THE PHARR ECONOMIC DEVELOPMENT CORPORATION II
REGULAR CALLED MEETING MINUTES
COMMENCING AT 3:00 PM
MONDAY, JUNE 20, 2022

MEMBERS 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 Efrain Matamoros
Board Member Marty Moore

MEMBERS ABSENT:

STAFF PRESENT: Victor Perez, PEDC President/CEO
Andy Harvey, City Manager
Karla Moya, Finance Director
Adriana Sarmiento, PEDC CFO
Karina Lopez, PEDC Manager
Maribel Garcia, Executive Administrative Assistant

PEDC ATTORNEY: Jaime Muñoz

ITEM 1. CALL TO ORDER

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

Vice Chair, Commissioner Ricardo Medina, called the meeting to order at 3:01 p.m. Roll call established a quorum.

Board member Commissioner Ramiro Caballero **moved** to excuse absent members. Board member Reynaldo Perez seconded the motion and when put to a vote, it carried unanimously.

Mayor Ambrosio Hernandez entered the meeting at this point of the agenda. The time being 3:02 p. m.

(B) PLEDGE OF ALLEGIANCE/INVOCATION

President/CEO, Victor Perez, led the pledge of allegiance and Board Member Mario Lizcano the invocation.

ITEM 2. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 3. EXECUTIVE DIRECTOR'S ADMINISTRATIVE REPORTS

Karina Lopez, Economic Development Manager, Informed the Board about the upcoming PEDC II events. She stated The PEDC has been partnering with McDonald's to assist in their hiring efforts for their new south Pharr location. McDonald's is seeking to hire seventy more employees, both part time and full time. She further stated the hiring events are open to the public and no registration is required, stop by June 17 and June 24, 2022, from nine in the morning to four in the afternoon at Pharr DRC 850 W. Dicker Rd.

Karina Lopez, Economic Development Manager, further reported The Pharr EDC Foundation will be hosting their next fundraising event the Golf Classic Tournament Saturday July 9, 2022, starting at seven in the morning at Los Lagos Golf Club 1720 S Raul Longoria Rd. Edinburg Tx. She further stated sponsorship packages and team spots are currently available and nonmonetary contributions are also welcomed. All proceeds are to benefit graduating high school students within the city of Pharr.

Victor Perez, President & CEO, reported June sales tax report for month-to-month Pharr came positive of 3.92% which puts on number eight compared to other cities and number seven year to date growth at 13.46% not the best month, but still in positive. He further stated loans and leases reports were in their binders for review.

ITEM 4. CONSENT AGENDA:

A) APPROVAL OF MINUTES- MAY 16, 2022, REGULAR CALLED MEETING.

Board Member Mario Lizcano **moved** to approve. Board Member Marty Moore seconded the motion and when put to a vote, it carried unanimously.

ITEM 5. REGULAR AGENDA - OPEN SESSION:

Chairman, Mayor Ambrosio Hernandez requested to deviate from the agenda and enter into a close session. There was no objection.

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.

Chairman, Mayor Ambrosio Hernandez stated pursuant to Sections 551.071 thru 551.087 of the Texas Government Code, the PEDC II Board of Directors would be entering a closed session the time being 3:06 p. m.

ITEM 7. RECONVENE:

Chairman, Mayor Ambrosio Hernandez stated that the time being 3:56 p.m. the board will be resuming meeting, into Regular Session, and consider action, if necessary, on any item(s) discussed in closed session.

A) CONSIDERATION AND ACTION, IF ANY, ON PROJECT CIP.

Victor Perez, President/CEO, introduced the item and stated Staff recommended denial as discussed in closed session.

Board member Mario Lizcano **moved** to approve denial. Board member Commissioner Ricardo Medina seconded the motion and when put to a vote, it carried unanimously.

B) CONSIDERATION AND ACTION, IF ANY, ON PROJECT POLK & FLAG.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Commissioner Ricardo Medina **moved** to approve. Board member Mario Lizcano seconded the motion and when put to a vote, it carried unanimously.

C) CONSIDERATION AND ACTION, IF ANY, ON PROJECT APPLE.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Commissioner Ricardo Medina **moved** to approve. Board member Mario Lizcano seconded the motion and when put to a vote, it carried unanimously.

D) CONSIDERATION AND ACTION, IF ANY, ON RIGHT OR REFUSAL ON PHARR PRODUCE PARK LOT 31.

Victor Perez, President/CEO, introduced the item and stated Staff recommended no action as discussed in closed session.

E) CONSIDERATION AND ACTION, IF ANY, ON PHARR INVESTMENT CO. LP REQUEST.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Commissioner Ricardo Medina **moved** to approve. Board member Commissioner Ramiro Caballero seconded the motion and when put to a vote, it carried unanimously.

F) CONSIDERATION AND ACTION, IF ANY, ON DR. ELISA ALVARADO CONSULTANT AGREEMENT.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Mario Lizcano **moved** to approve. Board Reynaldo Perez seconded the motion and when put to a vote, it carried unanimously.

G) CONSIDERATION AND ACTION, IF ANY, ON LETTER OF INTENT (LOI) FOR PROJECT MARCO.

Victor Perez, President/CEO, introduced the item and stated Staff recommended denial as discussed in closed session.

Board Member Commissioner Ricardo Medina **moved** to denied. Board member Marty Moore seconded the motion and when put to a vote, it carried unanimously.

H) CONSIDERTATION AND ACTION, IF ANY, ON SOUTH GATE INDUSTRIAL PARK.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Commissioner Ricardo Medina **moved** to approve. Board member Reynaldo Perez seconded the motion and when put to a vote, it carried unanimously.

I) CONSIDERATION AND ACTION, IF ANY, ON PROJECT MAGIC.

Victor Perez, President/CEO, introduced the item and stated Staff recommended approval as discussed in closed session.

Board Member Mario Lizcano **moved** to approve. Board member Reynaldo Perez seconded the motion and when put to a vote, it carried unanimously.

ITEM 8. ADJOURNMENT

There being no further business to come before the board, Commissioner Ricardo Medina **moved** to adjourn. Motion was seconded by Commissioner Ramiro Caballero and when put to a vote, the motion carried unanimously. Meeting adjourned at 3:58 p.m.

Mayor Ambrosio Hernandez, Chairman

ATTEST:

Reynaldo Perez, Secretary

APPROVED:

July 19, 2022