

**SHERMAN ECONOMIC DEVELOPMENT CORPORATION  
MINUTES OF THE BOARD OF DIRECTORS  
ON MARCH 12, 2013  
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 March 12, 2013, at 7:30 a.m.

MEMBERS PRESENT: Dean Gilbert, Jr., Chris Pendergrass, Mike Barnes, Juston Dobbs, Todd Thompson

MEMBERS ABSENT: None

EX OFFICIO MEMBERS PRESENT: Al Hambrick, Carey Wacker, George Olson

EX OFFICIO MEMBERS ABSENT: None

STAFF PRESENT: Scott Connell, Frank Gadek , Anna Carden

STAFF ABSENT: None

GUESTS PRESENT: John Hunter Smith, William C. Wadsack

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

Mr. Gilbert, Chairman of the Sherman Economic Development Corporation, called the meeting to order at 7:30 a.m., declared a quorum present and opened the meeting.

**CONSIDER THE APPROVAL OF MEETING MINUTES**

Motion was made by Mr. Dobbs and seconded by Mr. Pendergrass to approve the regular scheduled meeting minutes of February 12, 2012. 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 Section 551.087 and 551.074.

The open meeting recessed and reconvened in executive session at 7:34 a.m.

The executive session recessed and reconvened in open session at 8:12 a.m.

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

Mr. Gilbert reconvened the open meeting at 8:12 a.m. and welcomed visitors.

**CONSIDER FOR APPROVAL ECONOMIC INCENTIVE FOR PROJECT LINE, T, LIGHTNING, SHINE, DEPOT AND BEACH**

No action was taken on executive session items.

**FINANCIALS**

Mr. Hefton presented the financials for the month ending January 2013, noting that incentive payouts were made to Sunny Delight, and Austin College in the amount of \$475,000 and \$112,419 was made for the completed infrastructure project on Highway 75. The net fund balance was \$8.8 million with \$7.1 million in commitments spread over several years. Motion to approve the financials for the month of January 2013 was made by Mr. Pendergrass and seconded by Mr. Dobbs. Approved unanimously.

Mr. Hefton presented the Investment Report for the quarter ended December 31, 2012, noting that SEDCO was in compliance with their investment policy and with all provisions of the public funds investment act. The benchmark yield for the portfolio was at .18% and that all transactions were routine. Motion was made by Mr. Barnes to approve the Investment Report as presented; seconded by Mr. Thompson.

Mr. Gadek presented the February economic barometer report noting that building permits were down for the year and up for the year-to-date, with values down for the month as well, but up year-to-date. Sales tax proceeds were down .13 percent for the month compared to last year, and down 2.68 percent year-to-date. In conclusion, the unemployment rate for Sherman was 7.4 percent compared to 7.8 percent the previous year during the month of January.

#### **PRESIDENT'S REPORT (FEBRUARY 2013)**

Scott Connell referred to the report in the Board packet and distributed the following

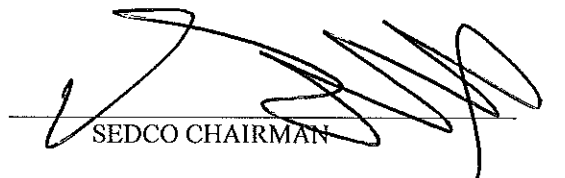
- Panda – Bechtel continues to progress on the construction project. Construction cranes have begun to be set and the first vertical elements are in place. Entrance ways are built and interior street lighting is installed and rail materials are being upgraded to support heavier equipment.
- SEDCO staff visited the Sunny Delight facility and completed the inspection for the final payment of the incentive agreement.
- SEDCO hosted representatives from Project Beach, and Project Little Box.
- The Panda Sherman project was chosen as a finalist for the Best Real Estate Deal of the Year Awards from the Dallas Business Journal. SEDCO assisted a public relations firm hired by Panda on the details of the application. The awards dinner will be April 25.
- Scott Connell participated with Oncor in a trade show booth at Plastec West 2013, a combined show for the plastics, production equipment, medical device and packaging industries, developing several leads.
- Scott Connell attended a luncheon with the Dallas-Fort Worth Marketing Team. Scott will also participate in a marketing trip to Los Angeles in late March with the DFW Marketing Team.
- SEDCO received the updated aerial maps from Aerial Focus, which are important marketing handouts.

#### **ADJOURNMENT**

No other business came before the SEDCO Board. The meeting adjourned at 8:21 a.m.

#### **CERTIFICATION OF CHAIRMAN AND SECRETARY**

I, Dean Gilbert Jr., Board Chairman, and I, Mike Barnes, Board Secretary, do certify that these minutes of the Executive Session 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.

  
\_\_\_\_\_  
SEDCO CHAIRMAN

ATTEST:

  
\_\_\_\_\_  
SEDCO SECRETARY