

**McKinney Community Development Corporation  
TUPPS Project Subcommittee  
September 13, 2023**

The McKinney Community Development Corporation TUPPS Project Subcommittee met at the TUPPS construction site at 8:30 a.m. on September 13, 2023.

**MCDC Board Members Present:** Chair Angela Richardson-Woods, Vice Chair David Kelly, and Secretary Deborah Bradford.

**Staff Present:** MCDC President Cindy Schneible, Director of Strategic Services Trevor Minyard, and MCDC Administrative and Marketing Coordinator Linda Jones.

**Others Present:** Keith Lewis and Chase Lewis of TUPPS; Zeb Young of SpawGlass; Brenda Spinelli (MCDC's Owner's Rep).

The following project aspects were discussed:

- Status of Lelo's Coffee, including potentially fencing off a defined area surrounding the building and bin while the business owners complete their construction projects. This would allow the rest of the TUPPS site to open to the public while Lelo's completes their work. Subcommittee was in agreement with this proposal. TUPPS will be responsible for addressing the issue of the truck scale and concrete pad that will be used by Lelo's for customer seating.
- Status of the 'wedding venue' area of the site, including potentially fencing off a defined area of that space, specifically the back portion (furthest east strip), to allow for the rest of the TUPPS site to open to the public while this portion is being completed. Discussion included clarification of SpawGlass versus TUPPS responsibilities and timeline for completion. Subcommittee was in agreement with this proposal.
- Status of the BYOB silo project including tenant status, clarification of tenant versus SpawGlass/TUPPS responsibilities for silos, completion of ADA compliance requirements, and tenant permitting of leased premises.
- Timeline for full site TCO or CO with earliest possible CO estimated to be mid-October.

The subcommittee toured the site to see progress and visualize the items discussed.

The meeting was adjourned at approximately 10:15 a.m.

These minutes were approved by the MCDC Board on

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ANGELA RICHARDSON-WOODS  
Chair

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DEBORAH BRADFORD  
Secretary