MINUTES
CITY OF DENTON
ECONOMIC DEVELOPMENT PARTNERSHIP BOARD
October 8, 2025

After determining that a quorum was present, the Economic Development Partnership Board convened in a Regular Meeting on Wednesday, October 8, 2025, at 11:05 a.m. in Training Rooms 3, 4, and 5 at the City of Denton Development Services Center, 401 N Elm St, Denton, Texas, 76201 at which the following items were considered:

PRESENT: Aimee Bissett, Vicki Byrd, Brian Danhof, Jeremy Fykes, Leo Morales, Lee Ramsey, and Clyde Rick Woolfolk

ABSENT: Erin Carney (ex-officio), Ron Crockett, Kerry Goree, Sara Hensley (ex-officio), Jill Jester, Susannah O'Bara (ex-officio), Aaron Roberts, and Jason Tomlinson

STAFF: Jamie Adams, Scott Bray, Christina Davis, Vanessa Esparza, Clay Parker, Kristen Pulido, Brittany Sotelo, Erica Sullivan, and Matilda Weeden

1. PRESENTATIONS FROM MEMBERS OF THE PUBLIC

Citizens may complete one Request to Speak "Public Comment" card per night for the "Presentations from Members of the Public" portion of the meeting and submit it to City Staff. Presentations from Members of the Public time is reserved for citizen comments regarding item not listed on the agenda. No official action can be taken on these items. Presentation from Members of the Public is limited to five speakers per meeting with each speaker allowed a maximum of three (3) minutes.

No presentations from members of the public.

2. ITEMS FOR CONSIDERATION

A. EDP25-028 Consider approval of the meeting minutes for September 10, 2025.

Ramsey made a motion to approve the minutes of September 10, 2025, as presented. Morales seconded the motion. Motion carried (7-0).

AYES (7):	Bissett, Byrd, Danhof, Fykes, Morales, Ramsey, and Woolfolk
NAYS (0):	None

B. EDP25-029 Receive a report, hold a discussion, and consider recommending approval to City Council for renewal of an agreement between The City of Denton and Hickory & Rail Ventures, LLC, regarding an Economic Development Program for Stoke Denton, in the amount of $158,170; and providing an effective date.

Heather Gregory presented the item and discussion followed.

Woolfolk made a motion to approve recommendation to City Council for approval of renewal of an agreement between The City of Denton and Hickory & Rail Ventures, LLC, regarding an Economic Development Program for Stoke Denton, in the amount of $158,170.

Bissett seconded the motion. Motion carried (6-0-1).

AYES (6):	Bissett, Byrd, Danhof, Fykes, Morales, and Woolfolk
NAYS (0):	None
ABSTAIN (1):	Ramsey

C. **EDP25-035 Receive a report, hold a discussion, and make a recommendation to City Council regarding a request to nominate Tetra Pak Inc., to the Office of the Governor Economic Development and Tourism through the Economic Development Bank as an Enterprise Project.**

Erica Sullivan presented the item and discussion followed.

Fykes made a motion to approve recommendation to City Council regarding a request to nominate Tetra Pak Inc., to the Office of the Governor Economic Development and Tourism through the Economic Development Bank as an Enterprise Project. Woolfolk seconded the motion. Motion carried (7-0).

AYES (7):	Bissett, Byrd, Danhof, Fykes, Morales, Ramsey, and Woolfolk
NAYS (0):	None

3. WORK SESSION

A. **EDP25-032 Receive a report and hold a discussion regarding Section 2.83(c) of the City Code which governs boards, commissions, and committees specifically related to the attendance policy.**

Vanessa Esparza presented the item and discussion followed.

B. **EDP25-033 Receive a report and hold a discussion regarding the Murphy Center for Entrepreneurship and Innovation from Jon McCarry of University of North Texas.**

Jon McCarry presented the item and discussion followed.

C. **EDP25-034 Staff Reports:**

1. **Director's Report - Brittany Sotelo**
2. **Texas Legislative Update - Brittany Sotelo**
3. **Main Street Program Update (Annual Report) - Kristen Pulido**

4. Future Agenda Items - Brittany Sotelo

Staff presented each item and discussion followed.

4. CONCLUDING ITEMS

With no further business, the meeting adjourned at 12:33 p.m.

Brian Danhof, Chair
Economic Development Partnership Board

Vanessa Esparza
Administrative Assistant

Minutes Approved On: 11/25/2025