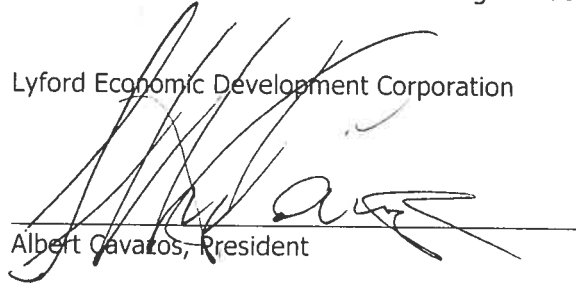


Notice of Meeting of the
Board of Directors of the
Lyford Economic Development Corporation
Type B

Notice is hereby given that a SPECIAL MEETING of the governing body of the above named Corporation will be held Hybrid, virtually through Zoom, or in person, on Wednesday, December 22, 2021, at 6:00 p.m. The Zoom video conference login information is <https://zoom.us>, ID 880-2367-3733, Password: lyford1907. The purpose of transacting of any and all business which may lawfully come before the Directors as shown by the attached copy of the notice to the Board of Directors of the calling of such Special Meeting.

Dated this the 17th day of December, 2021.

Lyford Economic Development Corporation

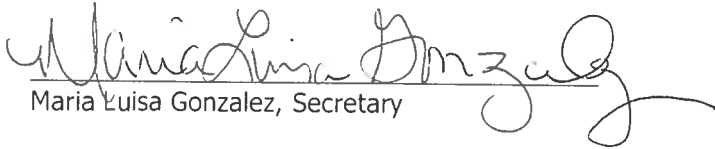

Albert Cavaros, President

I, the undersigned authority, do hereby certify that the above Notice of Meeting of the governing body of the above named organization is a true and correct copy of said Notice and that a true and correct copy of said Notice is posted on the glass of the front door of the City Hall of said City of Lyford, Texas, a place convenient and readily accessible to the general public at all times, and said Notice was posted on the 17th day of December, 2021, at 5:00 p.m., and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services such as interpreters for persons who are deaf or hearing impaired, readers, large print or Braille, are requested to contact Lydia Moreno at 347-3512 five (5) working days prior to the meeting so that appropriate arrangements can be made.

Dated this the 17th day of December, 2021.

Lyford Economic Development Corporation


Maria Luisa Gonzalez, Secretary

**LYFORD ECONOMIC DEVELOPMENT CORPORATION
TYPE B**

SPECIAL MEETING

**December 22, 2021
6:00 PM**

**LYFORD CITY HALL
13550 Main Avenue
Lyford, Texas 78569**

A G E N D A

I. Roll Call and Call Meeting to Order.

Type B

_____ Albert Cavazos	President
_____ Janie Gutierrez	Vice President
_____ Maria Luisa Gonzalez	Secretary
_____ Rick Salinas	Director
_____ Leticia Salinas	Director
_____ Johnny Rivera	Director
_____ Ben Vera	Director

II. Citizens Forum:

III. General Function:

1. Approve the minutes of the Special Meeting on August 2, 2021.
2. Discuss and Approve the Farm Lease between the Lyford Economic Development Corporation and Double Z Farms for the 2022 Crop Year.
3. Approve the Donation in the amount of \$10,000.00 toward the payment of the Fire Brush Truck for 2021-2022 note payment.
4. FYI: discuss the proposed Community Wellness Center with an application to the Community Resiliency Program.
5. Discuss and Approve to commit 2 Acres to the City of Lyford for the proposed Community Wellness Center.
6. Discuss and Approve to move forward with the Subdivision plat for Phase II.

7. Discuss and Approve to dedicate the remaining portion of the 27 Acres to the City of Lyford for fairgrounds.
8. Treasurer's Financial Report.

IV. Adjournment.

**LYFORD
ECONOMIC DEVELOPMENT CORPORATION
TYPE B**

**SPECIAL MEETING
August 2, 2021**

CALL TO ORDER Janie Gutierrez called meeting to order at 6:00 p.m., on August 2, 2021, in the Lyford City Hall meeting room.

ATTENDANCE The following members were present:

Janie Gutierrez	Vice President (phone)
Maria L. Gonzales	Secretary
Johnny Rivera	Albert Cavazos
Leticia Salinas	Rick Salinas (absent)

AUDIENCE: Lydia Moreno Benito Estrada

CITIZENS FORUM None

GENERAL FUNCTION

1. Leticia Salinas made the motion to approve the minutes from Special Meeting on July 29, 2021. Maria Luisa Gonzales seconded. All approved and motion carried.
2. Albert Cavazos made the motion to approve the 2021-2022 Proposed Budget as amended. Leticia Salinas seconded. All approved and motion carried.
3. Leticia Salinas made the motion to approve to renew CD #0270 from \$100,000 to \$50,000 for a term of 6 months. Maria Luis Gonzales seconded. All approved and motion carried.

CLOSED SESSION Closed Session from 6:49 pm to 7:04 pm

4. Johnny Rivera made the motion to accept Mr. Emilio Vera's resignation. Albert Cavazos seconded. All approved and motion carried.
5. Johnny Rivera made the motion to nominate and appoint Albert Cavazos as President of the EDC. Maria Luisa seconded. All approved and motion carried.

6. Next meeting scheduled for September 8, 2021 @ 6 pm.

ADJOURNMENT Leticia Salinas made the motion to adjourn. Albert Cavazos seconded. All approved and meeting adjourned at 7:06 p.m.

Albert Cavazos, President

Maria Luisa Gonzalez, Secretary

LEASE AGREEMENT
(Agricultural)

PARTIES

This Lease is made and entered into by and between The City of Lyford (hereafter "Lessor"), and Double Z Farms (hereafter "Lessee" on the 27th day of September, 2021.

PURPOSE

Lessor in its capacity to lease property for agricultural purposes, hereby grants a lease to Lessee for the purpose of occupying and farming the following described property which is located within Willacy County, Texas:

FSA #1348 - 25 acres

TERM AND LEASE AMOUNT

The term of this lease is for one year beginning the 1st day of October, 2021 and ending the last day of September, 2022. The lease amount, payable in advance is \$1625.00.

CONDITIONS AND AMENDMENTS

Lessee understands and agrees that the Lessor has the right to sell any of the above described property during the term of this lease without affecting this lease agreement.

In the event of any change to this agreement, including any unforeseen circumstance that may delay the normal harvest, the parties agree to act in good faith to make appropriate amendments to this document.

In the event Lessor should execute an Oil, Gas, Seismic or Mineral lease to any third party, said oil, gas, seismic or mineral lease shall contain a clause that indemnifies the Lessee for any and all damage to his crop as a direct result of the said lease.

Lessee assumes liability for any accident or injury that may occur on the property and agrees to indemnify Lessor from the same.

City of Lyford

Lessee

ECONOMIC DEVELOPMENT TYPE B 2021-2022 BUDGET

REVENUES		2021-2022 BUDGET	
Sales Tax		64,000.00	
CD #		50,000.00	
CARRY OVER		70,000.00	
Land Lease		1,000.00	
TOTAL REVENUE:		\$ 185,000.00	

EXPENDITURES		2021-2022 BUDGET	
SALARIES AND FRINGE BENEFITS		400.00	
ELECTRICITY		400.00	
TELEPHONE/INTERNET		400.00	
OFFICE SUPPLIES		100.00	
WEBSTITE PAGE		400.00	
JANITORIAL SUPPLIES		100.00	
OFFICE EQUIPMENT		100.00	
POSTAGE		100.00	
MAINTENANCE-EQUIPMENT		100.00	
ADVERTISING/PROMOTION		6,600.00	
LIABILITY INSURANCE-BOARD		1,000.00	
TRAINING/MEALS/TRAVEL		10,000.00	
INDEPENDENT AUDIT		3,500.00	
LEGAL FEES		17,000.00	
RENTS/LEASES		100.00	
RESERVE FOR ECONOMIC DEVELOPMENT		100.00	
PROFESSIONAL SERVICES		100.00	
CONTRACT SERVICES		2,200.00	
TRANSFER OUT TO GRANT FUNDS		100.00	
ENGINEERING FEES		3,100.00	
LAND ACQUISITION		100.00	
GRANT MATCHING FUNDS		100.00	
FUTURE CAPITAL IMPROVEMENT		84,700.00	
BUSINESS IMPROVEMENT LOANS		12,200.00	
PROMISSORY NOTE-CITY		20,000.00	
UNIFORMS-BOARD		2,000.00	
FIRE DEPT COST SHARE		10,000.00	
SUBDIVISION-PHASE II		10,000.00	
TOTAL BUDGET		185,000.00	

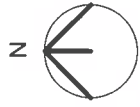


LOT 1
2.00 AC.
87,247.00 SF

EXISTING CLINIC

LOT 2
1.99 AC.
86,810.49 SF

**APPROX.
18,000 SF
BUILDING
FOOTPRINT**



1 Site
1" = 80'-0"

Project name: COMMUNITY WELLNESS CENTER
 Address: NW CORNER OF PARKER RD & I-69, LYFORD, TX
 Date: 12/14/21
 Project number: 221027

Milnet
 Architectural
 Services, PLLC
 608 S. 12th St. McAllen, Texas 78501
 p (361) 688 5656 • f (361) 687 5285
 www.milnet-archservices.com



Deposit Reports

Deposit Accounts Activity Summary

Report Created: 12/17/2021 05:35:23 PM (ET)

Account: Checking***1587 - Checking - 114908289 - *1587 - Available \$85,362.38

Date Range: 12/04/2021 to 12/17/2021

Transaction Types: All Transactions

Detail Option: Includes transaction detail

Checking***1587 - Checking - 114908289 - *1587 - Available \$85,362.38

Post Date	Reference	Additional Reference	Description	Debit	Credit	Calculated Balance
12/16/2021	312		BOOK TRANSFER DEBIT transfer LoanLand 2021-2022 Ref EVQE6YT To *1465	\$18,655.56		\$85,362.38
12/16/2021	309		BOOK TRANSFER CREDIT transfer Zdansky Land Lease Ref EVQ9RVR From *7911		\$1,625.00	\$104,017.94
12/17/2021	Totals			\$18,655.56	\$1,625.00	

Showing 1 - 1 of 1

CD #1070 \$50,000