

**MINUTES OF PROCEEDINGS
REGULAR MEETING
LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION (LFIDC)
Thursday, December 3, 2020**

Be it known that the Board of Directors of the La Feria Industrial Development Corporation (LFIDC) met in regular session on **Thursday, December 3, 2020 at 6:00 PM**, in the City Commission Meeting Room, 115 East Commercial Avenue, La Feria, Texas 78559. The purpose of said meeting was to consider and take action on such business as was duly posted by agenda in accordance with State Open Meetings Law.

The following Board Members were present at said meeting:

Mr. Ramon Gonzales	President
Mr. Jose Becerra	Vice President
Ms. Michelle Gomez Vela	Secretary/ Treasurer
Mr. Francisco Loya	Member

Members Absent:

Mr. Victor Gonzalez, Jr.	Member
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Staff present:	Mr. Juan Ortiz	Executive Director
	Ms. Allison Bastian	City Attorney
	Ms. Amanda Morales	City Secretary

At 6:30 P.M., Board President Mr. Ramon Gonzales led everyone present in reciting the Pledge of Allegiance to the Flag of the United States of America. She then declared that a quorum of the LFIDC Board was present and called the meeting to order.

3. PUBLIC COMMENTS

There were no comments from the public.

4. CONSIDERATION AND POSSIBLE ACTION ON SALE OF LFIDC PROPERTIES LOCATED AT LOT 9 BLK 3, LOT 8 BLK 3, LOT 7, BLK 3, LOT 4 BLK 2, AND LOT 7 BLK 1 LA FERIA LIONS VILLA SUBDIVISION.

Mr. Loya made a motion to approve the sale of LFIDC Properties located at Lot 9 Blk 3, Lot 8 Blk 3, Lot 7, Blk 3, Lot 4 Blk 2, And Lot 7 Blk 1 La Feria Lions Villa Subdivision. The motion was seconded by Ms. Vela and passed unanimously.

5. Consideration And Possible Action To Approve Certain Real Properties Acquired In 2020 From The City Of La Feria For Appraisal, Sale Guidelines And/Or Listing With Broker.

Mr. Ortiz explained that the properties in question were acquired through a swap for similarly valued properties with the City of La Feria. He is seeking guidance from the board on how to proceed with the properties. Mr. Loya made a motion to order an appraisal of the properties and list them for sale with broker Mark Hanna. The motion was seconded by Mr. victor Gonzalez and passed unanimously.

Mr. Ramon Gonzales called the meeting into closed session at 7:19 PM.

6. **CLOSED SESSION:**

A. **EXECUTIVE SESSION PURSUANT TO TEX. GOV'T CODE SEC. 552.071(2) TO RECEIVE LEGAL ADVICE; AND TEX. GOV'T CODE SEC. 551.072 REGARDING THE PURCHASE, EXCHANGE, LEASE, OR VALUE OF REAL PROPERTY IF DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE LFIDC IN NEGOTIATIONS WITH A THIRD PERSON; REGARDING AN OFFER FOR LEASE AGREEMENT FOR LFIDC PROPERTY LOCATED AT 122 E. COMMERCIAL AVE.**

B. **EXECUTIVE SESSION PURSUANT TO TEX. GOV'T CODE SEC. 552.071(2) TO RECEIVE LEGAL ADVICE; AND PURSUANT TO TEX. GOV'T CODE SEC. 551.087(1) TO DISCUSS OR DELIBERATE REGARDING COMMERCIAL OR FINANCIAL INFORMATION THAT THE LFIDC HAS RECEIVED FROM A BUSINESS PROSPECT THAT IT SEEKS TO HAVE LOCATE, STAY, OR EXPAND IN THE CITY OF LA FERIA AND WITH WHOM IT IS CONDUCTING ECONOMIC DEVELOPMENT NEGOTIATIONS; REGARDING "SIMPLYVAST."**

There was no action taken during closed session.

RECONVENE IN OPEN SESSION

Mr. Gonzales called the meeting back to order at 8:43 PM.

7. **DISCUSSION AND POSSIBLE ACTION ON ITEMS DISCUSSED IN CLOSED SESSION:**

a. **CONSIDERATION AND POSSIBLE ACTION REGARDING AN OFFER FOR LEASE AGREEMENT FOR LFIDC PROPERTY LOCATED AT 122 E. COMMERCIAL AVE.**

Mr. Loya made a motion to counter the offer received and request \$1,200 per month for one year. The motion was seconded by Mr. Becerra and passed unanimously.


b. **CONSIDERATION AND POSSIBLE ACTION REGARDING AN OFFER OF ECONOMIC INCENTIVES FOR "SIMPLYVAST."**

Mr. Loya made a motion to table this item. The motion was seconded by Ms. Vela and passed unanimously.

8. **ADJOURNMENT – PRESIDENT**

There being no further business to discuss, Mr. Loya made a motion to adjourn the meeting. The motion was seconded by Ms. Vela and passed unanimously.

APPROVED:



Ramon Gonzales, President

ATTEST:



Amanda Morales, City Secretary