

**AGENDA**  
**FLORESVILLE ECONOMIC DEVELOPMENT CORPORATION**  
**REGULAR MEETING SEPTEMBER 11th, 2023 6:00 PM**  
**FLORESVILLE CITY HALL COUNCIL CHAMBERS**  
**1120 D STREET, Floresville, Texas 78114**

Call meeting to order  
Establish Quorum  
Guests  
Invocation  
Recite U.S. Pledge of Allegiance & Texas Pledge

Citizen Comments:

1. **OLD BUSINESS**

- a. C&A to approve meeting minutes for the Regular Meeting held on August 14th, 2023.

2. **PRESENTATION/DISCUSSION**

- a. Welcome to Dr. Aybar Presenter: John Ulbright, WCHC Director  
b. EDOiQ demonstration Presenter: Austin Cain  
c. Financial Overview of August 2023 Treasurer: Nick Nissen

3. **NEW BUSINESS**

- a. C&A to approve the façade and signage grant for Jack's Café.  
*Citizens Comments:* Owner: Eric CastreJon
- b. C&A to approve marketing the Floresville Emergency Management Team to park their emergency vehicles at the entrance of the Business Plaza on 4<sup>TH</sup> Street and C Street during the Floresville Peanut Festival, October 13<sup>th</sup> and 14<sup>th</sup>.  
*Citizens Comments:* Emergency Management Coordinator: Cindy Stafford
- c. C&A to approve funding the Third Annual "Future Generations Pow Wow" hosted by the Carrizo/Comecrudo Tribe of Texas at the Floresville Event Center on October 27<sup>th</sup> and 28<sup>th</sup> 2023 for the budgeted amount of \$10,000.  
*Citizens Comments:* Tribal Chairman: Juan Mancias
- d. C&A to approve the title sponsorship for the annual Goober Gazette in the Wilson County News; Cost is \$954 full page color ad on the back cover, a mention on the front cover, and in 2 ads leading up to October 4th publication.  
*Citizens Comments:* Assistant Exec. Dir.: Charlotte Ximenez-Nelson
- e. C&A to approve the GVEC Tower Ground Lease Agreement.  
*Citizens Comments:* Assistant Exec. Dir.: Charlotte Ximenez-Nelson
- f. C&A to approve the revised FEDC Bylaws.  
*Citizens Comments:* Assistant Exec. Dir.: Charlotte Ximenez-Nelson

- g. C&A to approve a date and time for Attorney Daniel Santee to host an Economic Development Workshop.

*Citizens Comments:* Assistant Exec. Dir.: Charlotte Ximenez-Nelson

- h. C&A to discuss future agenda items.

*Citizens Comments:* Assistant Exec. Dir.: Charlotte Ximenez-Nelson

#### 4. EXECUTIVE SESSION:

##### **Executive Session in accordance with Texas Government Code Chapter 551**

The Floresville Economic Development Corporation may at any time during the meeting close the meeting and hold an executive session pursuant to the Texas Open meetings Act codified as Chapter 551, Texas Government Code which permits closed meetings pursuant to Section 551.071 for purposes of consulting with its attorneys; Section 551.072 deliberating about real property; section 551.073 deliberating about gifts, and donations; section 551.074 deliberating about personnel matters; Section 551.076 deliberating about security devices; Section 551.084 regarding exclusion of witness in connection with an investigation; Section 551.086 deliberating, voting, and taking action as a power utility on a competitive matter; Section 551.087 deliberating about economic development negotiations; and Section 551.088 deliberating about test items to discuss and/or deliberate any of the posted matters to be considered during the open meeting. If it does go into Executive Session, the Floresville Economic Development Corporation may deliberate in executive session, vote on the matter in open session, and announce it for the minutes.

(a). Pursuant to Section 551.087 of the Texas Government Code – Deliberating about economic development negotiations; property located at 1600 S. 10<sup>th</sup> Street, Floresville, Texas.

(b). Pursuant to Section 551.074 of the Texas Government Code – Deliberating about personnel matters; Assistant Executive Director – Charlotte Ximenez-Nelson.

(c). Return to Open Session and take possible action following executive session of the above item in 4. (a) and (b).

#### 5. ASSISTANT EXECUTIVE DIRECTOR UPDATE

1. Retail Live update.
2. Demo to begin at 1400 4<sup>th</sup> Street when we have the contractor agreement signed.
3. Appraisal at 1146 Hwy 181 conducted on August 22<sup>nd</sup>, 2023, report expected soon.
4. Collaboration meeting held with EMC Strategy Group, County, City, FEDC and the Food Pantry to assist in grant writing for a future site.

#### 6. ADJOURN

The Economic Development Corporation for the City of Floresville reserves the right to convene in closed session in accordance to Chapter 551 of the Government Code of Texas on any subjects permitted by the Code and any other provisions under the Texas law that permits a governmental unit to discuss a matter in executive session.

This facility is wheelchair accessible and accessible parking spaces are available. Requests for accommodations or interpretive services must be made 48 hours prior to this meeting. Please contact Charlotte Ximenez-Nelson, FEDC Assistant Executive Director at 830-581-8238 or via fax at 830-542-3129 for further information.

I certify that the above notice of meeting was posted on the bulletin board at City Hall, 1120 D Street, Floresville, Texas on the 8th day of September 2023 by 6:00 pm.



Charlotte Ximenez-Nelson,  
FEDC Assistant Executive Director