



NOTICE OF REGULAR MEETING
SEALY ECONOMIC DEVELOPMENT CORPORATION
SEALY EDC BOARD ROOM
330 MAIN STREET SUITE 5
SEALY, TX 77474
TUESDAY, JANUARY 28, 2025
6:00 P.M.

Notice is hereby given of a meeting of the Sealy Economic Development Corporation to be held on the above-mentioned date, time, and location for the purpose of discussing the following agenda items. All agenda items are subject to action.

The Board of Directors reserves 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, Requests, or Comments from the Public. Speaker time shall be limited to three minutes.
5. Discussion and possible action to approve the minutes for the following date(s):
 - Tuesday, November 26, 2024
6. Discussion and possible action of Board Meeting process and procedures.
7. Discussion regarding the monthly Treasurer's Reports; the monthly Payables Report and Gatekeeping Report; and the monthly Fiscal Year 2024-2025 Budget Review Spreadsheet:
 - a. Balance Sheet with Cash & Investments
 - b. Payment Register Report
 - c. Budget to Actual Report
 - d. Sales Tax Report
 - e. Payables Report & Gatekeeping Report – SEDC Staff
 - f. Fiscal Year 2024-2025 Budget Review Spreadsheet – President Schiller
8. **PUBLIC HEARING:** The SEDC will receive comments for proposed budget amendment(s) for fiscal year 2024-2025. The proposed budget amendment(s) provides funding for parking project(s) being the W.E. Hill Community Center and downtown parking projects. The proposed amendment(s) will transfer funds from the SEDC's fund balance to the Roads & Parking line item in an amount not to exceed \$113,000.00.
9. Discussion and possible action to approve an SEDC FY 2024-2025 Budget Amendment(s) to fund the W.E. Hill Community Center and Downtown Parking Projects.
10. Discussion and possible action to waive the Maintenance Bond provision of a 2019 Amended Economic Development Performance Agreement between the Sealy Economic Development (SEDC) and DPK Land Development, LLC and David P. Kelley II (Dove Landing) and to institute forgiveness of the loan amount of \$300,000.00.

**Sealy Economic Development Corporation
Meeting Agenda
January 28, 2025**

11. Discussion and possible action to approve an equipment agreement between the Sealy EDC and UBEO Business Services for a copier.
12. Discussion and possible action on acceptance of the Post Event Report from the Sealy Area Chamber of Commerce 2024 Fantasy of Lights.
13. Discuss and possible action on acceptance of the FY 2023-2024 Sealy Economic Development Annual Report.
14. **EXECUTIVE SESSION: A closed meeting will be held concerning the following item(s):**
 - a. **Texas Government Code, Section 551.074, PERSONNEL MATTERS:** (to deliberate the employment, evaluation, and duties, of a public officer or employee).
 - SEDC Executive Director Annual Evaluation
15. Reconvene into Regular Session and consider action, if any, on items discussed in Executive Session.
16. Sealy EDC Executive Director's Report, entailing discussion of the following item(s):
 - a. Greater Sealy Area Chamber of Commerce Banquet
 - b. Bylaws Review and amendment(s)
 - c. Update on the finalization of the Flock Camera Program
 - d. Update on Sealy EDC Website Development
 - e. Customer Relationship Management (CRM) installation
17. Request(s) for future agenda items and comment(s).
18. Adjournment.

CERTIFICATION

I hereby certify that a copy of the January 28, 2025 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.



Katherine Ellis, Secretary
Sealy Economic Development Corporation

Date posted: 1.24.25

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 Secretary at 979-627-6127 or kellis@ci.sealy.tx.us.*