MPEDC
MOUNT PLEASANT ECONOMIC DEVELOPMENT CORPORATION

MINUTES

STATE OF TEXAS

COUNTY OF TITUS

CITY OF MOUNT PLEASANT

The Mount Pleasant Economic Development Corporation Board of Directors, after notice posted in the manner, form, and contents as required by law, met **August 15, 2024, at 11:00 AM** at Local Bounti, located 125 Cypress Dr., Mount Pleasant, TX 75455.

Name	Title/Company	Present (Y or N)
Erman Hensel	President	Y
Brian Niblett	Vice President	N
Jason Snodgrass	Secretary/Treasurer	N
Chris Elliott	Member	Y
Mike Price	Member	Y
Nathan Tafoya	Executive Director	Y
Janeth Moreno	Director of Business Operations	Y

1. **CALL TO ORDER: 11:07 AM**

2. **CONSENT AGENDA:**
   a. Motion made by **Mike Price,** seconded by **Chris Elliott** to approve the board minutes.. Upon a vote, motion carried unanimously.
   b. Motion made by **Chris Elliott**, seconded by **Mike Price**, to approve the financials for July 2024. Upon a vote, motion carried unanimously.

3. **EXECUTIVE SESSION**

The Board retired into executive session at **11:18 AM** to consider the following:
   a. 551.072 'Real Property' to deliberate the purchase, exchange, lease, or value of real property.
   b. 551.087 'Deliberations Regarding Economic Development Negotiations'.
   c. 551.074 Personnel Matters: 'To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.'

The Board returned to open session at **11:49 AM**

4. **RECONVENE INTO REGULAR SESSION**

   No action taken.

5. **ACTION: CONSIDER AND POSSIBLY APPROVE EXECUTIVE DIRECTOR TO EXECUTE THE COMMERICAL CONTRACT AMENDMENT ON REAL ESTATE NEAR WINFIELD.-** Motion made by **Chris Elliott,** seconded by **Mike Price**, to approve Executive Director to execute the Commercial Contract Amendment on real estate near Winfield. Upon a vote, motion carried unanimously.

6. **ACTION: CONSIDER AND POSSIBLY APPROVE TO INCREASE THE DUE DILIGENCE BUDGET FOR PROJECT TRICYCLE.-** Board tabled item.

7. **EXECUTIVE DIRECTOR'S REPORT-** No report.

8. **ADJOURN: 11:53 AM**
   Motion made by **Mike Price,** seconded by **Chris Elliott**, to adjourn the August 15, 2024, meeting. Upon a vote, motion carried unanimously.

Erman Hensel

ERMAN HENSEL, PRESIDENT