

DEVELOPMENT CORPORATION OF HARLINGEN, INC.
BOARD OF DIRECTORS' REGULAR MEETING
January 28, 2025

Notice is hereby given that the above Board of Directors will hold a Regular Meeting on Tuesday, January 28, 2025, at 5:30 p.m., at the City of Harlingen, 118 East Tyler Avenue, Town Hall, 2nd floor, Harlingen, Texas 78550.

The Development Corporation of Harlingen, Inc., hereinafter "HEDC," reserves the right to meet in Executive Session on any agenda item should the need arise, and if applicable, pursuant to authorization by Title 5, Chapter 551 of the Texas Government Code. HEDC meetings are available to all persons regardless of disability. If you require special assistance, please contact the HEDC office at (956) 216-5081 or e-mail us at info@harlingenedc.com at least 24 hours in advance of the meeting. This is not a Meeting of the Harlingen Elective Commission; however, a quorum of the City Commission may be present.

AGENDA ITEMS

Call Meeting to Order

Roll Call

Pledge of Allegiance

Conflict of Interest

Under State law, a conflict of interest exists if a board member, or certain members of that person's family, has a qualifying financial interest in an agenda item. Members with a conflict of interest cannot participate in the discussion nor vote on the agenda item. Are there any known conflicts of interest to disclose at this time? (Board Attorney)

Public Comments

1) Consent Agenda.

The following items are of a routine or administrative nature. The Board has been furnished with background material on each item and/or it has been discussed at a previous meeting. All items will be acted upon by one vote, without being discussed separately, unless separate discussion of any item is requested by a Board Member. Items withdrawn from the Consent Agenda for individual consideration will be heard in their normal sequence after the remainder of the Consent Agenda has been acted upon.

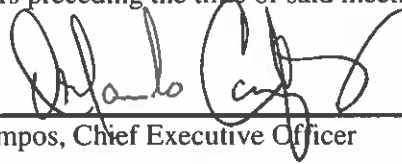
- a. Consider approval of November 19, 2024 minutes
- b. Consider approval of November 30, 2024 and December 31, 2024, financial reports. (Robert Rodriguez)

2) Executive Session pursuant to Government Code Section 551.071 – attorney consultation and contemplated litigation; Section 551.072 – deliberation regarding real estate; and Section 551.087 - economic development relating to the following projects:

- a) Project Simon
- b) Project Beach
- c) Project Emerald Green
- d) Project Spec Building 3
- e) Project Organic
- f) Project Dixieland
- g) Project Roosevelt

- 3) Discussion and possible action on election of officers for HEDC board positions for President, Vice President, Treasurer and Secretary. (Orlando Campos)
- 4) Consider and take action to authorize the CEO to execute a Marketing Service Agreement with Valley International Airport. (Orlando Campos)
- 5) Present and discuss a target industry analysis conducted by Insyteful. (Orlando Campos)
- 6) Consider and take action on establishing a board subcommittee to work with staff on the possible development of an entrepreneurial center. (Orlando Campos)
- 7) Staff Reports
 - a. Marketing Coordinator's Report (Brandie Martinez)
 - b. Small Business and Startup Specialist (Maria Escobar)
 - c. Business Retention and Expansion Manager's Report (Jane Lozano)
 - d. COO's Report (Beverly Loftus)
 - e. CEO's Report (Orlando Campos)
- 8) Adjourn.

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the Board of Directors of the above named Corporation is a true and correct copy of said notice posted on the bulletin board at City Hall of said City of Harlingen, Texas in a place convenient and readily accessible to the general public at all times and on the Corporation's Internet Website and said Notice was posted on Friday, January 24, 2025, at or before 5:00 p.m. and remained so posted for at least 72 hours preceding the time of said meeting.



Orlando Campos, Chief Executive Officer