

**MINUTES
PHARR ECONOMIC DEVELOPMENT CORPORATION II
REGULAR CALLED MEETING
WEDNESDAY, MAY 28, 2025
118 S. CAGE BLVD., 2ND FLOOR**

The Pharr Economic Development Corporation II met in a regular called meeting on Wednesday, May 28, 2025, at 3:00 p.m. and the following is the record of attendance.

MEMBERS PRESENT: Board Member Comm. Dr. Ramiro Caballero
Board Member Comm. Ricardo Medina
Board Member Comm. Michael Pacheco
Board Member Mario Lizcano
Board Member Reynaldo Perez
Board Member Romeo Cantu

MEMBERS ABSENT: Board Member Dr. Ambrosio Hernandez

STAFF PRESENT: Victor Perez, PEDC President/CEO
Francisco Mendez, PEDC Accountant
Karina Lopez, PEDC Manager
Dayonna McKinney, PEDC Foundation Director
Maribel Garcia, Executive Administrative Assistant

PEDC ATTORNEY: Austin Oxford

ITEM 1. CALL TO ORDER

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

Vice Chair, Mario Lizcano called the meeting to order at 3:00 p.m. Roll call established a quorum.

Board member Romeo Cantu moved to excuse absent members. Board member Reynaldo Perez seconded the motion and when put to a vote, it was carried unanimously.

B) PLEDGE OF ALLEGIANCE/INVOCATION

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

ITEM 2. PUBLIC TESTIMONY

There were no comments from the public.

ITEM 3. EXECUTIVE DIRECTOR'S ADMINISTRATIVE REPORTS

A) PEDC II EVENTS OF INTEREST.

Karina Lopez, Economic Development Manager, shared with the Board the PEDC Foundation Scholarship Award Ceremony and the COMCE Zacatecas 2025 Commercial Mission video along with the COMCE Pharr Binacional Official Announcement, she stated that the Pharr Global Business Hub is now an official designated satellite office for COMCE Binacional Pharr Texas.

Karina Lopez, Economic Development Manager, further stated that on May 29th through the Pharr Global Business Hub we would host a free informational session to learn how the small business development center can support businesses at every stage from start up to growth.

Karina Lopez, Economic Development Manager, invited the Board to our 4th Annual Golf Classic Fundraising Tournament, she stated that through the PEDC Foundation we would be hosting our annual fundraiser event and that all proceeds would benefit our community by funding local scholarships opportunities.

ITEM 4. REGULAR AGENDA – OPEN SESSION:

At this time, Vice Chair Mario Lizcano stated they would deviate from the agenda and go into a closed session. There was no objection.

ITEM 5. 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.

The time being 3:14 p.m. Vice Chair Mario Lizcano stated the PEDC II Board of Directors would be entering a closed session pursuant to Section 551.071 thru 551.087 of the Texas Government Code.

ITEM 6. RECONVENED:

Vice Chair, Mario Lizcano stated that the time being 3:49 p.m., the board will be resuming the meeting into Regular Session, and consider action, if necessary, on any item(s) discussed in closed session.

A) CONSIDERATION AND ACTION, IF ANY, ON APPROVAL OF MINUTES – APRIL 21, 2025 REGULAR CALLED MEETING.

Mario Lizcano, Vice Chair introduced the item and stated staff recommended approval as discussed in open session.

Board Member Commissioner Michael Pacheco moved to approve. Board Member Reynaldo Perez seconded the motion and when put to a vote it carried unanimously.

B) CONSIDERATION AND ACTION, IF ANY, ON PROJECT DURA.

Mario Lizcano, Vice Chair introduced the item and stated staff recommended approval as discussed in closed session.

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

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

Mario Lizcano, Vice Chair 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.

D) CONSIDERATION AND ACTION, IF ANY ON PROJECT FLEX.

Mario Lizcano, Vice Chair introduced the item and stated staff recommended approval as discussed in closed session.

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

E) CONSIDERATION AND ACTION, IF ANY ON GONZALEZ PROPERTIES.

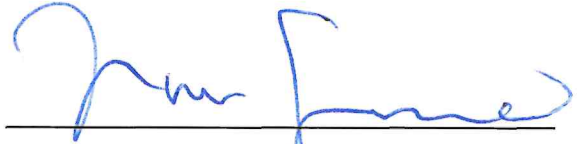
Mario Lizcano, Vice Chair introduced the item and stated staff recommended approval as discussed in closed session.

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

ITEM 7. ADJOURNMENT


There being no further business to come before the board, Board Member Commissioner Ramiro Caballero moved to adjourn. Motion was seconded by Board Member Commissioner Ricardo Medina and when put to a vote, the motion carried unanimously. The meeting was adjourned at 3:51 p.m.

PEDC II:



Mario Lizcano, Vice Chair

ATTEST:



Commissioner Ramiro Caballero, Secretary

**STATE OF TEXAS
COUNTY OF HIDALGO
CITY OF PHARR**

ON THIS 28TH DAY OF MAY 2025 the Board of Directors of the Economic Development Corporation of Pharr, Texas, convened in a **REGULAR CALLED MEETING** at the Commissioner's Room located at 118 S. Cage, 2nd Loor, Pharr, Texas. The meeting being open to the public and notice of said meeting, giving the date, place, subject, hereof, having been posted in accordance with Chapter 551, Texas Government Code (Open Meeting Act) and there being present a quorum, **I MARIBEL GARCIA**, Executive Administrative Assistant of the Economic Development Corporation, of the city of Pharr, Texas, certify that this is true and correct copy of the minutes.

ATTEST:



MARIBEL GARCIA, Executive Administrative Assistant

APPROVED:

July 21, 2025