

**Minutes of the Board of Directors
Conroe Industrial Development Corporation
Regular Board Meeting of November 17, 2022**

On November 17, 2022 the Board of Directors of the Corporation did meet in the Council Chambers of the Conroe City Hall located at 300 West Davis Street in Conroe, Texas, 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 to each Director of the Corporation in the manner provided by law.

All of the following members were present:

Hector Forestier
Chip VanSteenberg
George Waggoner
Howard Wood
Todd Yancey

Members absent were:

Keaton Hineman
Curt Maddux

Other persons in attendance included:

Collin Boothe, Director of Finance
Danielle Scheiner, Executive Director CEDC
Laura Lea Palmer, Deputy Director CEDC & CIDC Board Secretary
Sharla Smith, Marketing Manager

A quorum of the Board was present and Chairman George Waggoner convened the meeting at 4:02 pm.

Item 1. Minutes of the Prior Meeting(s)

A motion was made by **Director VanSteenburg** and seconded by **Director Yancey** to:

Approve October 2022 minutes

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
Forestier			
			Hineman
			Maddux
Waggoner			
Wood			
VanSteenberg			
Yancey			

The motion was passed and adopted.

Item 2. Consider Approval of the September 2022 Financials

The September 2022 financials were presented by Collin Boothe

A motion was made by Director Wood and seconded by Director Forestier to:

Approve the September 2022 Financials as presented

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
Forestier			
			Hineman
			Maddux
Waggoner			
Wood			
VanSteenberg			
Yancey			

The motion was passed and adopted

Item 3. **A Presentation from CEDC Board Chairman Steve Pilgrim was made of the CEDC updated Strategic Plan**

Item 4. **Architectural Control Committee Review and Approval of Construction and Development Plans for Skyway Towers, LLC**

This item was presented by Danielle Scheiner

A motion was made by Director Yancey and seconded by Director VanSteenberg to:

Approve the Construction and Development Plans for Skyway Towers, LLC

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
Forestier			
			Hineman
			Maddux
Waggoner			
Wood			
VanSteenberg			
Yancey			

The motion was passed and adopted

Item 5. **Chairman George Waggoner Recessed the Open Meeting at 4:38 pm in order to conduct a Public Hearing regarding the proposed expenditure of Corporation funds on a Development Incentive Contract with STERIS.**

No comments were made

The meeting was reconvened at 4:39 pm

Item 6. **Consideration and approval of a development incentive contract with STERIS in the amount of \$105,647**

A motion was made by Director VanSteenberg and seconded by Director Forestier to:

Approve the development incentive contract with STERIS in the amount of \$105,647

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
Forestier			
			Hineman
			Maddux
Waggoner			
Wood			
VanSteenberg			
Yancey			

The motion was passed and adopted

Item 7 **Chairman George Waggoner recessed the open meeting at 4:40 pm in order to conduct a public hearing regarding the proposed expenditure of corporation funds on a development incentive contract with Bauer Equipment America, Inc.**

No comments were made

The meeting was reconvened at 4:41 pm

Item 8 **Consideration and approval of a development incentive contract with Bauer Equipment America, Inc. in the amount of \$1,616,738**

A motion was made by Director Forestier and seconded by Director VanSteenberg to:

Approve the development incentive contract with Bauer Equipment America, Inc in the amount of \$1,616,738

<u>For</u>	<u>Against</u>	<u>Abstained</u>	<u>Absent</u>
Forestier			
			Hineman
			Maddux
Waggoner			
Wood			
VanSteenberg			
Yancey			

The motion was passed and adopted

Item 9 **Chairman George Waggoner recessed the open meeting at 4:42 pm in order to conduct closed session deliberation(s) concerning:**

a) **The offer of financial incentives – Gov. Code § 551.087**

b) **Purchase, exchange or value of real property § 551.072**

The meeting was reconvened at 4:56 pm

Item 10. **Consider contract(s)/offer(s) for sale of CIDC owned property**

No contracts to be considered

Item 11. **Executive Director's Report**

Danielle Scheiner gave an updated activity and status report to the board

Item 12. **Payment of Invoices**

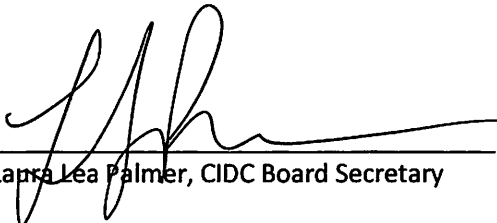
No invoices to be paid at this time

Item 13. The meeting was adjourned at 4:59 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 15 day of December, 2022.

Signed this 15 day of December, 2022.



Larra Lea Palmer, CIDC Board Secretary