

**Development Corporation of Mercedes, Inc.  
& City of Mercedes  
Special Called Joint Meeting  
Thursday, May 28, 2026 6:00PM**

**Board Members Present:**

Marcos Garcia – President  
Lou Huerta – Secretary  
Peggy Marie Chavez- Treasurer  
Roel Villanueva – Member

**Board Member Absent:**

Joe Flores- Vice- President  
Tony Garza- Member  
Fred Gonzalez- Member

**EDC Staff Present:**

Melissa Ramirez – Executive Director  
Zefra Mascorro – Administrative Coordinator  
Mark Sossi - DCM Attorney

**EDC Staff Absent:**

Mario Salinas – Marketing Specialist

**City Staff Present:**

Jonas Gonzalez- Assistant City Manager

**City Staff Absent:**

Alberto Perez- City Manager

**City Members Present:**

Oscar D. Montoya Sr.- Mayor  
Dr. Ruben J. Saldana- Mayor Pro-Tem  
Joe Martinez- Commissioner  
Armando Garcia- Commissioner  
Rolando Garcia- Commissioner  
Joselynn Castillo- City Secretary

**City Members Absent:**

Martie Garcia-Vela- City Attorney

**1. Call Meeting to order**

Oscar D. Montoya Sr., City of Mercedes Mayor called the meeting to order at 6:19PM

Marcos Garcia, DCM Board President called the meeting to order at 6:19PM

**2. Establish Quorum**

4 members of the City Commission and 4 members of the Development Corporation of Mercedes were present, which constitutes a quorum.

**3. Invocation**

Roel Villanueva, Board Member said the invocation.

**4. Pledge of Allegiance**

Lou Huerta, Secretary led in the pledge of allegiance.

**5. Discussion and Action: Open Forum**

- No one signed up for open forum

6. Discussion and Action: FY26-27 Marketing Budget

No Action

Oscar D. Montoya Sr., City of Mercedes Mayor called the meeting into Executive Session at 6:38PM

Armando Garcia, City of Mercedes Commissioner moved to call the meeting into Executive Session. Seconded by Dr. Ruben Saldana, City of Mercedes Mayor Pro-Tem. All voted aye.

*Joselynn Castillo, City of Mercedes Secretary exited Open Session at 6:39PM*

Marcos Garcia, DCM Board President called the meeting into Executive Session at 6:39PM

**7. Executive Session: Section 551.087: Economic development negotiations with Project A. Gonzalez, Project R. Lozano, Project N. Dosser, Project R30, Project Blue, Project J. San Miguel, Project A. Rosas, Project OG, Project Travel Center, Project Anchor, Project America Legion, Project Hinojosa, Project Trevino, Project Sanchez, Project Bert Ogden, Project Kamel, Project M30, Project Food, Project M. Rivera, Project PE, Project Petro, Project More, Project ZIWA, Project Gomez, Project Stay, Project ASHTI, Project Arts, Project QSR, Project 150, Project M2, Project Cruz, Project RGVLS, Project G. Schwarz,**

**Project Coffee, Project Carwash, Project Rios and Project UT, Section 551.072:  
Acquisition and Sale of Real Estate- BIXBY S735.5'-W862.43' IRR TR -S OF HWY 83  
LOT 5 & AN IRR TR E202.58'-S665.51' LOT 6 17.338 AC GR 17.118 AC NET and  
MERCEDES LIGHT INDUSTRIAL PARK PH 1 Lot 8 BLK 1 and Section 551.071:  
pending legal issues, and on any regular agenda item requiring confidential, attorney-client  
advice necessitated by the deliberation or discussion of said item as needed.**

*Joe Martinez, City of Mercedes Commissioner entered Executive Session at 7:24PM*

**8. Discussion and Action: item 7**

No Action

**9. Adjournment: 7:24PM**




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Marcos Garcia, President

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Joe Flores, Jr., Vice-President



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Lou Huerta, Secretary



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Peggy Marie Chavez, Treasurer

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Fred Gonzalez, Member



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Roel Villanueva, Member

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Tony Garza, Member