

# PECOS 4B ECONOMIC DEVELOPMENT CORPORATION

119 South Cedar Street  
Pecos, TX 79772

## Regular Board Meeting

(Agenda.PEDC.20230619)

**Date: Monday – June 19, 2023 Time: 5:30 P.M. Location: PEDC Board Room**

This meeting is posted pursuant to the Texas Open Meetings Act, 551.001.ET.SEQ

### CALL TO ORDER

Invocation  
Pledge of Allegiance  
Public Comments  
Declaration of a Quorum

1. Approve the May 15, 2023 Regular Board Meeting Minutes
2. Discuss/Consider – May 2023 Financial Statements and Reports
3. Review/Update - Directors Report
  - a. Texas Lantana - PRTC reimbursement report
  - b. Monthly Sales Tax report
4. Discuss – Hwy 285 900 Block S. Cedar Pecos, Texas of interest party
5. Discuss – Jackson Subdivision – Declarations of Restrictions (Construction & Maintenance Standards)
  - a. Lots
  - b. Residence & Standards
  - c. Building Materials for Residences & Structures
6. Discuss – Budget Fiscal Year 2023 – 2024 (Proposal – 2<sup>nd</sup> Draft)

P.O. Box 1493  
Pecos, TX 79772  
(432) 445-9960

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## 7. Closed Session as authorized by the Texas Open Meetings Act, 551.101 et. seq.

### A. Texas Government Code - 551.072 - Deliberation regarding the purchase, exchange, lease or value of Real Property.

1. Hwy 285 (Entire 900 Block S, Cedar aka Harrison Property) Sale of Lots
  - i. Two (2) lots (1 & 2, Blk 123 Original Pecos) &
  - ii. Two (2) additional lots (1A & 1B College Addition)
2. Lots 1-12, Blk 34, Original Pecos (aka Methodist Church Property)
3. Troy Vines – 8.19 acres tract, Block 5

### B. Texas Government Code – 551.087 – Deliberation regarding Economic Development Negotiations with a business agent.

1. Retail Strategies referral(s)

## Open Session, take action, if any, on the items discussed in closed session

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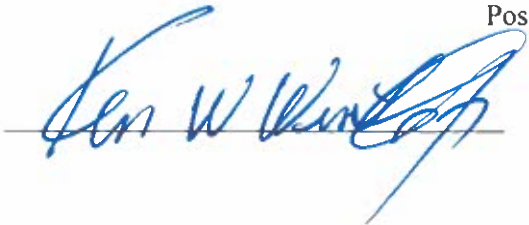
8. Items for next meeting July 17, 2023

9. Adjourn

The Board may vote and/or act upon each of the items listed on this agenda. The Board reserves the right to retire into executive session concerning any of the items listed on this agenda, whenever it is considered necessary and legally justified under the Open Meetings Act. The Board may act in open session on any items listed for the executive session.

Board meetings are open to all persons. Individuals with disabilities who require special assistance should contact the PEDC office at 445-9960 during normal business hours at least twenty-four (24) hours in advance of the meeting.

Posted: Friday, June 16, 2023, by 5:00 PM



Kenneth Winkles – Executive Director

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