

**Minutes of the Board of Directors
Conroe Industrial Development Corporation
Regular Board Meeting of June 15, 2023**

On June 15, 2023, 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
Curt Maddux
Chip VanSteenberg
George Waggoner

Members absent were:

Keaton Hineman
Howard Wood
Todd Yancey

Other staff in attendance included:

Gary Scott, City Administrator
Mike Garner, City Attorney
Collin Boothe, Director of Finance
Danielle Scheiner, Executive Director CEDC
Sharla Smith, Marketing Manger
Chris Bogert, City Engineer
Michael Monteith, City Accountant
Cassie Smith, Assistant Director of Finance
Rachel Kulhavy, Finance Manger

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 Maddux** and seconded by **Director VanSteenberg** to:

Approve May 2023 minutes

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

The motion was passed and adopted

Item 2. **Consider Approval of the April 2023 Financials**

The April 2023 financials were presented by Collin Boothe

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

Approve the April 2023 Financials as presented

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

The motion was passed and adopted

Item 3. **Discuss Proposed FY 23-24 Budget**

Collin Boothe presented the FY 23-24 Budget and answered any questions. The budget will be brought back in July for final approval.

Item 4. **Chairman George Waggoner recessed the Open Meeting at 4:19 pm in order to conduct a Public Hearing to receive public comment on the proposed purchase of approximately 410 acres of land to be included in the Conroe Park North Industrial Park**

- No public comments were made
- Reconvene Open Meeting at 4:20 pm

Item 5. **Consider approval of Warranty Deed transferring 3.137 acres of land in Conroe Park North to the City of Conroe for a water well and elevated storage tank to serve the park**

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

Approve the Warranty Deed transferring 3.137 acres of land in Conroe Park North to the City of Conroe for a water well and elevated storage tank to serve the park

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

The motion was passed and adopted

- Item 6. **Chairman George Waggoner recessed the open meeting at 4:20 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 5:05pm

- Item 7. **Consider contract(s)/offer(s) for sale of CIDC owned property**
 a. Consider approval of calling a joint CIDC and City Council meeting on August 10th, 2023 in order to authorize going under contract to purchase 410 acres of land near Conroe Park North for \$32.8 million.

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

Approve the joint meeting being called for CIDC and City Council on August 10th in order to authorize going under contract to purchase 410 acres of land near Conroe Park North for \$32.8 million.

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

The motion was passed and adopted

- Item 8. **Executive Director’s Report**

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

- Item 9. **Payment of Invoices**

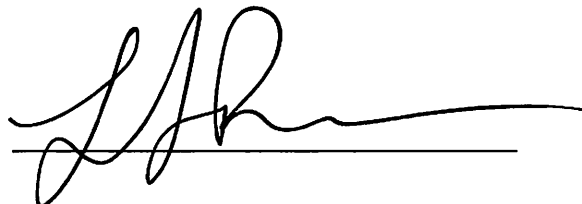
No invoices to be paid at this time

- Item 10. With no further items for discussion, a motion to adjourn the meeting was made by Director VanSteenberg and seconded by Director Maddux. The meeting was adjourned at 5:12 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 13 day of July 2023.

Signed this 13 day of July 2023.



Laura Lea Palmer, CIDC Board Secretary