



**ALVARADO ECONOMIC DEVELOPMENT BOARD
AGENDA
REGULAR - JULY 6, 2026 - 6:30 PM
CITY COUNCIL CHAMBERS - 104 W COLLEGE AVE.
ALVARADO, TEXAS 76009**

CALL TO ORDER

Roll Call

INVOCATION

PLEDGE OF ALLEGIANCE

CITIZEN PARTICIPATION AND PUBLIC INPUT

This is an opportunity for citizens to address the convened Alvarado Economic Development Corporation Board of this meeting on any matter. The presiding officer may ask for the citizen to hold his or her comment on an agenda item until that agenda item is reached. Any response from a member of the convened Economic Development Corporation to comments related to items not on the agenda is limited to a statement of specific factual information, a recitation of existing policy, or direction to staff to place the subject on the agenda for a future meeting. Citizens may obtain a form to speak by requesting it from the Board Secretary prior to the start of the meeting.

BOARD COMMENTS

The Board may make a report about items of community interest during a meeting of the governing body without having given notice of the report. Items of community interest include:

- Expressions of thanks, congratulations, or condolence;
- Information regarding holiday schedules;
- An honorary or salutory recognition of a public official, public employee, or other citizen, except that a discussion regarding a change in the status of the person's public office of public employment is not an honorary or salutory recognition for purposes of this subdivision;
- A reminder about an upcoming event organized or sponsored by the governing body;
- Information regarding a social, ceremonial, or community event organized or sponsored by an entity other than the governing body that was attended or is scheduled to be attended by a member of the governing body or an official or employee of the municipality; and
- Announcements involving an imminent threat to the public health and safety of people in the municipality that has arisen after the posting of the agenda.

STAFF UPDATES AND REPORTS

1. FY2026 First Quarter Financial Report (October 1, 2025 – December 31, 2025)
2. Food Truck Entrepreneur Program Participant Update

CONSENT AGENDA

3. Consideration and Possible Action of the April 13, 2026 AEDC Board Meeting Minutes.
4. Consideration and Possible Action of the May 4, 2026 AEDC Board Meeting Minutes.

NEW BUSINESS

5. Consideration and Possible Action to Elect Officer Positions for the Alvarado Economic Development Corporation (AEDC): President, Vice President, Secretary, and Treasurer.

6. Consider Approval of AEDC Participation in the Parkway Drive Sanitary Sewer Project to Support Business Expansion and Future Economic Development Opportunities.
7. Consideration and Possible Action of the Downtown Concept Design and Downtown Code Amendment Project, Authorizing Expenditure of AEDC Funds for Consultant Services Related to the Project, Authorizing Issuance of a Request for Qualifications (RFQ), and Authorizing Staff to Negotiate and Execute a Professional Services Agreement.
8. Update, Consideration and Guidance on the Design of the Downtown Welcome Sign at 303 E. College Street.

EXECUTIVE SESSION

EXECUTIVE SESSION: Pursuant to the Texas Open Meetings Act, Chapter 551 of the Texas Government Code, the Board may convene in executive session to deliberate regarding the following matters:

§ 551.071. Consultation with Attorney. The AEDC Board of Directors may conduct a private consultation with its attorney when the Board seeks advice from its attorney concerning any item on this agenda, about pending and contemplated litigation, or a settlement offer, or on a matter in which the duty of the attorney to the Board under the Texas Disciplinary Rules of Professional Conduct of the State Board of Texas clearly conflicts with Chapter 551.

Any item on the agenda

§ 551.087. Deliberation regarding economic development negotiations. The Board may convene in Executive Session to discuss or deliberate regarding commercial or financial information that the city has received from a business prospect that the city seeks to have locate, stay, or expand in or near the city and with which the city is conducting economic development negotiations; or to deliberate the offer of a financial or other incentive to a business prospect as described above.

"Project Purple Orchid"
"Project Blue-E-1"
"Project Bliss"
"Project Yellow Submarine"
"Project Lavender"

§ 551.072. Deliberation regarding real property; A governmental body may conduct a closed meeting to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third person.

"Project Align"

RECONVENE INTO OPEN SESSION AND TAKE ANY ACTION NECESSARY PURSUANT TO EXECUTIVE SESSION

9. Consider and take possible action regarding Project Purple Orchid, including approval of an economic development agreement and authorization for the Economic Development Director and/or City Manager to finalize and execute all necessary documents consistent with the direction provided by the Board.
10. Consider and take possible action regarding Project Align, including approval of the purchase of real property and authorization for the Economic Development Director and/or City Manager to finalize and execute all necessary documents consistent with the direction provided by the Board.
11. Consider and take possible action regarding Project Bliss, including approval of an economic development agreement and authorization for the Economic Development Director to finalize and execute all necessary documents consistent with the direction provided by the Board.
12. Consider and take possible action regarding Project Yellow Submarine, including approval of an economic development agreement and authorization for the Economic Development

Director and/or City Manager to finalize and execute all necessary documents consistent with the direction provided by the Board.

ADJOURNMENT

I, the undersigned authority do hereby certify that the above Agenda was posted on the bulletin board in the City Hall of the City of Alvarado, Texas, a place convenient and readily accessible to the general public at all times and said Agenda was posted on June 29, 2026, and remained so posted continuously for three (3) business days prior to the date of the meeting.



Hillary Cromer
EDC Director

ACCESSIBILITY STATEMENT

The Alvarado City Hall and Council Chamber are wheelchair accessible. The exit and parking ramps are located in the front of the building. 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, or large print, are requested to contact the City Secretary's Office at 817-790-3351, FAX: 817-783-7925, e-mail: taylorb@cityofalvarado.org Please call at least two (2) working days prior to the meeting so that appropriate arrangements can be made.

NON-DISCRIMINATION STATEMENT The City of Alvarado does not discriminate on the basis of race, color, national origin, sex, religion, or disability in the employment or the provision of services.

A quorum of the Alvarado Planning and Zoning Commission, Alvarado City Council, Alvarado Board of Adjustment, Alvarado Parks and Recreation Advisory Board, Alvarado Library Advisory Board, or Alvarado Animal Control Advisory Board may be present at this Alvarado City Council meeting. While members of these boards may attend and participate in discussion, no action will be taken by any board listed above.