



**MEETING AGENDA
ANNA COMMUNITY DEVELOPMENT CORPORATION
AND
ANNA ECONOMIC DEVELOPMENT CORPORATION**

Thursday, September 4, 2025 @ 6:00 PM

The CDC/EDC of the City of Anna will meet on Thursday, September 4, 2025 at 6:00 PM, in the Anna Municipal Complex – Council Chambers, located at 120 W. 7th Street, to consider the following items.

1. **Call to Order, Roll Call, and Establishment of Quorum.**
2. **Invocation and Pledge of Allegiance.**
3. **Neighbor Comments.**
Persons may address the Board of Directors on items not on the agenda; please observe the time limit of three (3) minutes. Members of the Board cannot comment on or deliberate statements of the public except as authorized by Section 551.042 of the Texas Government Code.
4. **Consent Agenda.**
 - a. Approve minutes from the August 7, 2025, Joint Community Development Corporation and Economic Development Corporation Meeting. (CDC)
 - b. Approve minutes from the August 7, 2025, Joint Community Development Corporation and Economic Development Corporation Meeting. (EDC)
5. **Items For Individual Consideration.**
 - a. Consider/Discuss/Action on a Resolution of the Board of Directors of the Anna Community Development Corporation regarding a tax-exempt loan in an amount not to exceed \$1,442,381.90.
 - b. Consider/Discuss/Action on a Resolution of the Board of Directors of the Anna Community Development Corporation regarding a taxable loan in an amount not to exceed \$916,754.34.
 - c. Consider/Discuss/Action on Resolution No. 2025-09-11 to approve an amendment to the 2024-2025 fiscal year budget for reallocation of funds and to authorize and direct staff to make a payment on the \$916,754.34 taxable loan referenced above in the amount of \$500,000 to reduce the principal of said loan.
 - d. Consider/Discuss/Action on a recommendation to cancel the November 6, 2025, CDC/EDC Joint Board Meeting.
 - e. Consider/Discuss/Action on a recommendation to conduct the November

CDC/EDC Joint Board Meeting on Thursday, November 13, 2025, at 6:00 p.m.
in Council Chambers of the Municipal Complex located at 120 W. 7th Street.

6. **Director's Report.**
 - a. Strategic Plan Update
 - b. Financial Report / Sales Tax Update
 - c. Event Updates / Upcoming Events / Reminders
7. **Closed Session.**
 - a. Consult with legal counsel on matters in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Government Code (Tex. Gov't Code §551.071); Grant program; Lease agreement and professional services contract. Pending Contracts.
 - b. Deliberate regarding the purchase, exchange, lease or value of real property. (Tex. Gov't Code §551.072) possible property acquisition; possible land sale/purchase.
 - c. Discuss or deliberate personnel matters: (1) to deliberate the appointment, employment, evaluation, reassignment, duties, discipline, or dismissal of a public officer or employee; or (2) to hear a complaint or charge against an officer or employee. (Tex. Gov't Code §551.074).
 - d. Discuss or deliberate Economic Development Negotiations: (1) To discuss or deliberate regarding commercial or financial information that the Board of Directors has received from a business prospect that the Board of Directors seeks to have locate, stay, or expand in or near the territory of the City of Anna and with which the Board is conducting economic development negotiations; or, (2) To deliberate the offer of a financial or other incentive to a business prospect described by subdivision (1). (Tex. Gov't Code §551.087); potential retail and medical projects.
8. **Reconvene into open session and take any action on closed session items.**
9. **Receive reports from staff or Board Members about items of community interest.**
10. **Adjourn.**

This is to certify that I, Joey Grisham, Director of Economic Development, posted this Agenda on the City's website (www.annatexas.gov) and at the Anna Municipal Complex bulletin board at or before 5:00 p.m. on 09/01/2025.

Joey Grisham,
Director of Economic Development

IMPORTANT LEGAL NOTICE: The Corporation may vote and/or act upon each of the items listed in this agenda. The Corporation reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meetings Act.

In accordance with the Americans with Disabilities Act, it is the policy of the City of Anna to offer its public programs, services, and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format, or if you require any other accommodation, please contact the ADA Coordinator at least 48 working hours in advance of the event by emailing adacompliance@annatexas.gov. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility.