



McKinney Community Development Corporation Agenda

Thursday, September 25, 2025

8:00 AM

Council Chambers
401 E. Virginia Street
McKinney, TX 75069

PURSUANT TO TEXAS GOVERNMENT CODE SECTION 551.002, A QUORUM OF THE CITY COUNCIL AND/OR CITY BOARDS & COMMISSIONS MAY BE PRESENT. NO CITY COUNCIL, BOARD OR COMMISSION ACTION WILL BE TAKEN.

WATCH THE BROADCAST LIVE

This meeting will be streamed live on through the City's website. Members of the public who wish to watch this meeting may watch the live stream online at:

<https://mckinneytx.new.swagit.com/views/130>

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

PUBLIC COMMENTS ON AGENDA ITEMS (For Non-Public Hearing Items)

If you wish to address the Board on a posted item on this agenda, please fill out a "Request to Speak" card and present it to the Clerk before the meeting. Pursuant to Section 551.007 of the Texas Government Code, any person wishing to address the Board for items listed as public hearings will be recognized when the public hearing is opened.

Speakers wishing to address the Board regarding any non-public hearing item on this agenda shall have a time limit of three (3) minutes per speaker, per agenda item. The Board Chair may reduce the speaker time limit uniformly to accommodate the number of speakers or improve meeting efficiency.

CONSENT ITEMS

This portion of the agenda consists of non-controversial or housekeeping items required by law. Items may be considered individually by the Board or Commission member making such request prior to a motion and vote on the Consent Items.

25-3200 [Minutes of the McKinney Community Development Corporation Meeting of August 28, 2025.](#)

Attachments: [Minutes](#)

REPORTS

25-3201 [Financial Report](#)

Attachments: [August Financial Statement](#)
[August Transmittal Letter](#)
[August Checks Issued](#)

25-3202 [Board and Liaison Reports](#)

[Board Chair](#)
[City of McKinney](#)
[Visit McKinney](#)
[McKinney Economic Development Corporation](#)
[McKinney Main Street/MPAC](#)
[McKinney Parks and Recreation](#)

Attachments: [MEDC Report](#)

25-3203 [President's Report](#)

Attachments: [Grants Awarded](#)
[Marketing Report](#)
[Parks Report](#)
[Final Report - PC2418 McK Repertory Theatre](#)

REGULAR AGENDA ITEMS

25-3204 [Conduct a Public Hearing and Consider/Discuss/Act on a Request to Amend Project 4B24-15, Submitted by and Awarded to Sanchez Charities, LLC and to Supplement the Project Application for Project 4B24-15 to Include Catholic Charities of Dallas as an Additional Eligible Grant Applicant/Recipient, and Increase the Grant Award from Five Hundred Seventeen Thousand One Hundred Ninety-Two and No/100 Dollars \(\\$517,192.00\) to One Million Seven Hundred Seventeen Thousand One Hundred Ninety-Two and No/100 Dollars \(\\$1,717,192.00\) for Construction of](#)

Horizontal Infrastructure to Support an Increased Project Scope for the NeighborHub to Include a Three (3) Acre Site and a 35,000-45,000 Square Foot Facility to be Located at 2000 W. White Avenue, McKinney, Texas. Amount Requested Represents 14.55% of Total Project Cost.

Attachments: Letter of Request
Letters of Support

25-3205

Consider/Discuss/Act on a Retail Development Infrastructure Grant Application (RI 25-04) Submitted by 380 Marketplace LLC in the Amount of Fifty Thousand and NO/100 Dollars (\$50,000.00) for Infrastructure Improvements Including Exterior Electrical, Water Line Replacement, and Site Improvements for Retail Shopping Center Located at 2414 W. University Drive, McKinney. Amount Represents 9% of the Total Project Cost.

Attachments: Application Packet
Presentation

25-3206

Consider/Discuss/Act on a Retail Development Infrastructure Grant Application (RI 25-05) Submitted by The Cotton Mill in the Amount of Twenty-Seven Thousand Four Hundred Fifty-Eight and 92/100 Dollars (\$27,458.92) for Installation of Drainage and Replacement of Concrete with Turf for the Outdoor Wedding Venue at The Cotton Mill Located at 610 Elm Street, McKinney. Amount Represents 75% of the Total Project Cost.

Attachments: Application Packet
Presentation

PUBLIC COMMENTS Regarding Matters not on the Agenda

BOARD COMMENTS

EXECUTIVE SESSION

In accordance with the Texas Government Code:

Section 551.087. Deliberation Regarding Economic Development Matters

Project 20-09 TUPPS Brewery & Entertainment Destination

Project Hemispheres

Venu/Notes Live

Project 24-15 Sanchez Charities NeighborHub

RI 25-04 380 Marketplace LLC

RI 25-05 Cotton Mill

ACTION ON EXECUTIVE SESSION

ADJOURN

Posted in accordance with the Texas Government Code, Chapter 551, at least seventy-two (72) hours prior the start of the meeting, on or before the 19th of September, 2025, 5:00 p.m.

Cindy Schneible, President

In accordance with the Americans with Disabilities Act, it is the policy of the City of McKinney to offer its public programs, services, and meetings in a manner that is readily accessible to everyone, including individuals with disabilities. If you are a person with a disability and require information or materials in an appropriate alternative format; or if you require any other accommodation, please contact the ADA Coordinator at least 48 hours in advance of the event. Email contact-adacompliance@mckinneytexas.org. Advance notification within this guideline will enable the City to make reasonable arrangements to ensure accessibility. ADA grievances may also be directed to the ADA Coordinator or filed online at <http://www.mckinneytexas.org/ada>.