



## **NOTICE / AGENDA – REGULAR MEETING**

### **BOARD OF DIRECTORS MEETING**

**FRIDAY, JULY 17, 2026**

**11:30 AM – IMMEDIATELY FOLLOWING WORKSHOP**

COMMERCE CITY HALL

1119 ALAMO STREET

COMMERCE, TX 75428

: SCOTT WARD – PRESIDENT  
: STAN MCKEE – VICE-PRESIDENT  
: KYLE TAYLOR – SECRETARY / TREASURER  
: DR. BRENT DONHAM – MEMBER  
: MANDY FREEMAN – MEMBER  
: JOE SHIPMAN – MEMBER  
: BRIAN SIMPSON – MEMBER

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1. Call to Order
  2. Introduction and Welcome of Guests
  3. Comments and Reports
    - a. Citizens' Comments [Citizens will be allotted three (3) minutes to comment or speak to the board.]
    - b. City Manager – Updates on City Projects
    - c. Legal Counsel
    - d. Ex-Officio Member(s)
    - e. Board Members
    - f. Executive Director
  4. Consider Approval of Minutes of June 3, 2026
  5. Discuss and Consider Approval of the Financial Reports of June 2026
  6. Discussion and Action Pertaining to Preliminary Financial Budget for FY 2026-2027
  7. Executive Session [The CEDC Board of Directors will adjourn into executive session in accordance with the Texas government Code, Sections 551.071; 551.072; 551.074 and 551.087].

*Projects: Sun Beam.26; Tiger Draft.26; OMMA.624; Revolving Loans*

    - a. Section 551.071 – consultation with attorney
    - b. Section 551.072 – deliberations regarding real property; land/building
    - c. Section 551.074 – personnel matters – *Annual Evaluation of Executive Director*
    - d. Section 551.087 – deliberations regarding economic development negotiations
  8. Reconvene to Open Session
  9. Announcement of Executive Session [The Board will announce any action to be taken resulting from executive session.]
  10. Adjournment

The CEDC Board of Directors reserve the right to enter closed Session at any point in this meeting in accordance with the following Texas Government Codes: Section 551.071 – consultation with attorney; Section 551.072 – deliberations about real property; Section 551.074 – personnel matters; and Section 551.087 – deliberation regarding economic development negotiations.

## CERTIFICATION

I, Bonnie Hunter, Executive Director for the Commerce Economic Development Corporation, hereby certify that the above notice of meeting was posted on the bulletin board at Commerce City Hall, 1119 Alamo Street, Commerce, Texas on or before 5:00 p.m. July 13, 2026.



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Bonnie Hunter, Executive Director