\_\_  
*Stephanie Storm, City Secretary*

\_\_\_\_\_  
*Date Notice Removed*

The Wylie Municipal Complex is wheelchair accessible. Sign interpretation or other special assistance for disabled attendees must be requested 48 hours in advance by contacting the City Secretary's Office at 972.516.6020. Hearing impaired devices are available from the City Secretary prior to each meeting.

If during the course of the meeting covered by this notice, the Board should determine that a closed or executive meeting or session of the Board or a consultation with the attorney for the City should be held or is required, then such closed or executive meeting or session or consultation with attorney as authorized by the Texas Open Meetings Act, Texas Government Code § 551.001 et. seq., will be held by the Board at the date, hour and place given in this notice as the Board may conveniently meet in such closed or executive meeting or session or consult with the attorney for the City concerning any and all subjects and for any and all purposes permitted by the Act, including, but not limited to, the following sanctions and purposes:

Texas Government Code Section:

§ 551.071 – Private consultation with an attorney for the City.

§ 551.072 – Discussing purchase, exchange, lease or value of real property.

§ 551.073 – Discussing prospective gift or donation to the City.

§ 551.074 – Discussing personnel or to hear complaints against personnel.

§ 551.076 – Discussing deployment of security personnel or devices or security audit.

§ 551.087 – Discussing certain economic development matters.

**Minutes**  
**Wylie Economic Development Corporation**  
**Board of Directors Meeting**  
 October 18, 2023 – 7:30 A.M.  
 WEDC Offices – Conference Room  
 250 S Hwy 78 – Wylie, TX 75098

**CALL TO ORDER**

---

*Announce the presence of a Quorum*

President Melisa Whitehead called the meeting to order at 7:31 a.m. Board Members present were Blake Brininstool, Aaron Jameson, and Whitney McDougall.

Ex-Officio Members Mayor Matthew Porter and City Manager Brent Parker were present.

WEDC staff present included Executive Director Jason Greiner, BRE Director Angel Wygant, Senior Assistant Rachael Hermes, Administrative Assistant Marissa Butts, and Marketing & Communications Coordinator Will Kelly.

Additionally, two representatives from Kimley-Horn, Brittany Rouse and Joe Helmberger, were present.

**INVOCATION & PLEDGE OF ALLEGIANCE**

---

Angel Wygant gave the invocation and President Whitehead led the Pledge of Allegiance.

**COMMENTS ON NON-AGENDA ITEMS**

---

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

**CONSENT AGENDA**

---

*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 September 20, 2023, Regular Meeting of the WEDC Board of Directors.**
- B. Consider and act upon approval of the September 2023 WEDC Treasurer's Report.**
- C. Consider and act upon a Performance Agreement between the Wylie EDC and Sanden International (U.S.A.), Inc. in an amount not to exceed \$500,000.**

**Board Action**

A motion was made by Aaron Jameson, seconded by Blake Brininstool, to approve the Consent Agenda as presented. A vote was taken, and the motion passed 4-0.

President Whitehead moved to Discussion Item 2, with Regular Agenda Items to follow.

**DISCUSSION ITEMS**

---

**DS2. Discussion regarding Engineering Updates.**

**Staff Comments**

Kimley-Horn representatives, Brittany Rouse, and Joe Helmberger provided Engineering Updates listed in the Staff Report and referred the Board to exhibits provided. Staff and Kimley-Horn discussed considering a grade crossing at Sanden while moving forward with the process of the FM 544 Corridor project. Regarding the Hooper/Steel/Regency Business Park Drainage Study, staff confirmed that this project is of lower priority as compared to the extensive other projects that the City of Wylie and the WEDC currently have underway. The drainage study's purpose is to provide a strategy to unlock the potential of the property, but the project is currently in the data collection phase and there is not an engineering solution yet. Kimley-Horn discussed initial studies/concepts for long-term downtown parking plans.

**DS3. Staff report: WEDC Property Update, Temporary Access Agreements, Downtown Parking, Engineering Report, Upcoming Events, and WEDC Activities/Programs.**

**Staff Comments**

Staff referred the Board to the Agenda Report provided in the packet for all updates related to the WEDC Property Update, Temporary Access Agreements, Downtown Parking, Engineering Report, BRE Updates, Upcoming Events, and WEDC Activities/Programs. Regarding property management, Staff received notice that the tenants at 104 S Ballard will vacate by the end of October, earlier than the required December 31, 2023, vacate date. All tenants who received notices were contacted to confirm that the WEDC is still moving forward as previously presented and to see if any assistance is needed. Staff have continued their efforts to work with these businesses to find new locations, if possible. Regarding upcoming events, staff noted that the Entrepreneur Expo will be postponed until Spring 2024 to ensure the event brings the most value to attendees and speakers. Staff discussed upcoming bid submittals for construction at Hwy 78 & Brown, with the potential for a Special Called Board Meeting scheduled for the next week to act on the item.

President Whitehead moved to consider Regular Agenda Items.

**REGULAR AGENDA**

---

**1. Consider and act upon issues surrounding the Election of Officers for the WEDC Board of Directors for 2023-2024.**

**Staff Comments**

With the recent approval of the Second Amended and Restated Bylaws, the Vice President serves a term of one year and succeeds to the office of President on the expiration of the term of office of the Vice President. The then-current President will cease to be President and continue as a member of the Board in the role of Immediate Past President. The Board will then elect a new Vice President among its Members who will be in rotation to be President in 12 months. The Secretary and Treasurer will then be nominated amongst the Board. The Board discussed expectations for the seat of President and Vice President to include flexibility with their time, availability for signatures and meetings with Council, and overall engagement in the activities of WEDC. Members of the Board discussed their interest to serve as either Vice President, Secretary, or Treasurer.

**Board Action**

A motion was made by Blake Brininstool, seconded by Whitney McDougall, to elect Aaron Jameson as Vice President, Whitney McDougall as Secretary, and Blake Brininstool as Treasurer for 2023-2024. A vote was taken, and the motion passed 4-0.

2. **Consider and act upon the establishment of a Regular Meeting Date and Time for the WEDC Board of Directors for 2023-2024.**

**Staff Comments**

The Board discussed continuing to hold the WEDC Board Meetings on the third Wednesday of each month at 7:30 a.m.

**Board Action**

A motion was made by Blake Brininstool, seconded by Aaron Jameson, to keep the current monthly WEDC Board Meeting set for the third Wednesday of each month at 7:30 a.m. A vote was taken, and the motion passed 4-0.

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

**Staff Comments**

Staff recommended tabling this item and possibly scheduling a Special Called Meeting once the bids for concrete work associated with TxDOT improvements have been received.

**Board Action**

A motion was made by Aaron Jameson, seconded by Blake Brininstool, to table this item. A vote was taken, and the motion passed 4-0.

President Whitehead then moved back to consider Discussion Item 1.

**DISCUSSION ITEMS**

---

**DS1. Discussion regarding WEDC Board Retreat.**

**Staff Comments**

Staff reminded the Board that November 6<sup>th</sup> was selected for the upcoming Board Retreat and inquired if there were any discussions that the Board wanted to include. Current items of discussion include the Board Member handbook, driving tour, and discussions related to strategy with Aaron Farmer of Retail Coach.

**EXECUTIVE SESSION**

---

Recessed into Closed Session at 8:37 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 Ballard/Brown, Brown/Eubanks, FM 544/Cooper, FM 544/Sanden, 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, 2021-2d, 2021-5a, 2021-6c, 2021-9b, 2021-11b, 2022-1b, 2022-1c, 2022-7b, 2022-9a, 2022-10c, 2023-1a, 2023-1c, 2023-2b, 2023-2d, 2023-3b, 2023-5b, 2023-6b, 2023-6c, 2023-6d, 2023-8a, 2023-8b, 2023-8c, 2023-9a, 2023-9b, 2023-9c, 2023-9d, 2023-10a, and 2023-10b.**

**RECONVENE INTO OPEN SESSION**

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

President Whitehead reconvened into Open Session at 9:16 a.m.

The Board announced the promotion of Rachael Hermes to Assistant Director and commented on their appreciation for the work that she does for Wylie EDC.

**FUTURE AGENDA ITEMS**

There were no Items requested for inclusion on future agendas.

**ADJOURNMENT**

With no further business, President Whitehead adjourned the WEDC Board meeting at 9:17 a.m.

\_\_\_\_\_  
**Melisa Whitehead, President**

**ATTEST:**

\_\_\_\_\_  
**Jason Greiner, Executive Director**

**Minutes**  
**Wylie Economic Development Corporation**  
**Board of Directors Special Called Meeting**

November 6, 2023 – 7:30 A.M.  
WEDC Offices – Conference Room  
250 S Hwy 78 – Wylie, TX 75098

**CALL TO ORDER**

---

*Announce the presence of a Quorum*

Vice President Aaron Jameson called the meeting to order at 7:34 a.m. Board Members present were Whitney McDougall, Blake Brininstool, and Demond Dawkins.

Ex-Officio Members Mayor Matthew Porter and City Manager Brent Parker were present.

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

**INVOCATION & PLEDGE OF ALLEGIANCE**

---

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

**COMMENTS ON NON-AGENDA ITEMS**

---

With no citizen participation, Vice President Jameson moved to Regular Agenda Items.

**REGULAR AGENDA**

---

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

**Staff Comments**

Staff will lead further discussions in Executive Session regarding the three bids received for the construction of the TxDOT Improvements, including two hooded left turn lanes, multiple deceleration lanes and the realignment of Marble Street. No action was taken.

**2. Consider and act upon a First Amendment to the Purchase and Sale Agreement between WEDC and SCSD-Finnell, LTD.**

**Staff Comments**

It was anticipated that SCSD-Finnell, LTD would request an extension, but Staff noted that no action will need to be taken on this item. Staff reminded the Board that this is Lot 2 on the FM 544 Gateway Addition property.

**3. Consider and act upon a Second Amendment to the Performance Agreement between WEDC and Glen Echo Brewing LLC.**

**Staff Comments**

Staff referred the Board to the Second Amendment to the Performance Agreement provided in the agenda packet. This Second Amendment provides a 90-day extension to allow more time to finish the installation of the fire hydrant and fire suppression system. Installation is expected within the



next two weeks, but to avoid any weather or holiday delays, staff suggests providing a 90-day extension.

### **Board Action**

A motion was made by Blake Brininstool, seconded by Whitney McDougall, to approve a Second Amendment to the Performance Agreement between the WEDC and Glen Echo Brewing and further authorize the Executive Director to execute any and all necessary documents. A vote was taken, and the motion passed 4-0.

## **DISCUSSION ITEMS**

---

### **DS1. Discussion regarding WEDC Board Retreat.**

#### **Staff Comments**

Staff reminded the Board that the November 6<sup>th</sup> Board Retreat has been postponed and opened the discussion for a possible date to reschedule the Retreat. The Board then discussed possible dates to reschedule and selected a tentative date for Friday, January 12, 2024, at 7:30am.

## **EXECUTIVE SESSION**

---

Recessed into Closed Session at 7:52 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 Ballard/Brown, Brown/Eubanks, FM 544/Cooper, FM 544/Sanden, Jackson/Oak, Regency/Steel, State Hwy 78/Ballard, State Hwy 78/Brown, and State Hwy 78/Skyview.**

### **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, 2021-2d, 2021-5a, 2021-6c, 2021-9b, 2021-11b, 2022-1b, 2022-1c, 2022-7b, 2022-9a, 2022-10c, 2023-1a, 2023-1c, 2023-2b, 2023-2d, 2023-3b, 2023-5b, 2023-6b, 2023-6c, 2023-6d, 2023-8a, 2023-8b, 2023-8c, 2023-9a, 2023-9b, 2023-9c, 2023-9d, 2023-10a, and 2023-10b.**

## **RECONVENE INTO OPEN SESSION**

---

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

Vice President Jameson reconvened into Open Session at 8:32 a.m. No action was taken on Regular Agenda Item 1 or from Executive Session.

## **FUTURE AGENDA ITEMS**

---

There were no Items requested for inclusion on future agendas.

WEDC – Minutes  
November 6, 2023  
Page 3 of 3

**ADJOURNMENT**

---

With no further business, Vice President Jameson adjourned the WEDC Board meeting at 8:33 a.m.

---

**Aaron Jameson, Vice President**

**ATTEST:**

---

**Jason Greiner, Executive Director**



Wylie Economic Development  
Board

## AGENDA REPORT

Meeting Date: November 15, 2023

Item Number: B

Prepared By: Jason Greiner

### Subject

Consider and act upon approval of the October 2023 WEDC Treasurer's Report.

### Recommendation

Motion to approve the October 2023 WEDC Treasurer's Report.

Presented for the Board's review and approval is the October 2023 Treasurer's Report detailing the month and year-to-date financial transactions and performance against budget. In this report, you will find the Revenue and Expense Report, Statement of Net Position, Balance Sheet, Sales Tax Report, and Performance Agreement Summary.

#### REVENUES:

Sales Tax Revenue earned in August allocated in October, was \$377,466.67, an increase of 9.02% over the same period in 2022.

#### EXPENSES:

##### Special Services- Infrastructure

\$ 15,551.68 Ferguson Waterworks (Fire Hydrant- Birmingham)

\$ 6,101.36 Ferguson Waterworks (Fire Hydrant- Birmingham)

##### Land Acquisition

\$ 7,079.00 City of Wylie (ROW Acquisition- Hwy 78 & Brown)

##### Special Services- Real Estate

\$ 61,218.75 Zachary Construction (Drainage Improvements- Steel/Hooper)

**October Rev/Exp Report  
Account Summary**

For Fiscal: 2023-2024 Period Ending: 10/31/2023

		Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)	Percent Remaining
<b>Fund: 111 - WYLIE ECONOMIC DEVEL CORP</b>							
<b>Revenue</b>							
<a href="#">111-4000-40210</a>	SALES TAX	4,536,561.00	4,536,561.00	0.00	0.00	-4,536,561.00	100.00 %
<a href="#">111-4000-46110</a>	ALLOCATED INTEREST EARNINGS	112,000.00	112,000.00	0.00	0.00	-112,000.00	100.00 %
<a href="#">111-4000-48110</a>	RENTAL INCOME	48,600.00	48,600.00	0.00	0.00	-48,600.00	100.00 %
<a href="#">111-4000-48430</a>	GAIN/(LOSS) SALE OF CAP ASSETS	2,655,970.00	2,655,970.00	0.00	0.00	-2,655,970.00	100.00 %
	<b>Revenue Total:</b>	<b>7,353,131.00</b>	<b>7,353,131.00</b>	<b>0.00</b>	<b>0.00</b>	<b>-7,353,131.00</b>	<b>100.00%</b>
<b>Expense</b>							
<a href="#">111-5611-51110</a>	SALARIES	440,500.00	440,500.00	14,594.80	14,594.80	425,905.20	96.69 %
<a href="#">111-5611-51140</a>	LONGEVITY PAY	1,200.00	1,200.00	0.00	0.00	1,200.00	100.00 %
<a href="#">111-5611-51310</a>	TMRS	68,500.00	68,500.00	2,056.20	2,056.20	66,443.80	97.00 %
<a href="#">111-5611-51410</a>	HOSPITAL & LIFE INSURANCE	81,000.00	81,000.00	4,944.74	4,944.74	76,055.26	93.90 %
<a href="#">111-5611-51420</a>	LONG-TERM DISABILITY	1,600.00	1,600.00	0.00	0.00	1,600.00	100.00 %
<a href="#">111-5611-51440</a>	FICA	27,000.00	27,000.00	815.18	815.18	26,184.82	96.98 %
<a href="#">111-5611-51450</a>	MEDICARE	6,400.00	6,400.00	190.64	190.64	6,209.36	97.02 %
<a href="#">111-5611-51470</a>	WORKERS COMP PREMIUM	2,100.00	2,100.00	0.00	0.00	2,100.00	100.00 %
<a href="#">111-5611-51480</a>	UNEMPLOYMENT COMP (TWC)	1,600.00	1,600.00	2.52	2.52	1,597.48	99.84 %
<a href="#">111-5611-52010</a>	OFFICE SUPPLIES	5,000.00	5,000.00	126.34	126.34	4,873.66	97.47 %
<a href="#">111-5611-52040</a>	POSTAGE & FREIGHT	300.00	300.00	0.00	0.00	300.00	100.00 %
<a href="#">111-5611-52810</a>	FOOD SUPPLIES	3,000.00	3,000.00	89.26	89.26	2,910.74	97.02 %
<a href="#">111-5611-54610</a>	FURNITURE & FIXTURES	2,500.00	2,500.00	0.00	0.00	2,500.00	100.00 %
<a href="#">111-5611-54810</a>	COMPUTER HARD/SOFTWARE	7,650.00	7,650.00	0.00	0.00	7,650.00	100.00 %
<a href="#">111-5611-56030</a>	INCENTIVES	1,929,250.00	1,929,250.00	0.00	0.00	1,929,250.00	100.00 %
<a href="#">111-5611-56040</a>	SPECIAL SERVICES	37,270.00	37,270.00	157.50	157.50	37,112.50	99.58 %
<a href="#">111-5611-56041</a>	SPECIAL SERVICES-REAL ESTATE	234,500.00	234,500.00	62,916.84	62,916.84	171,583.16	73.17 %
<a href="#">111-5611-56042</a>	SPECIAL SERVICES-INFRASTRUCTURE	10,324,000.00	10,324,000.00	6,101.36	6,101.36	10,317,898.64	99.94 %
<a href="#">111-5611-56080</a>	ADVERTISING	226,125.00	226,125.00	9,372.62	9,372.62	216,752.38	95.86 %
<a href="#">111-5611-56090</a>	COMMUNITY DEVELOPMENT	64,950.00	64,950.00	5,000.00	5,000.00	59,950.00	92.30 %
<a href="#">111-5611-56110</a>	COMMUNICATIONS	7,900.00	7,900.00	0.00	0.00	7,900.00	100.00 %
<a href="#">111-5611-56180</a>	RENTAL	27,000.00	27,000.00	2,250.00	2,250.00	24,750.00	91.67 %
<a href="#">111-5611-56210</a>	TRAVEL & TRAINING	73,000.00	73,000.00	63.87	63.87	72,936.13	99.91 %
<a href="#">111-5611-56250</a>	DUES & SUBSCRIPTIONS	60,733.00	60,733.00	17,338.88	17,338.88	43,394.12	71.45 %
<a href="#">111-5611-56310</a>	INSURANCE	6,800.00	6,800.00	0.00	0.00	6,800.00	100.00 %
<a href="#">111-5611-56510</a>	AUDIT & LEGAL SERVICES	23,000.00	23,000.00	0.00	0.00	23,000.00	100.00 %
<a href="#">111-5611-56570</a>	ENGINEERING/ARCHITECTURAL	530,175.00	530,175.00	37,420.00	37,420.00	492,755.00	92.94 %
<a href="#">111-5611-56610</a>	UTILITIES-ELECTRIC	2,400.00	2,400.00	0.00	0.00	2,400.00	100.00 %
<a href="#">111-5611-57410</a>	PRINCIPAL PAYMENT	600,096.00	600,096.00	49,072.66	49,072.66	551,023.34	91.82 %
<a href="#">111-5611-57415</a>	INTEREST EXPENSE	631,902.00	631,902.00	53,593.81	53,593.81	578,308.19	91.52 %
<a href="#">111-5611-58110</a>	LAND-PURCHASE PRICE	1,000,000.00	1,000,000.00	7,079.00	7,079.00	992,921.00	99.29 %
<a href="#">111-5611-58995</a>	CONTRA CAPITAL OUTLAY	0.00	0.00	-7,079.00	-7,079.00	7,079.00	0.00 %
	<b>Expense Total:</b>	<b>16,427,451.00</b>	<b>16,427,451.00</b>	<b>266,107.22</b>	<b>266,107.22</b>	<b>16,161,343.78</b>	<b>98.38%</b>
<b>Fund: 111 - WYLIE ECONOMIC DEVEL CORP Surplus (Deficit):</b>		<b>-9,074,320.00</b>	<b>-9,074,320.00</b>	<b>-266,107.22</b>	<b>-266,107.22</b>	<b>8,808,212.78</b>	<b>97.07%</b>
	<b>Report Surplus (Deficit):</b>	<b>-9,074,320.00</b>	<b>-9,074,320.00</b>	<b>-266,107.22</b>	<b>-266,107.22</b>	<b>8,808,212.78</b>	<b>97.07%</b>

Budget Report

For Fiscal: 2023-2024 Period Ending: 10/31/2023

**Group Summary**

Account Typ...	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance	
					Favorable (Unfavorable)	Percent Remaining
<b>Fund: 111 - WYLIE ECONOMIC DEVEL CORP</b>						
Revenue	7,353,131.00	7,353,131.00	0.00	0.00	-7,353,131.00	100.00%
Expense	16,427,451.00	16,427,451.00	266,107.22	266,107.22	16,161,343.78	98.38%
<b>Fund: 111 - WYLIE ECONOMIC DEVEL CORP Surplus (Deficit):</b>	<b>-9,074,320.00</b>	<b>-9,074,320.00</b>	<b>-266,107.22</b>	<b>-266,107.22</b>	<b>8,808,212.78</b>	<b>97.07%</b>
<b>Report Surplus (Deficit):</b>	<b>-9,074,320.00</b>	<b>-9,074,320.00</b>	<b>-266,107.22</b>	<b>-266,107.22</b>	<b>8,808,212.78</b>	<b>97.07%</b>

11/15/2023 Item B.

Budget Report

For Fiscal: 2023-2024 Period Ending: 10/31/2023

Fund Summary

Fund	Original Total Budget	Current Total Budget	Period Activity	Fiscal Activity	Variance Favorable (Unfavorable)
111 - WYLIE ECONOMIC DEVEL CO	-9,074,320.00	-9,074,320.00	-266,107.22	-266,107.22	8,808,212.78
<b>Report Surplus (Deficit):</b>	<b>-9,074,320.00</b>	<b>-9,074,320.00</b>	<b>-266,107.22</b>	<b>-266,107.22</b>	<b>8,808,212.78</b>

11/9/2023 2:54:29 PM

Page 3 of 3

14

Statement of Net Position  
As of October 31, 2023

**Assets**

Cash and cash equivalents	\$ 12,633,749.82	
Receivables	\$ 120,000.00	Note 1
Inventories	\$ 16,013,084.00	
Prepaid Items	\$ -	
<b>Total Assets</b>	<b>\$ 28,766,833.82</b>	

**Deferred Outflows of Resources**

Pensions	\$ 67,748.55
<b>Total deferred outflows of resources</b>	<b>\$ 67,748.55</b>

**Liabilities**

Accounts Payable and other current liabilities	\$ 18,866.66	
Unearned Revenue	\$ 1,200.00	Note 2
Non current liabilities:		
Due within one year	\$ 612,138.34	Note 3
Due in more than one year	\$ 15,020,931.54	
<b>Total Liabilities</b>	<b>\$ 15,653,136.54</b>	

**Deferred Inflows of Resources**

Miscellaneous	\$ (100,000.00)
Pensions	\$ (84,717.41)
<b>Total deferred inflows of resources</b>	<b>\$ (184,717.41)</b>

**Net Position**

Net investment in capital assets	\$ -
Unrestricted	\$ 12,996,728.42
<b>Total Net Position</b>	<b>\$ 12,996,728.42</b>

Note 1: Includes incentives in the form of forgivable loans for \$20,000 (LUV-ROS) and \$100,000 (Glen Echo)

Note 2: Deposits from rental property

Note 3: Liabilities due within one year includes compensated absences of \$32,301

**Balance Sheet**  
**Account Summary**  
 As Of 10/31/2023

Account	Name	Balance
<b>Fund: 111 - WYLIE ECONOMIC DEVEL CORP</b>		
<b>Assets</b>		
<a href="#">111-1000-10110</a>	CLAIM ON CASH AND CASH EQUIV.	12,631,749.82
<a href="#">111-1000-10115</a>	CASH - WEDC - INWOOD	0.00
<a href="#">111-1000-10135</a>	ESCROW	0.00
<a href="#">111-1000-10180</a>	DEPOSITS	2,000.00
<a href="#">111-1000-10198</a>	OTHER - MISC CLEARING	0.00
<a href="#">111-1000-10341</a>	TEXPOOL	0.00
<a href="#">111-1000-10343</a>	LOGIC	0.00
<a href="#">111-1000-10481</a>	INTEREST RECEIVABLE	0.00
<a href="#">111-1000-11511</a>	ACCTS REC - MISC	0.00
<a href="#">111-1000-11517</a>	ACCTS REC - SALES TAX	0.00
<a href="#">111-1000-12810</a>	LEASE PAYMENTS RECEIVABLE	0.00
<a href="#">111-1000-12950</a>	LOAN PROCEEDS RECEIVABLE	0.00
<a href="#">111-1000-12996</a>	LOAN RECEIVABLE	0.00
<a href="#">111-1000-12997</a>	ACCTS REC - JTM TECH	0.00
<a href="#">111-1000-12998</a>	ACCTS REC - FORGIVEABLE LOANS	120,000.00
<a href="#">111-1000-14112</a>	INVENTORY - MATERIAL/ SUPPLY	0.00
<a href="#">111-1000-14116</a>	INVENTORY - LAND & BUILDINGS	16,013,084.00
<a href="#">111-1000-14118</a>	INVENTORY - BAYCO/ SANDEN BLVD	0.00
<a href="#">111-1000-14310</a>	PREPAID EXPENSES - MISC	0.00
<a href="#">111-1000-14410</a>	DEFERRED OUTFLOWS	2,088,500.00
	<b>Total Assets:</b>	<b>30,855,333.82</b>
		<b><u>30,855,333.82</u></b>
<b>Liability</b>		
<a href="#">111-2000-20110</a>	FEDERAL INCOME TAX PAYABLE	0.00
<a href="#">111-2000-20111</a>	MEDICARE PAYABLE	0.00
<a href="#">111-2000-20112</a>	CHILD SUPPORT PAYABLE	0.00
<a href="#">111-2000-20113</a>	CREDIT UNION PAYABLE	0.00
<a href="#">111-2000-20114</a>	IRS LEVY PAYABLE	0.00
<a href="#">111-2000-20115</a>	NATIONWIDE DEFERRED COMP	0.00
<a href="#">111-2000-20116</a>	HEALTH INSUR PAY-EMPLOYEE	7,136.29
<a href="#">111-2000-20117</a>	TMRS PAYABLE	5,562.70
<a href="#">111-2000-20118</a>	ROTH IRA PAYABLE	0.00
<a href="#">111-2000-20119</a>	WORKERS COMP PAYABLE	0.00
<a href="#">111-2000-20120</a>	FICA PAYABLE	0.00
<a href="#">111-2000-20121</a>	TEC PAYABLE	0.00
<a href="#">111-2000-20122</a>	STUDENT LOAN LEVY PAYABLE	0.00
<a href="#">111-2000-20123</a>	ALIMONY PAYABLE	0.00
<a href="#">111-2000-20124</a>	BANKRUPTCY PAYABLE	0.00
<a href="#">111-2000-20125</a>	VALIC DEFERRED COMP	0.00
<a href="#">111-2000-20126</a>	ICMA PAYABLE	0.00
<a href="#">111-2000-20127</a>	EMP. LEGAL SERVICES PAYABLE	0.00
<a href="#">111-2000-20130</a>	FLEXIBLE SPENDING ACCOUNT	837.48
<a href="#">111-2000-20131</a>	EDWARD JONES DEFERRED COMP	0.00
<a href="#">111-2000-20132</a>	EMP CARE FLITE	12.00
<a href="#">111-2000-20133</a>	Unemployment Comp Payable	6.53
<a href="#">111-2000-20151</a>	ACCRUED WAGES PAYABLE	0.00
<a href="#">111-2000-20180</a>	ADDIT EMPLOYEE INSUR PAY	92.32
<a href="#">111-2000-20199</a>	MISC PAYROLL PAYABLE	0.00
<a href="#">111-2000-20201</a>	AP PENDING	5,219.34
<a href="#">111-2000-20210</a>	ACCOUNTS PAYABLE	0.00
<a href="#">111-2000-20530</a>	PROPERTY TAXES PAYABLE	0.00
<a href="#">111-2000-20540</a>	NOTES PAYABLE	2,088,500.00
<a href="#">111-2000-20810</a>	DUE TO GENERAL FUND	0.00



As Of 10/31/2023

## Balance Sheet

Account	Name	Balance
<a href="#">111-2000-22270</a>	DEFERRED INFLOW	100,000.00
<a href="#">111-2000-22275</a>	DEF INFLOW - LEASE PRINCIPAL	0.00
<a href="#">111-2000-22280</a>	DEFERRED INFLOW - LEASE INT	0.00
<a href="#">111-2000-22915</a>	RENTAL DEPOSITS	1,200.00
	<b>Total Liability:</b>	<b>2,208,566.66</b>

## Equity

<a href="#">111-3000-34110</a>	FUND BALANCE - RESERVED	0.00
<a href="#">111-3000-34590</a>	FUND BALANCE-UNRESERV/UNDESIG	28,912,874.38
	<b>Total Beginning Equity:</b>	<b>28,912,874.38</b>
Total Revenue		0.00
Total Expense		266,107.22
<b>Revenues Over/Under Expenses</b>		<b>-266,107.22</b>
	<b>Total Equity and Current Surplus (Deficit):</b>	<b>28,646,767.16</b>
	<b>Total Liabilities, Equity and Current Surplus (Deficit):</b>	<b><u>30,855,333.82</u></b>

As Of 10/31/2023

## Balance Sheet

Account	Name	Balance
Fund: 922 - GEN LONG TERM DEBT (WEDC)		
Assets		
	Total Assets:	<u>0.00</u> <u><u>0.00</u></u>
Liability		
<a href="#">922-2000-28248</a>	GOVCAP LOAN/SERIES 2022	7,556,077.29
	Total Liability:	<u>7,556,077.29</u>
	Total Equity and Current Surplus (Deficit):	0.00
	Total Liabilities, Equity and Current Surplus (Deficit):	<u>7,556,077.29</u>
	*** FUND 922 OUT OF BALANCE ***	-7,556,077.29

\*\*\*Warning: Account Authorization is turned on. Please run the Unauthorized Account Listing Report to see if you are out of balance due to missing accounts \*\*\*

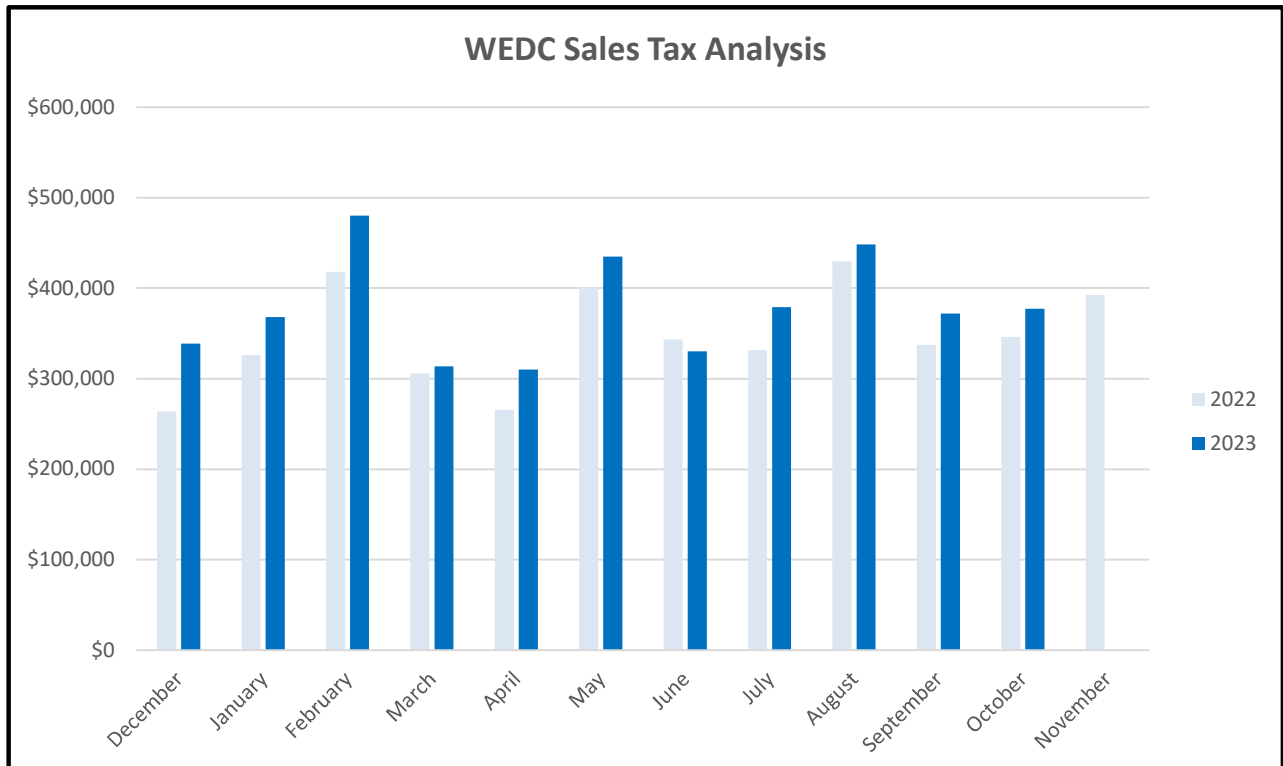
## Wylie Economic Development Corporation

### SALES TAX REPORT

October 31, 2023

### BUDGETED YEAR

MONTH	FY 2020	FY 2021	FY 2022	FY 2023	DIFF 22 vs. 23	% DIFF 22 vs. 23
DECEMBER	\$ 226,663.94	\$ 235,381.33	\$ 263,577.66	\$ 338,726.54	\$ 75,148.88	28.51%
JANUARY	\$ 218,520.22	\$ 262,263.52	\$ 326,207.92	\$ 368,377.73	\$ 42,169.80	12.93%
FEBRUARY	\$ 362,129.18	\$ 456,571.35	\$ 417,896.79	\$ 480,381.11	\$ 62,484.32	14.95%
MARCH	\$ 228,091.34	\$ 257,187.91	\$ 305,605.50	\$ 313,686.17	\$ 8,080.67	2.64%
APRIL	\$ 203,895.57	\$ 221,881.55	\$ 265,773.80	\$ 310,050.94	\$ 44,277.14	16.66%
MAY	\$ 289,224.35	\$ 400,371.70	\$ 401,180.20	\$ 434,878.33	\$ 33,698.14	8.40%
JUNE	\$ 239,340.35	\$ 290,586.92	\$ 343,371.26	\$ 330,236.89	\$ (13,134.37)	-3.83%
JULY	\$ 296,954.00	\$ 314,559.10	\$ 331,432.86	\$ 379,162.00	\$ 47,729.14	14.40%
AUGUST	\$ 325,104.34	\$ 390,790.76	\$ 429,696.16	\$ 448,253.70	\$ 18,557.55	4.32%
SEPTEMBER	\$ 259,257.89	\$ 307,681.15	\$ 337,512.61	\$ 371,880.65	\$ 34,368.03	10.18%
OCTOBER	\$ 249,357.02	\$ 326,382.38	\$ 346,236.36	\$ 377,466.67	\$ 31,230.31	9.02%
NOVEMBER	\$ 384,953.89	\$ 411,813.32	\$ 392,790.84			
<b>Sub-Total</b>	<b>\$ 3,283,492.09</b>	<b>\$ 3,875,470.98</b>	<b>\$ 4,161,281.96</b>	<b>\$ 4,153,100.73</b>	<b>\$ 384,609.61</b>	10.74%
<b>Total</b>	<b>\$ 3,283,492.09</b>	<b>\$ 3,875,470.98</b>	<b>\$ 4,161,281.96</b>	<b>\$ 4,153,100.73</b>	<b>\$ 384,609.61</b>	10.74%



\*\*\* Sales Tax collections typically take 2 months to be reflected as Revenue. SlsTx receipts are then accrued back 2 months.  
 Example: October SlsTx Revenue is actually August SlsTx and is therefore the 11th allocation in FY23.





Wylie Economic Development Board

**AGENDA REPORT**

Meeting Date: November 15, 2023

Item Number: 1

Prepared By: Jason Greiner

*(Staff Use Only)*

**Subject**

Consider and act upon an Agreement between WEDC and American Entitlements, LLC.

**Recommendation**

**Discussion**

Staff will lead a discussion regarding this item.

## AGENDA REPORT

**Meeting Date:** November 15, 2023      **Item Number:** 2  
**Prepared By:** Jason Greiner      *(Staff Use Only)*

### Subject

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

### Recommendation

Motion to award the contract to \_\_\_\_\_ in the amount of \$ \_\_\_\_\_ and further authorize the Executive Director to execute any and all necessary documents.

### Discussion

#### **Tabled from 11-6-2023**

As the Board will recall, the WEDC has been working toward the redevelopment of Hwy 78 & Brown since 2018. The next phase of this project is to approve bids for the construction of the TxDOT Improvements, including two hooded left turn lanes, multiple deceleration lanes and the realignment of Marble Street.

Staff will provide additional information regarding bids received for the necessary concrete work associated with TxDOT improvements for this project.



Wylie Economic Development Board

AGENDA REPORT

Meeting Date: November 6, 2023

Item Number: DS1

Prepared By: Jason Greiner

(Staff Use Only)

Subject
Discussion surrounding disposition of WEDC properties.

Recommendation

Discussion
In preparation and discussion for the FY23-24 budget, the Board determined that demolition of WEDC-owned properties would be included within the budget and staff would move forward with the marketing of available properties.
The properties budgeted for demolition include:
• 104 S Ballard
• 100 E Oak
• 300 N Second
• 701 S Ballard
• 711 Cooper
The Historic Review Commission approved demolition of 104 S Ballard and 100 E Oak with a 7-0 vote on October 26th. Demolition of these properties required HRC review, as they are within the Downtown Historic District. While HRC approved the demolition, they requested that the mural on the side of 104 S Ballard be photographed in case there is any desire to print imagery of the mural or replicate the mural at another location. The demolition of 300 N Second was tabled by the HRC, as they would like further determination/documentation regarding the age of the house. The date has not yet been set for the next HRC meeting and final approval will go to City Council following determination by HRC.
City Council approved the request for demolition of 104 S Ballard and 100 E Oak at the November 14th City Council Meeting, as approved by HRC. Staff will provide updates and provide guidance based on the feedback from Council.



Wylie Economic Development Board

AGENDA REPORT

Meeting Date: November 15, 2023 Item Number: DS2
Prepared By: Jason Greiner

Subject
Staff report: WEDC Property Update, Temporary Access Agreements, Downtown Parking, Engineering Report, Upcoming Events, and WEDC Activities/Programs.

Recommendation
No action is requested by staff on this item.

Discussion
WEDC Property Update:
Property Management
- Staff submitted applications to the Historic Review Commission for review of demolition of 100 W Oak, 104 S Ballard, 300 N 2nd, and 701 S Ballard. At the October 26th meeting, the HRC made motions to approve demolition of 100 W Oak, approve demolition of 104 S Ballard with the caveat that the WEDC photograph the mural for potential duplication or print in the future, and tabled the request to demolish the house at 300 N 2nd pending further historical review.
- Staff and/or Property Management have checked in with tenants that have been issued notice to vacate letters. (Commercial: 104 S Ballard, 100 W Oak, 711 Cooper, 25 Steel; Residential: 701 S Ballard, 300 N 2nd) Tenants at 104 S Ballard, 711 Cooper, 701 S Ballard and 300 N 2nd have vacated.
- Staff is in discussion with previous tenant at 106 N Birmingham, 605 Commerce Suite 200 and 908 Kirby regarding payment of past due rent and will provide updates as they are available.
- Staff has worked on removal of trees/limbs as needed on WEDC-owned properties and has requested bids for tree removal at 300 N 2nd.
Listing Agreement – Segovia Partners (SP)
- SP has continued to market developable properties and has engaged with potential users/developers.
- Staff will provide project updates in Executive Session.
Downtown Parking:
- Concept plans and OPCCs for Phase 1 and Buildout of the parking lots have been submitted.
- Preliminary Cost estimates are being prepared.
Downtown & SBO Property Concepts:
- KH to prepare concept layout for 503-701 S Ballard. Waiting on existing plat/survey data.



**Engineering Report:****Design & Engineering - 544 Gateway Addition – Kimley Horn (KH)**

- Atmos/Oncor coordination ongoing. Staff met onsite with Oncor to review location of utilities for development.
- The construction plan resubmittal to TxDOT was made 10/9/23. TIA will be resubmitted based on discussion from the meeting last month. Two variances will be requested.
- Ongoing coordination with Lot 1, Lot 2 and Lot 6 developers.
- After KH receive all approvals, KH will bid the project and setup a pre-con meeting.
- A replat will need to be prepared to show final easements after all approvals are received.
- City Council approved the street name for the public access easement within the development. Staff has received the signage required for “John Yeager Way”. The reception to unveil the street signage will take place on Tuesday, November 14<sup>th</sup> at 5:30 p.m.
- Staff met with USPS regarding postal service for the development and will further coordinate in the coming weeks.
- Completion Date: Fall-2023

**Design & Engineering – City of Wylie’s 19 Acres - FM 544 Corridor (KH)**

- Survey has been kicked off and is expected to begin the week of 10/23. This survey includes the data required for the future flood study of the City’s 19-acres.

**Environmental- State Hwy 78 & Brown – Elm Creek (EC)**

- TCEQ sent comments back on 8/29.
- EC has stated that the response will be submitted to TCEQ on 11-9-23. EC has proposed engaging the services of Whitehead Environmental Services to assist with speeding the process along. EC now anticipates being able to close the project by the end of the calendar year with the assistance of W&M.

**Design & Engineering - Cooper Plaza - State Hwy 78 & Brown**

- The Preliminary and Final Plat as well as the Civil Plans have been submitted to the City.
- The next step is construction bids and award of contract.
- Completion Date: Fall-2023

**Flood Study & Drainage Study- Hooper/Steel/Regency Business Park (KH)**

- Culvert and ditch cleanup work is complete.
- Environmental field work is complete and survey field work is anticipated to be completed this week. Next step is to clean up the survey data and begin the drainage analysis and modeling.
- Flood study analysis anticipated to take 3 months after receiving survey data.
- Buildable acreage exhibit updated to show developable acreage for each parcel.
- Completion Date: Fall-2023

**Water & Sewer Extension - State Hwy 78/Alanis (KH)**

- Approval from NTMWD received. Contractor will need to coordinate with NTMWD on shutdown for tie-in.
- The proposed drainage and sanitary sewer easements need to be resigned by Larry Nelson. We will then need to file with Collin County.
- The access easement across Stealth property needs to be resigned by Larry Nelson and Stealth. We will then need to file with Collin County.
- KH is preparing a concept exhibit for the Nelson’s property at the hard corner of 78 and Alanis. Concept is anticipated to include a gas station, multi-tenant retail, small office buildings and/or multi-family with detention and parking in the area outside the floodplain. The floodplain will be shown to be amenitized. Some potential uses included walking/biking trails, paintball course, disc golf, dog park, multi-use sports fields, etc. These uses need to be vetted through the applicable floodplain standards and with the City.

**Eubanks Easement/ROW Coordination**

- Easement exhibits have been submitted and staff is coordinating with property owners to get them signed.

**FM 544/Younger Partners Commercial Property Survey**

- Survey field work has begun and is expected to be completed by the end of November.

**SCS Lakes**

- KHA prepared IPO#10 to study the ponds and their dams. IPO to include the process for taking the ponds off system, providing an environmental inventory, providing a cost for dredging, providing flood studies for both watersheds and section on the possibility for adding amenities. Additional discussion will be needed prior to moving forward.

**State Hwy 78 TxDOT Improvements**

- KH to prepare EJCDC contracts for the project.

**BRE Updates:**

- Conducted 3 BRE visits in October.
- Managed and conducted MFG Day Launch event on October 5 including tours of 7 manufacturing plants for students, and community tours for citizens at 3 local manufacturers.
- Conducted additional student tours throughout the month with manufacturing disciplines including pharmaceutical compounding, construction and architecture. Identified 2 new certifications in demand for local employers to integrate into Wylie ISD CTE programs – Pro Core and Stormwater One for implementation in future curriculum.
- Worked with City Staff to assist new business in obtaining TCO for scheduled opening.
- Worked with local employer and Collin Corporate College to finalize workforce training program for insurance licensure program.
- Worked with Wylie ISD CTE to facilitate a Business Symposium for Business students. Expanded program to include EDC participation from Rockwall and Plano EDCs.
- Continued development of Collin College employer workforce programs for Registered Apprenticeship Programs, Skills Development Fund Grant Programs, Internship initiatives, and Teacher Externships.

**Additional WEDC Activities/Programs in Review:**

- Staff worked with legal regarding ongoing real estate projects and performance agreements.
- Staff coordinated the finalization of the sale of property at FM 544 Gateway with Phoenix Ascending LLC.
- Sales tax revenues for the month of November are up 16.78%.
- Overall sales tax revenues for FY23 are up 11.25%.
- Staff attended MFG Day events and community MFG Day facility tours on October 5.
- Staff attended the TEDC Annual Conference in Houston on October 11-13, where Jason Greiner was formally appointed to the TEDC Board of Directors.
- Staff attended Hope Under the Stars on October 21.
- Staff attended the State of the Wylie ISD & Collin College Chamber Luncheon on October 24.
- Staff worked on ongoing updates and refreshes to website content and available properties for better online visibility. This included work toward development of video content, updates to demographics and downloadable reports, and development of content including press releases.
- Staff worked on ongoing development of social media initiatives and future content creation/scheduling including updates and graphics for future events.

**Upcoming Events:**

- TML Economic Development Conference – November 16-17
- TEDC Sales Tax Workshop Virtual – December 4-15
- Tentative Board Retreat- January 12

- ICSC Red River- January 31- February 2
- Project U- Burleson- February 20
- TEDC Winter Conference- San Antonio- February 21-23
- TEDC Basic- Round Rock- February 27-March 1

Please see the attached Marketing Calendar for the full list of upcoming events.

**2023 October - Industry Appreciation Month** **Board Meeting – 18<sup>th</sup>**

Day	Time	Meeting/Event
3	8:30 am	WDMA Meeting
5		Manufacturing Day – Engineering-Welding Tours
5	4:00-7:00 pm	MFG Day Community Event - Sanden, Savage Precision Fabrication, Barco Pump
10	6:00 pm	City Council
<b>11-13</b>		<b><i>TEDC Annual Conference – Houston, TX – jg, djs</i></b>
17		Manufacturing Day – Compounding Pharmacy Tours
18	7:30 am	WEDC- Board Meeting
19		Manufacturing Day – Construction Tours
19	5:01 pm	5:01 Professional Mixer- Football Field Sports Bar & Grill
21	5:45 pm	Hope’s Gate – Hope Under the Stars
24	11:30 am	Wylie Chamber of Commerce – State of Wylie ISD & Collin College
24	6:00 pm	City Council
26	6:00-8:00 pm	Boo on Ballard
27		Manufacturing Day – Culinary Arts

**2023 November** **Board Meeting - 15<sup>th</sup>**

Day	Time	Meeting/Event
3	6:00 pm	Chamber of Commerce Cornament
<b>5-9</b>		<b><i>OU EDI Fall 2023 Institute – Austin TX - rh</i></b>
6		WEDC Board Retreat
7	8:30 am	WDMA Meeting
9	10:00-1:00	Red, White & YOU! Hiring Event- Plano Events Center
<b>10</b>		<b>Veterans Day- City Holiday</b>
13-17		National Apprenticeship Week
14	6:00 pm	City Council - Sm Business Sat, Nat’l App Wk, Nat’l Entr Day
15	7:30 am	WEDC- Board Meeting
15	8:30 am	Wylie Chamber Breakfast featuring Wylie Community Christian Care Center
<b>16-17</b>		<b><i>TML Economic Development Conference – Bastrop, TX - mw/bb/jg/rh</i></b>
21		National Entrepreneur’s Day
<b>23-24</b>	<b>CLOSED</b>	<b>Thanksgiving Holiday</b>
25		Small Business Saturday

**2022 December** **Board Meeting – 20<sup>th</sup>**

Day	Time	Meeting/Event	
1	6:00 pm	Chamber Winter Wonderland Elfin Gala – Boyd Farm, Lavon	*RSVP Needed
2	9am-4pm	Wylie Arts Festival- The Cross Event Center	
3	6:00 pm	Christmas Parade and Tree Lighting	
4-15		<i>TEDC Sales Tax Workshop – Virtual – aj, wm, bb</i>	
5	8:30 am	WDMA Meeting	
<b>7-8</b>		<b><i>TEDC Board Retreat - jg</i></b>	
8	4:00 pm	KCS Holiday Express – Christmas Train	
12	6:00 pm	City Council	
20	7:30 am	WEDC- Board Meeting	
<b>22, 25</b>	<b>CLOSED</b>	<b>Christmas Holiday</b>	

**Around the Corner...**

- New Year’s Day- Jan 1 – Office Holiday
- Board Retreat – Tentative January 12
- Leadership Wylie: City of Wylie/WEDC Day – January 18
- ICSC Red River – January 31 – February 2
- Project U- Burleson, TX- February 20
- TEDC Winter Conference – San Antonio, TX – February 21-23
- TEDC Basic Course – Round Rock, TX – February 27-March 1

*\*RSVP Needed*  
*\*RSVP Needed*  
*\*RSVP Needed*  
*\*RSVP Needed*