

**NOTICE OF SPECIAL TOMBALL ECONOMIC DEVELOPMENT
CORPORATION MEETING**



**Tuesday, September 23, 2025
5:30 PM**

Notice is hereby given of a meeting of the Tomball Economic Development Corporation, to be held on Tuesday, September 23, 2025 at 5:30 PM, City Hall, 401 Market Street, Tomball, TX 77375, for the purpose of considering the following agenda items. All agenda items are subject to action. The Tomball Economic Development Corporation reserves the right to meet in a closed session for consultation with attorney on any agenda item should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code.

THE TOMBALL ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF TOMBALL, TEXAS, WILL CONDUCT THE MEETING SCHEDULED FOR SEPTEMBER 23, 2025, 5:30 PM, AT 401 MARKET STREET, TOMBALL, TEXAS, 77375. THIS MEETING AGENDA AND THE AGENDA PACKET ARE POSTED ONLINE AT:

[HTTPS://TOMBALLTX.GOV/ARCHIVE.ASPX?AMID=38](https://tomballtx.gov/archive.aspx?amid=38)

**A RECORDING OF THE MEETING WILL BE MADE AND WILL BE AVAILABLE
TO THE PUBLIC IN ACCORDANCE WITH THE OPEN MEETINGS ACT UPON
WRITTEN REQUEST.**

The public toll-free dial-in numbers to participate in the telephonic meeting are any one of the following (dial by your location): +1 312 626 6799 US (Chicago); +1 646 876 9923 US (New York); +1 301 715 8592 US; +1 346 248 7799 US (Houston); +1 408 638 0968 US (San Jose); +1 669 900 6833 US (San Jose); or +1 253 215 8782 US (Tahoma) - Meeting ID: 826 5844 6203 Passcode: 145156. The public will be permitted to offer public comments telephonically, as provided by the agenda and as permitted by the presiding officer during the meeting.

A. Call to Order

President Covington called the meeting to order at 5:31 p.m.

PRESENT

President Lisa Covington

Vice President Danny Hudson

Secretary Bill Sumner (via Zoom)

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Treasurer Latrell Shannon
Member Wayne Hall
Member Becky Clepper

ABSENT

Member Brock Hendrickson

OTHERS PRESENT

Kelly Violette
Tiffani Wooten
Tori Gleason
McKayley Dannelley
Mayor Lori Klein Quinn
Paul Garcia
David Esquivel
Tom Condon
Kyle Bertrand
Bruce Hillegeist
Collen Pye
Wes Williams
Donnie Smith
Marty Wilson (via Zoom)
Jake Jones (via Zoom)
Austin Arnold (via Zoom)
Kaela Olson (via Zoom)

- B. Public Comments and Receipt of Petitions; *[At this time, anyone will be allowed to speak on any matter other than personnel matters or matters under litigation, for length of time not to exceed three minutes. No Council/Board discussion or action may take place on a matter until such matter has been placed on an agenda and posted in accordance with law - GC, 551.042.]*

President Covington opened the public hearing at 5:32 p.m.

The following comments were received:

Mayor Lori Klein Quinn, 13415 Lost Creek Rd – Expressed concerns to consider annex of Pearl Fincher Museum for expansion into the Tomball Legacy Square redevelopment project.

Mayor Lori Klein Quinn, 13415 Lost Creek Rd – Expressed concerns on behalf of families regarding Item 3.

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Mayor Lori Klein Quinn, 13415 Lost Creek Rd – Expressed concerns about expanding TEDC Non-Disclosure Agreements to include Mayor and City Manager to help with communication.

President Covington opened the public hearing at 5:38 p.m.

C. New Business

*Request was made by Board Member Shannon and seconded by Board Member Hudson to move Item 3 to the top of the agenda.

Motion made by Treasurer Shannon, Seconded by Vice President Hudson.

Voting Yea: Vice President Hudson, Secretary Sumner, Treasurer Shannon, Member Hall, Member Clepper.

3. Consideration and possible action by Tomball EDC, to approve, as a Project of the Corporation, an agreement with CSE W-Industries, Inc., to make direct incentives to, or expenditures for, the creation or retention of primary jobs associated with the development of a corporate headquarters facility, to be located at the NEC of 2920 and 2978, Tomball, Texas 77377. The estimated amount of expenditures for such Project is \$660,000.00.

Public Hearing

President Covington opened the public hearing at 5:44 p.m. No comments were received. Public hearing was closed at 5:44 p.m.

Motion made by Vice President Hudson, Seconded by Member Hall.

Voting Yea: Vice President Hudson, Secretary Sumner, Treasurer Shannon, Member Hall, Member Clepper.

The motion carried unanimously.

2. Consideration and possible action by Tomball EDC, to approve, as a Project of the Corporation, an agreement with Olive Garden Holdings, LLC, to make direct incentives to, or expenditures for, assistance with infrastructure costs to be required or suitable for the promotion of new or expanded business development related to the development and construction of a full-service restaurant to be located at FM 249 and Alice Road, Tomball, Texas 77375. The estimated amount of expenditures for such Project is \$219,502.00.

Public Hearing

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President Covington opened the public hearing at 6:24 p.m. No comments were received. Public hearing was closed at 6:25 p.m.

Motion made by Treasurer Shannon, Seconded by Member Clepper.

Voting Yea: Vice President Hudson, Secretary Sumner, Treasurer Shannon, Member Hall, Member Clepper.

The motion carried unanimously.

1. Consideration and possible action by Tomball EDC, to approve, as a Project of the Corporation, an agreement with Cheddar's Casual Café, Inc., to make direct incentives to, or expenditures for, assistance with infrastructure costs to be required or suitable for the promotion of new or expanded business development related to the development and construction of a full-service restaurant to be located at FM 249 and Alice Road, Tomball, Texas 77375. The estimated amount of expenditures for such Project is \$164,463.00.

Public Hearing

President Covington opened the public hearing at 6:16 p.m. No comments were received. Public hearing was closed at 6:17 p.m.

Motion made by Treasurer Shannon, Seconded by Vice President Hudson.

Voting Yea: Vice President Hudson, Secretary Sumner, Treasurer Shannon, Member Hall, Member Clepper.

The motion carried unanimously

4. Consideration and possible direction from the Tomball EDC Board of Directors regarding the format of the 2025 Meeting Calendar, prior to final presentation and adoption in November.

Direction: Monthly Meetings

5. Discussion regarding Tomball Legacy Square Board Committee update.

Discussion item only; no Board action required.

6. EXECUTIVE SESSION: The Tomball Economic Development Corporation Board will meet in Executive Session as authorized by Title 5, Chapter 551, Texas Government Code, The Texas Open Meetings Act, for the following purpose:

- Section 551.072, - Deliberations regarding real property: Deliberate the purchase, exchange, sale, lease, or value of real property.

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- Section 551.087, - Deliberation regarding Economic Development negotiations.

The Tomball Economic Development Corporation Board of Directors recessed at 6:39 p.m.

7. Reconvene into regular session and take action, if necessary, on items discussed in Executive Session.

The Tomball Economic Development Corporation Board of Directors reconvened at 7:08 p.m.

D. Adjournment

Motion made by Member Clepper, Seconded by Treasurer Shannon.

Voting Yea: Vice President Hudson, Secretary Sumner, Treasurer Shannon, Member Hall, Member Clepper.

The motion carried unanimously. Meeting adjourned at 7:09 p.m.

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Tomball, Texas, a place readily accessible to the general public at all times, on the 18th day of SEPTEMBER 2025 by 5:30 PM, and remained posted for at least 72 continuous hours preceding the scheduled time of said meeting.

Kelly Violette
Executive Director

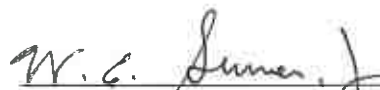
This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact the City Secretary's office at (281) 290-1019 for further information.

AGENDAS MAY BE VIEWED ONLINE AT www.ci.tomball.tx.us.

PASSED AND APPROVED this the 18th day of November 2025.



President, Tomball EDC Board



Secretary, Tomball EDC Board