

City of McAllen, Texas

City of McAllen Tax Increment Reinvestment Zone Number One (the “Zone”)

Board of Directors’ Meeting

MEETING AGENDA

Wednesday, January 30, 2019

at 1:00 p.m.

Chase Tower Building

200 South 10th Street - Suite 1400

McAllen, TX 78501

NOTICE: At any time during the course of this meeting, the Board of Directors may retire to Executive Session under Texas Government Code 551.071(2) to confer with its legal counsel on any subject matter on this agenda in which the duty of the attorney to the City Commission 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 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. Notice is given that pursuant to 551.127 of the Texas Local Government Code, the Board of Directors may utilize a videoconference call for attendance by some board members and accommodations will be made for videoconference call participation at the meeting for all parties. The location for the quorum of the meeting shall be 200 South 10th Street, Suite 1400, McAllen, Texas 78501, and the member of the governing body presiding over the meeting will be present at this location, and this location will be open to the public during the open portions of the meeting.

1. Call to Order and Roll Call;
2. Proof of Quorum;
3. Citizens to be Heard;
Note: Citizen’s comments will be limited to 3 minutes per person
4. Discussion and action on approval of minutes from the following TIRZ Board of Directors’ meetings:
 - a. December 4, 2018;
5. Discussion regarding status of payment from Hidalgo County;
6. Discussion and possible action regarding approval of a ‘Disadvantaged Business Participation Policy’ for the TIRZ;
7. Discussion regarding status of payment from Hidalgo County;
8. Discussion and possible action regarding approval of revised zoning designations for the Tres Lagos Project;
9. Discussion and possible action on City Reimbursement Request #4 submitted by the City of McAllen in the approximate amount of \$457,674.47 payable from future TIRZ revenue, for the Tres Lagos Project;
10. Discussion and possible action on a Board Resolution confirming the nature of payments made and to be made to the Developer pursuant to the Development Agreement, confirming said payments are subsidies and/or capital contribution in aid of construction made under Chapter 311 of the Texas Tax Code and pursuant to specific sections of the United States Internal Revenue Code allowing for such payments (including but not limited to 26 U.S. Code Section 118);

11. New Business; and

12. Motion to Adjourn.

Disability Access Information: This meeting is wheelchair accessible. The accessible entrance is located in front of the main entrance.