CEDC
COMMERCE ECONOMIC DEVELOPMENT CORPORATION

NOTICE / AGENDA
BOARD OF DIRECTORS MEETING
TUESDAY, NOVEMBER 10, 2026
9:00 AM
COMMERCE CITY HALL
1119 ALAMO STREET
COMMERCE, TX 75428

: SCOTT WARD – PRESIDENT
: STAN MCKEE – VICE-PRESIDENT
: KYLE TAYLOR – SECRETARY / TREASURER
: JOE SHIPMAN – MEMBER
: BRIAN SIMPSON – MEMBER

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1. Call to Order and Announce if a Quorum is Present
2. Welcome and Introduction of Guests
3. Comments and Reports
    a. Citizens' Comments [Citizens will be allotted three (3) minutes to comment or speak to the board.]
        a. *Reminder of Texas Government Code, Chapter 551 regarding open meetings, that if a member of the public or if the Board inquires about a subject that is not on the agenda, and for which notice has not been given as required, any discussion of or decision about the subject of the inquiry shall be limited to a proposal to place the subject on the agenda for a future meeting.*
    b. City Manager
        a. Updates on City Projects
    c. Legal Counsel
    d. Ex-Officio Member(s)
    e. Board Members
    f. Executive Director Update
4. Discuss and Consider Approval of the Minutes of August 21, 2026
5. Discuss and Consider Approval of Financial Reports to date for September and October 2026
6. Discussion and Possible Action Regarding Board of Directors
7. Discussion and Possible Action Regarding Recommendations for Appointment to the CEDC Board of Directors
8. Discussion and Possible Action Naming Officers for 2027
9. Discussion and Possible Action Regarding Industrial Street Light Project
10. 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].
    Project: 4-Hundred Plus; Project High Wire; Project Eleven Waves; Project RL-Blue Snow
    a. Section 551.071 – consultation with attorney
    b. Section 551.072 – deliberations regarding real property; land/building
        1. *Consider approval of Agreement*
        2. *Discussion of available sites*
    c. Section 551.074 – personnel matters
        1. *Executive Director*
    d. Section 551.087 – deliberations regarding economic development negotiations
11. Motion to Reconvene to Open Session

12. Announcement of Executive Session [The Board will announce any action to be taken resulting from executive session.]
13. 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 November 4, 2026.

Bonnie Hunter, Executive Director

Commerce City Hall is wheelchair accessible; accessible parking spaces are available.