

**MINUTES
CUERO DEVELOPMENT CORPORATION
SPECIAL MEETING
WEDNESDAY, MAY 31, 2023 12:00 P.M.**

The Cuero Development Corporation Board of Directors met Wednesday, May 31, 2023 at the Cuero Public Library, 207 E. Main Street, Cuero, Texas.

PRESENT: Board Members: Tyler McClellan, Lynn Falcone, Brian Gomez, Mayor Sara Post Meyer, David Scott, and Ben Zimmerman

CDC STAFF: CDC Executive Director Maggie Cromeens and CDC Coordinator Samantha Bayfus

GUESTS: City of Cuero City Manager Wayne Berger and Brian and Denise Dlugosch

I. CALL TO ORDER

President Tyler McClellan called the meeting to order at 12:00 P.M.

II. CITIZENS INPUT

None.

III. BUSINESS

HEAR PRESENTATION FROM THE CHISHOLM TRAIL HERITAGE MUSEUM

This item will be presented by Mr. Robert Oliver at the June Board of Director's Meeting.

IV. EXECUTIVE SESSION

Pursuant to Title 5 of the Texas Government Code, Chapter 551, Section 551.072, Deliberation Regarding Real Property

- Deliberate the sale, exchange, lease, or value of real property (V.C.T.A., Government Code, Section 551.072)

Cuero Development Corporation began an Executive Session on May 31, 2023 at 12:04 P.M.

V. RECONVENE TO OPEN MEETING

RECONVENE PUBLIC MEETING TO TAKE NECESSARY ACTION, IF ANY, ON MATTERS DISCUSSED IN EXECUTIVE SESSION.

ANNOUNCEMENT BY PRESIDING OFFICER: Cuero Development Corporation has completed its Executive Session on May 31, 2023 at 1:15 P.M.

1. Actions resulting from Executive Session

MOTION MADE BY DAVID SCOTT, SECONDED BY LYNN FALCONE, TO REQUEST THE DLUGOSCH FAMILY, OWNERS OF STIR SODA SHOPPE TO PROVIDE A COPY OF THEIR PERFORMA FINANCIALS, SPECIFICALLY SHOWING GROSS SALES AND GROSS PAYROLL. THE BOARD ALSO REQUESTED THAT THE DLUGOSCH FAMILY DEFINIE WHAT KIND OF FINANCIAL ASSITANCE THEY ARE SEEKING FROM THE CUERO DEVELOPMENT CORPORATION. AYES: 6 NAYES: 0 MOTION CARRIED UNANIMOUSLY

MOTION MADE BY LYNN FALCONE, SECONDED BY BEN ZIMMERMAN, TO AUTHORIZE THE CDC EXECUTIVE DIRECTOR MAGGIE CROMEENS TO WORK WITH THE CITY ATTORNEY JAMES CRAIN, TO DRAFT AND EXECUTE A PERFORMANCE AGREEMENT FOR NESTFRESH. AYES: 6 NAYES: 0 MOTION CARRIED UNANIMOUSLY

VI. ADJOURN

PRESIDENT TYLER MCCLELLAN ADJOURNED THE MEETING AT 1:28 P.M.



TYLER MCCLELLAN
PRESIDENT

ATTEST:



DAVID A. SCOTT
SECRETARY/TREASURER