



**NOTICE OF REGULAR MEETING  
CITY COMMISSION MEETING ROOM  
115 E. Commercial Avenue, La Feria, TX 78559  
Thursday, March 13, 2025, at 6:00 P.M.**

**AGENDA**

If during the course of the meeting, any discussion of any item on the agenda is permitted to be held in executive closed session, whether such item is already so identified on this Agenda or not, the La Feria Industrial Development Corporation Board will convene in such Executive (Closed) Session in accordance with Title 5, Chapter 551, of Texas Government Code and any Amendments thereto.

1. Pledge of Allegiance to the Flag – All Present
2. Determine Quorum Present and Call Meeting to Order – President
3. Public Comments
4. Discussion and possible action on minutes for the LFIDC meeting held on January 9, 2025.
5. Discussion and possible action on minutes for the LFIDC meeting held on February 6, 2025.
6. Closed Session:
  - Closed session pursuant to Sec. 551.071, Tex. Gov't Code, to receive legal advice regarding the LFIDC's rights and legal options arising from the Performance Agreement and related real property purchase agreement with VMK Concrete, LLC.
  - Closed session pursuant to Sec. 551.072, Tex. Gov't Code, to consider the purchase and value of approximately 10.7 acres of real property located near the northeast corner of Beddoes and Expressway 83 in La Feria, for economic development purposes.
  - Closed session pursuant to Sec. 551.071, Tex. Gov't Code, to receive legal advice regarding the LFIDC's rights and legal options arising from:
    - a. Attempt by South Texas Collaborative for Housing Development, Inc. to cure delinquent loans on the promissory note dated October 17, 2016 (the "Bearfield loan")
    - b. Attempt by South Texas Emerging Markets Development Fund, Inc. to cure delinquent real estate lien note dated December 30, 2010 (the "Leones" loan).

*Reconvene in open session:*

7. Consideration and action regarding the Performance Agreement and related real property purchase agreement with VMK Concrete, LLC.

8. Consideration and action to accept the South Texas Collaborative for Housing Development, Inc. payments to cure the delinquent loan on the promissory note dated October 17, 2016 (the “Bearfield loan”) and rescind prior actions directing foreclosure of the note.
9. Consideration and action to accept the South Texas Emerging Markets Development Fund, Inc. payments to cure delinquent real estate lien note dated December 30, 2010 (the “Leones” loan) and rescind prior actions directing foreclosure of the note.
10. Adjourn

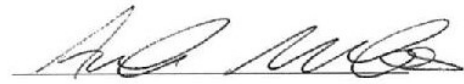
I certify that this notice was posted on Monday, March 10, 2025, at or before 5:00 P.M., pursuant to the Texas Open Meetings Act and on the City of La Feria website accessed at [www.cityoflaferia.com](http://www.cityoflaferia.com). To view the meeting via internet live streaming, please use the following link:

<https://us06web.zoom.us/j/82934697816?pwd=JX1B6KiyyTCKFE3LDus93CFLjoODHf.1>

Meeting ID: 829 3469 7816

Passcode: 670769

Or Listen via telephone by dialing +1 (346) 248-7799

A handwritten signature in black ink, appearing to read 'Amanda Morales', written over a horizontal line.

Amanda Morales, City Secretary