

NOTICE OF SPECIAL MEETING
MISSION ECONOMIC DEVELOPMENT CORPORATION
AUGUST 14, 2023 12:00 PM
CENTER FOR EDUCATION AND ECONOMIC DEVELOPMENT

PRESENT:

Richard Hernandez, President
Jose G. Vargas, Vice President
Deborah Cordova, Secretary
Estella Saenz, Treasurer
Noel Salinas
Carl Davis

ABSENT:

Mayor Norie Gonzalez Garza

ALSO PRESENT:

Eugene Vaughan, JGKL LLP

STAFF PRESENT:

Teclo J. Garcia, Chief Executive Officer
Judy Vega, Executive Assistant
Stepanie Palacios, Financial Officer
Belen Guerrero-Aguirre, Director of Strategic
Partnership & Program Development
Angie Vela, Finance Director
Peter Geddes, Purchasing Director
Robert Hinojosa, Director, Risk Management

1. Call to Order and Establish Quorum

With a quorum being present, President Richard Hernandez called the special meeting to order at 12:01 PM.

2. Deliberation and possible action to authorize CEO to execute Work Order No. 120195.00 with Noble Texas Builders for roof repairs for the CEED building, in an amount not exceeding BuyBoard Contract No. 660-21 and subject to review by legal counsel

Mr. Garcia said that this special meeting was called because he needed the Board's authorization to proceed with roof repairs for the CEED building. During a heavy rain storm a few months ago, the building's roof suffered some damage and requires repairs. The damage is particularly to the north-south corner (and wall) of the building where significant damage has been identified, exceeding the initial assessment. He is requesting authorization to proceed with the repairs. Mr. Garcia welcomed Peter Geddes, Director of Purchasing, and Robert Hinojosa, Director of Risk Management with the City of Mission for attending this meeting, and said they both have collaborated to ensure that the roof repair procurement aligns with the city's guidelines. Carl Davis asked if the roof had insurance. Mr. Garcia said the insurance was through the Texas Municipal League (TML). Risk Management Director Robert Hinojosa mentioned that the original assessment was about \$50,000, but upon reevaluation, it was determined to be \$180,000. He is currently in discussions with TML for a third assessment, aiming to secure the additional \$130,000 to cover the total of \$180,000, and said it's crucial to act promptly because delaying repairs could result in even more extensive damage if a hurricane were to occur. Mr. Hinojosa mentioned that if additional damages are discovered, then those will be filed accordingly soon

after. President Richard Hernandez mentioned that upon reviewing the contract with Noble Texas Builders, he noticed there were no start and end dates for the repairs. Right under that it states that Liquidated Damages will not apply. He asked what that meant. MEDC legal counsel Gene Vaughan said that once approved, subject to legal counsel's review, he will see that the start and end dates are provided. No one from Noble Texas Builders was present to answer the question related to Liquidated Damages. Mr. Garcia mentioned that an architect firm, CG5 Architects LLC, housed at CEED, had also assisted in the review of the damaged roof's needs. No further discussion took place.

Carl Davis moved to authorize the CEO to execute Work Order No. 120195.00 with Noble Texas Builders for roof repairs for the CEED building, in an amount not exceeding BuyBoard Contract No. 660-21 and subject to review by legal counsel. Motion was seconded by Noel Salinas and approved 6-0

3. Deliberation and possible action for approval of Amendment to MEDC's FY 2022-2023 Budget

Financial Officer said presented and recommended the approval of MEDC's FY 2022-2023 Budget amendment from the General Fund's Facilities Department for \$70,000 in revenues and \$180,822.45 in Expenditures to allocate the funds necessary to repair the CEED building's roof damage that occurred during a heavy rain storm on April 29, 2023. Secretary Deborah L. Cordova asked whether the repairs were for the entire roof or just a section of it. Mr. Garcia said that it was only for the section that was damaged, but that the entire roof will need to be addressed during the next fiscal year.

Treasurer Estella Saenz moved for approval of Amendment to MEDC's FY 2022-2023 Budget. Motion was seconded by Secretary Deborah L. Cordova and approved 6-0.

4. Adjournment

Being no further business to discuss, Treasurer Estella Saenz moved to adjourn the meeting. Motion was seconded by Vice President Jose G. Vargas and approved 6-0. The meeting was adjourned at 12:14 PM.

Richard Hernandez, President

ATTEST

Deborah L. Cordova