



Meeting Minutes

Sequin Economic Development Corporation

Thursday, February 13, 2025

12:00 PM

Sequin City Council Chambers

Public

NOTICE OF MEETING

The Sequin Economic Development Corporation (SEDC) Board of Directors held a regular meeting on Thursday, February 13, 2025, at 12:00 p.m. at the Sequin City Council Chambers, 210 E. Gonzales Street, Sequin, Texas 78155. This meeting was open to the public and is subject to the open meeting laws of the State of Texas.

MEETING AGENDA

1. Call to Order.

SEDC Board of Directors President Don Keil called the regular meeting to order at 12:00 PM.

2. Pledge of Allegiance.

3. Roll Call – Brittney Watson.

Also present were Donna Dodgen - City of Sequin Mayor, Steve Parker - City of Sequin City Manager, Mark Kennedy - City of Sequin City Attorney, Josh Schneuker - SEDC Executive Director, Jessica Dersen - SEDC Industry and Workforce Development Manager, Brittney Watson - SEDC Marketing and Events Manager and Allison Bastian-Rodriguez - SEDC Attorney.

Present: 4 - Robert Meservey, Elaine Bennett, Eddie Davila, and Tess Coody-Anders

Presiding: 1 - Don Keil

4. Public Comments.

Jonathan Earl with law firm Earl and Associates PC spoke on behalf of their client, Yukon Ventures regarding agenda item 14. Mr. Earl and his client are requesting the SEDC Board to reconsider an amendment to the performance agreement with Yukon Ventures.

Marty Khait, Managing Principal for Yukon Ventures, presented a history of the Yukon Ventures project in Sequin and then discussed the challenges that the company has faced with the project. Mr. Khait then discussed the company's current vision for the project.

5. Approval of the minutes of the Seguin Economic Development Corporation Regular Meeting held on January 9, 2025 – Don Keil.

Director Eddie Davila made a motion to approve the minutes of the SEDC Regular Meeting held on January 9, 2025. Director Tess Coody-Anders seconded the motion, the motion carried unanimously.

6. Presentation and approval of the SEDC Financial Report as of November 30, 2024 – Susan Caddell.

Director Elaine Bennett made a motion to approve the SEDC Financial Report as of November 30, 2024. Director Rob Meserve seconded the motion, the motion carried unanimously.

7. Presentation and discussion on SEDC Monthly Staff Report – Josh Schneker.

SEDC Executive Director Josh Schneker presented the SEDC Monthly Staff Report.

- Lead Generation and Marketing Activities Update
- Business Retention & Expansion (BRE) and Workforce Development Activities
- Update Infrastructure Projects Update
- City of Seguin Permit Data and Labor Market Information Update
- Staff Professional Development Update

8. Presentation and discussion on SEDC Quarterly KPI Report – Josh Schneker.

SEDC Executive Director Josh Schneker presented the SEDC Quarterly KPI Report.

9. Presentation and discussion on a financing a land acquisition project possibly utilizing sales tax revenue bonds – Josh Schneker.

Duane Westerman and Nick Westerman with SAMCO Capital presented on leveraging sales tax revenue bonds for financing a land acquisition project.

10. Presentation and discussion on a financing proposal from Government Capital Corporation associated with a land acquisition project – Josh Schneker.

Matt Sullivan with Government Capital presented on a financing proposal from Government Capital Corporation associated with a land acquisition project.

11. Closed Session: The Seguin Economic Development Corporation Board of Directors will meet in Closed Session pursuant to the Texas Government Code, Chapter 551, to discuss the following:

The SEDC Board of Directors convened into Closed Session at 12:45 PM.

Section 551.072 – Deliberation Regarding Real Property: to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

- Project High Tech

Section 551.071 – Consultation with Attorney: to receive attorney advice and consultation regarding the rights, duties, and obligations of the SEDC in regard to the Economic Development Performance Agreement with Yukon Venture Partners, LLC.

12. Reconvene into Open Session

The SEDC Board of Directors reconvened into Regular Session at 1:28 PM.

13. Possible discussion and action related to Project High Tech and/or Yukon Cold Storage – Josh Schneuker.

No action was taken on Project High Tech.

The SEDC Board of Directors proposed to have the project for Yukon Ventures be an item on the next meeting's agenda to be discussed and acted upon.

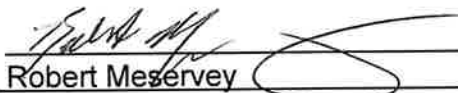
14. Adjournment.

SEDC Board President Don Keil adjourned the meeting at 1:29 PM.

Signature: _____

Name: _____

Position: _____


Robert Meservey
Secretary

Date: 3/10/25