



**MINUTES of a Special Called Meeting of the San Benito Economic Development Corporation Board of Directors held on Wednesday, August 11, 2021 at 5:30 P.M. at 701 N. Bowie St., San Benito, Cameron County, Texas 78586.**

**Board Meeting Presided by Mr. Rene Garcia, Vice President**

**BOARD MEMBERS PRESENT:**

*Rene Garcia, Vice President*

*Jeremy Maya, Secretary/Treasurer*

*Deborah Morales, Board Member*

*Mario Silva, Board Member*

*Adrian Gonzalez, Board Member*

*Mayor Ricardo Guerra, Ex-Officio Member*

*Encarnacion Lopez, Board Member*

**BOARD MEMBERS ABSEN:**

*Julian Rios, President*

**EDC STAFF:**

*Rebeca Castillo, EDC Executive Director*

*Katarina Guerra, EDC Economic Development Specialist*

**Others Present:**

*Manuel De La Rosa, City of San Benito City Manager/EDC Chief Executive Officer*

*Mark Sossi, EDC Attorney*

*Belen Peña, City of San Benito Finance Director*

*Fernando Garcia, City of San Benito Finance Department*

**Meeting – 5:31 PM**

**1. Determination of a quorum;**

*Mr. Rene Garcia, EDC Vice President* made welcoming remarks. A quorum was determined to be present.

**2. Call to Order;**

*Mr. Rene Garcia, EDC Vice President* called the meeting to order at 5:31 PM.

**3. Pledge of Allegiance and Texas Flag Pledge; (Presented by K. Guerra)**

Pledge of Allegiance & Texas Flag Pled was led by *Ms. Kat Guerra*, San Benito EDC Economic Specialist.

**4. Invocation; (Presented by R. Castillo) Invocation was done by *Mrs. Rebeca Castillo*.**

**5. Public Comments; (Presented by R. Castillo/ R. Garcia)**

No public comments were made.

**6. Consideration and Possible Action on the July 30, 2021 EDC Board of Directors Meeting Minutes (Presented by R. Castillo)**

A motion to approve the June 30, 2021 Meeting Minutes with revisions was made by *Mr. Mario Silva*. The motion was seconded by *Mrs. Deborah Morales*. Voting Aye: *Mr. Rene Garcia, Mr.*

Mr. Adrian Gonzalez asked for the following revision: For item #18 of the June 30, 2021 Meeting Minutes to be corrected from "Mrs." to "Mr." when referring to Mr. Adrian Gonzalez.

Mrs. Deborah Morales asked if the meetings could reflect the votes in favor and against and who voted aye or nay.

**7. Presentation and Acknowledgement of the San Benito EDC Financial Statements for the period ending May 31, 2021;** (Presented by B. Peña)

[Mrs. Belen Pena](#), City of San Benito Finance Director, presented the Financials for the period ending May 31, 2021.

For the Record [Mr. Jeremy Maya](#) joined the meeting at 5:38 PM.

A motion to acknowledge the presented financials was made by [Mr. Adrian Gonzalez](#). The motion was seconded by [Mr. Mario Silva](#). Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), [Mr. Mario Silva](#), and [Mrs. Deborah Morales](#). The motion passed.

**8. Presentation and Acknowledgement of the San Benito EDC USDA IRP Reports for the period ending June 30, 2021;** (Presented by B. Peña)

[Mrs. Belen Pena](#), City of San Benito Finance Director, presented the USDA RLP Report for the period ending June 30, 2021.

A motion to acknowledge the presented report was made by [Mr. Encarnacion Lopez](#). The motion was seconded by [Mr. Mario Silva](#). Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), [Mr. Mario Silva](#), and [Mrs. Deborah Morales](#). The motion passed.

**9. Procurement of Legal Services:** Presentation and Action for the selection of Attorney to provide legal services for the San Benito Economic Development Corporation;

Mrs. Rebeca Castillo, EDC Executive Director, presented this item. She stated that there were five (5) responses to the Request for Proposals and that each was going to provide a verbal presentation to supplement their written proposal and answer any questions that the EDC Board of Directors might have.

The attorney presented in the following order and method:

1. Neece Legal Solutions (in person)
2. Robert Guerra (remotely via Go To Meeting)
3. Dale & Klein (remotely via Go To Meeting)

For the record [Mr. Jeremy Maya](#) had to leave the meeting at 6:08 PM

4. Barrera (remotely via Go To Meeting)
5. Mark E. Sossi (in person)

The Board asked a few questions and discussed the item. Part of the discussion included the process that was followed to seek legal counsel services. [Mrs. Deborah Morales](#) asked Mr. Sossi about the issue of serving the City and the EDC and how that could be an issue. Mr. Sossi responded that he did not consider that there was a conflict of interest and that the EDC Bylaws allowed for the EDC to procure the same attorney as the City or seek their own attorney.



A motion to approve Mark E. Sossi, Attorney at Law as the San Benito EDC's Attorney was made by Mr. Encarnacion Lopez. The motion was seconded by Mr. Mario Silva. Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), and [Mr. Mario Silva](#). Voting Nay: [Mrs. Deborah Morales](#). The motion passed.

**10. Consideration and Possible Action on the San Benito EDC's annual membership renewal to the San Benito Chamber of Commerce (Presented by R. Castillo)**

[Mr. Rebeca Castillo](#), EDC Executive Director, presented this item. The board discussed the request and part of the conversation. [Mrs. Deborah Morales](#) added to the discussion the reasoning of the amount and commitment by the EDC in comparison to other membership.

[Mrs. Rebeca Castillo](#), EDC Executive Director explained that the focus of the Chamber of Commerce is more business based and the membership along with a higher membership has a higher value to a business than to the EDC. Most of the \$200 level membership benefits are already being done by the EDC and the Chamber is actively collaboration with the EDC and sharing much more on their emails beyond the membership. The discussion also included that there are other funding/collaboration efforts beyond the membership that the EDC is already assisting the Chamber of Commerce with. For example the Business Attractions map the EDC assisted with over \$4000.

A motion to approve the annual renewal membership to the San Benito Chamber of Commerce in the amount of \$200.00 was made by Mr. Adrian Gonzalez. The motion was seconded by Mr. Mario Silva. Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), and [Mr. Mario Silva](#). Voting Nay: [Mrs. Deborah Morales](#). The motion passed.

Please note that [Mrs. Deborah Morales](#) attempted to propose a second motion to recommend \$500 level membership, but the first motion passed.

**11. Consideration and Possible Action on the payment of FY 2019-2020 Invoice for legal services submitted by from Flores & Torres, LLP; (Presented by R. Castillo)**

A motion to approve the payment FY 2019-2020 Invoice for legal services submitted by Flores & Torres, LLP was made by Mrs. Deborah Morales. The motion was seconded by Mr. Adrian Gonzalez. Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), [Mr. Mario Silva](#), and [Mrs. Deborah Morales](#). The motion passed.

**12. Consideration and Possible Action to Approve the Travel and Training attendance of the following EDC Board Members and Staff:**

(Presented by R. Castillo)

Training/Workshop	Travel Dates	Location	Attendee
TEDC Sales Tax Workshop	9/30/2021 to 10/2/2021	San Antonio, TX	Encarnacion Lopez
TEDC Sales Tax Workshop	9/30/2021 to 10/2/2021	San Antonio, TX	Deborah Morales
TEDC Sales Tax Workshop	August Session VIRTUAL	EDC Offices- VIRTUAL	Rebeca Castillo

A motion to approve the Travel and Training attendance of the listed above EDC Board Members and Staff was made by [Mr. Mario Silva](#). The motion was seconded by [Mr. Adrian Gonzalez](#). Voting Aye: [Mr. Rene Garcia](#), [Mr. Adrian Gonzalez](#), [Mr. Encarnacion Lopez](#), [Mr. Mario Silva](#), and [Mrs. Deborah Morales](#). The motion passed.

**13. San Benito Economic Development Corporation Budget Workshop 1 for Fiscal Year 2021- 2022;**  
(Presented by R. Castillo)

Mrs. Rebeca Castillo presented the preliminary budget workshop for the EDC Board. She explained the format/template of the budget, the projected funding, total programmed expenditures and how the budget compared to the preliminary draft was more balance now. The proposed FY 2021-2022 annual EDC budget reflected \$1.2 million dollars compared to over \$2.8 million dollars that was originally presented on a prior draft of the preliminary budget. The membership amounts and value of such memberships was addressed by Mrs. Deborah Morales was further discussed. Mrs. Rebeca Castillo will be looking at that line item more closely and provide feedback to the EDC Board and more information as to any updates on the proposed memberships. Mrs. Castillo anticipated that the proposed draft amounts for the FY 2021-2021 EDC Annual Budget will slightly change further and she can possibly identify \$10,000 to \$12,000 in additional savings.

For Discussion Purposes Only. No Acton was needed or taken.

**14. July 2021 EDC Executive Director's Report** (Presented by R. Castillo) to Include:

- Update on Temporary Accommodation of the Rotary Club of San Benito at the San Benito EDC offices; (Requested by D. Morales & J. Maya)
- Resaca Fest Update (Req. by D. Morales & J. Maya)
- Remote/Livestream of EDC Board Meetings (Req. by D. Morales & J. Maya)
- VARCO Project Update (Req. by D. Morales & J. Maya)

Mrs. Rebeca Castillo Presented the July 2021 EDC Executive Director Report.

For presentation purposes only. No action was needed or taken.

**15. Board Comments**

- Remote/Livestream of EDC Board Meetings (Req. by D. Morales & J. Maya)
- Schedule a Date for EDC Bylaws Workshop (Req. by D. Morales & J. Maya)
- Addressing the Use of Cell Phone Use During Meetings (Req. by D. Morales & J. Maya)

The above items were discussed. Both in person and remote access will be provided for EDC Board Meetings; No EDC Bylaws workshop will be scheduled; the board will wait for the City Commission to act on the draft bylaws that were approved by the EDC Board of Directors; The use of cell phone during meetings was discussed. It was addressed and if the use of cell phone is not disruptive, there will be no action take to limit the board from its use during the meetings.

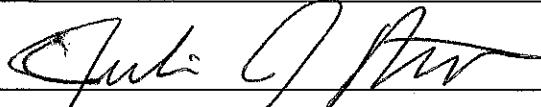
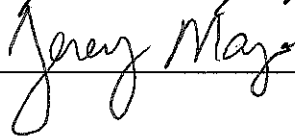
For Discussion Purposes Only. No Action was needed or taken.

**16. Determination of Date and Time for the next San Benito EDC Board of Directors Meeting** (R. Garcia)

Next regular meeting will be on August 25, 2021, at 5:30PM.

**17. Meeting Adjournment.** (R. Garcia)

Meeting Adjourned at 8:25PM. A motion was made by Mr. Adrian Gonzalez. The motion was seconded by Mr. Encarnacion Lopez. The motion carried unanimously. The motion passed.

	<b>Julian Rios, EDC President</b>
	<b>Jeremy Maya, EDC Treasurer/ Secretary</b>