

**MINUTES OF PROCEEDINGS  
REGULAR MEETING  
LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION (LFIDC)  
Thursday, July 18, 2019**

Be it known that the Board of Directors of the La Feria Industrial Development Corporation (LFIDC) met in regular session on **Thursday, July 18, 2019 at 6:30 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:

Ms. Laurie Villarreal	President
Mr. Jose R. Becerra	Member
Mr. Victor Gonzalez, Jr.	Member
Ms. Michelle Gomez Vela	Member
Mr. Ramon F. Gonzales	Secretary/Treasurer

Members Absent:

None

Staff present: Mr. Jaime S. Sandoval	City Manager/Executive Director
Ms. Allison Bastian	City Attorney
Mr. Frank Rios	Finance Director
Ms. Amanda Morales	City Secretary

At 6:30 P.M., Board President Ms. Laurie Villarreal 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 MINUTES OF THE REGULAR MEETING OF THE LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION (LFIDC) HELD ON THURSDAY, JUNE 6, 2019.**

Mr. Gonzalez made a motion to approve the minutes for the meeting held Thursday June 6, 2019 with a correction to the members present. The motion was seconded by Mr. Becerra and passed unanimously.

**5. DISCUSSION AND POSSIBLE ACTION REGARDING THE CREATION AND IMPLEMENTATION OF APPLICATION AND OTHER GUIDELINES RELATED TO THE CREATION, ADMINISTRATION, AWARD AND MANAGEMENT OF LOANS, PORTFOLIOS AND GENERAL FINANCIAL MATTERS OF THE LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION.**

Mr. Sandoval explained that since the last meeting, staff has been working with Ms. Bastian to prepare uniform lease agreements and other guidelines for the IDC. While a process for processing loan applications

and other financial matters has been decided on, there are no documents to present the board at this time. Mr. Victor Gonzalez made a motion to table this item. The motion was seconded by Mr. Ramon Gonzales and passed unanimously.

**6. UPDATE AND DISCUSSION REGARDING STATUS OF ACTIVE LFIDC-ISSUED LOANS.**

Mr. Rios explained that while all loans are technically current as of the date of the meeting, the payments from South Texas Collaborative for Housing Development are made past the due date every month. Late fees are being applied to the account. He also noted that staff is disputing the payoff amount of a separate loan to the non-profit. So far they have not received a response to several requests for more information from STCHD. There was no action taken on this item.

**7. UPDATE AND DISCUSSION REGARDING ABATEMENT OF MASONIC LODGE.**

Mr. Sandoval informed the board that he was only able to get one bid from a contractor qualified to do the type of work needed to demolish the building while not damaging the buildings on either side. The one bid received is slightly higher than the budget set by the board at a previous meeting. There was no action on this item.

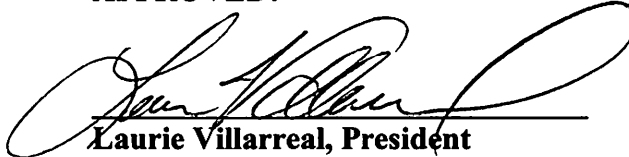
**8. CONSIDERATION AND POSSIBLE ACTION REGARDING LFIDC PROPERTY LESSEES WHO INCURRED WATER DAMAGE FROM JUNE 2019 FLOODING.**

Mr. Sandoval informed the board that several leased properties experienced some damage from the flooding in June. The property leased by Noble Builders only had a small amount of water come into the building but it was dried fairly quickly and there was no other damage. Cesario's Barbershop had water coming in through a leak in the roof. The City's Public works director was working to get quotes to repair the leak and replace ceiling tiles. All-Star Dental had water come in through the large windows along Main Street. Sweet Blessings had water come into the building but is drained quickly and there was no additional damage. There was no action on this item.

**9. ADJOURNMENT – PRESIDENT**

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

**APPROVED:**

  
Laurie Villarreal, President

**ATTEST:**

  
Amanda Morales, City Secretary