



**Duncanville Community and Economic Development Corporation
Special Meeting Agenda
City of Duncanville – ANNEX Building (103)
103 E. Wheatland Rd
Duncanville, TX 75116
(972) 780-5000**

AMENDED
Monday, March 9, 2026, 6:00pm

The Duncanville City Hall is accessible to people with disabilities. If you need assistance in participating in this meeting due to a disability as defined under the ADA, please call 972-780- 5017 or email city.secretary@duncanvilletx.gov at least three (3) business days prior to the scheduled meeting to request an accommodation.

As authorized by Section 551.071 through 551.090 of the Texas Government Code, this meeting may be convened into closed Executive Session for the permitted exceptions under the Texas Open Meetings act, including seeking confidential legal advice from the City Attorney on any item on the agenda at any time during the meeting. The City of Duncanville reserves the right to reconvene, recess or align the Regular Session or Executive Session or order of business at any time prior to adjournment.

Agendas are subject to alteration and revision up to and no later than 3 business days prior to the posted meeting time.

To view the live meeting or previous meetings click on the link below.
<https://www.youtube.com/@CityofDuncanvilletx>

CALL TO ORDER

INVOCATION

PLEDGE OF ALLEGIANCE

1. CITIZEN'S PUBLIC FORUM

To submit a comment via email and for your comments to be read, the following information is required:

Submit a comment by 4:00 p.m. Monday, March 9, 2026

Email Eco@duncanvilletx.gov

Email title: Public Comment – 03/09/2026

First and Last Name; and address.

2. APPROVAL OF DCEDC DECEMBER 15, 2025 MEETING MINUTES

- A. Receive and consider approval of the meeting minutes for the December 15th Special DCEDC Meeting.

3. BOARD MEMBER REPORTS

4. DIRECTOR'S REPORT

5. CONSENT AGENDA

- A. No Items.

6. PUBLIC HEARINGS

- A. Conduct a public hearing to consider an economic development incentive request from Mejia & Company Consulting for Project Fouts, a multifamily residential site located within the 300 Block of Fouts Avenue in Duncanville, TX.

7. ACTION ITEMS

8. BRIEFINGS AND PRESENTATIONS - NO ACTION OR DELIBERATION WILL TAKE PLACE ON THESE ITEMS

- A. Briefing on Texas Fandez Barber School & Retail Supply Store acquisition and business expansion located at 1014 S. Main Street.
- B. Provide a Quarterly Briefing on Development Pipeline Projects and Real Estate Transactions
- C. Briefing and update on the status of the Signage Grant awarded to Take Out Burgers restaurant located at 795 W Wheatland Rd on September 8, 2025, in the amount of \$3,800.

9. OTHER BUSINESS

- A. Discuss and consider approval of the FY 2026-2027 DCEDC Budget Calendar

10. EXECUTIVE SESSION

In accordance with the Texas Government Code, the DCEDC shall convene into closed executive session pursuant to the following section: Section 551.087 (2) – Deliberation Regarding Economic Development Negotiations, to deliberate the offer of a financial or other incentive to a business prospect.

- A. In accordance with the Texas Government Code, the DCEDC shall convene into closed executive session pursuant to the following section: Section 551.072 to deliberate the purchase, exchange, lease of real properties, being located east of Santa Fe Trail, north of Daniieldale Road, west of Cockrell Hill Road, and south of Camp Wisdom Road.
- B. The DCEDC shall convene into Executive Session pursuant to Section 551.071 (Consultation with Attorney) to deliberate and receive legal advice regarding the Corporation's legal services contract, including review and discussion of scope of services, legal services consolidation plans for the City and related legal matters.

11. RECONVENE INTO OPEN SESSION

12. TAKE ANY NECESSARY OR APPROPRIATE ACTION AS A RESULT OF CLOSED EXECUTIVE SESSION

ADJOURNMENT

I, the undersigned authority, do hereby certify that this Notice of Meeting was posted in accordance with the regulations of the Texas Open Meetings Act on the bulletin board located outside the entrance to the City of Duncanville City Hall, next to the entryway doors, a place convenient and readily accessible to the general public, as well as to the City's website www.duncanvilletx.gov and said Notice was posted **by** the following date and time: **Tuesday, March 3, 2026 , by 5:00 P.M.** and remained posted for at least two hours after said meeting was convened.

Marlon Goff
Interim Director Economic Development