

DEVELOPMENT CORPORATION OF HARLINGEN, INC.
BOARD OF DIRECTORS' REGULAR MEETING
April 27, 2021

Notice is hereby given that the above Board of Directors will hold a Regular Meeting on Tuesday, April 27, 2021 at 11:00 a.m., at the University Center, 2424 Boxwood Street, Room 125, Harlingen, Texas.

This meeting will be held in accordance with Texas Government Code sec. 551.127 as modified by order of Governor Greg Abbott. One or more members of the Board of Directors may attend and participate in the meeting via videoconference. The public may view the meeting on the YouTube link: <https://www.youtube.com/channel/UCEu4BbvRv81DAFCM88encAg>

To provide public comments, members of the public may fill out a Public Comment Form available on the HEDC website link: <https://docs.google.com/forms/d/1MmF4-wMHXGL9S0KTd0dU221zTkBFctZdpnTUN-a0eog/closedform>. Public comments will be read during the Public Comment portion of the meeting. All forms must be completed no later than 10:00 a.m., April 27, 2021.

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.

AGENDA ITEMS

Call Meeting to Order

Roll Call

Pledge of Allegiance

Recognitions

Public Comment

1. Consider Agenda.

The following items are of 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 Items withdrawn from the Consent Agenda for individual consideration will be heard in their normal sequence after the remainder of the Consent Agenda has been acted upon.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 board minutes for the following meetings:
i. March 30, 2021 regular meeting

b. Consider approval of financials reports:
i. March 30, 2021

2. Discussion and possible action on a commitment of \$50,000 per year for 3 years to support a grant application by UTRGV for a joint initiative between NASA and the National Science Foundation for internships and fellowships locally.

3. Executive Session pursuant to Chapter 551, Subchapter D., V.T.C.A. Government Code (Section 51.072), regarding the purchase, lease or value of real estate, if the deliberation in an open meeting would have a detrimental effect on the position of the Development Corporation of Harlingen Inc. in negotiations with a third person regarding some of the following projects; and/or Contemplated or pending litigation, or matters where legal advice is requested of the Attorney on a matter in which the duty of the attorney to the Board under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with the Act. Section 551.071 of the Texas Open Meetings Act. and/or Executive Session pursuant to Chapter 551, Subchapter D., V.T.C.A. Government Code (Section 551.087) regarding commercial and financial information from business prospects with which the Board is conducting economic development negotiations and/or to discuss or deliberate financial or other incentives relating to the following projects:

- a) Retail Coach presentation and discussion on various retail prospects
- b) Project Tyler
- c) Project Breeze
- d) Project Celebration Town
- e) Project Organic
- f) Project Hops
- g) Project Candyman
- h) Discussion on HELP Loans

4. Consider and take action on any agenda item listed above in executive session, if necessary.
5. Discussion and possible action on proposal for healthcare/bioscience business incubator feasibility study conducted by UTRGV.
6. Discussion and possible recommendation on VHS Harlingen Hospital Company, LLC's request for an Enterprise Zone Project nomination.
7. Staff reports.

- a) Marketing Manager's report
- b) Commercial Recruitment and Retention Manager's report
- c) Industrial Recruitment and Retention Manager's report
- d) Manager/CEO's report

8. Discussion on format for future workshops and meetings.

9. 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, April 23, 2021, at or before 5:00 p.m. and remained so posted for at least 72 hours preceding the time of said meeting.



Raudel Garza, Manager and Chief Executive Officer