



**NOTICE OF REGULAR MEETING  
SEALY ECONOMIC DEVELOPMENT CORPORATION  
CITY OF SEALY COUNCIL CHAMBERS  
415 MAIN STREET  
TUESDAY, JANUARY 28, 2020  
6:00 P.M.**

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Notice is hereby given of a meeting of the Sealy Economic Development Corporation to be held on the above-mentioned date and time at the CITY OF SEALY COUNCIL CHAMBERS located at 415 Main Street, in Sealy, Texas, for the purpose of discussing the following agenda items. All agenda items are subject to action.

The Board of Directors reserve the right to adjourn into Executive Session at any time during the course of this meeting to discuss any of the matters listed below, as authorized by Title 5, Chapter 551, of the Texas Government Code.

1. Call to Order
2. Invocation and Pledge of Allegiance
3. Roll Call and Certification of a Quorum
4. Petitions or Requests from the Public  
*(Comments made under this agenda item are limited to five minutes per person; however, if a large quantity of individuals has registered to speak, the time may be reduced. In accordance with the Texas Open Meetings Act, the Board of Directors will not discuss or consider any item addressed during this agenda item. However, the President or Executive Director may make statements of fact, for example, identifying the procedure for reporting an issue or referring the speaker to the cognizant agency or individual.)*
5. Discussion and possible action to approve the minutes for the meeting held on December 16, 2019.
6. **PUBLIC HEARING:** The SEDC will receive comments for proposed incentives and the expenditure of funds for the Brazos Mill Office Condominiums Project to provide funding for the Project to promote new business development and enterprises. Proposed incentives include targeted infrastructure assistance, construction incentives for new buildings, and reimbursement of Direct Payment Sales Tax for qualifying supplies purchases. Total of all incentives not to exceed \$210,600.00.
7. **PUBLIC HEARING:** The SEDC will receive comments for proposed expenditure of funds to reimburse the City of Sealy, Texas or have the EDC pay directly for promotional décor (holiday). Total expenditure not to exceed \$18,833.28.
8. **PUBLIC HEARING:** The SEDC will receive comments for proposed expenditure of funds for CCA Southeast, Inc. for Direct Tax Pay Administration. Total expenditure not to exceed \$45,000.00.
9. **PUBLIC HEARING:** The SEDC will receive comments for proposed expenditure of funds to the Sealy Chamber of Commerce for a Historic District Improvement Grant for building improvement. Total expenditure not to exceed \$3,600.00.

**Sealy Economic Development Corporation  
Meeting Agenda  
January 28, 2020**

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10. Discussion and possible action to approve EDC funding for proposed incentives and the expenditure of funds for the Brazos Mill Office Condominiums Project.
11. Discussion and possible action to approve a Performance Agreement between the EDC and Brazos Mill Office Condominiums and Thomas Wollney, Jr.
12. Discussion and possible action to approve EDC expenditure of funds to reimburse the City of Sealy or have the EDC pay directly for promotional décor (holiday).
13. Discussion and possible action to approve the proposed expenditure of funds to the Sealy Chamber of Commerce for a Historic District Improvement Grant for building improvement.
14. Discussion and possible action to make a recommendation to council to approve a resolution adopting the Sealy Economic Development Corporation's investment policy.
15. Discussion regarding the monthly Treasurer's Reports (Steven Kutra, SEDC Treasurer/Director of Finance).
  - a. Paid Invoice Report
  - b. Budget to Actual Report
  - c. Sales Tax Report
  - d. Cash & Investments Report
16. Executive Director Report / Discussion of the following items:
  - a. Introduction of new EDC Executive Assistant, Katherine Ellis
  - b. Kimbra Hill attended the new Main Street Manager training in Elgin
  - c. Increasing Historic District Improvement Grant funds next month
  - d. Sterling Schiller attended EDC workshops and received certificates
17. Request(s) for future agenda items and comment(s).
18. Adjournment

**CERTIFICATION**

I hereby certify that a copy of the January 28, 2020 agenda of items to be considered by the Sealy Economic Development Corporation Board of Directors was posted at City Hall, 415 Main Street, City of Sealy, Texas and on the Sealy EDC website on or before the 72-hour notice requirement.

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Brooke Knoll, Secretary  
Sealy Economic Development Corporation

***NOTICE OF ASSISTANCE AT PUBLIC MEETING: In compliance with the Americans with Disability Act, the Sealy Economic Development Corporation will provide for reasonable accommodations for persons with disabilities who plan to attend the meeting and who might need auxiliary aids or services. Please contact the City Secretary at 979-627-6105 or bknoll@ci.sealy.tx.us.***