



TOWN OF TROPHY CLUB ECONOMIC DEVELOPMENT CORPORATION

MEETING AGENDA

October 15, 2025

6:00 PM

Council Chambers
1 Trophy Wood Drive
Trophy Club, Texas 76262

CALL TO ORDER AND ANNOUNCE A QUORUM

PUBLIC COMMENT(S)

This is an opportunity for citizens to address the Board/Commission on any matter pursuant to Texas Government Code Sec. 551.007. The Board/Commission is not permitted to discuss or take action on any presentations made concerning matters that are not listed on the agenda. Presentations are limited to matters over which the Board/Commission has authority. Speakers have up to three (3) minutes or the time limit determined by the Presiding Officer. Each speaker must have submitted their request to speak by completing the Speaker's Form or may email tdixon@trophyclub.org

REGULAR ITEMS

1. Consider approval of the July 23, 2025 Economic Development Corporation Meeting Minutes. (Tammy Dixon, Town Secretary)

EXECUTIVE SESSION

2. Section 551.087, Deliberation regarding economic development negotiations: Discuss Thrive Business Grant applications.

RECONVENE INTO REGULAR SESSION

3. Consider approval of submitted grant applications for the approved amounts under the Thrive Business Grant. (Tamara Smith, Assistant to the Town Manager)

FUTURE AGENDA ITEMS

ADJOURN

The Board/Commission may convene into executive session to discuss posted items as allowed by Texas Government Code Sections 551.071 through 551.076 and Section 551.087.

Notice is hereby given that a quorum of the Town of Trophy Club Town Council may be in attendance at this meeting. The Town Council will not deliberate or take any action.

CERTIFICATION

I do hereby certify that the Notice of Meeting was posted on the official bulletin board at the Town Hall for the Town of Trophy Club, Texas, in a place convenient and readily accessible to the general public at all times on the following date and time: October 7, 2025, at 8:30 a.m., and said Notice of Meeting was also posted concurrently on the Town's website in accordance with Texas Government Code Ch. 551 of the Texas Government Code.

 /s/ Tammy Dixon
Tammy Dixon, Town Secretary

If you plan to attend this public meeting and have a disability that requires special needs, please contact the Town Secretary's Office at 682-237-2900, 48 hours in advance, and reasonable accommodations will be made to assist you.



**ECONOMIC DEVELOPMENT CORPORATION
COMMUNICATION**

MEETING DATE: October 15, 2025

FROM: Tammy Dixon, Town Secretary

AGENDA ITEM: Consider approval of the July 23, 2025 Economic Development Corporation Meeting Minutes. (Tammy Dixon, Town Secretary)

BACKGROUND/SUMMARY: The Economic Development Corporation held a regular meeting on July 23, 2025.

BOARD REVIEW/CITIZEN FEEDBACK: N/A

FISCAL IMPACT: N/A

LEGAL REVIEW: N/A

ATTACHMENTS:

1. 7.23.2025 EDC Minutes

ACTIONS/OPTIONS:

Move to approve the July 23, 2025, Economic Development Corporation Meeting Minutes.

Town of Trophy Club Economic Development Corporation Meeting Minutes
July 23, 2025, 6:00 p.m., Regular Meeting
1 Trophy Wood Drive, Trophy Club, Texas 76262

CALL TO ORDER

President Addington called the meeting to order at 6:00 p.m.

EDC BOARD MEMBERS PRESENT

Teri Addington, Vice President
James Calaway, Secretary
Greg Fox (arrived at 6:09 p.m.)
Scott Hinshaw
Joseph Longo
Allan Pedersen
Garrett Wallace

STAFF PRESENT

Brandon Wright, Town Manager
Tamara Smith, Assistant to the Town Manager
April Duvall, Director of Finance
Matt Cox, Director of Community Development
Tammy Dixon, Town Secretary

PUBLIC COMMENTS

There were none.

REGULAR ITEMS

1. Consider approval of the June 26, 2025, Economic Development Corporation Regular Meeting Minutes.

Director Longo moved to approve the June 26, 2025, meeting minutes. Secretary Calaway seconded the motion.

VOTE ON THE MOTION

AYES: Fox, Pedersen, Addison, Wallace, Longo, Hinshaw, Calaway

NAYES: None

VOTE: 7-0

2. Consider approval of the small area plan for The Grove at TC. (Tamara Smith, Assistant to the Town Manager)

Randy Rivera and Marissa Brewer from McAdams, along with Jason Klaunch from Catalyst, presented the final draft of the Small Area Plan for The Grove. The plan serves as a flexible, long-term guide for development and incorporates feedback from the EDC Board, Town Council, and

community stakeholders. It includes development concepts, pedestrian and vehicular connectivity, open space integration, and phased implementation strategies.

The preferred plan includes options for building configurations, parking strategies, and open space anchored by Town Hall, while emphasizing mixed-use development and walkability. Implementation recommendations include adoption of form-based code, infrastructure planning, and potential public-private partnerships to support phased growth. A market study confirmed demand for retail, restaurant, office, and limited residential uses, estimating \$9.7 million in potential Town revenue over ten years.

Director Fox moved to approve the small area plan for The Grove at TC. Director Longo seconded motion.

VOTE ON THE MOTION

AYES: Fox, Pedersen, Addison, Wallace, Longo, Hinshaw, Calaway

NAYES: None

VOTE: 7-0

EXECUTIVE SESSION/OPEN SESSION

Pursuant to the Open Meetings Act, Chapter 551, the Economic Development Corporation Board convened into a Closed Executive Session at 6:45 p.m. and reconvened into Regular Session at 7:44 p.m. in accordance with the Texas Government Code regarding:

- a. Section 551.087 Deliberation regarding economic development negotiations.
 1. Discuss Thrive Business Grant Applications. **No Action Taken.**
5. Consider approval of submitted grant applications for the approved amounts under the Thrive Business Grant.

Director Longo moved to approve the Thrive Business Grant application for Jolley Orthodontics in the amount of \$5,775.04 and authorize the Town Manager to negotiate, and the Economic Development President and Town manager to execute a performance agreement with the applicant and recommend approval of same to the Town Council. Director Hinshaw seconded the motion.

VOTE ON THE MOTION

AYES: Pedersen, Addison, Fox, Wallace, Longo, Hinshaw, Calaway

NAYES: None

VOTE: 7-0

ADOURN

President Addington adjourned the meeting at 7:42 p.m.

Teri Addington, President

ATTEST:

Tammy Dixon, Town Secretary