MINUTES
CITY OF DENTON
ECONOMIC DEVELOPMENT PARTNERSHIP BOARD
SPECIAL CALLED
July 22, 2026

After determining that a quorum was present, the Economic Development Partnership Board convened in a Special Called meeting on Wednesday, July 22, 2026, at 10:04 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:, Erin Carney (ex-officio), Jeremy Fykes, Kimberly Garza Turner, Kerry Goree, Lucy Hedari, Jill Jester, Leo Morales, Cassey Ogden (ex-officio), Lee Ramsey, Nick Stevens, Jason Tomlinson, Clyde Rick Woolfolk

ABSENT: Aimee Bissett, Brian Danhof, and Susannah O'Bara (ex-officio)

STAFF: Scott Bray, Lindsey Grob, Clay Parker, Kristen Pulido, Kalli Ruiz, Brittany Sotelo, Erica Sullivan, Christine Taylor, Matilda Weeden

In the absence of Chair Danhof, Vice-Chair Fykes was acting Chair.

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. EDP26-019 Consider approval of the minutes of the June 10, 2026 Economic Development Partnership Board Regular Meeting.

Hedari made a motion to approve the June 10, 2026, minutes as presented. Woolfolk seconded the motion. Motion carried (10-0).

AYES (10):	Fykes, Garza Turner, Goree, Hedari, Jester, Morales, Ramsey, Stevens, Tomlinson, Woolfolk
NAYS (0):	None

B. **EDP26-020 Receive a report, hold a discussion, and consider recommending approval to City Council of an incentive agreement for EquipmentShare.com Inc for a sales tax rebate on construction materials up to $210,938, a job-based grant up to $83,000, and an ad valorem rebate on real property improvements and business personal property up to $489,615 under Chapter 380 of the Local Government Code.**

Clay Parker presented the item and discussion followed.

Morales made a motion to recommend the approval of an incentive to EquipmentShare.com to the City Council. Tomlinson seconded the motion. Motion carried (9-1-0).

AYES (9):	Fykes, Garza Turner, Goree, Hedari, Jester, Morales, Stevens, Tomlinson, Woolfolk
ABSTAIN (1):	Ramsey
NAYS (0):	None

3. WORK SESSION

A. **EDP26-021 Receive a report and hold a discussion from Ben Magill, Chief Economic Development Officer of University of North Texas and Executive Director of the Texas Talent Accelerator.**

Staff & guest presented the item and discussion followed.

B. **EDP26-022 Staff Reports:**

1. Quarterly Director's Report - Brittany Sotelo
2. Economic Trends Report - Matilda Weeden
3. Future Agenda Items - Brittany Sotelo

Staff presented each item and discussion followed. No action was taken.

4. CONCLUDING ITEMS

With no further business, the meeting adjourned at 11:29pm

Brian Danhof, Chair
Economic Development Partnership Board

Lindsey Grob
Administrative Assistant

Minutes Approved On: September 30, 2026