

**MINUTES OF THE BOARD OF DIRECTORS
CONROE INDUSTRIAL DEVELOPMENT CORPORATION
REGULAR BOARD MEETING OF MAY 21, 2020**

On May 21, 2020 the Board of Directors of the Corporation did meet via Zoom teleconference due to the COVID-19 pandemic, written notice of the time, place and subject of said public meeting having been previously given in accordance with Texas Government Code, Chapter 551 and the pandemic emergency procedures authorized by the Governor and Attorney General of the State of Texas, and to each Director of the Corporation in the manner provided by law.

All of the following members were present:

George Waggoner
Keaton Hineman
Chip VanSteenberg
Seth Gibson
Toby Powell
Raymond McDonald
Duke Coon

Members absent were:

Other persons in attendance included:

Paul Virgadamo, President
Steve Williams, Treasurer
Marcus Winberry, Secretary
Danielle Scheiner, Executive Director CEDC
Tommy Woolley, Director of Capital Projects – Engineering
Norman McGuire, Director of Public Works

A quorum of the Board was present and the Chairman convened the meeting.

Item 1. A Motion by **Director Powell** seconded by **Director Gibson** to:

APPROVE AS SUBMITTED THE MINUTES OF THE MEETING OF
APRIL 16, 2020

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
George Waggoner			
Chip VanSteenberg			
Seth Gibson			
Keaton Hineman			
Duke Coon			
Raymond McDonald			
Toby Powell			

The motion was passed and adopted.

Item 2. A Motion by **Director Powell** seconded by **Director VanSteenberg** to:

APPROVE THE MONTHLY FINANCIAL REPORT FOR MARCH 2020 AS PRESENTED

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
George Waggoner			
Chip VanSteenberg			
Seth Gibson			
Keaton Hineman			
Duke Coon			
Raymond McDonald			
Toby Powell			

The motion was passed and adopted.

Item 3. A Motion by **Director Powell** seconded by **Director VanSteenberg** to:

RIGHT OF FIRST REFUSAL PURCHASE AGREEMENT WITH SUPRA AMERICA REAL ESTATE, LLC FOR RESTRICTED RESERVE C IN CONROE PARK NORTH SECTION 7

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
George Waggoner			
Chip VanSteenberg			
Seth Gibson			
Keaton Hineman			
Duke Coon			
Raymond McDonald			
Toby Powell			

The motion was passed and adopted.

Item 4. DISCUSSION OF CITY OF CONROE REQUEST FOR CAPITAL IMPROVEMENT FUNDING. *(These requests were to seek approval to move forward with the Public Hearing process to set action.)*

Tommy Woolley and Norman McGuire discussed with our CIDC Board Members the requests for capital improvement funding for:

A. TRAFFIC SIGNAL ON SEVEN COVES ROAD AT FARRELL ROAD - \$370,000

B. WATER LINE EXTENSION AT WALLY WILKERSON ROAD TO FM 1484 - \$3,066,000

C. WATER WELL AND STORAGE AT TOM STINSON RD. AND TECHNOLOGY PARK DR. - \$6,147,000

*** THIS WILL ONLY BE FOR STORAGE TANKS AND NOT THE WATER WELL.**

No formal action was taken but the President directed the staff to proceed with publication of public hearing notices to consider the items at a future meeting.

Item 5. At 4:33 pm the Chairman recessed the regular meeting for an Executive Session to deliberate the offer of financial incentive and deliberate concerning the sale, purchase, exchange or value of real property.

At 4:45 pm the Chairman reconvened the regular meeting.

Item 6. CONTRACT(S)/OFFER(S) FOR SALE AND PURCHASE OF LAND

A Motion by **Director Gibson** seconded by **Director VanSteenberg** to:

RECOMMENDATION FOR A CONTRACT WITH PILECO, INC.

One contract was presented for the sale of 9.94 acres of land in Conroe Park North for the standard price of \$2.50 per square foot with PileCo, Inc.

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
George Waggoner			
Chip VanSteenberg			
Seth Gibson			
Keaton Hineman			
Duke Coon			
Raymond McDonald			
Toby Powell			

The motion was passed and adopted.

Item 7. Executive Director's Report - Danielle Scheiner gave an updated activity and status report.


Item 8. Payment of Invoices - no invoices were presented for payment.

Item 9. With no further items for discussion, the meeting was adjourned at 4:55 pm.

CERTIFICATE OF CORPORATE SECRETARY

I hereby certify that the above and foregoing minutes were approved and adopted by majority vote of the Board of Directors on the 18 day of June, 2020.

Signed this 18 day of June, 2020.


Board Secretary