

STATE OF TEXAS §
COUNTY OF CAMERON §
CITY OF BROWNSVILLE §

**NOTICE OF A REGULAR MEETING OF THE
BOARD OF DIRECTORS OF
THE GREATER BROWNSVILLE INCENTIVES CORPORATION
TELECONFERENCE OPEN MEETING**

Pursuant to Chapter 551, Section 551.041, of the Texas Government Code, the Texas Open Meetings Act, notice is hereby given that the Board of Directors of the Greater Brownsville Incentives Corporation will conduct a Regular Meeting on Thursday, April 17, 2025, at 4:00 p.m., in the Brownsville City Hall – Federal Building, 2nd Floor City Commission Chambers, 1001 East Elizabeth St., Brownsville, Texas 78520 and via WebEx Teleconference Meeting by logging on at:
<https://brownsvilletx.webex.com/brownsvilletx/j.php?MTID=m84d903dccb398e2f587bbd6f22c2a3c9>

Meeting Number: 2537 258 9644

Password: gbic

Pursuant to Section 551.127, Texas Government Code, one or more Commissioners or employees may attend this meeting remotely using videoconferencing technology. The video and audio feed of the video conferencing equipment can be viewed and heard by the public at the address posted above as the location of the meeting.

This Notice and Meeting Agenda are posted online at: <https://greaterbrownsville.com/agendas/>. The members of the public wishing to participate in the meeting hosted through WebEx Teleconference can join at the following numbers:

Join by phone
+1 (844) 621-3956
+1 (650) 479-3208
United States Toll
Access code: 253 725 89644

Members of the public who submitted a “Public Comment Form” will be permitted to offer public comments as provided by the agenda and as permitted by the presiding officer during the meeting. A recording of the meeting will be made and will be available to the public in accordance with the Open Meetings Act.

At any time during the course of the posted meeting, the Board of Directors of the Greater Brownsville Incentives Corporation may retire into Executive Session under Texas Government Code 551.071 to confer with legal counsel on any subject matter on this agenda in which the duty of the attorney to the Board of Directors under 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 this meeting, the Board of Directors may retire to deliberate on any subject slated for discussion at this meeting, as may be permitted under one or more exceptions to the Texas Open Meetings Act set forth in Title 5, Subtitle A, Chapter 551, Subchapter D of the Texas Government Code.

CALL TO ORDER

A) ROLL CALL

PUBLIC COMMENT PERIOD

Non-Agenda Items: Kindly submit a “Public Comment Form” stating the items of public concern that you wish to speak to an hour before the start of the scheduled meeting time with the City Secretary of the City of Brownsville or the Recording Secretary of Greater Brownsville Incentives Corporation. Forms are not reserved for anyone nor may time be deferred to anyone. PowerPoint presentations may not be accommodated. This period is limited to five (5) speakers with a time limit of three (3) minutes per speaker. The form can be requested by calling the Greater Brownsville Incentives Corporation office or In-Person at the meeting.

- **Agenda Items:** Kindly submit a “Public Comment Form” stating which item(s) on the agenda that you wish to speak to an hour before the start of the scheduled meeting time with the City Secretary or the Recording Secretary of Greater Brownsville Incentives Corporation. Speakers will be allowed to address the Greater Brownsville Incentives Corporation Board on the agenda item before it is to be considered. The speaker is limited to three (3) minutes.

- **Time Limits:** The Greater Brownsville Incentives Corporation Board shall have the discretion to modify its regulations regarding time limits on public comment if necessary. For example, the time limit may be shortened to accommodate a lengthy agenda, or it could be lengthened to allow additional time for discussion on a complicated matter or if there is a need for an interpreter.

CONSENT AGENDA ITEMS

1) Consideration and action, if any, on the following items:

- a.) Approval of the Minutes of Special, Workshop & Regular Board Meetings –
 - A. Regular: March 20, 2025

- b.) Acknowledgement regarding the payment of vendor services invoiced to the Greater Brownsville Incentives Corporation (GBIC) for the month of March 2025.

GREATER BROWNSVILLE INCENTIVE CORPORATION STAFF REPORT

1. Business Retention and Expansion and Workforce Development Efforts. – (Jovanna Rangel, *Director of Business Retention & Expansion and Workforce Development*)
2. Marketing and Communications. – (Marcela Saenz, *Director of Marketing & Communications*)
3. Strategic Plan Update. – (Griselda Munoz, *Assistant Director of Business Recruitment*)
4. Business Recruitment/Events & Sponsorships- (Jerry Briones, *Deputy Executive Director/COO*)
5. Executive Report – (Gilberto Salinas, *GBIC Chief Executive Officer*)

ITEMS FOR INDIVIDUAL CONSIDERATION

1. Discussion, consideration, and acknowledgment of Greater Brownsville Incentives Corporation Financials and Quarterly Investments Report. – (Salvador Villalpando, *Finance Director*)
2. Discussion, consideration, and possible action to grant authority to GBIC CEO Gilbert Salinas to execute a Right-of-Entry in favor of the City of Brownsville for approximately 55 acres within the GBIC Industrial Park.
3. Discussion, consideration, and possible action to enter into a Pipeline Crossing Agreement with Union Pacific Railroad Company, a Delaware Corporation, in connection with Industrial Park Development Project, to authorize GBIC COO Jerry Briones to execute the necessary agreements, and to authorize the expenditure of \$10,000 in permit costs (\$5,000 for Pipeline Crossing Project No. 0801182 and \$5,000 for Pipeline Crossing Project No. 0801183).

EXECUTIVE SESSION

1. Closed session pursuant to Texas Gov't Code Sections 551.071 (Consultation with Attorney); 551.072 (Property Deliberation); 551.087 (Economic Development Negotiations); and 551.074 (Personnel Deliberations) Related to:
 - 1.1. Project Industrial

1.2. Performance Review for GBIC CEO Gilberto Salinas

CONVENE INTO OPEN SESSION AND TAKE POSSIBLE ACTION, IF ANY, ON ITEMS DISCUSSED IN EXECUTIVE SESSION

1. Consideration and **ACTION**, if any, including but not limited to the adoption of board resolutions related to items discussed in executive session(s):

1.1 Project Industrial

1.2 Performance Review for GBIC CEO Gilberto Salinas

ADJOURNMENT

To the extent authorized by law, meetings of the Greater Brownsville Incentives Corporation are governed by the rules of meeting decorum as adopted by Resolution Number 2019 – 101719.

NOTE: The Greater Brownsville Incentives Corporation does not discriminate based on disability in the admission of, access to, treatment of, or employment in its programs, activities, or public meetings. Any individual with a disability in need of accommodation is encouraged to contact the ADA Coordinator at 956/548-6037 (voice or Relay TX) by Monday, April 14, 2025, no later than 4:00 P.M., to make proper arrangements.

By: Ankjaer Jensen
Chair of the Board of Directors of the Greater Brownsville

Signed this 14th day of April 2025 at 11:25 a.m./p.m. in Brownsville, Texas.

By:



Marlene Murillo, Community Outreach Coordinator/Recording Secretary

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I certify that a copy of the April 17, 2025, Agenda of the items to be considered by the Greater Brownsville Incentives Corporation Board was posted on the Bulletin Board Area at the Brownsville City Hall - Federal Building at least 72 hours prior to the board meeting. I further certify that the Agenda was posted on the City's website and the Greater Brownsville website and can be downloaded by accessing: <https://greaterbrownsville.com/agendas/>