



College Station, TX

Meeting Agenda

**City Council Economic Development Committee
1207 Texas Ave, College Station, TX 77840**

Internet: www.microsoft.com/microsoft-teams/join-a-meeting

Meeting ID: 255 715 032 186 Passcode: N2F5e6wS

Phone: 979-431-4880 Phone Conference ID: 833 345 516#

The City Council may or may not attend this meeting.

September 2, 2025

2:00 PM

**Visit College Station Large
Conference Room**

1. Call meeting to order and consider absence requests.

2. Hear Visitors.

At this time, the Chairperson will open the floor to citizens wishing to address issues not already scheduled on today's agenda. Each citizen's presentation will be limited to three minutes in order to allow adequate time for the completion of the agenda items. Comments will be received and city staff may be asked to look into the matter, or the matter may be placed on a future agenda for discussion. A recording may be made of the meeting; please give your name and address for the record.

3. Agenda Items

- 3.1. Presentation, discussion, and possible action on the minutes of the August 6, 2025, Economic Development Committee meeting.
- 3.2. Presentation, discussion, and possible action regarding an update on activities related to Plug and Play.
- 3.3. Presentation, discussion, and possible action on the development proposal submitted by Corinth Properties for the property located at 4323 State Highway 6 South.

4. Discussion and possible action on future agenda items.

A member may inquire about a subject for which notice has not been given. A statement of specific factual information or the recitation of existing policy may be given. Any deliberation shall be limited to a proposal to place the subject on an agenda for a subsequent meeting.

5. Executive Session Agenda

Executive Session is closed to the public and will be held in the Visit College Station Large Conference Room. The Committee may, according to the Texas Open Meetings Act, adjourn the Open Meeting and return into Executive Session to seek legal advice from the City Attorney regarding any item on the Workshop, Consent, or Regular Agendas under Chapter 551, Texas Government Code.

5.1. Real Estate {Gov't Code Section 551.072};

Possible action. The Committee may deliberate the purchase, exchange, lease or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the City in negotiations with a third person. After executive session discussion, any final action or vote taken will be in public. The following subject(s) may be discussed:

- a. Approximately 8 acres of land located at 1508 Harvey Road.

b. Approximately 300 acres generally located at Corporate Parkway and Midtown Drive in the Midtown Business Park.

5.2. Economic Incentive Negotiations {Gov't Code Section 551.087};

Possible action. The Committee may deliberate on commercial or financial information that the Committee has received from a business prospect that the Committee seeks to have locate, stay or expand in or near the city which the Committee in conducting economic development negotiations may deliberate on an offer of financial or other incentives for a business prospect. After executive session discussion, any final action or vote taken will be in public. The following subject(s) maybe discussed:

- a. Economic development agreement for a development generally located at the intersection of University Drive East and Tarrow Street.
- b. Economic development agreement with Corinth Group, Inc.
- c. Economic development agreement for a development generally located at the intersection of FM 2154 and High Prairie Road in the City's ETJ.
- d. Funding agreement with Greater Brazos Partnership for services related to Plug and Play.

6. Adjourn.

Adjournment into Executive Session may occur in order to consider any item listed on the agenda if a matter is raised that is appropriate for Executive Session discussion.

I certify that the above Notice of Meeting was posted on the website and at College Station City Hall, 1101 Texas Avenue, College Station, Texas, on August 29, 2025 at 5:00 p.m.



City Secretary

This building is wheelchair accessible. Persons with disabilities who plan to attend this meeting and who may need accommodations, auxiliary aids, or services such as interpreters, readers, or large print are asked to contact the City Secretary's Office at (979) 764-3541, TDD at 1-800-735-2989, or email adaassistance@cstx.gov at least two business days prior to the meeting so that appropriate arrangements can be made. If the City does not receive notification at least two business days prior to the meeting, the City will make a reasonable attempt to provide the necessary accommodations.

Penal Code § 30.07. Trespass by License Holder with an Openly Carried Handgun.

"Pursuant to Section 30.07, Penal Code (Trespass by License Holder with an Openly Carried Handgun) A Person Licensed under Subchapter H, Chapter 411, Government Code (Handgun Licensing Law), may not enter this Property with a Handgun that is Carried Openly."

Codigo Penal § 30.07. Traspasar Portando Armas de Mano al Aire Libre con Licencia.

"Conforme a la Seccion 30.07 del codigo penal (traspasar portando armas de mano al aire libre con licencia), personas con licencia bajo del Sub-Capitulo H, Capitulo 411, Codigo de Gobierno (Ley de licencias de arma de mano), no deben entrar a esta propiedad portando arma de mano al aire libre."

September 2, 2025
Item No. 3.1.
Minutes of Previous Meeting

Sponsor: Michael Ostrowski, Chief Development Officer

Reviewed By CBC: Economic Development Committee

Agenda Caption: Presentation, discussion, and possible action on the minutes of the August 6, 2025, Economic Development Committee meeting.

Relationship to Strategic Goals:

- Good Governance

Recommendation(s): Staff recommends approval of the minutes.

Summary: This item includes the minutes from the August 6, 2025, Economic Development Committee.

Budget & Financial Summary: N/A

Attachments:

1. Minutes - Economic Development Committee - 20250806



College Station, TX

Meeting Minutes

City Council Economic Development Committee
1207 Texas Ave, College Station, TX 77840

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Meeting ID: 255 715 032 186 Passcode: N2F5e6wS

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August 6, 2025

3:00 PM

**Visit College Station Large
Conference Room**

Present:

Mayor John Nichols
Councilmember Bob Yancy
Councilmember William Wright

Staff in Attendance:

Bryan Woods, City Manager
Michael Ostrowski, Chief Development Officer
Aaron Longoria, Assistant City Attorney
Brian Piscacek, Assistant Director Economic Development
Jeremiah Cook, Assistant Director Tourism
Wende Ragonis Anderson, Economic Development Manager
Stacey Vasquez, Economic Development Coordinator
Lisa McCracken, Administrative Support Assistant

1. Call meeting to order and consider absence requests.

The meeting of the Economic Development Committee was called to order by Mayor Nichols via In-Person and Teleconference at 3:00 p.m. on August 6, 2025, in the Visit College Station Conference Room, 1207 Texas Avenue, College Station, Texas 77840.

2. Hear Visitors.

No Visitors provided comments.

3. Agenda Items.

3.1. Presentation, discussion, and possible action on the minutes of the May 7, 2025, Economic Development Committee meeting.

Motion by Mayor Nichols to approve the Minutes, second by Councilmember Wright; Motion passed 3-0.

3.2. Presentation, discussion, and possible action regarding the Economic Development Master Plan.

Michael Ostrowski, Chief Development Officer, introduced the TIP Strategies team, who joined the meeting virtually. Tracye McDaniel, Jennifer Todd-Goynes, Luke Shuffield, and Erica Colston presented a comprehensive update on the Economic Development Master Plan. Key points included the project scope and timeline, the stakeholder engagement process, and a SWOT analysis based on feedback received through the aforementioned stakeholder comments.

Committee members provided feedback to the consultants' insights, emphasizing the importance of addressing perception, housing, and infrastructure. There was robust discussion on how to define success, the role of Texas A&M, and the need for a shared vision. The TIP team will return in September to present the City Council with a draft plan and strategic recommendations.

3.3. Presentation, discussion, and possible action regarding an update on Tourism initiatives.

Jeremiah Cook, Assistant Director Tourism, provided an update on the Tourism Committee's recent work, which included HOT grant funding, capital projects, a discussion on wayfinding in the community, and strategic planning.

Committee members discussed the importance of aligning tourism investments with economic development goals and ensuring the Tourism Committee's input is integrated into capital planning.

3.4. Presentation, discussion, and possible action regarding an update on entrepreneurship efforts.

Wende Ragonis Anderson, Economic Development Manager, presented on the CONNECT initiative, a collaborative effort with the McFerrin Center and SBDC to support small businesses and entrepreneurs. Highlights included identifying goals and partners in this work, along with the strategic alignment of the participants. Agencies include the City of College Station, McFerrin Center, Brazos Valley SBDC, Blinn College, Greater Brazos Partnership, City of Bryan, Brazos County, and others.

Committee members expressed strong support and emphasized the importance of leadership, coordination, and resource allocation to sustain the effort.

4. Discussion and possible action on future agenda items.

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Staff offered a request from Corinth Properties, currently under contract to purchase City-owned property in the Midtown Business Park, to present to the Economic Development Committee at a future meeting to discuss the development. The committee agreed to a future presentation.

5. Executive Session.

In accordance with the Texas Local Government Code §551.072-Real Estate, the Economic Development Committee convened into Executive Session at 5:30 p.m. on August 6, 2025, to continue discussing matters pertaining to:

- 5.1. Deliberation on the purchase, exchange, lease, or value of real property, to wit:
- Approximately 300 acres of land generally located at Corporate Parkway and Midtown Drive in the Midtown Business Park.

The Committee did not enter Executive Session. No action was taken.

6. Adjourn.

Mayor Nichols adjourned the meeting at 5:30 p.m.

September 2, 2025
Item No. 3.2.
Plug and Play Update

Sponsor: Michael Ostrowski, Chief Development Officer

Reviewed By CBC: N/A

Agenda Caption: Presentation, discussion, and possible action regarding an update on activities related to Plug and Play.

Relationship to Strategic Goals:

Diverse & Growing Economy

Recommendation(s): To receive the presentation and provide direction.

Summary: Representatives from Plug and Play will share a progress update on the program to date. An expo event is scheduled for September 16 at the Texas A&M Convention Center.

Budget & Financial Summary:

Attachments:

None

September 2, 2025
Item No. 3.3.
Corinth Properties Development Proposal

Sponsor: Michael Ostrowski, Chief Development Officer

Reviewed By CBC: N/A

Agenda Caption: Presentation, discussion, and possible action on the development proposal submitted by Corinth Properties for the property located at 4323 State Highway 6 South.

Relationship to Strategic Goals:

Diverse & Growing Economy

Recommendation(s): To discuss the development proposal and provide direction.

Summary: Corinth Properties will attend to present an update on the development proposal for the City-owned 28-acre site located north of Costco. The purpose of this meeting is to gather feedback from the Committee regarding the proposed layout, design, and plaza features of the development.

Budget & Financial Summary:

Attachments:

None