

**McKinney Community Development Corporation  
Potential Projects Subcommittee  
December 18, 2025**

The McKinney Community Development Corporation Potential Projects Subcommittee met at 3:00 p.m. on December 18, 2025, in the MCDC offices at 7300 SH 121SB, Suite 200, McKinney, Texas.

**MCDC Board Members Present:** Chair George Fuller, Treasurer Chris Wilkes, and Board Member Angela Richardson-Woods.

**Staff Present:** MCDC President Cindy Schneible, Assistant City Manager Jennifer Arnold, Housing and Community Development Director Margaret Li, and MCDC Grant Program and Marketing Manager Linda Jones.

**Others Present:** Terry Casey, Chandler Casey and McCall Casey of The Cotton Mill; Josh Eames and Coleman Glass of Presidium; and Bob Roeder, Attorney for Presidium.

The Potential Projects Subcommittee met with representatives from Presidium and owners of The Cotton Mill to revisit their proposed mixed-use development at The Cotton Mill. The development will include four multi-family buildings, retail, restaurants, over 200,000 square feet of office space, and a private-owned, publicly-accessible community gathering park.

The project will be developed in phases starting with two multi-family buildings with a goal of bringing more density to the area prior to developing retail and office. Total economic impact of the development is estimated at \$826 million over 20 years, and the project is anticipated to create 2,800 jobs.

Presidium and The Cotton Mill are working closely together to expand the area around The Cotton Mill without disrupting its historical significance to McKinney.

Site plans have been approved by Planning and Zoning. They will be submitting a project grant application to request funding from MCDC in an amount up to \$15 million for development of the infrastructure for the project in its entirety, rather than as phases are constructed. Existing utilities and infrastructure cannot support new or expanded growth, so Presidium is encouraging consideration of infrastructure development holistically for development to move forward.

With an April deadline for a HUD loan, Presidium indicated that they would need a February decision from MCDC regarding project grant funding.

The subcommittee meeting was adjourned at approximately 5:45 p.m.

These minutes were approved by the Board on \_\_\_\_\_.

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GEORGE FULLER, CHAIR

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DEBORAH BRADFORD, SECRETARY