

# **SHEPHERD ECONOMIC DEVELOPMENT CORPORATION**

BOARD OF DIRECTORS

REGULAR CALLED MEETING

28 N. Liberty, Shepherd, Texas 77371

April 1, 2024, at 6:00pm

**Members Present:** Charles Minton, Mark Porter, Billy Lacoste, Kurtz Stowers, Jody Cronin

**Members Absent:** Mark Hamilton, Freddy Ramos,

**Others Present:** Debra Hagler, Isacc, Amanda and Clark Addison along with his girlfriend, Lauren and Gunner Migl.

## **CALLED TO ORDER/INVOCATION/PLEDGE**

Kurtz Stowers called the meeting to order and led in prayer then pledges were recited.

## **APPROVE MINUTES OF PREVIOUS MEETINGS**

Jody Cronin made a motion to approve the minutes from the meeting. Charles Minton seconded, and the motion passed with a unanimous vote.

## **APPROVAL MONTHLY PAYMENT OF BILLS**

Charles Minton made a motion to pay the bills. Mark Porter seconded, and the motion passed with a unanimous vote.

## **CITIZEN PRESENTATIONS:**

None

## **OLD BUSINESS:**

**Update and take any action required regarding local business interest to Clark Addison's video/promotional advertisement campaign.**

Charles Minton made a motion to approve paying \$7025.00 for a three-month trial with updates. Mark Porter seconded the motion and the motion passed with a unanimous vote. The Super Center, Library, The Grill and People State Bank will have a monitor. The Mayor asked that the Board get monthly reports.

## **NEW BUSINESS:**

**Discussion and take any action required on incentives for businesses to establish in Shepherd.**

Charles Minton made a motion to have Lauren research RFI's and Ideas to include in a package. Mark Porter seconded the motion. The motion passed unanimously. Lauren explained her conversation with Buckee's representative. The question was asked, "Can the EDC give taxpayer dollars as incentives?" The answer is yes with a development agreement. Discussion was held on what is an ideal incentive package. What do we have to offer? Reinstating abatements? Lauren stated she has had about 5 RFI's in the last three months. The board has asked that Lauren capture what request are made on the RFI's.

## **MONTHLY REPORT FROM LAUREN:**

Lauren reported she had attended a three-day conference in Houston. She was able to obtain some networking contacts. She reported the Dollar General Market will be entering the demolition period soon. She also reported that the Fuel Maxx has opened and is making more money than they expected. She announced that she is soliciting a business to purchase the corner lots of Hwy 59 Feeder and FM 223 (owed by 2 individuals and together equal about six acres of property). Billy asked about the one-way traffic at this location. Lauren stated that Betty Russo was going to tutor her on the "EDC 101 course" and then she in turn can convey this information to the board. There was no update about the Welcome to Shepherd Sign.

## **OPEN DISCUSSION & ANNOUNCEMENTS**

None

**ADJOURN: 6:56pm**

Charles Minton made a motion to adjourn. Mark Porter seconded, and the motion passed unanimously.

Approved by: \_\_\_\_\_  
Kurtz Stowers, EDC President  
\*Prepared by Debra Hagler