

**MINUTES OF REGULAR MEETING**  
BOARD OF DIRECTORS OF THE CITY OF EMORY DEVELOPMENT CORPORATION  
**SEPTEMBER 6, 2023**

**Call to Order:**

The Regular Meeting of the City of Emory Development Corporation was called to order by President Cay House at 11:35 AM in the City of Emory/EDC Conference Room located at 329 N. Texas St., Emory, TX 75440 on September 6, 2023.

- A. Opening Prayer: Jason Rolan
- B. Roll Call:

**Board members present:** Cay House, Ben Wedeking, Don Spencer, Jason Rolan

**Board members not in attendance:** Trey Hill, Jim Mack Taylor, Karen Young

**Staff present:** EDC Executive Director – Leah Drown

**City Staff:** Finance Director – Samantha Gibby, City Secretary – Donna Raper

**Guest:** Dennis Threadgill

**Public Hearings:**

- A. The EDC received comments comments for proposed project incentives

**Consent Agenda:**

- A. The minutes from February 7<sup>th</sup>, 2024 were unanimously approved, on a motion made by Ben Wedeking, seconded by Jason Rolan.
- B. Samantha Gibby reviewed the monthly financials. Motion made to approve financial report by Ben Wedeking and seconded by Jason Rolan, all were in favor.

**Items for consideration and/or action:**

- A. The board discussed possible action regarding Believer’s Design expansion project. Ben Wedeking explained his plans for the future and his need for a road easement from the EDC. Jason Rolan made a motion to table the vote and Don Spencer seconded it.
- B. Leah Drown gave a visual and verbal presentation of all the EDC properties and possible new properties to look at for the future. No motion needed.
- C. Leah Drown gave a visual and verbal presentation of all EDC projects approved for the fiscal year of 2023 approved incentives. No motion needed.

**Executive Session:**

N/A

**Action on Executive Session:**

N/A

**Directors Report:**

Leah Drown gave an update on the One Roack and Hunt Regional Medical Partners Project. Business Park easement projects. Leah Drown reported the groundbreaking on Monday September 11, 2023.

Leah updated the board on the Twigs project. Closing on the building early September. Groundbreaking as soon as possible.

Leah informed the board of an exciting new project coming soon. 6 rentals spaces, 1 laundry mat, 1 liquor store, 1 restaurant, and 1 car wash.

Ben Wedeking made a motion to adjourn, seconded by Jason Rolen. Cay House adjourned the meeting at 12:17 PM.

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Cay House, President