

THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE SPECIAL MEETING
JULY 17, 2024

On this, seventeenth (17th) day of July 2024 at 12:00 Noon, The Economic Development Corporation of Weslaco convened its special meeting at the Business Visitor & Event Center Board Room A located at 275 South Kansas, Weslaco, Texas: for the purpose of discussion and taking possible action on the following items.

The following members were present:

Sandra Charlton
Fred Perez
Benita Valadez
JJ Serrano – Left at 1:35 PM
Kris Garcia

Also present were:

Steven Valdez – EDCW Executive Director
Maria Cisneros – Commercial Real Estate & Retail Recruitment Manager
Jorge Lozano – EDCW Accountant
Michelle Garcia - EDCW Manager Social Media
Gene Vaughn – EDCW Attorney
Adrian Gonzalez – Mayor City of Weslaco
Martin Garza – City Manager of Weslaco
Brian Godinez – South Texas Facility Partnership, Principal
Mick Howton – HEADWATER, Partner
Dan Mitchell (Online) – HEADWATER, Senior Financial Associate
Carlos Marquez – Real Estate Broker, Partners Real Estate

At 12:00 Noon, Ms. Charlton called the Special Meeting of July 17th, 2024, to order.

I. Call to Order

A. Roll Call

A quorum was present with five Board Members present.

B. Board Members' Declaration of Potential Conflict of Interest as to Any Agenda Items.

There were no declarations of potential conflict of interest regarding any agenda items.

II. Public Comments

THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE SPECIAL MEETING
JULY 17, 2024

This portion of the meeting is not intended to be an extended discussion or a debate and is limited to 3 minutes for each presenter. Due to the Texas Open Meetings Act, the Board members do not reply; they listen.

There were no public comments.

III. Closed Session

At 12:08 PM Ms. Charlton announced that the EDCW Board will move into Closed Session as posted.

At 1:57 PM Ms. Charlton announced that the EDCW Board will move out of Closed Session and into Open Session.

IV. Action on Closed Session

A. Deliberation and Possible Action regarding economic development matters (as permitted under Tex. Gov't Code Section 551.087), including, but not limited to the following:

1. Discussion and Possible Action to authorize the signing of a Letter of Intent ("LOI") with Jacana Development Group, LLC to assist the EDCW with a possible public-private partnership agreement.

Mr. Garcia made a motion to approve the item as discussed under closed session.
Mrs. Valadez seconds the motion.

Mr. Garcia votes in favor.
Mrs. Valadez votes in favor.
Ms. Charlton votes in favor.
Mr. Perez votes in favor.

Motion passes with four votes.

B. Deliberation and Possible Action regarding real property matters (as permitted under Tex. Gov't Code Section 551.072), including, but not limited to the following:

1. Project Five Guys.
No action.

C. Deliberation & Possible Action regarding EDDCW employment matters. (as permitted under Tex. Gov't Code Section 551.074 and 551.071).

No action.

D. Consultation with Attorney (as permitted under Tex. Gov't Code Section 551.071).

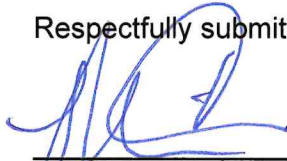
No action.

THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE SPECIAL MEETING
JULY 17, 2024

V. Adjournment

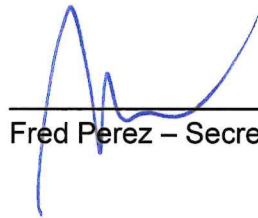
With no other business before the Board, at 1:58 PM the EDCW Board Special Meeting of July 17, 2024, was adjourned.

Respectfully submitted;

A handwritten signature in blue ink, appearing to be 'MC', written over a horizontal line.

Maria Cisneros - Recorder

The minutes were approved at the Regular Board Meeting of August 20th, 2024.

A handwritten signature in blue ink, appearing to be 'FP', written over a horizontal line.

Fred Perez – Secretary

