



THE ECONOMIC DEVELOPMENT CORPORATION  
OF WESLACO

**NOTICE OF A REGULAR MEETING  
OF THE ECONOMIC DEVELOPMENT CORPORATION OF WESLACO  
NOTICE IS HEREBY GIVEN**

**THAT** The Economic Development Corporation of Weslaco will hold a Regular Meeting to be held on Wednesday, January 19, 2022, at 6:00 P.M. at the Business Visitor & Event Center, Room A & B in Weslaco, Texas. And posted at the Business, Visitor & Event Center, located at 275 South Kansas Weslaco, Texas and at the EDCW website, for the purpose of discussing and taking possible action on the following items.

**NOTE:** If, during the course of the meeting, should the discussion of any item on the agenda be required/determined to be held in closed session, The Economic Development Corporation of Weslaco will convene the closed session in accordance with §551.001-551.145 of the Texas Government Code.

**I. Call to Order**

- A. Roll Call

**II. Public Comments**

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.

**III. Consent Agenda**

- A. Approval of Minutes of Regular Meeting of December 15, 2021. (Attachment 1)

**IV. Old Business**

- A. Status regarding Mid Valley International Industrial Park from SAMES Engineering.
- B. Discussion & Possible Action regarding SAMES Engineering advertising for construction bids.
- C. Status report from Grant Consultant Rigo Villarreal from Ares Consulting.
- D. Discussion & Possible Action regarding an increase of line of credit on business credit cards. (Attachment 2)
- E. Discussion & Possible Action regarding approval of business credit card for new EDCW employee. (Attachment 3)

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- F. Discussion & Possible action regarding amendment to the EDCW 2021-2022 fiscal budget, funds allocated for the 4<sup>th</sup> of July event.

#### **V. Reports**

- A. Monthly Financial Report – December 2021. (Attachment 4)
- B. Executive Director's Report – Steven Valdez (Attachment 5)
- C. Director's Report – April Castaneda (Attachment 6)
- D. Accountant Report – Juan Gonzalez (Attachment 7)

#### **VI. Closed Session**

- A. Deliberation and Possible Action regarding commercial or financial information received by the EDC of Weslaco from a business prospect with which the EDC of Weslaco is conducting economic development negotiations or with which the EDC of Weslaco seeks to have locate, stay, or expand operations in or near the City of Weslaco (as permitted under Tex. Gov't Code Section 551.087).
  - 1. Manager of Retail Development & Commercial Real Estate Report – Maria Cisneros. (Attachment 8)
  - 2. Summary of Leads Report (Attachment 9)
  - 3. Project Good Times 403-21-04-01 (Attachment 10)
  - 4. Project Bridge 426-21-01-04 (Attachment 11)
  - 5. Project Centro 311-19-09-16 (Attachment 12)
  
- B. Deliberation and Possible Action regarding the purchase, exchange, lease, or value of real property (as permitted under Tex. Gov't Code Section 551.072), including, but not limited to:
  - 1. Mid Valley International Industrial Park – Acquisition Committee Regarding Pricing of Land. (Attachment 13)
  - 2. Discussion & Possible Action regarding realtor informant in selling the industrial park land. (Attachment 14)
  
- C. Deliberation & Possible Action regarding the appointment, employment, evaluation, reassignment, duties, or resignation of a public officer or employee. (as permitted under Tex. Gov't Code Section 551.074 and 551.071).



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D. Consultation with Attorney and possible action regarding: (1) pending or contemplated litigation; (2) a settlement offer; or (3) a matter in which the duty of the Attorney to the EDC of Weslaco under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code (as permitted under Tex. Gov't Code Section 551.071).

1. Development Agreement Review

**VII. Action On Closed Session**

**IX. Adjournment**

Dated this fourteenth (14<sup>th</sup>) day of January 2022.

A handwritten signature in blue ink, appearing to read 'Steven M. Valdez', is written over a horizontal line.

Steven M. Valdez, Executive Director  
Economic Development Corporation of Weslaco

**POSTED** on this, fourteenth (14<sup>th</sup>) day of January 2022 on bulletin board at 275 South Kansas, Weslaco, Texas, and The Economic Development Corporation of Weslaco website ([www.weslacoedc.com](http://www.weslacoedc.com)) no later than 5:00 PM