Sweeny Economic Development Corporation
Budget/Regular Meeting Minutes
July 13, 2026

I. **Call to Order**
Jenny Massey called to order the budget meeting of the Sweeny Economic Development Corporation at 5:30 pm on July 13, 2026, at Sweeny Public Works meeting room.

II. **Roll Call**
Michelle Medina conducted the roll call. The following were present: Brian Brooks, Katie Goff, Bill Hayes, Brittanie Hopkins and Jenny Massey.
Absent: Neal Bess Jr.

Visitors: Dusty Hopkins

Budget Workshop

M. Medina began explaining that her and J. Massey met and took the lower numbers of the sales tax received and averaged them to come up with $210,109.44 and an estimate of $4,000 of bank interest. M. Medina has inputted actual numbers to date to help determine budget for next year. M. Medina explained she is waiting on numbers to complete the payroll portion. Discussion on buying buildings to put in specific business such as a grocery store which is much needed as well as a pharmacy. Discussion on downtown revitalization and what is considered downtown. Need to put money into quality of life and grants. Discussion on adding a line item for marketing and downtown revitalization. Asked M. Medina to reach out and get some bids for a company for marketing. Add a line item for purchase of building(s).

J. Massey opened regular meeting beginning with the consent agenda at 6:23 pm

III. **Financial Report – May and June 2026**
M. Medina read the financial reports for May 2026 and June 2026. B. Brooks made the motion to accept the financial report as presented. B. Hayes 2nd. All in favor and motion carried.

IV. **Minutes for Regular Meeting – May 2026**
B. Hayes made a motion to approve the May regular meeting minutes as presented. B. Hopkins 2nd. All in favor and motion carried.

V. **Reports**
EDC Executive Director:
M. Medina gave her report: Did not have a quorum for last month's meeting. Met with a company to discuss a possible opportunity zone support letter. The company's project is outside the city limits and outside the city's ETJ.

Met with JC Burks, he represents a company that purchased the tract of buildings where Sweeny Family Dental is. They also own the building where the Family Dollar is located.

Met with Elvira Alvarez and Victor Barcot Jr. they are wanting to put a Mexican Restaurant in at 123 Main Street. A payment was made on her defaulted grant.

Last week the entrance signs were ordered.

BC Hispanic Chamber asked the City of Sweeny and Sweeny EDC to host a bother at their Keys to Connections Expo.

Vange of Wells Florist reached out to the EDC looking for a façade improvement grant. I explained that she is out of the city limits and city ETJ. I did refer to her to SBDC and gave her information about USA funding.

I registered for a zoom meeting for roundtable Bringing Back Main Street.

Met with Kraus Family Farms Family Farms to discuss a store front in Sweeny.

I will be attending the Alliance Industry Update on July 29th.

City:
Working on the budget.

VI. **Old Business:**

a. Industrial Park Project Updates – 1. Trilogy –Slab being poured. 2. Stark Inc. – Waiting on electricity. 3. Equipment Share – Waiting on permits from the city. 4. Mowing and cleaning up – follow up with getting bids for mowing and xeriscape. 5. Punchlist – going well. Bollards are in. Waiting for bids for the signs for the available lots.

VII. **New Business:**

a. Discuss and act as representatives to serve on Sweeny Beautification – table until all board members are present

b. Discuss and act as loan options – wait until after the budget is complete, we may not need to borrow as much

c. Discuss and act as needed available buildings for purchase – Discussion on the available buildings. Talk about old Dollar General building, coffee shop and building on the corner of 3rd and Main. No action.

d. Discuss and act as needed Kraus Family Farms and store front – they will get with me next week to look at the building on 3rd and Main and the coffee shop

e. Discuss and act as needed 2026/2027 budget – B. Hopkins made a motion for M. Medina to make edits discussed in budget workshop and send out to the board for review. K. Goff 2nd. All in favor and motion carried.

VIII. **Executive Session:**

VIIII. **Reconvened:**

IX. Items of Community Interest

August 7th and 8th Lions Club Back to School event will feature a carnival this year.

XI. **Adjournment**

K. Goff made a motion to adjourn the meeting at 7:06 pm. B. Brooks 2nd. All in favor and motion carried.

Approved and passed on _August 17, 2026____.

Michelle Medina
Michelle Medina
Executive Director, Sweeny EDC