



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

**Location: San Juan City Hall
E. O. C. Room (2nd Floor)
512 S. Nebraska Ave.
San Juan, Texas 78589
Tuesday, March 3, 2026
5:00 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

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

1. Discussion, Consideration, and Possible Action, if any, on approving the San Juan Piñata Dash 5K. Sponsored by Keep San Juan Beautiful. The event will be held on May 30, 2026.
2. Discussion, Consideration, and Possible Action, if any, on sponsoring the PSJA ISD Community Engagement Department.
3. Discussion, Consideration, and Possible Action, if any, on approving the Small Business Grant for Designers Fades Nails Lashes.
4. Discussion, Consideration, and Possible Action, if any, on approving the mini-grant for Rodriguez Family Investments, DBA: M & R Foam Insulation.
5. Discussion, Consideration, and Possible Action, if any, on approving the mini-grant for Shalom Primary Care Inc.
6. Discussion, Consideration, and Possible Action, if any, on approving the LiftFund Interest Buy Down Program.

VII. CONSENT AGENDA

1. Consider approval of the San Juan EDC meeting minute(s):

-January 20, 2026

-February 3, 2026

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 and Texas Government Code §551.074 Personnel Matters.
 - A. Pursuant to Section §551.087, ECONOMIC DEVELOPMENT NEGOTIATIONS; Deliberation Regarding Financial Incentive to a Business Prospect.
 - A. Project Don
 - B. Discussion on Matters Related to Board Officers' Training and Continuing Learning Education.
 - C. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Budget Amendment.
 - D. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Board Member.

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 Don
 - B. Discussion and Possible Action on the 2026 Continuing Education Conference Schedule.
 - C. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Budget Amendment.
 - D. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Board Member.

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, 512 S. Nebraska Ave., San Juan, TX, San Juan EDC office, and San Juan EDC website, www.sanjuanedc.com at a place convenient and readily accessible to the general public, at all times, and said notice was posted on February 25, 2026 and will remain posted continuously for three business days preceding the scheduled time of the said meeting in compliance with Chapter 551 Texas Government Code (Open Meeting Act).

Handwritten signature of Jorge J. Garcia in blue ink, with the initials 'MCP' written to the right of the signature.

Jorge J. Garcia, CFM

Executive Director

San Juan Economic Development Corporation

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on approving the San Juan Piñata Dash 5K. Sponsored by Keep San Juan Beautiful. The event will be held on May 30, 2026.

STAFF COMMENTS AND RECOMMENDATIONS:

San Juan EDC has not sponsored this event in the past. The Keep San Juan Beautiful is sponsoring the San Juan Piñata Dash 5K to help celebrate a family-friendly community run that promotes health, culture, and local pride.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director

San Juan Piñata Dash 5K

Sponsorship Opportunities • May 30th
Brought to you by Keep San Juan Beautiful



The San Juan Piñata Dash 5K is a fun, family-friendly community run celebrating health, culture, and local pride. Local businesses and organizations are invited to partner through sponsorships or in-kind contributions that support this event and beautification efforts in San Juan. Help us make a difference in the community.

Sponsorship Level	Contribution	Benefits
Bronze	\$100	<ul style="list-style-type: none"> • Name listed on sponsor board • Social media thank-you • Volunteer opportunity at water station
Silver	\$250	<ul style="list-style-type: none"> • Logo on sponsor board • Social media recognition • Swag bag inclusion • Water station volunteer
Gold	\$500	<ul style="list-style-type: none"> • Logo on event t-shirts • Logo on event banners • Social media spotlight • Brand a water station • Swag bag inclusion
Platinum	\$1,000	<ul style="list-style-type: none"> • Large logo on event t-shirts • Large logo on event banners • Presenting sponsor recognition • Vendor booth • Event announcements • Brand a race area or water station

Sponsor & In-Kind Contribution Information

Business / Organization Name: _____

Contact Name: _____

Phone: _____

Email: _____

Sponsorship Level Selected: Bronze Silver Gold Platinum

In-Kind Donation or Services Offered (check all that apply):

- Water / drinks & ice
- Food or snacks
- Printing or signage
- Volunteer support
- Other services or items you could provide (please describe):

*Eric Jimenez
956-292-7500*

Would you like to volunteer at a water station? Yes No

Would you like to volunteer at a water station? Yes No

RCVD on 2/6/2026 @ 1:07pm

- Other services or items you could provide (please describe):
- Volunteer support
- Financial or supplies
- Food or snacks
- Water \ drinks & ice

In-kind donation or services offered (specify if not apply):

Sponsorship level selected: Bronze Silver Gold Platinum

Name: _____

Phone: _____

Contact Email: _____

Business / Organization Name: _____

Sponsorship & In-kind Contribution Information

Platinum	\$1,000	<ul style="list-style-type: none"> • Brand a water station or water station • Event announcements • Vendor booth • Promotional sponsor recognition • Logo logo on event materials • Logo logo on event t-shirts
Gold	\$500	<ul style="list-style-type: none"> • Signage and recognition • Brand a water station • Social media recognition • Logo on event materials • Logo on event t-shirts
Silver	\$250	<ul style="list-style-type: none"> • Water station recognition • Signage and recognition • Social media recognition • Logo on sponsor board
Bronze	\$100	<ul style="list-style-type: none"> • Volunteer opportunities at water station • Social media thank you • Name listed on sponsor board
Sponsorship level	Contribution	Benefits

Help us make a difference in the community through this event and reconstruction efforts in San Juan through sponsorships or in-kind contributions that local businesses and organizations are invited to partner. Community and celebrating health, culture, and local pride. The San Juan Piñata Dash 5K is a fun, family-friendly

event to you by reach San Juan community sponsorships opportunities • May 2018



San Juan Piñata Dash 5K

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on sponsoring the PSJA ISD Community Engagement Department.

STAFF COMMENTS AND RECOMMENDATIONS:

The San Juan EDC has not sponsored this event in the past.
The PSJA ISD Community Engagement Department serves adults and families who are ready to improve their futures.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director



Pharr-San Juan-Alamo ISD

Community Engagement Department

Erica Vecchio, Administrator

Dear Community Partner,

The PSJA ISD Community Engagement Department consists of four Parent and Community Learning Centers, as well as Parent Educators serving across all district campuses. Together, we work to strengthen the connection between our schools, families, and the greater community. Through our Parent and Community Learning Centers, adults are given opportunities to learn, grow, and build new skills through Continuing Education courses offered in partnership with South Texas College and Region One ESC.

Our programs include ESL, GED Preparation, Citizenship, Entrepreneurship, Workforce Training such as Welding, Forklift, HVAC, Phlebotomy, CNA, CDL, CPR, Substitute Certification, hands on classes including Sewing, Jewelry, Cooking and Baking, Crafts, and Technology, as well as Adult Literacy initiatives that provide books, literature, and instructional support to strengthen reading and writing skills for adults.

One of the greatest strengths of our centers is our instructor volunteers. These individuals teach completely on a volunteer basis and are not monetarily compensated. Many were once students in these programs and now return to serve and give back to their community. Their dedication allows us to continue offering meaningful opportunities for growth.

Our Parent Educators serve at each of our campuses and are an essential part of our department. They serve as the bridge between our schools and the community, working directly with parent volunteers and supporting families throughout the school year. They also ensure Title I compliance by maintaining accurate documentation and submitting required reports for the campuses they serve. Their leadership helps maintain strong, organized systems across our district.

We are seeking community partners who believe in the power of education and want to help remove barriers for adults and families who are ready to improve their future.

A minimum sponsorship of \$75 will directly support instructional materials, adult literacy resources, hands-on training equipment, and small tokens of appreciation for both our instructor volunteers and Parent Educators. Contributions above this amount are greatly appreciated and will allow us to expand resources and further recognize the hard work and dedication of those who serve our parents and community.

Your sponsorship will remain active for the remainder of this school year and throughout the entire 2026-2027 school year. As a thank you, your business logo will be displayed at all four Parent and Community Learning Centers, which serve over 1,200 adult learners weekly, and will also be recognized on our department social media platforms. If you would like to partner with us, please complete the attached sponsorship form and submit it along with your donation. Thank you for your time and your commitment to our PSJA community.

Sincerely,

Erica Vecchio
Erica Vecchio

Community Engagement Administrator

START COLLEGE NOW! COMPLETE EARLY! GO FAR!

1100 US-83 BUS, Pharr TX 78577

P: (956) 354-2520

F: (956) 354-3042

www.psjaisd.us

It is the policy of Pharr-San Juan-Alamo ISD not to discriminate on the basis of sex, disability, race, color, religion, national origin or age.





Pharr-San Juan-Alamo ISD

Community Engagement Department

Erica Vecchio, Administrator

Sponsorship Form

Minimum Sponsorship: \$75

Thank you for supporting Adult Continuing Education and Literacy initiatives within PSJA ISD. Contributions above this amount are greatly appreciated.

Sponsor Information

Name of Individual or Company: _____

Contact Person: _____ Phone Number: _____

Email Address: _____

Name to be Displayed on Poster Company, Family, or Individual Name: _____

Amount Donated: \$ _____

Community Engagement Staff Member Who Contacted You: _____

Payment Information

Please make checks or money orders payable to: **PSJA ISD – Community Engagement Dept.** While cash donations are accepted, checks or money orders are preferred for documentation purposes.

To ensure proper recognition, please email your company logo to: **erica.vecchio@psjaisd.us**

Submission

Forms and donations may be dropped off at:

Ballew Learning Center

1100 US 83 BUS

Pharr, TX 78577

Donations may also be given to any Community Engagement staff member.

If submitted through a staff member, a receipt will be emailed for your records.

START COLLEGE NOW! COMPLETE EARLY! GO FAR!

1100 US-83 BUS, Pharr TX 78577

P: (956) 354-2520

F: (956) 354-3042

www.psjaisd.us

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AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on approving the Small Business Grant for Designers Fades Nails Lashes.

STAFF COMMENTS AND RECOMMENDATIONS:

Designers Fades Nails & Lashes has submitted all required documents to the EDC office for its small business grant request.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director



**SMALL BUSINESS
GRANT PROGRAM**

Supporting Small Business

*512 S Nebraska Ave, San Juan, TX 78589
(956) 223-2282*

San Juan Economic Development

Small Business Grant MCP
Mini-Grant Application

Business Name: Designers Fades Nails Lashes	Federal I.D. #:	Year Started: 2019	Number of years in business: 8	
Business Address: 504 N. Veterans Suite C.	City: San Juan	State: TX	Zip Code: 78589	Business Phone: 956-867-5345
Contact Name & Title: Rosa C. Ysquierdo				
Home Address: 4004 S. Las Nubes	City: Pharr	State: TX	Zip Code: 78577	Home Phone: 956-867-5345
Email Address: roseysquierdo2710@gmail.com.		Request Amount (max \$ _____): \$3831.00		
Total Project Cost:		General Purpose of Request (storefront/signage/promotional): Signage/updated equipment		

General Business Description (i.e. Restaurant, tire shop, salon, etc.): Beauty Salon.	NAICS Code:
Type of Business: <input checked="" type="radio"/> Sole Proprietorship <input type="radio"/> Partnership <input type="radio"/> S-Corp <input type="radio"/> C-Corp <input type="radio"/> LLC	

Please provide the names and contact information, if applicable, of any other business principles and/or owners with 20% ownership or more **N/A**

#1 Name:	Contact Information (address/phone#/ email)
#2 Name:	Contact Information (address/phone#/ email)
#3 Name:	Contact Information (address/phone#/ email)
#4 Name:	Contact Information (address/phone#/ email)

Give a brief description of the purpose of these funds: **The requested grant funds will be to support essential improvements to my small business, that will contribute to the continued operation and growth. These improvements include the installation of new exterior and interior signage to increase visibility and accessibility, the purchase of updated and professional equipment to enhance service quality and efficiency, and the completion of necessary repairs to maintain a safe, compliant, and professional environment. These upgrades will strengthen business sustainability, improve customer experience, and**

*512 S. Nebraska Ave, San Juan, TX 78589
(956) 223-2283*

Support long-term Economic Stability!

Project Budget

Budget Item	Amount
1. Outdoor Signage (window, front door, wrap)	\$ 3037. ⁰⁰
2. Professional salon chairs	\$ 800. ⁰⁰
3.	\$
4.	\$
5.	\$
6.	\$

TOTAL: \$3,837.00

Please provide a brief description of your business and the product/service of the business:

Include in your description the following: Business owner's background information, history of business, information on products/services, hours of operation, number and types of jobs associated with your business, and yearly gross income/sales for the business.

I am the owner and operator of a woman-owned beauty salon dedicated to providing high-quality beauty services in a professional, welcoming environment with a strong passion for beauty industry and 8 yrs in business, opening my doors mon-Sunday 8:30am-5pm, I established this salon to create a space where clients feel confident, cared for, and valued. The business was founded to meet a growing demand for professional beauty services within the local community while maintaining high standards of cleanliness, safety, and customer care. As a woman entrepreneur, I manage all aspects of the business. The salon continues to grow steadily, and planned improvements will allow the business to enhance services, improve visibility, and operate more efficiently while maintaining compliance w/ industry standards. This grant will support the next phase of growth for my business.

Applicant Certification: I certify that everything I have stated in this application is accurate to the best of my knowledge. I understand that the San Juan Economic Development Corporation (EDC) will retain this application, regardless of whether it is approved. I authorize the San Juan EDC or its agents to investigate my credit, employment, and income (including, but not limited to, any other credit report services). I also authorize the San Juan EDC or this agent to report to the proper credit bureaus account performance.

Furthermore, I understand that any award provided to me by the San Juan EDC is based on the scope of work as submitted in my application and that failure to meet and/or complete my scope of work will result in the San Juan EDC amending, reducing, and/or withholding any financial assistance awarded. Said failure may also result in my obligation to repay or reimburse the San Juan EDC for any financial assistance provided to me or my business.

Nondiscrimination statement: The San Juan EDC prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or a part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs). Individuals with disabilities who require alternative means of communication for program information (such as braille, large print, or audiotape) should contact the San Juan EDC office at (956) 223-2282.

Applicant Signature: Rosa C. Yegorov

Today's Date: 1/23/2026

Co-Applicant Signature: _____
(if applicable)

Today's Date: _____

San Juan Grant Program

Contacts

www.sjedc.com

San Juan Economic Development Corporation

Jorge Garcia
Executive Director

Martha Patterson
Administrative Assistant III
grants@sjedc.com
(956) 223-2283 office

UTRGV

Small Business Development Center
1407 E. Freddy Gonzalez Dr., Edinburg, TX 78539
(956) 665-7535 office

***** San Juan EDC Office Use Only *****

Amount Approved: \$ _____ Date: _____

Check Number: _____ Date: _____

512 S. Nebraska Ave, San Juan, TX 78589
(956) 223-2283

4 Signs Digital Print
 4306 N Raul Longoria Ste. 2 San Juan, TX 78589
 info@4signsdigital.com
 (956) 528-5110



Quote 2286

QUOTE DATE
 Tue, 01/20/2026
 QUOTE EXPIRY DATE
 Thu, 02/19/2026
 TERMS
 Due on receipt

REQUESTED BY
 designer's hair-nails-lashes

CONTACT INFO

#	ITEM	QTY	UOM	U.PRICE	DISC	DISC.PRICE	TOTAL (EXCL. TAX)	TAXABLE
1	LED Channel Letters Front and Backlit 24 V LED System 3M Translucent Material 2 years warranty, labor and service	1	Each	\$3,200.00	25.0%	\$2,400.00	\$2,400.00	Y
2	Windows Graphics and door 6.5 mil white/black perforated vinyl film	1	Each	\$400.00			\$400.00	Y

This handcrafted quote is based on the specific information you've given us and is valid for 30 days.

When you approve this quote, you are agreeing to pay 100% of the quoted price. We require a 50% deposit to begin work on your project. Once we receive your deposit, we'll schedule your project and email you an estimated completion date. The remaining balance is due upon completion of your order.

Need to make that changes?

No problem - but please realize, changes to quantity or specifications will affect your price. We will provide you with an updated quote based on the changes.

Subtotal: \$2,800.00
Sales Tax (8.25%): \$231.00
Total: \$3,031.00

Customer Disc. \$800.00

Downpayment (100.0 %) \$3,031.00

SIGNATURE:

DATE:

Adolfo Huerta
2411 N. Veterans Blvd. / Building 7
San Juan, TX 78589



Customer: Designer's	Address:	Date: 1-18-25
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Design, Fabricate & Install

- 1) Remove existing lettering from building
- 2) Channel lettering for all as shown on proof.
Sizes are as shown on proof.

Designer's will have translucent magenta

Hair Nails Lashes will look black during the day and illuminate white at night

Business name and lettering will have halo glow on rear in the color white

- 3) Will install white LED border on top and side trimming of building (Front of Building)
- 4) Perforated wrap for windows & door will designed and sent for final approval

1 yr warranty on lighting and fading
3 - 4 weeks for completion and delivery

Down Payment: \$2,100.00 Balance due upon completion:

Special Instructions:

Notes::	Sub Total	\$4,200.00
	Tax	\$0
	Total	\$4,200.00



PEDROZA SIGNS LLC

Jose luis pedroza
 4005 S Cesar Chavez Rd Ste. A
 San Juan, TX, 78589
 pedroza.signs@yahoo.com
 (956) 328-4050

Estimate

Estimate No: 266
 Date: 01/21/2026

For: DESIGNERS HAIR NAILS LASHES
 504 N Veterans Dr, suite C, San juan Tx
 78589
 956.867.5345

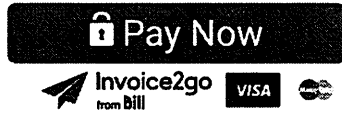
Description	Quantity	Rate	Amount
Channel letters Sign Channel letters Area 48"x120" logo Designers HAIR NAILS LASHES 12"H TRASLUCENT VINYL LED LIGHTS 12V WHITE FRONT AND BACK MANUFACTURING AND INSTALLED REMOVE EXISTING SIGN	1	\$3,200.00	\$3,200.00
WINDOWS MICROPERFORADE 2 WINDOWS DESIGN PRINT AND INSTALLED 1 DOOR DESIGN PRINT AND INSTALLED	1	\$400.00	\$400.00

Payment Instructions

A 50% deposit of \$1,948.50 is required by 01/21/2026.

Subtotal	\$3,600.00
TAX 8.25% (\$3,600.00)	\$297.00
Total	\$3,897.00

Total	\$3,897.00
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Deposit due 01/21/2026	\$1,948.50
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Terms and Conditions

DEPOSIT AND CANCELLATION POLICY:

Pedroza signs LLC requires a deposit for all work requested to secure resources. Please note all deposits are NON-REFUNDABLE in the event of cancellation, postponement, or any other changes initiated by the client. By submitting a deposit, clients acknowledge and accept this policy.

LED WARRANTY

1 year warranty from day of installation on LEDS.

THIS WARRANTY DOES NOT COVER:

- Damage caused by natural disasters
- Damage caused by misuse, neglect or accident.
- Damage caused by unauthorized repairs or modifications.

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on approving the mini-grant for Rodriguez Family Investments, DBA: M & R Foam Insulation.

STAFF COMMENTS AND RECOMMENDATIONS:

M & R Foam Insulation has submitted all required documents to the EDC office for their request for the mini-grant.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director



MINI

GRANT PROGRAM

Supporting Small Business



Mini Grant Program

In order to promote economic development in the City of San Juan, the San Juan Economic Development Corporation (EDC) established the Mini Grant. This program is intended to assist small businesses in San Juan by providing a grant up to \$2,000.00 for projects such as storefront improvements and promotional items.

In order for an applicant to qualify:

1. Business must be located in San Juan.
2. Business must have an operating store front.
3. Business must be operating a minimum of 40 hours per week (City or EDC can make random checks for compliance).
4. Business must have at least one (1) full-time employee.
5. Mini Grant can only be awarded one time per business owner.
6. Tenant applicant must either have a yearly lease agreement or own the property.

Applications can be picked up at the San Juan EDC office or requested via our contact page on our website: www.sjedc.com. The applicant must submit a complete application packet, which includes the application forms, a project description, proof of the business being in operation for at least two (2) years, and a minimum of three (3) bids. Tenant applicants must also provide a copy of a lease agreement and written approval from the landlord for leasehold improvements.

Applications are generally approved or declined within 45 to 60 days of receipt of a complete application package. The application can be submitted at any time of the year. A project committee will review documentation. The San Juan EDC Board will have final approval of all applications. Awards will be made while funding is available. Approved applications will be funded upon completion of the project. All documents submitted will be subject to the Texas Public Information Act.

Program terms and conditions: Awarded businesses will be paid after submitting proof of project completion. The program will not reimburse expenditures incurred prior to grant approval. Awarded businesses will have up to six (6) months from the date of the award to carry out the project. Applicant businesses are strongly encouraged to use San Juan contractors/vendors when possible.

For a complete set of the program policies and procedures, please contact the San Juan EDC office.

Initial Documents for Grant Application

- Application Form
- Business Plan
- Project Budget
- Business Description
- Proof of business (for example, franchise tax account status certificate, state sales tax receipts, or two (2) years of tax returns for business).
- Provide a minimum of three bids from non-related third-party vendors/contractors.
- Tenant applicants must provide a lease agreement and written landlord approval for leasehold improvements.

Steps for Application Process

- Fill out the loan application.
- Submit all documents to San Juan EDC via mail or hand delivery.
- San Juan EDC staff will review the application and determine eligibility.
- If the San Juan EDC Staff recommends approval, the application will be presented to the San Juan EDC Board for final review.
- Applicant notified of the Board's decision to approve or deny the application, along with any specific terms, when applicable.

**San Juan Economic Development
Corporation
Mini Grant Application**

DBA	Business Name: <i>Rodriguez Family Investments; M3R Foam Insulation</i>	Federal I.D. #: <i>87-3474970</i>	Year Started: <i>2021</i>	Number of years in business: <i>5 years</i>	
	Business Address: <i>2203 N. Raul Longoria Rd</i>	City: <i>San Juan</i>	State: <i>TX</i>	Zip Code: <i>78589</i>	Business Phone: <i>(956) 460-4717</i>
Contact Name & Title: <i>Eliseo Rodriguez Jr, Owner</i>					
Home Address: <i>9407 Cibolo Drive</i>		City: <i>Edinburg</i>	State: <i>TX</i>	Zip Code: <i>78542</i>	Home Phone: <i>(956) 460-4717</i>
Email Address: <i>mrfoam@usa.com</i>			Request Amount (max \$ <i>2000.00</i>): <i>Two thousand dollars</i>		
Total Project Cost: <i>Approximately \$2000.00</i>			General Purpose of Request (storefront/signage/promotional): <i>promotional purchase</i>		

General Business Description (i.e. Restaurant, tire shop, salon, etc.): <i>Foam Insulation (residential & Commercial)</i>	NAICS Code: <i>238310</i>
Type of Business: Sole Proprietorship Partnership S-Corp <u>C-Corp</u> LLC	
<i>C-Corp</i>	

Please provide the names and contact information, if applicable, of any other business principles and/or owners with 20% ownership or more

#1 Name: <i>Eliseo Rodriguez Jr.</i>	Contact Information (address/phone#/ email) <i>Owner 30%</i> <i>9407 Cibolo Dr, (956) 460-4717, mrfoam@usa.com</i>
#2 Name: <i>Maricruz Tijerina Rodriguez</i>	Contact Information (address/phone#/ email) <i>owner 70%</i> <i>763 Minnesota Rd, (956) 227,4021, shirts@rodriguezscreenprinting.com</i>
#3 Name:	Contact Information (address/phone#/ email)
#4 Name:	Contact Information (address/phone#/ email)

Give a brief description of the purpose of these funds:

This funds if aquired will be used to replace current damaged Signage outside our business due to regular time and wear and tear must be replaced.

Project Budget

Budget Item	Amount
1. Outdoor sign for business	\$ 2000.00
2.	\$
3.	\$
4.	\$
5.	\$
6.	\$

TOTAL:

Please provide a brief description of your business and the product/service of the business: Include in your description the following: Business owner's background information, history of business, information on products/services, hours of operation, number and types of jobs associated with your business, and yearly gross income/sales for the business.

MJR Foam Insulation provides all types of insulation in the entire Rio Grande Valley we specialize in foam insulation for residential and commercial. We deviate from the mother company named Rodriguez Family Investments which its name shall tell you we are proudly family owned. We operate Monday through Friday from 8am to 5pm our gross income is approximately 2.5 million a year.

Applicant Certification: I certify that everything I have stated in this application is accurate to the best of my knowledge. I understand that the San Juan Economic Development Corporation (EDC) will retain this application, regardless of whether it is approved. I authorize the San Juan EDC or its agents to investigate my credit, employment, and income (including, but not limited to, any other credit report services). I also authorize the San Juan EDC or this agent to report to the proper credit bureaus account performance.

Furthermore, I understand that any award provided to me by the San Juan EDC is based on the scope of work as submitted in my application and that failure to meet and/or complete my scope of work will result in the San Juan EDC amending, reducing, and/or withholding any financial assistance awarded. Said failure may also result in my obligation to repay or reimburse the San Juan EDC for any financial assistance provided to me or my business.

Nondiscrimination statement: The San Juan EDC prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or a part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs). Individuals with disabilities who require alternative means of communication for program information (such as braille, large print, or audiotape) should contact the San Juan EDC office at (956) 223-2282.

Applicant Signature: Elia P

Today's Date: 01/22/26

Co-Applicant Signature: _____
(if applicable)

Today's Date: _____

San Juan Grant Program

Contacts

www.sjedc.com

San Juan Economic Development Corporation

Jorge J. Garcia, Executive Director

Attn: Martha Patterson

Administrative Assistant III

grants@sjedc.com

(956) 223-2283 office

UTRGV

Small Business Development Center

1407 E. Freddy Gonzalez Dr., Edinburg, TX 78539

(956) 665-7535

4 Signs Digital Print
 4306 N Raul Longoria Ste. 2 San Juan, TX 78589
 info@4signsdigital.com
 (956) 528-5110



Quote 2296

QUOTE DATE
 Fri, 02/13/2026
 QUOTE EXPIRY DATE
 Sun, 03/15/2026
 TERMS
 Due on receipt

REQUESTED BY
 M&R Foam and Insulation

CONTACT INFO

#	ITEM	QTY	UOM	U.PRICE	TOTAL (EXCL. TAX)	TAXABLE
1	Premium Wrap Film - Isuzu Truck Vehicle Year: 1 Vehicle Make: 1 Vehicle Model: 1 Wrap Type: Full Wrap	1	Each	\$2,000.00	\$2,000.00	Y

This handcrafted quote is based on the specific information you've given us and is valid for 30 days.

When you approve this quote, you are agreeing to pay 100% of the quoted price. We require a 50% deposit to begin work on your project. Once we receive your deposit, we'll schedule your project and email you an estimated completion date. The remaining balance is due upon completion of your order.

Need to make that changes?

No problem - but please realize, changes to quantity or specifications will affect your price. We will provide you with an updated quote based on the changes.

Subtotal:	\$2,000.00
Sales Tax (8.25%):	\$165.00
Total:	\$2,165.00

Downpayment (100.0 %) **\$2,165.00**

SIGNATURE:

DATE:

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on approving the mini-grant for Shalom Primary Care Inc.

STAFF COMMENTS AND RECOMMENDATIONS:

All required documents for Shalom Primary Care Inc.'s mini-grant request have been submitted to the EDC office for Board consideration.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director



MINI GRANT PROGRAM

Supporting Small Business



Mini Grant Program

In order to promote economic development in the City of San Juan, the San Juan Economic Development Corporation (EDC) established the Mini Grant. This program is intended to assist small businesses in San Juan by providing a grant up to \$2,000.00 for projects such as storefront improvements and promotional items.

In order for an applicant to qualify:

1. Business must be located in San Juan.
2. Business must have an operating store front.
3. Business must be operating a minimum of 40 hours per week (City or EDC can make random checks for compliance).
4. Business must have at least one (1) full-time employee.
5. Mini Grant can only be awarded one time per business owner.
6. Tenant applicant must either have a yearly lease agreement or own the property.

Applications can be picked up at the San Juan EDC office or requested via our contact page on our website: www.sjedc.com. The applicant must submit a complete application packet, which includes the application forms, a project description, proof of the business being in operation for at least two (2) years, and a minimum of three (3) bids. Tenant applicants must also provide a copy of a lease agreement and written approval from the landlord for leasehold improvements.

Applications are generally approved or declined within 45 to 60 days of receipt of a complete application package. The application can be submitted at any time of the year. A project committee will review documentation. The San Juan EDC Board will have final approval of all applications. Awards will be made while funding is available. Approved applications will be funded upon completion of the project. All documents submitted will be subject to the Texas Public Information Act.

Program terms and conditions: Awarded businesses will be paid after submitting proof of project completion. The program will not reimburse expenditures incurred prior to grant approval. Awarded businesses will have up to six (6) months from the date of the award to carry out the project. Applicant businesses are strongly encouraged to use San Juan contractors/vendors when possible.

For a complete set of the program policies and procedures, please contact the San Juan EDC office.

512 S. Nebraska Ave, San Juan, TX 78589
(956) 223-2283

Initial Documents for Grant Application

- Application Form
- Business Plan
- Project Budget
- Business Description
- Proof of business (for example, franchise tax account status certificate, state sales tax receipts, or 2 years of tax returns for business)
- Provide a minimum of three bids from non-related third-party vendors/contractors.
- Tenant applicants must provide a lease agreement and written landlord approval for leasehold improvements.

Steps for Application Process

- Fill out the loan application.
- Submit all documents to San Juan EDC via mail or hand delivery.
- San Juan EDC staff will review the application and determine eligibility.
- If the San Juan EDC Staff recommends approval, the application will be presented to the San Juan EDC Board for final review.
- Applicant notified of the Board's decision to approve or deny the application, along with any specific terms, when applicable.

**San Juan Economic Development Corporation
Mini Grant Application**

Business Name: Shalom Primary Care Inc.	Federal I.D. #: 87-2278306	Year Started: 2022	Number of years in business: 3 years
Business Address: 2506 N. Raul Longoria Suite #13	City: San Juan	State: TX	Zip Code: 78589
Business Phone: (956) 475-1160			
Contact Name & Title: Yanira Salas Administrator			
Home Address: 1208 San Ramon st	City: San Juan	State: TX	Zip Code: 78589
Home Phone: (956) 475-5679			
Email Address: shalomprimarycare@gmail.com	Request Amount (max \$ _____):		
Total Project Cost:	General Purpose of Request (storefront/signage/promotional): Store front / promotion		

General Business Description (i.e. Restaurant, tire shop, salon, etc.): Primary care / provider services office	NAICS Code: 6211010
Type of Business: <input type="checkbox"/> Sole Proprietorship <input checked="" type="checkbox"/> Partnership <input checked="" type="checkbox"/> S-Corp <input type="checkbox"/> C-Corp <input type="checkbox"/> LLC	

Please provide the names and contact information, if applicable, of any other business principles and/or owners with 20% ownership or more

#1 Name: Yanira Salas	Contact Information (address/phone#/ email) (956) 475-1160 yanira.s@shalomprimarycare.com 1208 San Ramon St San Juan TX 78589
#2 Name: Brenda Tijerina	Contact Information (address/phone#/ email) (956) 460-2849 brendat@shalomprimarycare.com 3513 Spicewood Dr. Edinburg TX 78542
#3 Name:	Contact Information (address/phone#/ email)
#4 Name:	Contact Information (address/phone#/ email)

Give a brief description of the purpose of these funds: The purpose of the funds are to install a sign at the storefront of our office. We would also like to install logos and promotional information on window as tint.

512 S. Nebraska Ave, San Juan, TX 78589
(959) 223-2282

Project Budget

Budget Item	Amount
LED Cloud Sign 6'x10'	\$ 2,400.00
	\$
	\$
	\$
TOTAL: 2,400.00	


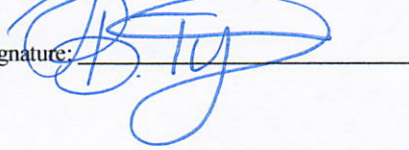
Please provide a brief description of your business and the product/service of the business:
 Include in your description the following: Business owner's background information, history of business, information on products services, hours of operation, number and types of jobs associated with your business, and yearly gross income sales for the business.

Shalom primary care is owned by two sisters who have been in the provider service industry for many years. We decided to open our own business in 2020, but Covid delayed our plans. We decided to apply for our state contracts in 2021 and finally got approved in late 2022. We have been operating out of a business suite in 1201 N Raul Longoria in San Juan for about 3 years. We finally have the funds and opportunity to rent a space with a store front, our business helps adults and children with disabilities to receive provider services in their home. These services help our clients with daily activities and hygiene. Our offices are open from 8am-5pm, Monday-Friday. We currently have 3 office staff not including ourselves, and about 90 providers assisting at homes. Our yearly gross income is about \$100,000. We are a business based in San Juan.

Applicant Certification: I certify that everything I have stated in this application is accurate to the best of my knowledge. I understand that the San Juan Economic Development Corporation (SJ EDC) will retain this application, regardless of whether it is approved. I authorize the San Juan EDC or its agents to investigate my credit, employment, and income (including, but not limited to, any other credit report services). I also authorize the San Juan EDC or this agent to report to the proper credit bureaus account performance.

Furthermore, I understand that any award provided to me by the San Juan EDC is based on the scope of work as submitted in my application and that failure to meet and/or complete my scope of work will result in the San Juan EDC amending, reducing, and/or withholding any financial assistance awarded. Said failure may also result in my obligation to repay or reimburse the San Juan EDC for any financial assistance provided to me or my business.

Nondiscrimination statement: The San Juan EDC prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or a part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Individuals with disabilities who require alternative means of communication for program information (such as braille, large print, or audiotape) should contact the San Juan EDC office at (956) 223-2282.

Applicant Signature:  Today's Date: 2/9/20
 Co-Applicant Signature:  Today's Date: 2/9/20
 (if applicable)

512 S. Nebraska Ave, San Juan, TX 78589
 (959) 223-2282

San Juan Grant Program

Contacts

www.sanjuanedc.com

San Juan Economic Development
Corporation
Jorge J. Garcia, Interim Executive Director
Attn: Martha Patterson, Administrative
Assistant III
956-906-5069
mpatterson@sanjuanedc.com

UTRGV
Small Business Development Center
1407 E. Freddy Gonzalez Dr., Edinburg, TX 78539
(956)-665-7535

*512 S. Nebraska Ave, San Juan, TX 78589
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(959) 223-2282*

4 Signs Digital Print
 4306 N Raul Longoria Ste. 2 San Juan, TX 78589
 info@4signsdigital.com
 (956) 528-5110



Quote 2294

QUOTE DATE
 Mon, 02/09/2026
 QUOTE EXPIRY DATE
 Wed, 03/11/2026
 TERMS
 Due on receipt

REQUESTED BY
 Shalom Primary Care Inc

CONTACT INFO
 Brenda Tijerina
 bbsalasz@gmail.com
 (956) 460-2849

#	ITEM	QTY	UOM	U.PRICE	TOTAL (EXCL. TAX)	TAXABLE
1	LED Cloud Signs 6'x10' Cloud Sign Front and Backlit (blue) LED Modules 12 V 2 years warranty, labor and service	1	Each	\$2,400.00	\$2,400.00	Y

This handcrafted quote is based on the specific information you've given us and is valid for 30 days.

When you approve this quote, you are agreeing to pay 100% of the quoted price. We require a 50% deposit to begin work on your project. Once we receive your deposit, we'll schedule your project and email you an estimated completion date. The remaining balance is due upon completion of your order.

Need to make that changes?

No problem - but please realize, changes to quantity or specifications will affect your price. We will provide you with an updated quote based on the changes.

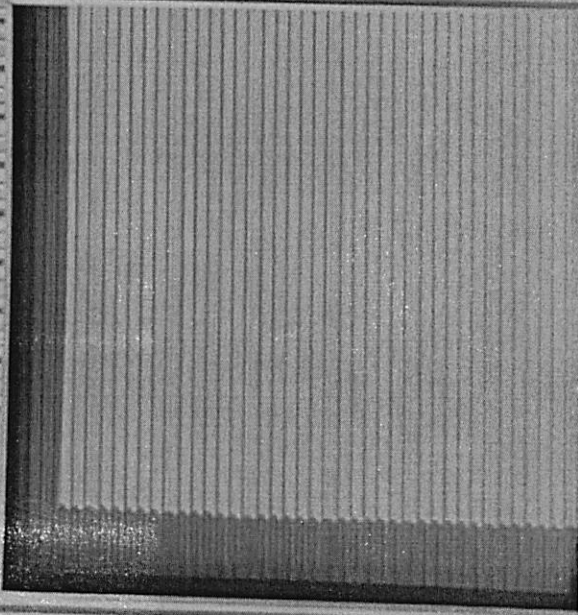
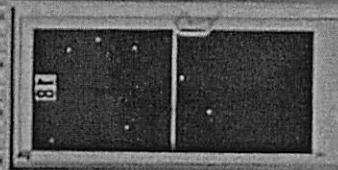
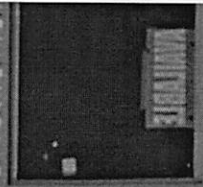
Subtotal: \$2,400.00
Sales Tax (8.25%): \$198.00
Total: \$2,598.00

Downpayment (100.0 %)

\$2,598.00

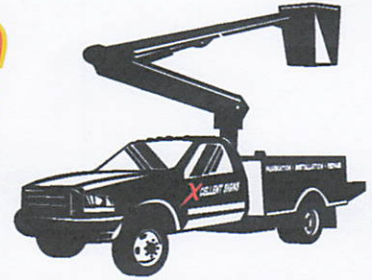
SIGNATURE:

DATE:



XCELLENT SIGNS

956-926-9370
 Xcellentsigns722@gmail.com



FABRICATION - INSTALLATION - REPAIR
QUOTE

Name: **SHALOM PRIMARY CARE INC** Phone:

DATE **02/10/2026**

Email:

Address: **SAN JUAN TX**

QTY	DESCRIPTION	UNIT PRICE	TOTAL
1	CHANNEL LETTERS (54"X10FT)		\$ 3,000.00

DAY



NIGHT



THANK YOU FOR YOUR BUSINESS

**SIGNS • BANNERS • VINYLs • WINDOW WRAPS
 FLYERS • BUSINESS CARDS • PYLONS • MAGNETS • STICKERS
 BACKDROPS • COROPLAST CHARACTERS FOR PARTYS AND MORE!**

Anuncios Brillantes, Clientes Felices

f XCELLENT SIGNS

**SUBTOTAL \$ 3,000.00
 TAX 247.50
 TOTAL \$ 3,247.50
 PYMNT
 BALANCE**

**1 AÑO DE GARANTIA
 EN MATERIALES
 (POWER SUPPLY Y LED)
 -NO INCLUYE SERVICIO-
 La Garantia NO
 Cubre Cuaquier Tipo De
 Desastres Naturales**

Adolfo Huerta
2411 N. Veterans Blvd.
San Juan, TX 78577



Customer: Shalom Primary Care Inc.	Address:	Date: 2-12-26
---------------------------------------	----------	------------------

Design, Fabricate & Install

Front lit channel box sign.
All LED lighting

Sign as shown on proof.

Sign to measure 5'-10" x 9'-4"

Down Payment \$1,100.00 Balance Due upon Completion

Special Instructions:

Notes:	Sub total \$2,200.00
	Tax
	Total \$2,200.00

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Discussion, Consideration, and Possible Action, if any, on approving the LiftFund Interest Buy Down Program.

STAFF COMMENTS AND RECOMMENDATIONS:

Consideration for the EDC Board to approve the LiftFund Interest Buy Down Program.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director

AGENDA ITEM AND RECOMMENDATION SUMMARY
EDC BOARD REGULAR MEETING
MARCH 3, 2026

Consider approval of the San Juan EDC meeting minute(s):

-January 20, 2026

-February 3, 2026

STAFF COMMENTS AND RECOMMENDATIONS:

Consideration of the EDC Board to approve the presented meeting minutes for January 20, 2026, and February 3, 2026.

RECOMMENDATION:

PREPARED BY:

Martha Patterson,
Administrative
Assistant III

APPROVED BY:

Jorge Garcia, CFM. Executive
Director



January 20, 2026

Minutes

San Juan Economic Development Corporation Meeting Minutes

Date: January 20, 2026

Time: 6:00 pm

Location: San Juan City Hall
E.O.C Room (2nd Floor)

Address: 512 S Nebraska Ave
San Juan, TX. 78589

I. Call to order regular EDC meeting at 6:00 pm by President Roberto F. Loreda

II. Pledge of Allegiance led by President Roberto Loreda.

III. Roll Call:

Present: Roberto F. Loreda, Board President
Pedro Contreras, Board Vice President
City Commissioner Marco Villegas, Board Member
Jelet Martinez, Board Member
Roberto Garza, Board Secretary
Mayor Mario Garza, Board Treasurer
Jorge J. Garcia, Executive Director
Martha Patterson, Administrative Assistant III

*Pending
Approval*

Andrea Vela, EDC Legal Counsel

Absent Armando Jr. Garza, Board Member

IV. PUBLIC COMMENTS

Yes

V. DIRECTOR'S REPORT

DISCUSSION: Executive Director Jorge J. Garcia requested that his report be in executive session. The Board approved the request.

1. I attended the Texas Manufacturers Association meeting last week. The San Juan EDC was officially introduced as a new member. I did some networking with several representatives from several manufacturing firms, including recycling facilities and logistics companies.
2. Texas Welds Trade School Video, if you have not viewed it, I will present it tonight. This is new that EDC has started and aligns well with our economic development goals by promoting our local businesses and workforce development. We are using the same logo from the San Juan EDC, and we're calling it the "Business Reel."

VI. DISCUSSION AND POSSIBLE ACTION, IF ANY, ON ALL OF THE FOLLOWING MATTERS:

1. Discussion and Possible Action, if any, on Sponsoring the Superintendent's Scholarship Golf Classic, on Saturday, March 7, 2026, at the Topgolf located at 1901 W. Interstate 2, Pharr, TX 78577.

DISCUSSION:

Executive Director Jorge J. Garcia provided a brief overview, noting that the EDC has sponsored this event in the past. Clara Barrera was present as the representative for the event. The Board was provided with the sponsorship packet outlining the various sponsorship levels available.

Mr. Garcia explained that this fundraiser supports the PSJA Education Foundation, with proceeds benefiting student scholarships and mini-grants for teachers. Board Member Marco Villegas inquired about the difference between the sponsorship levels, specifically the Gold level.

Ms. Barrera explained that the Gold sponsorship includes EDC logo placement throughout the event, printed and digital signage, logo placement on the event banner and sponsored table, tabletop seating with the EDC logo displayed on thank-you graphics, and verbal recognition at the beginning of the event.

ACTION:

Board Treasurer Roberto Garza made a motion to approve the Gold sponsorship in the amount of \$2,500. The motion was seconded by City Commissioner/Board Member Marco Villegas.

VOTE:

- Pedro Contreras — In favor
- Jelet Martinez — In favor
- Mayor Mario Garza — In favor
- Roberto F. Loreda — In favor

The motion passed unanimously.

2. Discussion and Possible Action, if any, on Approving the Downtown Assistance Program Application for Serna Irrevocable Trust.

DISCUSSION:

Executive Director Jorge J. Garcia informed the Board that the Downtown Assistance Program is a small business improvement grant offered by the San Juan EDC to enhance storefront façades and attract additional customers. Eligible improvements include awnings, landscaping, windows, doors, painting, and similar exterior upgrades.

Ms. Ramirez, owner of Flora Patch Creation, stated the business has operated for approximately 80 years and has relied on family repairs over the years. She expressed

willingness to match grant funds to restore the building. Director Garcia noted that upon Board approval, the next phase would involve gathering quotes and finalizing the incentive. He also clarified that the application had previously been approved by the Board in November to proceed as presented.

Director Garcia explained that grant eligibility applies to business property owners only, not tenants, and that recipients of this grant would not qualify for the painting program. He further stated that \$40,000.00 was budgeted for the program, allowing assistance for four businesses.

ACTION:

City Commissioner/Board Member Marco Villegas made a motion to approve the Downtown Assistance Program application for Villanueva Upholstery. The motion was seconded by Board Member Jelet Martinez.

VOTE:

- Pedro Contreras — In favor
- Roberto Garza — In favor
- Mayor Mario Garza — In favor
- Roberto F. Loredó — In favor

Motion passed unanimously.

3. Discussion and Possible Action, if any, on Approving the Downtown Assistance Program Application for Serna Irrevocable Trust.

DISCUSSION: Executive Director Jorge Garcia, this is our second applicant for this program. Mr. Villanueva is here in case there are any questions or clarifications on the application. He submitted two photos of the façade, the before and after look. He does know how he is going to use the funds for the good of the property.

Vice President Pedro Contreras made the motion to approve. The motion was seconded by City Commissioner/Board Member Marco Villegas.

VOTE:

- Mayor Mario Garza-In Favor
- Roberto Garza- In Favor
- Jelet Martinez – In Favor
- Roberto F. Loredó – In Favor

The motion passes unanimously.

4. Discussion and Possible Action, if any, Regarding the Approval of Amending the Regular Meeting Dates.

DISCUSSION: Executive Director Jorge J. Garcia cited EDC By-Laws Section 3.04 regarding meeting schedules. The Board discussed changing the regular meeting day

from Tuesday to Wednesday due to scheduling conflicts; however, after discussion, it was agreed to keep meetings on Tuesdays.

ACTION:

Secretary Roberto Garza withdraws the motion to have meetings on Wednesday.

No Action will be taken for this item.

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 and Texas Government Code §551.074 Personnel Matters.

Vice President Pedro Contreras motioned to convene into the Executive Session at 6:28 pm. Seconded by City Commissioner/Board Member Marco Villegas. The

VOTE:

- **Roberto Garza – In Favor**
- **Mayor Garza – In Favor**
- **Jelet Martinez – In Favor**
- **Roberto F. Loredó – In Favor**

The motion passes unanimously.

- A. Pursuant to Section §551.071 Consultation with Attorney and Section §551.087, ECONOMIC NEGOTIATIONS: Deliberation Regarding EDC Real Estate Properties. Lot 1 Block A Original Townsite of San Juan.
- B. Project updates regarding:
 - a. Project Cow
 - b. Santa Barbara Subdivision
- C. Pursuant to Section §551.07 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Marking Director.
- D. Discussion Regarding the Downtown Revitalization Plan.

IX. RECONVENE 7:04 pm

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 §551.071 Consultation with Attorney and Section §551.087, ECONOMIC NEGOTIATIONS: Deliberation Regarding EDC Real Estate Properties. Lot 1 Block A Original Townsite of San Juan.

Board Decision:

Vice President Pedro Contreras motioned to direct our EDC Executive Director to take action as discussed in Executive Session. The motion was seconded by Mayor/Treasurer Mario Garza.

VOTE:

- **Marco Villegas – In Favor**
- **Jelet Martinez – In Favor**
- **Roberto Garza – In Favor**
- **Roberto F. Loreda – In Favor**

The motion passes unanimously.

- B. Project updates regarding:

- a. Project Cow
- b. Santa Barbara Subdivision

Board Decision:

No action

- C. Pursuant to Section §551.07 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Marking Director.

Board Decision:

City Commissioner/Board Member Marco Villegas motioned to proceed as directed in executive session to go on and fulfill his duties in that matter. The motion was seconded by Board Member Jelet Martinez.

VOTE:

- **Mayor Mario Garza – In Favor**
- **Roberto Garza -In Favor**
- **Pedro Contreras -In Favor**
- **Roberto F. Loreda – In Favor**

The motion passes unanimously.

D. Discussion Regarding the Downtown Revitalization Plan.

Board Decision:

No action

IX. ADJOURNMENT

Vice President Pedro Contreras made the motion to adjourn the EDC regular call meeting at 8:21 p.m. The motion was seconded by Mayor/Treasurer Mario Garza. All other members are in favor. The motion passes unanimously.

President Roberto F. Loreda

Secretary Roberto Garza

Date Approved



February 3, 2026

Minutes

San Juan Economic Development Corporation Meeting Minutes

Date: February 3, 2026

Time: 5:00 pm

Location: San Juan City Hall
E.O.C. Room (2nd Floor)

Address: 512 S. Nebraska Ave.
San Juan, TX 78589

I. CALL TO ORDER by President Roberto F. Loreda at 5:00 p.m.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

Present: President Roberto F. Loreda
Vice President Pedro Contreras—5:25 pm
Mayor Mario Garza, Board Treasurer
City Commissioner Marco Villegas, Board Member
Board Member Armando Jr. Garza
Board Member Jelet Martinez

Other: Legal Attorney Andrea Vela

Absent: Secretary Roberto Garza

Staff: Jorge J. Garcia, Executive Director
Martha Patterson, Administrator Assistant III
Milo Cisneros, Administrator Assistant II
Eric Reyna, IT Department

IV. PUBLIC COMMENTS

The Executive Director addressed the President, we do have some public comments.

Two people signed up for Public Comments, Legal Counsel Andrea Vela gave them instructions on how to present their public comments to the board.

V. DIRECTOR REPORT

Executive Director Jorge J. Garcia addressed the board president and board members. He would discuss items in executive session. The board agreed.

VI. PRESENTATION

DISCUSSION: Executive Director Jorge J. Garcia introduces the representative from the LiftFund organization Marlene Rodriguez.

Presenter: Marlene R. Rodriguez, LiftFund

Ms. Rodriguez provided an informational presentation to the San Juan EDC Board regarding a proposed Interest Buy-Down Loan Program in partnership with LiftFund and the San Juan EDC.

The proposed program would allocate \$50,000 to buy down interest rates, allowing eligible small businesses in San Juan, TX, to access 0% interest loans through LiftFund. The program is designed to support local small businesses by improving access to affordable capital and encouraging job retention and job creation.

About LiftFund: Established in 1994. Headquarters: San Antonio, TX, Rio Grande Valley office: McAllen, TX. Over 30 years of service supporting small businesses.

Mission: Transform lives by providing financial resources and economic empowerment

Vision: Build resilient communities and promote economic independence

Impact & Experience: Over \$6 billion disbursed in small business loans nationwide. More than 28,000 small business loans issued, 104,000+ small businesses supported, and jobs created or retained. Provides technical assistance to help businesses grow and eventually qualify for traditional financing

Local Impact (San Juan, TX): 104 loans issued totaling \$1,129,809.48, 145 jobs retained. Supported industries include food, agriculture, arts, construction, manufacturing, technical services, real estate, retail, transportation, and wholesale

Program Overview: Supports new and existing small businesses in San Juan. Funds may be used for payroll, inventory, equipment, or machinery. Funds cannot be used to refinance existing debt. Applicants are typically referred by banks, credit unions, or community partners. LiftFund conducts all underwriting, credit review, due diligence, servicing, and collections. The organization-wide delinquency rate is below 5%

Client Success Story: Los Pasteles Caseros De Gaby

Loan buy-down assistance helped streamline production, strengthen administration, and create new jobs. The business continues to grow with a focus on efficiency, quality, and long-term sustainability.

Board Questions & Responses

- **Board Member Armando Garza: Asked whether the program assists only for-profit businesses.
Response: LiftFund serves both for-profit and nonprofit businesses.**
- **City Commissioner Marco Villegas: Confirmed the presentation was informational only and required no board action.
Executive Director Jorge J. Garcia: Confirmed.**
- **EDC President Roberto F. Loredó: Asked whether the 104 loans were specific to San Juan.**

Response: Yes; businesses included transportation, home-based businesses, beauty salons, and similar operations, provided proper permits are in place.

- City Commissioner Marco Villegas: Asked who reviews loan applications.
Response: LiftFund conducts full underwriting, including credit review, repayment capacity, collateral, loan purpose, and ongoing collections.

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

1. Discussion and possible action, if any, on Sponsoring the 2nd Annual Kick-Off to RGVLS Boots, Jean and Bear Dreams Gala on February 19, 2026, at the Brookhaven Event Center, Pharr, TX. Hosted by PSJA FFA Booster Club.

DISCUSSION: Executive Director Jorge J. Garcia advised the Board that this request represents a new sponsorship, as the San Juan EDC has not sponsored this event in the past. Representatives of the PSJA FFA were present to provide an overview of the request.

Presenters Ava Garza, PSJA FFA Reporter, and Soria Flores, PSJA FFA Student Advisor, addressed the Board regarding the Second Annual Boots, Dreams, and Bear Dreams Gala, hosted by the PSJA FFA Chapter and PSJA FFA Booster Club. The event supports more than 350 students and serves as a kickoff to the Rio Grande Valley Livestock Show season.

The presenters explained that sponsorship proceeds support PSJA FFA scholarships and student development. In exchange for sponsorship, benefits include one table, event signage, and recognition alongside donated items.

City Commissioner/Board Member Marco Villegas stated that Board members attended the event previously. But we weren't sponsors. Board President Roberto F. Loredó congratulated Ava Garza on being selected as Miss San Juan.

ACTION:

City Commissioner/Board Member Marco Villegas made a motion to sponsor one table in the amount of \$1,000.00. The motion was seconded by Board Member Jelet Martinez.

VOTE:

- **Pedro Contreras** – In Favor
- **Mayor Garza** – In Favor
- **Armando Garza** – Abstained
- **Roberto F. Loredó** – In Favor

RESULT:

The motion passed unanimously.

2. Discussion, Consideration, and Possible Action, if any, on approving the Mini-Grant for Rodriguez Screen Printing.

DISCUSSION: Executive Director Jorge J. Garcia, we have here Ms. Maricruz Rodriguez present for Rodriguez Screen Printing. She is requesting a mini-grant to replace her business signage. All record notes and documents have been submitted to our office.

Ms. Rodriguez, good evening. I am the owner of the Rodriguez Screen Printing. I am here for a mini-grant for my business signage.

Mayor Garza, is she requesting one thousand? Executive Director Jorge J. Garcia, she is requesting two thousand dollars. She is the owner.

ACTION:

Mayor/EDC Treasurer Mario Garza made a motion to approve the two thousand dollars. The motion was seconded by City Commissioner/EDC Board Member Marco Villegas.

VOTE:

- **Pedro Contreras**-In favor
- **Jelet Martinez**- In favor
- **Armando Garza**- In favor
- **Roberto F. Loreda**- In favor

RESULT:

The motion passed unanimously.

3. Discussion, Consideration, and Possible Action, if any, on approving the Small Business Grant for L & S Air, LLC.

DISCUSSION: Executive Director Jorge J. Garcia presented a request from Eulalio (Lalo) Enriquez, owner of L & S Air LLC, for a Small Business Grant to support business renovations. All required documentation has been submitted and reviewed by staff.

Mr. Enriquez requested assistance for painting, refinishing, attic insulation, and garage door replacement. He addressed the Board, noting that he has operated the business independently for five years and remains debt-free. He has employed five technicians and one office manager and maintains full code compliance.

Executive Director Garcia informed the Board that the total grant request is \$4,451.35.

ACTION:

Board Vice President Pedro Contreras made the motion to approve the Small Business Grant in the amount of \$4,451.35. The motion was seconded by Board Member Armando Garza.

VOTE:

- Marco Villegas- In Favor
- Jelet Martinez – In Favor
- Mayor Garza- In Favor
- Roberto F. Loredó – In Favor

RESULT:

The motion passed unanimously.

VIII. CONSENT AGENDA

1. Consider approval of the San Juan EDC meeting minutes:
-January 6, 2026.

ACTION:

Board Member Armando Garza made a motion to approve the presented minutes. The motion was seconded by City Commissioner/Board Member Marco Villegas.

VOTE:

- Pedro Contreras – In Favor
- Mayor Mario Garza – In Favor
- Jelet Martinez – In Favor
- Roberto F. Loredó – In Favor

RESULT:

The motion passed unanimously.

IX. EXECUTIVE SESSION

1. The San Juan Economic Development Corporation will Convene in Executive Session, Accordance with Tea 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 and Texas Government Code §551.074 Personnel Matters.

ACTION:

Board Member Armando Garza made the motion to convene into Executive Session at 5:35 pm. The motion was seconded by City Commissioner/Board Member Marco Villegas

VOTE:

- Jelet Martinez – In Favor
- Mayor Mario Garza – In Favor
- Pedro Contreras – In Favor
- Roberto F. Loreda – In Favor

RESULT:

The motion passed unanimously.

A. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Communications and Marketing Manager.

B. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Board Member.

X. RECONVENE 6:21 pm

1. 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 §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline, or Dismissal of a Public Officer or Employee: Communications and Marketing Manager.

Board Decision: Vice President Pedro Contreras made the motion to approve the communication and marketing management job description as discussed in executive session. The motion was seconded by City Commissioner/Board Member Marco Villegas.

VOTE:

- Jelet Martinez – In Favor
- Armando Garza – In Favor
- Mayor Mario Garza – In Favor
- Roberto F. Loreda – In Favor

RESULT:

The motion passed unanimously.

B. Pursuant to Section §551.071 Consultation with Attorney and Pursuant to Section §551.074 Personnel Matters; Discussion Regarding the Appointment, Employment, Evaluation, Reassignment, Duties, Discipline or Dismissal of a Public Officer or Employee: Board Member.

Board Decision:

Vice President Pedro Contreras made the motion to TABLE this item. The motion was seconded by Board Member Armando Garza.

VOTE:

- City Commissioner Marco Villegas – In Favor
- Board Member Jelet Martinez – In Favor
- Mayor Mario Garza – In Favor
- Roberto F. Loreda – In Favor

RESULT:

The motion passed unanimously.

XI. ADJOURNMENT

Board Member Armando Garza made the motion to adjourn the San Juan EDC regular call meeting at 6:23 p.m. The motion was seconded by Vice President Pedro Contreras. The motion passed unanimously.

President Roberto F. Loreda

Secretary Roberto Garza

Date Approved