

THOSE PRESENT: Clif Shaw, Joe Janick, Jason Corley, Paula Bibbs-Samuels, Carlos Garcia, Wade Willson, Melissa McCaghren, and Lezlee Harlan.

1. Open – Clif Shaw called the meeting at 12:01 pm in the SEDCO Office Building.
2. Invocation – Lezlee Harlan offered the invocation.
3. Abstention and Conflicts of Interest – None
4. February 20, 2025 Regular Meeting Minutes – Joe Janick made a motion to accept the February 20, 2025 regular meeting minutes as presented. Jason Corley seconded the motion. The motion carried unanimously.
5. Financial Statement and Monthly Bills – Joe Janick made the motion to accept financial statements and monthly bills as presented. Carlos Garcia seconded the motion. The motion carried unanimously.
6. Comments from the Public – Limited to 5 minutes – none
7. Director and or Presidents Report:
  - a. Discuss consider, and take action on a contract amendment with The Retail Coach – Jason Corley made the motion to pay the second year contract amendment at \$15,000.00 with The Retail Coach. Carlos Garcia seconded the motion. The motion carried unanimously.
  - b. Discuss, consider, and take action on a sponsorship for the 2025 Slaton Education Foundation Gala – Carlos Garcia made a motion to donate \$2,500.00 to sponsor the 2025 Slaton Education Foundation Gala by purchasing a \$1,500.00 table and provide a \$1,000.00 donation dollar match. Jason Corley seconded the motion. The motion carried unanimously.
  - c. Discuss, consider, and take action on Downtown Strategies strategic plan for Slaton – Jason Corley made the motion to postpone the strategic plan with Downtown Strategies to a later date. Joe Janick seconded the motion. The motion carried unanimously.
  - d. Discuss, consider and take action on NoMiss Communications advertising package and promotion of Slaton – Jason Corley made the motion to table the advertising package and promotion of Slaton through NoMiss Communications until next month when Kim Davis can attend the SEDCO Board Meeting. Carlos Garcia seconded the motion. The motion carried unanimously.
  - e. Discuss, consider, and take action on a professional website builder – Carlos Garcia made the motion to hire Viking Film Works for \$10,000.00 to create a profession website which specializes in Economic Developments. Jason Corley seconded the motion. The motion carried unanimously.
  - f. Discuss, consider, and take action on Crown Castle Cell Tower Lease extension options – Jason Corley made the motion to accept the top Option A on the lease extension proposal from Crown Castle Cell Tower, which extends the contract from June 30, 2035 to June 30, 2065 with 10% price increments every five years and a first right of refusal for purchasing the property. Joe Janick seconded the motion. The motion carried unanimously.
  - g. Discuss update on Lorentz Corporation building construction incentive – Lezlee Harlan reported that she talked with Eric Macias and he will begin construction on their building in September.
  - h. Discuss the engineering study or architectural review of the SEDCO property at 165 W Lubbock Street – Lezlee Harlan reported that she still hasn't received a contract to sign to begin the engineer study but has reached back out to Jacob/Martin for a contract to begin the assessment.
  - i. Update on The Retail Coach progress for retail recruitment in Slaton – There was no update this month.
  - j. Prospective new businesses – No new businesses to report on at this time.
8. Executive Session:

An Executive Session may be held under the Provisions of Texas Government Code Section, 551.071; 551.072; 551.073; 551.074; 551.086

  - a. Section 551.086 – Deliberations regarding economic development negotiations – Water & Wastewater Modeling update and Tax Abatement for potential retail businesses – Project 2024-25-1
  - b. Section 551.086 – Deliberation regarding economic development negotiations – Building donated for Project 2024-25-5
  - c. Section 551.086 – Deliberation regarding economic development negotiations – Project 2024-25-6  
The Board went into Executive Session at 1:34 pm regarding Sections 551.086 and 551.074  
The Board came out of Executive Session at 1:51 pm. No action was taken during Executive Session.  
Any action as a result of this Executive Session will be made in open session.  
Clif Shaw announced, it is now 1:52 pm, we are back in open session.
9. Discuss and Consider any Action to be Taken After Executive Session –
  - a. Section 551.086 – Deliberations regarding economic development negotiations – Water & Wastewater Modeling update and Tax Abatement for potential retail businesses – Project 2024-25-1 – Joe Janick made the motion to reimburse the City of Slaton for the engineering fees for water and wastewater modeling. Jason Corley seconded the motion. The motion carried unanimously.
  - b. Section 551.086 – Deliberation regarding economic development negotiations – Building donated for Project 2024-25-5 – No action taken.
  - c. Section 551.086 – Deliberation regarding economic development negotiations – Project 2024-25-6 – No action taken.
10. Adjournment – 1:53 pm

Slaton Economic Development Corporation, Type B

By: \_\_\_\_\_  
Clif Shaw, President

ATTEST:

By: \_\_\_\_\_  
Joe Janick, Vice President