

NOTICE OF REGULAR MEETING & PUBLIC HEARING
MISSION ECONOMIC DEVELOPMENT CORPORATION
JULY 24, 2024 4:00 PM
CENTER FOR EDUCATION AND ECONOMIC DEVELOPMENT

Pursuant to V.T.C.A. Gov. Code Section 551.001 et seq., the Mission Economic Development Corporation of the City of Mission, Texas will hold a regular meeting and public hearing on **Wednesday, July 24, 2024 at 4:00 PM**, in person at the Center for Education and Economic Development, 801 N. Bryan Road, Mission, Texas 78572.

Regular Meeting	Att.	Page	Originator	Status
1. Call to order & establish quorum.	--	--	Hernandez	
2. Invocation.	2	5	Mayor	
3. Pledge of Allegiance.	3	6		
4. Citizen's Participation.	4	7	Hernandez	
5. Approval of Minutes: Regular Meeting of June 26, 2024.	5	8	Hernandez	
6. Deliberation and possible action for acceptance of adjusted Financial Statement for June 2024.	6	13	Salazar	
7. Deliberation & possible action for acceptance of Quarterly Report of Investments for the General Fund and Debt Service Fund, for Quarter ending June 30, 2024 and Interest Earned for Nine Months Ending June 30, 2024.	7	43	Salazar	
8. Deliberation and possible action for approval of Amendment to FY 2023-2024 Budget.	8	46	Salazar	
9. Deliberation and possible action for the adoption of MEDC Investment Policy.	9	50	Garcia	
10. Naming of MEDC Investment Officer.	10	51	Garcia	
11. Deliberation and possible action related to the approval of an Interlocal Cooperation Agreement between Mission Economic Development Corporation and City of Mission.	11	52	Garcia	
12. Public Hearing - MEDC FY 2023-2024 proposed project consideration related to an alleyway improvement to be located at 1229 E. Griffin Parkway, Mission, Texas. (Project Alley Cat)	12	57	Hernandez	
13. Deliberation and possible action related to the approval of an Economic Performance Agreement for Project Alley Cat.	13	58	Garcia	
14. Deliberation and possible action to authorize staff to publish a Notice of Intention to Undertake a Project or Projects for FY 2023-2024 for Project Alley Cat.	14	59	Garcia	

MEDC Agenda, Pg. 2.

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| 15. | Deliberation and possible action related to approval of a First Amendment to Economic Development Performance Agreement between Mission Economic Development Corporation and 7-Beans LLC dba Scooter's Coffee. | 15 | 61 | Garcia |
| 16. | Discussion of preliminary Fiscal Year 2024-2025 Budget. | 16 | 64 | Garcia |
| 17. | Deliberation and possible action related to acceptance of a Memorandum of Understanding between the City of San Luis Potosi, Mexico, the City of Mission, and Mission Economic Development Corporation. | 17 | 70 | Garcia |
| 18. | Deliberation and possible action to accept the conveyance of 800 Perkins Avenue and 802 Perkins Avenue to the MEDC. | 18 | 76 | Garcia |
| 19. | Deliberation and possible action to convey 800 Perkins Avenue and 802 Perkins Avenue to the City of Mission. | 19 | 77 | Garcia |
| 20. | Discussion and approval of Resolution No. _____ recognizing the necessity of acquiring fee title in connection with the construction of the Leo Pena Placita Park Improvement Project in the City of Mission, Hidalgo County, Texas and authorizing the acquisition of fee title to real property described in Resolution No. _____ and exhibits thereto by condemnation (eminent domain) or otherwise. Single vote shall apply to all units of property described in Resolution No. _____. | 20 | 78 | Garcia |
| 21. | MEDC Committee Briefings:
A. Finance Committee
B. Downtown Assistance Program | 21 | 81 | Saenz
Cordova |
| 22. | Closed Session Pursuant to V.T.C.A. Gov. Code Sec. 551.001 | 22 | -- | Hernandez |

Deliberation and possible action regarding economic development negotiations or prospects (as permitted under Tex. Gov't Code Sec. 551.087), including, but not limited to the following: Report from CEO as to potential prospect(s.).

Deliberation and possible action regarding real property (as permitted under Tex. Gov't Code Sec. 551.072), including, but not limited to the following:

A. M.E.D.C. Land


Consultation with Attorney and possible action (as permitted under Texas Government Code Section 551.071).

The Mission Economic Development Corporation Board of Directors will reconvene in open session to take any actions necessary.

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| 22. CEO Report on Economic Activity. | -- | -- | Garcia |
| 23. President Comments. | -- | -- | Hernandez |
| 24. Adjournment. | -- | -- | Hernandez |

C E R T I F I C A T E

I, the undersigned City Secretary do certify that the above notice of meeting was posted on the bulletin board of City Hall, 1201 E. 8th, Mission, Texas 78572, on this the 19th day of July 2024 at 4:45 PM



Anna Carrillo, City Secretary

NOTICE OF REGULAR MEETING & PUBLIC HEARING MISSION ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF MISSION

Notice is hereby given that on the 24th day of July 2024 the Mission Economic Development Corporation of the City of Mission will hold a regular meeting and public hearing at 4:00 PM in person, at 801 N. Bryan Road, Mission, Texas 78572. The subjects to be discussed are listed on the agenda, which is attached to and made a part of this Notice.

If, during the course of the meeting covered by this Notice, the MEDC should determine that a closed or executive meeting or session of the MEDC is required, then such closed or executive meeting or session as authorized by the Texas Open Meetings Act, Texas Government Code Section 551.001 et seq., will be held by the MEDC at the date, hour and place given in this Notice or as soon after the commencement of the meeting covered by this Notice as the MEDC may conveniently meet in such closed or executive meeting or session concerning any and all purposed permitted by the Act, including, but not limited to the following sections and purposes.

Texas Government Code Section:

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| 551.071(1) (2) | Consultation with Attorney. |
| 551.072 | Deliberation regarding real property. |
| 551.073 | Deliberation regarding prospective gifts. |
| 551.074 | Personnel matters. |

551.076	Deliberation regarding security devices or security audits.
551.0785	Deliberations involving medical or psychiatric records of individuals.
551.084	Investigation; exclusion of witness from hearing.
551.087	Deliberation regarding economic development negotiations
551.088	Deliberation regarding test item.

Should any final action, final decision, or final vote be required in the opinion of the MEDC with regard to any matter considered in such closed or executive meeting or session, then the final action, final decision, or final vote shall be either:

- (a) in the open meeting covered by the Notice upon the reconvening of the public meeting; or
- (b) at a subsequent public meeting of the Board upon notice thereof as the MEDC shall determine.

On this the 19th day of July 2024 this Notice was emailed to news media who had previously requested such notice and an original copy was posted on the bulletin board at City Hall, 1201 E. 8th Street, Mission, Texas 78572 at 4:45 PM on said date.



Anna Carrillo, City Secretary