



ECONOMIC DEVELOPMENT CORPORATION BOARD MEETING

Monday, June 29, 2026 – 6:00 PM

109 North Kaufman Street, Mount Vernon, Texas 75457

Our mission: to provide effective and fiscally responsible municipal services in a manner which promotes our high standard of community life.

Vision Statement Mount Vernon is a caring community committed to excellence and quality of life, aspiring to be the community of choice for ourselves, our children, and future generations – beautiful, clean, vibrant, and safe. We will strive to preserve our heritage, our friendly hometown atmosphere, and celebrate the diversity of all our citizens.

MINUTES

Call to Order

President Sachse called the meeting to order at 6:01 pm

Present: President Mark Sachse, Members Jeff Byrnes, Gabe Sharp, Don Huffstetler

Absent: Vice-President Julia Munoz, Members Kevin Anthony, Kristin Scott

Public Comment

Consent Agenda

1. Minutes - EDC Meeting - 05/14/2026

*Motion made to approve by Member Huffstetler, seconded by Member Sharp
All in favor, none opposed*

Public Hearing

The purpose of this hearing is to hear comments for or against a request made by the The Spot Pizza & Pub, to provide Existing Business Structure Assistance for the business located at 114 Houston Street, Mount Vernon, Texas, 75457

Public Hearing Opened at 6:04 pm

Robert Rosales explained the necessary repairs which include repairs to the existing roof to address leaks, and an air conditioning unit that went out.

Public Hearing Closed at 6:11 pm

Items to be Considered

2. Consider Pape Dawson Proposal

City Administrator discussed the proposal with the board. Members expressed concern over the contract format, requesting that the specific areas be broken down into a more finite pricing level. Board members also requested that the clients be a three-party source; with representatives from the three participating entities; the EDC, City Council and the Industrial Foundation.

Motion made to approve the agreement with Pape Dawson, for no more than \$15,000 from the EDC, contingent upon defined, maximum costs for the separate projects and that the client named be the three participating entities made by Member Huffstetler, seconded by Member Byrnes

3. Consider Application for Existing Business Structure Incentive for The Spot Pizza & Pub, for the business located at 114 Houston Street, Mount Vernon, Texas 75457

Board members discussed the overall project cost and improvements to the building.

Motion made to approve the reimbursement in the amount of \$8,500.00 by Member Sharp, seconded by Member Huffstetler
All in favor, none opposed

Discussion Items

4. Discussion regarding revisions to current Incentive Application

City Administrator highlighted the key differences in the current application and the proposed draft.

5. Purple Tiger EDC Assistance Application

City Administrator explained the aspects of the request, indicating that he would like some guidance from the board on how they would like him to proceed with the applicant. Board members will consider this and the item will be brought back to the board at a later meeting.

Adjourn

Motion to adjourn at 7:12 pm

Motion made to adjourn at 7:12 pm, by Member Byrnes, seconded by Member Huffstetler
All in favor, none opposed

Approved:

Attest:

/s/Julia Munoz
Julia Munoz, Vice-President

/s/Angie Pike
Angie Pike, City Secretary