

**MINUTES OF PROCEEDINGS
REGULAR MEETING
LA FERIA INDUSTRIAL DEVELOPMENT CORPORATION (LFIDC)
Thursday, February 1, 2024**

Be it known that the Board of Directors of the La Feria Industrial Development Corporation (LFIDC) met in regular session on **Thursday February 1, 2024, 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:

Mr. Jose Becerra	President
Mr. Michael Martinez	Member
Mrs. Mary Rodriguez	Member
Mr. Francisco Loya	Member

Members Absent:

Mr. Robert Munoz	Member
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Staff present:

Mr. Frank Rios	Interim Executive Director
Ms. Allison Bastian-Rodriguez	City Attorney
Mr. Luis Castillo	Accountant
Ms. Amanda Morales	City Secretary

At 6:30 P.M., Board President Mr. Jose Becerra led everyone present in reciting the Pledge of Allegiance to the Flag of the United States of America. He 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 ACTION ON MINUTES FOR MEETING HELD JANUARY 4, 2024.

Mr. Martinez made a motion to approve the minutes for the meeting held January 4, 2024 with a correction. The motion was seconded by Mrs. Rodriguez and passed unanimously.

5. CONSIDERATION AND ACTION ON A RESOLUTION AUTHORIZING THE SALE OF LFIDC-OWNED PROPERTY LOCATED ON SOUTH OLEANDER STREET AND ADJACENT TO THE EL CHAPARRAL BUILDING, IN ACCORDANCE WITH RESTRICTION AGREEMENTS GOVERNING SAME, TO NOBLE TEXAS BUILDERS.

Items 5 and 6 were discussed together. Mr. Loya made a motion to approve Resolution 2024-02 authorizing the sale of LFIDC-owned property located on South Oleander Street and adjacent to the El Chaparral building in accordance with restriction agreements governing same, to Noble Texas Builders. The motion was seconded by Mr. Martinez and passed unanimously.

6. CONSIDERATION AND POSSIBLE ACTION ON RESOLUTION 2024-01 REGARDING THE SALE OF LFIDC-OWNED PROPERTY LOCATED AT 104 MAIN STREET TO NOBLE TEXAS BUILDERS.

Mr. Loya made a motion to approve Resolution 2024-01 regarding the sale of LFIDC-owned property located at 104 Main Street to Noble Texas Builders. The motion was seconded by Mr. Martinez and passed unanimously.

7. CONSIDERATION AND POSSIBLE ACTION ON A LEASE AGREEMENT FOR THE LFIDC-OWNED PROPERTIES LOCATED AT 122 E. COMMERCIAL AVE AND 126 E COMMERCIAL AVE.

Mr. Rios explained that the contractor is still owed several thousand dollars for the work authorized by the previous Executive Director. Additionally, it will cost the IDC 30 to 40 thousand dollars to further renovate the building and bring it into compliance with state regulation for childcare facilities. There was no action taken on this item.

8. CONSIDERATION AND ACTION ON A RESOLUTION AUTHORIZING THE SALE OF LFIDC-OWNED REAL PROPERTY LOCATED ON WEST FIRST STREET IN LA FERIA, TO JAVIER LOREDO.

Mr. Loya made a motion to approve Resolution 2024-03 authorizing the sale of LFIDC-Owned real property located on West First Street in La Feria, to Javier Loredó. The motion was seconded by Mr. Martinez and passed unanimously.

9. CONSIDERATION AND ACTION REGARDING THE APPROVAL OF A PURCHASING POLICY FOR THE LFIDC.

Mr. Martinez made a motion to approve the purchasing policy as presented. The motion was seconded by Mrs. Rodriguez and passed unanimously.

10. ADJOURNMENT – PRESIDENT

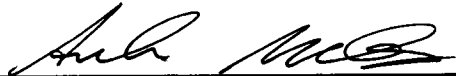
There being no further business to discuss, Mr. Martinez made a motion to adjourn the meeting. The motion was seconded by Mrs. Rodriguez and passed unanimously.

APPROVED:



Jose Becerra, President

ATTEST:



Amanda Morales, City Secretary