



**NOTICE THAT A SPECIAL CALLED MEETING OF THE
PHARR ECONOMIC DEVELOPMENT CORPORATION II
BOARD OF DIRECTORS
WILL BE HELD AT
CITY HALL 118 SOUTH CAGE, 2ND FLOOR
COMMISSIONERS ROOM
PHARR, TEXAS 78577
COMMENCING AT 3:00 PM
Monday, December 6, 2021**

If during the meeting, the Board of Directors should determine that a closed, or executive session of the Board is required, then such closed or executive session or meeting is authorized by Sections 551.071 et seq. of the Texas Government Code. Notice of closed or executive session will be given after the commencement of the meeting covered by this notice. On matters requiring a public hearing all persons desiring to speak during a public hearing shall sign in with the presiding clerk prior to the scheduled public hearing in accordance with city ordinances.

1. CALL TO ORDER:

A) Roll call and possible action on the excusing of any absent member.

B) Pledge of Allegiance/Invocation.

2. PUBLIC TESTIMONY: (Ordinance No. O-2019-45). *A person intending on addressing the governing body may speak at a scheduled meeting of the governing body following registration with the presiding clerk and prior to the scheduled meeting. A registered speaker may speak only on items on the agenda and may not exceed 1.5 minutes when addressing the board regarding an agenda item. A registered speaker may not donate time to another speaker. A sign-in form for public testimony shall be promulgated by the presiding clerk and be made available at the city clerk's office. A person may sign up for public testimony beginning at the time the agenda is posted for the meeting. A person may not sign up later than one hour before the posted meeting is scheduled to begin. No registered speaker may be allowed to speak regarding an item once the public testimony portion of the agenda has ended.*

3. CONSENT AGENDA:

A) Approval of minutes - November 30, 2021 Special Called Meeting.

4. CLOSED SESSION: *In accordance with Chapter 551 Texas, Government Code, Vernon's Texas Code Annotated (Open Meetings Act), the Pharr Economic Development Corporation II Board will meet in Executive (Closed) Session to discuss the items listed on the public portion of the meeting agenda, in accordance with the following below.*

Pursuant to Section 551.071, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting with its attorney and discuss any matters related to **legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.072, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting to discuss any matters related to **real property and deliberate the purchase, exchange, lease, or value of real property as such would be detrimental to negotiations between the City and a third party in an open meeting.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.074, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting to discuss any matters related to **appointment, employment, evaluation, reassignment, duties and discipline or dismissal of a public officer or employee and to hear any complaints or charges against an officer or employee.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff including members so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.076, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting to discuss any matters on the **deployment, or specific occasions for implementation, of security personnel or devices.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.084, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting to discuss any matters involving an **investigation and may exclude a witness from hearing during the examination of another witness in the investigation.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Pursuant to Section 551.087, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting to discuss any matters regarding **economic development issues.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

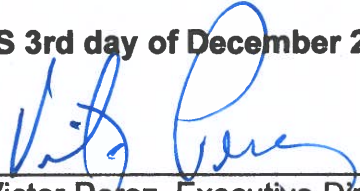
5. RECONVENE: *into Regular Session and consider action, if necessary, on any*

item(s) discussed in executive session.

6. ADJOURNMENT:

I, the undersigned authority do certify that the above agenda of said regular meeting of the Pharr Economic Development Corporation II is a true and current copy and that said notice was posted at <http://pharredc.com/events/>, City Hall, 118 South Cage, PEDC, 1215 S. Cage at a place convenient and readily accessible to the general public, at all times, and said notice was posted on the **3rd day of December, 2021 at 3:00 p. m.** and will remain posted continuously for at least 72 hours preceding the scheduled time of said meeting in compliance with Chapter 551 Texas Government Code (Opening Meetings Act).

WITNESS MY HAND AND SEAL, THIS 3rd day of December 2021



Victor Perez, Executive Director





AGENDA MEMORANDUM

BOARD: Pharr Economic Development Corporation II

AGENDA ITEM #: 4.A.

DATE SUBMITTED: December 3, 2021

MEETING DATE: December 6, 2021

FROM: Maribel Garcia , Executive Administrative Assistant

DEPARTMENT: PEDC II

DIRECTOR:

Agenda Item: Approval of minutes - November 30, 2021 Special Called Meeting.

Classification: Consent

(* If closed session, City Attorney must review and approve.)

Issue:

Fiscal Consideration:

Staff Recommendation:

Alternatives:

Exclude Material from Public Packet? No

Reason:

ROUTING:

Maribel Garcia
Victor Perez

Created/Initiated - 12/3/2021
Final Approval - 12/3/2021

**THE PHARR ECONOMIC DEVELOPMENT CORPORATION II
SPECIAL CALLED MEETING MINUTES
COMMENCING AT 3:00 PM
TUESDAY, NOVEMBER 30, 2021**

Present: Board Member Dr. Ambrosio Hernandez
Board Member Comm. Ricardo Medina
Board Member Comm. Dr. Ramiro Caballero
Board Member Reynaldo Perez
Board Member Mario Lizcano
Board Member Marty Moore
Board Member Efrain Matamoros

Absent

Staff Present: Victor Perez, PEDC Executive Director
Ed Wylie, City Manager
Adriana Sarmiento, PEDC CFO
Maribel Garcia, Executive Administrative Assistant

City Attorney: Jaime Muñoz

ITEM 1. CALL TO ORDER

(A) ROLL CALL AND POSSIBLE ACTION ON THE EXCUSING OF ANY ABSENT BOARD MEMBER

President, Mayor Dr. Ambrosio Hernandez, called the meeting to order at 3:00 p.m.
Roll call established a quorum.

(B) PLEDGE OF ALLEGIANCE/INVOCATION

Executive Director, Victor Perez, led in the pledge of allegiance and Board Member Mario Lizcano to the invocation.

ITEM 2. PUBLIC TESTIMONY

No one signed up at this time.

ITEM 3. EXECUTIVE DIRECTOR'S ADMINISTRATIVE REPORTS

ITEM 4. CONSENT AGENDA:

ITEM 5. REGULAR AGENDA - OPEN SESSION:

A) CONSIDERATION AND APPROVAL ON THE LOAN AGREEMENT BETWEEN THE PHARR ECONOMIC DEVELOPMENT CORPORATION II AND LONE STAR NATIONAL BANK; APPROVING AND AUTHORIZING ALL OTHER DOCUMENTS RELATED THERETO.

Executive Director, Victor Perez presented to the Board the renewal of loan # 257622 with a maturity date of December 5, 2021 for a term of ten months. Original loan date of December 5, 2016 was used for business development and infrastructure for the Pharr Produce Park.

Staff recommended approval as discussed in regular session.

Board Member Mario Lizcano moved to approve. Motion was seconded by Board Member Reynaldo Perez Motion carried unanimously.

Mayor, Dr. Ambrosio Hernandez abstained.

ITEM 6. CLOSED SESSION:

IN ACCORDANCE WITH CGAPTER 551 TEXAS, GOVERNMENT CODE, VERNON'S TEXAS CODE ANNOTATED (OPEN MEETING ACT), THE PHARR ECONOMIC DEVELOPMENT CORPORATION II BOARD WILL MEET IN EXECUTIVE (CLOSED) SESSION.

ITEM 7. RECONVENE:

ITEM 8. ADJOURNMENT

There being no further business to come before the board, Board member Commissioner Ricardo Medina moved to adjourn. Motion was seconded by Board member Reynaldo Perez and when put to a vote, the motion carried unanimously. Meeting adjourned at 3:07 p.m.

Mayor Dr. Ambrosio Hernandez, President

ATTEST _____

Reynaldo Perez, Secretary

APPROVED:

DRAFT



AGENDA MEMORANDUM

BOARD: Pharr Economic Development Corporation II

AGENDA ITEM #:

DATE SUBMITTED:

MEETING DATE: December 6, 2021

FROM: Maribel Garcia , Executive Administrative Assistant

DEPARTMENT: Administration

DIRECTOR:

Agenda Item: Pursuant to Section 551.071, the Pharr Economic Development Corporation II may convene in a closed, non-public meeting with its attorney and discuss any matters related **to legal advice on pending or contemplated litigation, settlement offer, and/or on a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter.** The Pharr Economic Development Corporation II and its attorney may also discuss such issues with the appropriate staff so as to obtain necessary and relevant information so that such discussion is informative and developed.

Classification: Regular

(* If closed session, City Attorney must review and approve.)

Issue:

Fiscal Consideration:

Staff Recommendation:

Alternatives:

Exclude Material from Public Packet? No

Reason:

ROUTING:

Maribel Garcia
Karla Saavedra
Patricia Rigney
City Management Office

Created -



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Classification: Public Hearing

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Staff Recommendation:

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