



**NOTICE THAT A REGULAR CALLED MEETING OF THE  
SAN JUAN ECONOMIC DEVELOPMENT CORPORATION  
BOARD OF DIRECTORS**

**Location: San Juan Memorial Library  
Multipurpose Meeting Room  
1010 S. Standard  
San Juan, Texas 78589  
Tuesday, May 2, 2023  
6:00 PM**

At any time during the course of this meeting, the San Juan EDC Board of Directors may convene into Executive Session under Texas Government Code Section §551.071 (2) to consult with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the Board of Directors under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with Chapter 551 of the Texas Government Code. Further, at any time during the course of this meeting, the San Juan EDC Board of Directors may retire to Executive Session to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more of the exceptions to the Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code. On matters requiring a public hearing, all persons desiring to speak during a public hearing shall sign in with the presiding clerk prior to the scheduled public hearing.

**I. CALL TO ORDER**

**II. PLEDGE OF ALLEGIANCE**

**III. ROLL CALL**

**IV. PUBLIC COMMENTS**

**V. DIRECTOR'S REPORT**

1. Ribbon Cutting, Area 956 Nails Art Lab, Wednesday, April 26, 2023, at 3:00 p.m.
2. Ground Breaking, Home2 Suites, Wednesday, April 26, 2023, at 5:30 p.m.
3. Whataburger
4. Constant Communication with Developer on Possible New Businesses

**VI. DISCUSSION AND POSSIBLE ACTION ON ALL OF THE FOLLOWING MATTERS:**

1. Discussion and Possible Action, if any, on Downtown Revitalization Plan.
2. Consideration on approving the EDC and Incentive Agreement by and Between the City of San Juan, Economic Development Corporation, and SCC SJP LLC for One Hundred Thousand and NO/100ths Dollar (\$100,000.00)

**VII. CONSENT AGENDA**

**VIII. EXECUTIVE SESSION**

1. The San Juan Economic Development Corporation will Convene in Executive Session, in Accordance with Texas Open Meeting Act, Vernon Statutes and Codes Annotated, Government Code Chapter §551.071 (Consultation with Attorney) and Texas Government Code §551.087 (Deliberation Regarding Economic Development Negotiations).

**A. Pursuant to Section §551.087, ECONOMIC DEVELOPMENT**

NEGOTIATIONS; Deliberation Regarding Financial Incentive to a Business Prospect.

- |                    |                   |
|--------------------|-------------------|
| A. Project Pizza X | E. Project Coffee |
| B. Project Chick   | F. Project DG     |
| C. Project Golden  | G. Project Don    |
| D. Project Fish    | H. Project Roof   |

#### **IX. RECONVENE**

1. The San Juan Economic Development Corporation will Reconvene into Open Session to Take Necessary Action, if any, in Accordance with Chapter 551, Open Meeting Subchapter E, Procedures Relating to Closed Meeting 551, Requirements to Vote or Take Final Action in Open Meeting.

- A. Pursuant to Section §551.087, ECONOMIC DEVELOPMENT NEGOTIATIONS; Deliberation Regarding Financial Incentive to a Business Prospect.

- |                    |                   |
|--------------------|-------------------|
| A. Project Pizza X | E. Project Coffee |
| B. Project Chick   | F. Project DG     |
| C. Project Golden  | G. Project Don    |
| D. Project Fish    | H. Project Roof   |

#### **X. ADJOURNMENT**

I, the undersigned authority, do certify that the above agenda of said regular meeting/workshop of the San Juan Economic Development Corporation is a true and current copy, and that said notices were posted at San Juan City Hall, 709 S. Nebraska Ave., San Juan, TX, San Juan EDC office, 905 W. 1<sup>st</sup> Street, San Juan, Texas and San Juan EDC website, [www.sanjuanedc.com](http://www.sanjuanedc.com) at a place convenient and readily accessible to the general public, at all times, and said notice was posted on April 28, 2023 and will remain posted continuously for at least 72 hours preceding the scheduled time of the said meeting in compliance with Chapter 551 Texas Government Code (Open Meeting Act).

**Ben Arjona**  
City Manager/Executive Director  
San Juan Economic Development Corporation