



EDC Regular Meeting Minutes

Wednesday, June 10th, 2026, at 5:00 p.m

Elgin Public Library Annex Council Chambers
404 North Main Street, Elgin Texas

Board Members:

Bryan Bracewell - President, Cody Mauck – Vice President, Vicki Dumbeck - Secretary,
Steven Cutbirth, Irina Cortinas, Arthur Gibson III, YaLecia Love

Attending: Bryan Bracewell, Cody Mauck, Vicki Dumbeck, Steven Cutbirth, Arthur Gibson III, YaLecia Love

Absent: Irina Cortinas

Staff: Kaley Frye, Amanda Eichorst

I. **CALL TO ORDER**– The meeting was called to order at 5:03 PM by Bryan Bracewell.

II. **Welcome New EDC Board Members**

Bryan Bracewell welcomed new board members Arthur Gibson III and YaLecia Love.

III. **PUBLIC COMMENT**

No public comment.

IV. **APPROVAL OF MINUTES**

Dumbeck made a motion to approve the minutes from the May 13th, 2026, meeting, seconded by Gibson. The motion passed unanimously.

V. **FINANCIAL REPORT**

The EDC Director presented the Financial Report for May.

VI. **DIRECTOR'S REPORT**

1. **Elgin EDC Monthly Activity Report.**

The EDC Director presented the May Activity Report.

VII. **NEW BUSINESS**

1. **Discussion and possible action to approve a Business Enhancement Grant in the amount of \$20,000 for Pancho's on Brenham.**

Frye gave background on the business and invited the owner, Frank Vizcarra, to provide additional details on the project. Cutbirth made a motion to approve a Business Enhancement Grant in the amount of \$20,000 for Pancho's on Brenham, seconded by Mauck. The motion passed unanimously.

VIII. PROJECT UPDATES

1. Discussion on Aviator Pizza & Brew Company' signage variance request.

The Board expressed confidence in the company's ongoing success and found the variance request to be reasonable and justified under the circumstances presented. This item was moved into executive session.

2. Discussion and updates on the acquisition of properties located in the Jonathan Burleson Survey, Abstract No. 18, Bastrop County for public purposes.

This item was moved into executive session.

IX. EXECUTIVE SESSION

The Elgin Economic Development Corporation Board of Directors will meet in a closed/executive session pursuant to the Texas Government Code, Chapter 551, to discuss the following: Section 551.072 - Deliberation about real property and/or potential sales, acquisitions, exchanges, leases, dispositions, incentives, or values of real property. Section 551.074 Personnel Matters.

The EDC Board entered executive session at 5:22 PM.

X. RECONVENE

The Elgin Economic Development Corporation Board of Directors will reconvene into Open Session to discuss, consider, and/or take any action necessary related to the executive session noted herein, or regular agenda items, noted above, and/or related items.

The EDC Board reconvened from executive session at 6:01 PM. No action was taken.

XI. ANNOUNCEMENTS

1. Frye announced that the EDC Staff will attend the TEDC Mid-Year Conference in Plano from June 17th- June 19th.
2. Frye announced that the 57th Annual Western Days Festival is on June 27, 2026, at Elgin Memorial Park.

XII. ADJOURNMENT

The Board adjourned at 6:03 PM.

ATTEST:



Vicki Dumbeck, Secretary

APPROVED:



Bryan Bracewell, President