



## EDC Meeting Minutes - 9 September 2024

Caddo Mills Economic Development Board  
Monday, September 9, 2024, at 6:00 PM CDT  
(City Hall) 2313 Main Street Caddo Mills, Texas 75135

### Agenda

#### I. CALL THE MEETING TO ORDER/ANNOUNCE THAT A QUORUM IS PRESENT

**Members Present:** Chairman Kevin Mosher, Derrick Ruff, Lori Howell, and Rosalyn Kelly.

**Members Absent:** Laura Gallagher, Cody Hawkins

**Also Present:** John Hubbard and Guy Brown (online). Guests: Josh Rutledge and Chris Davies.

#### II. INVOCATION – *Derrek Ruff gave the invocation*

#### III. ACTION/DISCUSSION: Open Forum

*John Rutledge from HRP Handcrafted homes address the Board about potentially developing a retail or office project in Caddo Mills. Chairman Mosher suggested that Mr. Rutledge contact Josh Kinnick, Building Official.*

#### IV. ACTION/DISCUSSION: Approve Minutes of Previous Meeting Held on August 12, 2024.

Motion by Derrick Ruff, seconded by Lori Howell to approve August 12, 2024, minutes.

#### V. ACTION/DISCUSSION: Approve Financial Report

*Chairman Mosher presented the financial report for August. Chairman Mosher noted that sales tax collection for the reporting period was one of the highest in recent months.*

*Motion by Derrek Ruff, seconded by Lori Howell to approve the August 2024 Financial Report.*

*Motion carries, 4 – 0.*

#### VI. ACTION/DISCUSSION: RESOLUTION 240909-1, A Resolution of the Caddo Mills Economic Development Corporation (CMEDC) Board of Directors Recommending CMEDC Budget for the 2024 – 2025 Fiscal Year to the Caddo Mills City Council.

*John Hubbard presented the proposed FY2024-25 budget. A motion was made by Derrek Ruff, seconded by Lori Howell to approve the Hybrid proposed budget which expenditures amount to \$536,472. The motion passed unanimously, 4 – 0.*

#### VII. ACTION/DISCUSSION: Change the October Meeting of the Caddo Mills EDC to October 7, 2024.

*A motion was made by Lori Howell, seconded by Rosalyn Kelly to change the October Meeting of the Caddo Mills EDC to October 7, 2024. The motion passed unanimously, 4 – 0.*

**VIII. ACTION/DISCUSSION: Discuss and consider suppling power to the marquee installed at 2317 Hwy 66, Caddo Mills, TX 75135**

*Derrek Ruff provided an overview of the contract involving Mr. Howard (the building owner), the tenant, and the EDC. He explained that the agreement had been reviewed by the EDC attorney, John Hubbard, and himself. According to the agreement, the EDC will cover the cost of electricity for Mr. Howard over a 12-month period and provide reimbursement for electrical service totaling \$1,800, or \$150 per month. Mr. Mosher clarified that the amount also includes electrical work performed by a mutually agreed-upon licensed electrician. Derrek Ruff reminded us to be placed on the State project for RFP. The Mayor mentioned to look at the Child made a motion, seconded by Lori Howell, to approve the agreement. The motion passed unanimously, 4–0.*

**IX. ACTION/DISCUSSION: Discuss and consider sponsorship of Fall Stroll's Pumpkin Palooza.** *A motion was made by Lori Howell and seconded by Rosalyn Kelly to sponsor the Fall Stroll's Pumpkin Palooza event with a contribution of \$1,000. The motion passed unanimously, 4–0.*

**X. EXECUTIVE SESSION: In accordance with the Texas Government Code, Section 551.001, et. Seq., the Economic Development Corporation committee will recess into Executive Session (Closed Meeting) to discuss the following:**

- Interim Executive Director Roles & Responsibilities
- Review of Executive Director Candidates

**XI. RECONVENE INTO REGULAR SESSION:**

*No action was taken*

**XII. FUTURE AGENDA ITEMS**

*Next meeting will be held 7 of October 2024  
Consultant Agreement*

**XIII. ADJOURN – The meeting adjourned at 7:34 pm**

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John Hubbard, Interim EDC Director

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Kevin Mosher, President

**Date:** \_\_\_\_\_