



DEVELOPMENT CORPORATION

PUBLIC NOTICE

Cisco Development Corporation

Notice is hereby given that a meeting of the Cisco Development Corporation ("CDC") will be held on June 10, 2025 at 701 Conrad Hilton Blvd, Cisco, TX 76437 and will commence at 4:00pm or immediately following the adjournment of the Cisco 4A Development Corporation meeting to consider the items listed on the attached agenda.

SIGNED

A handwritten signature in black ink, appearing to read 'Justin Jaworski', written over a horizontal line.

Justin Jaworski, Executive Director

CERTIFICATE

I hereby certify that the above notice of meeting and attached agenda was posted on the bulletin board at City Hall of Cisco, Texas on June 6, 2025 by 5:00pm.

SIGNED

A handwritten signature in black ink, appearing to read 'Roxanne Frazier', written over a horizontal line.

Roxanne Frazier, Executive Assistant

ATTENTION

Persons with disabilities who would like special assistance or need accommodations to participate in this meeting should contact the CDC at least 48-hours in advance.



DEVELOPMENT CORPORATION

CDC Meeting Agenda

June 10, 2025 commencing at 4:00pm or immediately following the adjournment of the Cisco 4A Development Corporation meeting at 701 Conrad Hilton Blvd, Cisco, Texas 76437.

1. Call to order and invocation
2. VISITOR COMMENTS: A three (3) minute time limit per person is established for anyone wishing to address the Board on subjects listed on this agenda or generally pertaining to the CDC.
3. Approval of minutes from May 13, 2025 Board meeting
4. Hear and discuss financial report for May 2025
5. Discuss and consider amendment to CDC budget for Fiscal Year 2024-2025
6. Executive Session:
 - a. 551.074 (personnel matters)
 - i. Discussion with the Executive Director
 - b. 551.087 (business prospects/economic development)
 - i. Discuss Project Sunrise
7. Discuss and consider approval of a performance agreement by and between Cisco Development Corporation, a Texas non-profit corporation and bloom.Coffee Company LLC, DBA "Bluebonnet Social"
8. Adjournment

The Board reserves the right to enter into executive session concerning any of the items listed on this agenda pursuant to 551.071 Consultation with Attorney, 551.072 Real Property, 551.073 Prospective Gift, 551.074 Personal Matters, 551.076 Security Personnel or Devices, 551.087 Economic Development Negotiations.



DEVELOPMENT CORPORATION

CDC Meeting Minutes

The Regular Meeting of the Board of Directors of the Cisco Development Corporation was held on June 10, 2025 at 4:02pm at 701 Conrad Hilton Blvd, Cisco, Texas regarding the following items.

1. The meeting was called to order by President, Sean King, at 4:02pm. Members present were Sean King, Jason Whetstone, Casey Murter, Val Loftin and Joe Francks; those absent were Mary Kay Williamson and Justin McPherson. Staff members present were Justin Jaworski, Executive Director and Roxanne Frazier, Executive Assistant. Guests present were Jon Frazier, Jane Nichols, Stephen Forester, Josh Hopkins and Ervin Light. Jason Whetstone provided the invocation.
2. King opened the meeting to visitor comments at 4:02pm; Josh Hopkins announced that he was present in case of any questions pertaining to item 7; King closed the meeting to visitor comments at 4:03pm.
3. The minutes from the May 13, 2025 meeting were reviewed. A motion was made by Whetstone to approve the minutes as presented. Followed by a second from Francks, motion carried.
4. A discussion took place regarding the financial report for May 2025. No action was taken. McPherson entered the meeting at 4:15pm
5. A discussion took place regarding the amendment to CDC budget for Fiscal Year 2024-2025. Francks made a motion to approve the amended budget as presented. Followed by a second from McPherson, motion carried.
6. The Board retired into Executive Session at 4:27pm pursuant to the Texas Open Meetings Act, Government Code Section:
 - a. 551.074 (personnel matters)
 - i. A discussion took place regarding the Executive Director. No action was taken.
 - b. 551.087 (business prospects/economic development)
 - i. A discussion took place regarding Project Sunrise. No action was taken.The Board reconvened into Open Session at 5:47pm.
7. A discussion took place regarding a performance agreement by and between Cisco Development Corporation, a Texas non-profit corporation and bloom. Coffee Company LLC, DBA "Bluebonnet Social." Francks made a motion to approve the performance agreement with the amendment that bloom. Coffee Company LLC, should read bloom. Coffee Company LLC, DBA "Bluebonnet Social" contingent upon approval of that DBA. Followed by a second from Murter, motion passed.
8. McPherson made a motion to adjourn; followed by a second from Loftin, the motion carried and the meeting adjourned at 5:48pm.

Attest:



President