



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, November 16, 2022, at 5:00 P.M. at the Business Visitors & Event Center Room A & B located at 275 South Kansas, Weslaco, Texas. Notice of this meeting is posted at the Business, Visitor & Event Center, and on 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.
- B. Board Members' declaration of potential conflicts of interest as to any agenda items.

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. Presentation

- A. Presentation from Port of Brownsville by Edward Campirano, Port Director & CEO.

IV. Consent Agenda

- A. Approval of Minutes of Regular Meeting of October 19, 2022. (Attachment 1)
- B. Approval of Minutes from Special Meeting of October 25, 2022. (Attachment 2)
- C. Discussion & Possible Action regarding approval of training from STC & EDCW for high-demand job training. (Attachment 3)

- D. Discussion & Possible Action regarding an extension to start construction for Project Tower (Tower Plaza). (Attachment 4)
- E. Discussion & Possible Action regarding the request for approval of excused absences for Mr. JJ Serrano, Mrs. Sonia De La Fuente and Mr. Joe Olivarez for the Regular Meeting of October 19th, 2022. And for Mr. Jerry Gonzalez absence from the Special Meeting of October 25th, 2022, in accordance with City of Weslaco Ordinance NO. 2022-19, Sec. 8-100.

V. Old Business

- A. Discussion & Possible Action Regarding the Status Report of Mid Valley International Industrial Park from SAMES Engineering.
- B. Discussion & Possible Action Regarding Status Report from Rigo Villarreal from Ares Consulting Services.
- C. Discussion & Possible Action Regarding an amendment to the Façade & Weslaco 100 Grants policies and procedures. (Attachment 5)
- D. Discussion & Possible Action Regarding the purchase of air conditioning unit # 4 for the BVEC building. (Attachment 6)
- E. Discussion & Possible Action regarding preventative maintenance agreement options for both UTRGV & BVEC Buildings. (Attachment 7)

VI. New Business

- A. Discussion & Possible Action regarding the approval of yearly audit services from Garcia & Pena CPAs. (Attachment 8)

VII. Reports

- A. Monthly Financial Report – October 2022. (Attachment 9)
- B. Executive Director's Report – Steven Valdez. (Attachment 10)
- C. Director's Report – April Castaneda. (Attachment 11)
- D. Accountant Report – Juan Gonzalez. (Attachment 12)
- E. Digital Communications Manager – Michelle Garcia. (Attachment 13)

VIII. 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 to locate, stay or expand operations in or near the City of Weslaco (as permitted under Tex. Gov't Code Section 551.087), including, but not limited to the following:
1. Manager of Retail Development & Commercial Real Estate Report – Maria Cisneros. (Attachment 14)
 2. Summary of Leads Report. (Attachment 15)
- 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 the following:
1. Project Three 409-21-05-20 (Attachment 16)
 2. Project Yearn 421-21-08-05 (Attachment 17)
 3. Project Coverage 470-22-10-31- Weslaco 100 (Attachment 18)
 4. Project White 471-22-08-05 - Façade (Attachment 19)
- C. Deliberation & Possible Action regarding the appointment, employment, evaluation, reassignment, duties, or resignation of a public officer of employee. (as permitted under Tex. Gov't Code Section 551.074 and 551.071).
- 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), including, but not limited to the following:
1. Status of City of Weslaco & EDCW Lease Agreement.
 2. Status of Development Agreement Review.

IX. Action On Closed Session

VIII. Adjournment

Dated this eleventh (11th) day of November 2022.



THE ECONOMIC DEVELOPMENT CORPORATION
OF WESLACO

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, eleventh (11th) day of November 2022 on the bulletin board at 275 South Kansas, Weslaco, Texas, and The Economic Development Corporation of Weslaco website (www.weslacoedc.com) no later than 5:00 PM