

City of San Angelo, Texas
Development Corporation Meeting
Wednesday, February 26, 2025

Rick Mantooth, President
Steven Mahaffey, Second Vice President
Max Puello, Director
Lorenzo Lasater, Director

1. Call to Order

With a quorum of the City of San Angelo Development Corporation Board Members present, President Mantooth called the regular session of the City of San Angelo Development Corporation to order at 8:30 A.M., on Wednesday, February 26, 2025 at the East Mezzanine of City Hall, 72 W College Avenue, San Angelo, TX 76903.

2. Prayer

Chaplain Stan Whites, Shannon Medical Center Chapel provided an invocation.

3. Public Comment

Citizen Jamal Schumpert (SMD 3) provided a public comment regarding the BREP policy. He suggested that TIRZ be included to the policy and funding be provided for training.

4. Consent Agenda

- a. Consider approving the regular meeting minutes from December 11, 2024, and January 22, 2025. (Nora Nevarez)
- b. Consider approving the necessary Corporation Disbursement. (Nora Nevarez)
- c. Consider approving the January 2025 Financials. (Tina Dierschke)

Motion: Director Puello made a motion, seconded by Director Lasater to approve the consent agenda, but, with the administration correction on minutes. The motion carried unanimously four (4) ayes to zero (0) nays, with no public comment.

Correction to the regular minutes: Max Puello, President, should be listed as Max Puello, Director.

5. Regular Agenda

- a. San Angelo Chamber of Commerce presentation regarding the Year-end report. (Presentation by Mike Berry, Manager, Research and Intelligence of the San Angelo Chamber of Commerce, Economic Development)

Mike Berry presented the Year-end report. No questions from the board.

- b. Discuss the process for updating the Business Retention Expansion (BREP) Policy. (Presentation by Michael Dane, Interim Director of Economic Development)

Michael Dane asked the board if they would like to (a) discuss the policy in an open meeting to discuss further changes, and/or (b) facilitate a BREP committee and who should be included. Suggested a BREP Team or Task Force with our partners.

Currently, the only change to the policy is omitting a previous staff member, Shannon Scott.

President Mantooth asked we add a placeholder on the agenda for BREP discussion and opportunities.

Director Puello suggested a committee team be created to discuss BREP. Goals can be discussed at the annual meeting. This discussion should also include updating all policies annually or biannually.

Revision will be made and presented at next meeting.

6. Closed Session

Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meetings, Subchapter D. Exceptions to Requirement that Meetings Be Open under the following sections:

At 8:50 A.M., the Board convened Executive Session under the provision of Government Code, Title 5. Open Government; Ethics, Subtitle A. Open Government, Chapter 551. Open Meeting, Subchapter D. Exceptions to Requirement that Meetings be Open under the following sections.

- a. Section 551.072 - Deliberations about real property regarding:
1. Potential repurchase of 8.786 Acres of Industrial Park property in accordance with Section 12. (b) of the Declaration of Covenants, Conditions & Restrictions as recorded in Document Number 202301951, Official Records of Tom Green County, Texas
 2. 250 +/- Acres out of Sarah R. Robertson, Survey 178, Abstract 8474, Tom Green County, Texas
- b. Section 551.087 - Business prospect negotiations
1. Project Falcon
 2. Project Falcon 2
 3. ATI Group

At 9:56 A.M., the Board reconvened

7. Follow Up and Administrative Issues

- a. Consideration and possible action of the items discussed in Closed Session, if needed

No action needed.

- b. Announcement and consideration of Future Agenda items.

Mr. Dane presented Max Puello with a plaque for his dedication to serving on the board. Mr. Puello serviced on the board from 2018 to 2025.

8. Adjournment

Motion: Second Vice President Mahaffey made a motion, seconded by Director Lasater to adjourn the meeting. The motion carried unanimously four (4) ayes to zero (0) nays.

There being no further business, the meeting adjourned by consensus at 9:56 A.M.

THE CITY OF SAN ANGELO

DocuSigned by:

Rick Mantooth

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Corporation President

ATTEST:

DocuSigned by:

Nola Nunez

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Corporation Secretary

In accordance with Chapter 2, Article 2.300, of the Official Code of the City of San Angelo, the minutes of this meeting consist of the preceding Minute Record and the Supplement Minute Record. Details on Board meetings may be obtained from the City Clerk's Office. (Portions of the video recording may be distorted due to equipment malfunction or other uncontrollable factors.)

COSA Development Corporation
February 26, 2025

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