

**SHERMAN ECONOMIC DEVELOPMENT CORPORATION  
MINUTES OF THE BOARD OF DIRECTORS  
ON DECEMBER 13, 2016  
AT 7:30 A.M.**

A meeting of the Sherman Economic Development Corporation Board of Directors was convened in the SEDCO Board Room at 307 W. Washington Street, Suite 102, Sherman, Texas on December 13, 2016 at 7:30 A.M.

MEMBERS PRESENT: Mr. Greg Kirkpatrick, Mr. John Sild, Mr. Brad Douglass, Mr. Tom Shields,  
Mr. Willie Steele

MEMBERS ABSENT: None

EX OFFICIO MEMBERS PRESENT: Mr. Robby Hefton, Councilman Terrence Steele, Councilman Jason Sofey, Dr.  
David Hicks

EX OFFICIO MEMBERS ABSENT: Mayor David Plyler

STAFF PRESENT: Mr. John Plotnik, Mr. Frank Gadek, Mrs. Stacey Jones, Ms. Ashton Ghaemi

STAFF ABSENT: None

GUESTS PRESENT: Mr. Brandon Shelby, Mr. William Wadsack

**CALL TO ORDER, QUORUM DETERMINED, MEETING DECLARED OPEN, RECOGNITION OF GUESTS AND VISITORS**

Mr. Kirkpatrick, Chairman of the Sherman Economic Development Corporation, called the meeting to order at 7:34 A.M., declared a quorum present, meeting declared open, recognition of guests and visitors.

**CONSIDER FOR APPROVAL THE MINUTES FOR THE FOLLOWING MEETING**

Motion was made by Mr. Steele and seconded by Mr. Sild to approve the regular scheduled meeting minutes of November 8, 2016. Motion was approved unanimously.

**FINANCIALS**

Mr. Plotnik requested the July Services Amendment to Change the Trustee on the SEDCO 401(k) Plan be tabled until further notice. Motion to approve the tabled agenda item was made by Mr. Sild and seconded by Mr. Douglass. Motion was approved unanimously.

**EXECUTIVE SESSION**

The Sherman Economic Development Corporation held an Executive Session pursuant to the provisions of the Open Meetings Law, Chapter 551, Government Code, Vernon's Texas Codes Annotated, in accordance with the authority contained in the following section:

**Section 551.087** – Economic Development: Discussion concerning the following Projects: Cellarman's, Trail, White, Dalmatian, Let, Mississippi, 20/20, Bert, Cast Iron, City, Columbus Balbo, Honey Wheat, Peanut Butter, PROS

**Section 551.072** – Real Property: Discussion concerning projects: Box, Cable, Midway Building

**Section 551.074** – Personnel Matters: To deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee.

The open meeting recessed in executive session at 7:35 A.M.

**RECONVENE OPEN MEETING AND CONSIDER ITEMS DISCUSSED IN EXECUTIVE SESSION**

Mr. Kirkpatrick reconvened the open meeting at 7:59 A.M.

Mr. Plotnik recommended an Addendum to the Sherman Economic Development Corporation Economic Development Performance Agreement with Metallanium Iron Works Sherman, LLC to amend sections 7.1 and 10.14 of the Agreement to extend the term from December 31, 2016 to December 31, 2017.

Motion to approve the Addendum to the Economic Development Performance Agreement with Metallanium Iron Works Sherman, LLC was made by Mr. Douglass and seconded by Mr. Sild. Motion was approved unanimously.

#### **ECONOMIC BAROMETER REPORT (November 2016)**

Mr. Gadek referred to the EBR report in the board packet and noted the following year-to-date changes: up 4.19% for City Building Permits, up 1.87% for utility customers, and up 5% on sales tax proceeds. He also mentioned the labor force is up 691, and unemployment is down 53 from 2015.

#### **PRESIDENT'S REPORT (December 2016)**

Mr. Plotnik presented the FY 2016-2017 Completed Projects and Signed Agreements and the North Texas Regional Airport's November 2016 Management Update/Marketing Report and referred to the December 2016 President's Report in the board packet and discussed the following:

##### Project Information

SEDCO is presently working 13 active projects with an estimated \$929,475,000 in investments and 1,933 new jobs.

##### SEDCO Operations/Administration

On November 9<sup>th</sup>, SEDCO President John Plotnik, along with Denison Development Alliance President Tony Kaai, spoke at the Texoma HR Management Association State of the Community Address.

On November 10<sup>th</sup>, SEDCO hosted its second Mentor Breakfast. This biannual event gathers together the past and present Chairmen of the SEDCO Board of Directors.

In November, Stacey Jones completed two core competency courses through the University of Oklahoma's Economic Development Institute, and Ashton Ghaemi completed the Texas Economic Development Council's Basic Economic Development Course. These core competency courses are required practitioner-based training classes that apply to the Certified Economic Developer Program.

##### Community Activities

Below are the events/meetings SEDCO staff attended since our last report:

AmeriState Bank Christmas Party  
Child and Family Guidance Board  
City Council Meeting  
Coffee with the Mayor  
Community Conversation  
David Baca Studio 10<sup>th</sup> Anniversary  
DFW Marketing Team Quarterly Meeting  
Emerson's 40<sup>th</sup> Anniversary Celebration  
Izzy's Pet Emporium Ribbon Cutting  
Landmark Bank Christmas Party  
Leadership Sherman – County Day  
North Texas Young Professionals Christmas Party  
North Texas Young Professionals Happy Hour  
Planning and Zoning Commission Meeting  
Print Works Ribbon Cutting  
Select ER Ribbon Cutting  
Sherman Chamber of Commerce Christmas Party  
Sherman Chamber of Commerce Events Committee  
Sherman ISD's Citizens Advisory Committee  
Sherman Rotary  
Society of Industrial and Office Realtors Annual Meeting  
Texoma Health Foundation's Giving Tuesday  
Texoma HR Management Association Meeting  
Texoma Middle-Skill Workgroup Steering Committee  
TMC Emergency Department Expansion Project & New Patient Tower Groundbreaking  
TWC Manufacturing Committee

Business Recruitment

John Plotnik attended the DFW Marketing Team Quarterly Meeting and the Society of Industrial and Office Realtors Annual Meeting with over 75 SIORs.

Since our last report, SEDCO hosted three visits from projects interested in Sherman and attended seven other meetings with site selectors and potential clients.

Business Retention/Expansion Program

In the past month, we have visited with key leadership from the following Sherman companies:

- Christmas Designers
- Emerson Process Management/Fisher Controls
- Kaiser Aluminum
- MPS
- Mueller Construction Company
- Omega Industries
- Washington Iron Works

On December 14<sup>th</sup>, SEDCO will sponsor a Sherman Plant Manager's Forum, hosted by Chris Craze at CertainTeed Corporation.

SEDCO and DDA, in partnership with Workforce Solutions Texoma and the City of Sherman, will host a Call Center Career Fair from 9:00 a.m. to 4:00 p.m. on January 17<sup>th</sup> at the Sherman Municipal Ballroom.

**BUSINESS RETENTION & EXPANSION UPDATE**

Mrs. Jones referred to the Business Retention/Expansion Program section of the December 2016 President's Report and noted the upcoming Call Center Career Fair.

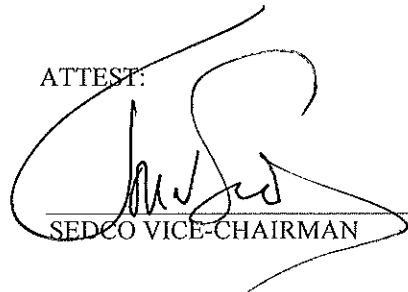
**ADJOURNMENT**

No other business came before the SEDCO Board. The meeting adjourned at 8:12 A.M.

**CERTIFICATION OF CHAIRMAN AND BOARD SECRETARY**

I, John Sild, Vice-Chairman, and I, Brad Douglass, Board Secretary, do certify that these minutes of the Regular Meeting of the Sherman Economic Development Corporation of the City of Sherman, Texas are a true and correct record of the proceedings with Chapter 551, Govt. Code, V.T.C.S, Open Meetings Law.

ATTEST:

  
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SEDCO VICE-CHAIRMAN

ATTEST:

  
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BOARD SECRETARY