

NOTICE OF REGULAR MEETING & PUBLIC HEARING
MISSION ECONOMIC DEVELOPMENT CORPORATION
AUGUST 30, 2023 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, August 30, 2023, at 4:00 PM, in person and by teleconference, at the Center for Education and Economic Development, 801 N. Bryan Road, Mission, Texas 78572. The public dial information to participate in the telephonic meeting is as follows:

<https://us02web.zoom.us/j/89526105848?pwd=dVNSMzdycVFhNG1KSE9Ybzduc0NvZz09>

Meeting ID: 895 2610 5848, Password: 188989;

Or Dial by telephone: +1 346 248 7799, Meeting ID: 895 2610 5848, Password: 188989

Regular Meeting	Att.	Page	Originator	Status
1. Call to order & establish quorum	--	--	Hernandez	
2. Approval of Minutes: A. Regular Meeting of July 26, 2023 B. Special Meeting of August 14, 2023	2		Hernandez	
3. Deliberation and possible action regarding the approval of adjusted Financial Statements for June 2023	3		Palacios	
4. Deliberation and possible action regarding the approval of Resolution No. _____, a resolution regarding the request of UW CMC LLC for the issuance of one or more series of revenue bonds; authorizing the filing of an application for allocation of volume cap for private activity bonds with the Texas Bond Review Board; authorizing public hearings regarding the bonds; and authorizing other action related thereto	4		McCormick	
5. Public Hearing: MEDC FY 2023-2024 proposed project consideration: A) An economic incentive for a commercial development facility to be located at 301 North Shary Road, Mission and to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$280,000 to be paid over a period of four (4) years; B) A sales tax rebate economic incentive for a retail facility to be located at 203 West Expressway 83, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$150,000 to be paid over a period of three (3) years; and C) An economic incentive for a manufacturing company to be located at 805 Trinity Street, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$174,000, with \$74,000 of the incentive to be paid by the Mission Economic Development Corporation.	5		Garcia	

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| 6. | Deliberation & possible action to ratify the Mission City Council's action of July 24, 2023 approving the following projects: | 6 | Garcia |
| | A) An economic incentive for a commercial development facility to be located at 301 North Shary Road, Mission and to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$280,000 over a period of four (4) years; | | |
| | B) A sales tax rebate economic incentive for a retail facility to be located at 203 West Expressway 83, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$150,000 for a period of three (3) years; and | | |
| | C) An economic incentive for a manufacturing company to be located at 805 Trinity Street, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$174,000 for a period of five (5) years. | | |
| 7. | Deliberation & possible action to authorize staff to publish a Notice of Intention to Undertake a Project or Projects for FY 2023-2024 regarding the following projects: | 7 | Garcia |
| | A) An economic incentive for a commercial development facility to be located at 301 North Shary Road, Mission and to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$280,000 over a period of four (4) years; | | |
| | B) A sales tax rebate economic incentive for a retail facility to be located at 203 West Expressway 83, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$150,000 for a period of three (3) years; and | | |
| | C) An economic incentive for a manufacturing company to be located at 805 Trinity Street, Mission, Texas, to be paid between the City of Mission and Mission Economic Development Corporation, in an amount not to exceed a total of \$174,000 for a period of five (5) years. | | |
| 8. | Presentation by Bettcher Manufacturing Company | 8 | Garcia |
| 9. | Presentation by Harbor Freight | 9 | Garcia |
| 10. | Deliberation & possible action for approval of Resolution No. _____, Adopting the Mission Economic Development Corporation's FY 2023-2024 Budget | 10 | Palacios |

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| 11. Deliberation & possible action to authorize CEO to execute a professional services contract with ARES Services Inc. for legislative consulting services | 11 | Garcia |
| 12. Deliberation & possible action to authorize CEO, or designated representative, to participate in the City of San Luis Potosi Logistics Cluster meetings and operations | 12 | Garcia |
| 13. Closed Session Pursuant to V.T.C.A. Gov. Code Sec. 551.001 | 13 | Hernandez |

Deliberation and possible action regarding commercial or financial information received from a business prospect with which the Mission EDC is conducting economic development negotiations or with which the Mission EDC seeks to have to locate, stay, or expand operations in or near the City of Mission (as permitted under Tex. Gov't Code Sec. 551.087), including, but not limited to the following:

Report from CEO as to potential prospects:

Project Club Court

Deliberation and possible action regarding the purchase, exchange, lease, or value of real property (as permitted under Tex. Gov't Code Sec. 551.072), including, but not limited to the following: M.E.D.C. Land

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

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| 14. Report on Economic Development Activity | -- | -- | Garcia |
| 15. President Comments | -- | -- | Hernandez |
| 16. Adjournment | -- | -- | Hernandez |

CERTIFICATE

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 25th day of August 2023 at 3:15 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 30th day of August 2023, the Mission Economic Development Corporation of the City of Mission will hold a regular meeting and public hearing at 4:00 PM, in person and by teleconference, at 801 N. Bryan Road, Mission, Texas 78572. The subjects to be discussed are listed on the agenda, which is attached to and made up 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.

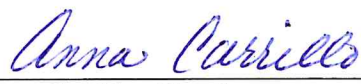
Texas Government Code Section:

- 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 25th day of August 2023 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 3:15 PM on said date.



Anna Carrillo, City Secretary