THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO
MINUTES OF THE REGULAR MEETING
NOVEMBER 19, 2025

On this, nineteenth (19th) day of November 2025 at 5:00 P.M., the Economic Development Corporation of Weslaco convened its special meeting at The Business Visitor & Event Center Room A & B located at 275 South Kansas Ave., Weslaco, Texas for discussion and taking possible action on the following items.

The following members were present:
Sandra Charlton
Kris Garcia
Jerry Gonzalez
Joe Olivarez – Arrived at 5:12 PM
Hector Solis
Robert Donalson

Also present were:
Steven Valdez – EDCW Executive Director
Jorge Lozano – EDCW Assistant Executive Director
Maria Cisneros – EDCW Commercial Real Estate & Retail Recruitment Manager
Michelle Smith – EDCW Digital Communications Manager
Jaqueline Hernandez – Finance Manager
Angelina Rodriguez – EDCW Administrative Assistant
Eugene Vaughn – EDCW Attorney

At 5:02 P.M., Ms. Charlton called the Board Meeting to order.

I. Call to Order

A. Roll Call.
A quorum was formed with four Board Members present.

B. Board Members' declaration of potential conflicts of interest as to any agenda items.
Ms. Charlton noted that Mr. Olivarez will abstain from voting on his agenda item, Project Fortress.

II. Public Comments

This portion of the meeting is not intended to be an extended discussion or a debate and is limited to three (3) minutes for each presenter. Presenters may address the Board regarding any item on the agenda that will be discussed by the Board during the open portion of the meeting. Board members do not reply; they listen.
There were no public comments.

III. Consent Agenda

A. Approval of Minutes of Special Meeting of October 16, 2025. (Attachment 1)

B. Discussion and Possible Action regarding the request for approval of excuse absences for the following Board Members in accordance with the City of Weslaco Ordinance No. 2022-19, Sec. 8-100.

- Mr. Jerry Gonzalez & Robert Donalson were absent from the Special Board Meeting of October 16, 2025.

  Mr. Solis made a motion to approve the consent agenda.
  Mr. Garcia seconds the motion.

  Mr. Solis votes in favor.
  Mr. Garcia votes in favor.
  Ms. Charlton votes in favor.
  Mr. Gonzalez votes in favor.
  Mr. Donalson votes in favor.

  Motion passes with five votes.

IV. Old Business

A. Discussion and Possible action to authorize training between STC and EDCW for high-demand job training with Texas Wood Supply.
Mr. Garcia made a motion to approve the training between STC and EDCW with Texas Wood Supply.
Mr. Solis seconds the motion.

Mr. Garcia votes in favor.
Mr. Solis votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Donalson votes in favor.

Motion passes with five votes.

V. Reports

A. Monthly Financial Report October 2025 – Jorge Lozano.
Mr. Lozano presented a brief update to the EDCW Board on the October 2025 monthly financial report.

No action.

B. Executive Director's Report – Steven M. Valdez.
Mr. Valdez presented his monthly report, where he highlighted the following: The mayor has selected a proposed workshop date for January 2026; EDCW Staff Participated in

South Texas Mayor Alliance; Final Planning on Weslaco Abriendo Puertas Event; Thanksgiving Tradition; November Alfresco Reminder; Gear Up Tour; Year-End Review Slide Show.

No action.

VI. Closed Session

At 5:25 PM Ms. Charlton announced that the EDCW Board will move into Closed Session.

At 5:48 PM Ms. Charlton announced that the EDCW Board will move out of Closed Session and into Open Session.

VII. Action on the 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. Summary of Leads.
No action.

2. Project Zebra – Incentive Request.
Mr. Garcia made a motion to approve the incentive request as discussed under Close Session.
Mr. Solis seconds the motion.

Mr. Garcia votes in favor.
Mr. Solis votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

3. Project Sunshine 2.0 – Weslaco 100 Grant Request.
Mr. Garcia made a motion to approve the grant request as discussed under Close Session.
Mr. Solis seconds the motion.

Mr. Garcia votes in favor.
Mr. Solis votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.

Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

4. Project Fortress – Façade Grant Request.

Mr. Olivarez abstains from voting.
Mr. Donalson made a motion to approve the grant request as discussed under Closed Session.
Mr. Garcia seconds the motion.

Mr. Donalson votes in favor.
Mr. Garcia votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Solis votes in favor.

Motion passes with five votes.

5. Project Solid – Façade Grant Request.

Mr. Solis made a motion to approve the grant request as discussed under Closed Session.
Mr. Garcia seconds the motion.

Mr. Solis votes in favor.
Mr. Garcia votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

6. Project Strike a Pose – Façade Grant Request.

Mr. Solis made a motion to approve the grant request as discussed under Closed Session.
Mr. Gonzalez seconds the motion.

Mr. Solis votes in favor.
Mr. Gonzalez votes in favor.
Ms. Charlton votes in favor.
Mr. Garcia votes in favor.
Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

B. Deliberation and Possible action regarding real property matters (as permitted under Tex. Gov't Code Section 551.072).

1. Project Teardrop.
Mr. Garcia made a motion to authorize Mr. Valdez to sign documents related to Project Teardrop.
Mr. Solis seconds the motion.

Mr. Garcia votes in favor.
Mr. Solis votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Olivarez votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

EDCW Attorney Gene Vaughn recommended adding Project Obed for Discussion and Possible Action.

2. Project Obed.
Mr. Solis made a motion to extend the closing date for Project Obed as discussed under Closed Session.
Mr. Olivarez seconds the motion.

Mr. Solis votes in favor.
Mr. Olivarez votes in favor.
Ms. Charlton votes in favor.
Mr. Gonzalez votes in favor.
Mr. Garcia votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

C. Deliberation & Possible action regarding EDCW employment matters. (as permitted under Tex. Gov't Code Section 551.074 and 551.071).
Mr. Valdez requested the Board's approval to issue Christmas bonuses for all EDCW staff.

Mr. Gonzalez made a motion to approve the Christmas bonuses for EDCW staff as discussed under Closed Session.
Mr. Garcia seconds the motion.

Mr. Gonzalez votes in favor.
Mr. Garcia votes in favor.

Ms. Charlton votes in favor.
Mr. Olivarez votes in favor.
Mr. Solis votes in favor.
Mr. Donalson votes in favor.

Motion passes with six votes.

D. Consultation with Attorney (as permitted under Tex. Gov't Code Section 551.071).
No action.

VIII. Adjournment

With no other business before the Board, at 5:51 P.M., the EDCW Regular Board Meeting of November 19, 2025, was adjourned.

Respectfully submitted:

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Maria Cisneros – Recorder

The minutes were approved at the Regular Board Meeting of December 17, 2025.

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Kris Garcia - Secretary