



NOTICE OF REGULAR MEETING
THE ECONOMIC DEVELOPMENT CORPORATION
Monday, May 18, 2026
5:30 PM

Danny Morrow
Candice Myers
Chase Penny
Dwayne Wheeler
Ivy Lopez
Candace Gore
Howard Patterson

AGENDA

Notice is hereby given as required by Title 5, Chapter 551.041 of the Government Code that the Van Economic Development Board will meet in a Regular Meeting May 18, 2026, at 5:30 PM at City Hall 310 Chestnut St., Van, TX 75790. The items listed below are placed on the agenda for discussion and/or action.

Notice is hereby given as required by Title 5, Chapter 551.041 of the Government Code that a possible quorum of the Van City Council may be present at this meeting. No official business of the City of Van will be conducted by the City Council at this meeting.

I. CALL MEETING TO ORDER

- A. Roll Call and Establish a Quorum

II. INVOCATION

III. PLEDGE OF ALLEGIANCE

- A. US Flag

- B. Texas Flag

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

IV. OPEN FORUM

The opportunity for citizens to address the Board on any agenda item (**limit 3 minutes per person**); however, the Texas Open Meetings Act prohibits the Board from discussing issues on which the public has not been given three business days notice. Issues raised may be referred to City Staff for research and potential future action.

V. CONSENT AGENDA

(All consent agenda items are considered routine by the Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member request an item be removed and considered separately.)

- A. Meeting Minutes

- B. Financial Report

VI. DIRECTOR'S REPORT

- A. Report and update from EDC Executive Director

- B. Report and update from EDC President

VII. INFORMATION AND DISCUSSION

- A. Discussion concerning Facade Grant application submitted by Lone Star Barber Company

VIII. ACTION ITEMS

A. Election of four EDC Board nominees to be presented to City Council for approval in June

B. Discussion, Consideration, and Possible Action on June Jamboree cash prizes

IX. **EXECUTIVE SESSION**

Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sec. 551.072, 551.073, 551.074, 551.076, 551.087, and Section 418.183(f) of the Texas Government Code (Texas Disaster Act). Refer to posted list attached hereto and incorporated here in.

X. **RECONVENE INTO REGULAR SESSION AND CONSIDER ACTION IF ANY**

RECEIVE REQUESTS FROM BOARD MEMBERS/STAFF FOR ITEMS TO BE PLACED ON NEXT MEETING AGENDA

Discussion under this item must be limited to whether the Board wishes to include a potential agenda item on a future agenda.


XI. **ADJOURN**

CERTIFICATION

I hereby certify that the above notice was posted in the bulletin board at Van City Hall, 310 Chestnut St., Van, Texas 75790 by 5:00 pm on May 12, 2026

Tammy Weidman, Van EDC Executive Director

NOTE: If, during the meeting, any discussion of any item on the agenda should be held in a closed meeting, the Council will conduct a closed meeting in accordance with the Texas Open Meetings Act, Texas Government Code, Chapter 551, Subchapters D and E

 *Persons with disabilities who plan to attend this public meeting and who may need auxiliary aid or services are requested to contact the Van City Hall 48 hours in advance, at (903)963-7216, and reasonable accommodations will be made for assistance.*



NOTICE OF REGULAR MEETING
THE ECONOMIC DEVELOPMENT CORPORATION
Monday, April 27, 2026
5:30 PM

Danny Morrow
Candice Myers
Chase Penny
Dwayne Wheeler
Ivy Lopez
Candace Gore
Howard Patterson

MINUTES

I. CALL MEETING TO ORDER

Meeting called to order by Ivy Lopez

A. Roll Call and Establish a Quorum

Present: Ivy Lopez, Dwayne Wheeler, Candace Gore, Howard Patterson

Absent: Danny Morrow, Chase Penny, Candice Myers

II. INVOCATION

Invocation was led by Dwayne Wheeler

III. PLEDGE OF ALLEGIANCE

Led by Ivy Lopez

A. US Flag

B. Texas Flag

"Honor the Texas flag; I pledge allegiance to thee, Texas, one state under God, one and indivisible."

IV. OPEN FORUM

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V. CONSENT AGENDA

(All consent agenda items are considered routine by the Board and will be enacted by one motion. There will be no separate discussion of these items unless a Board member request an item be removed and considered separately.)

RESULT:	Passed
MOVER:	Howard Patterson
SECONDER:	Dwayne Wheeler
AYES:	Ivy Lopez, Dwayne Wheeler, Candace Gore, Howard Patterson
NAYS:	None
ABSTAINED:	None

A. Meeting Minutes

B. Financial Report

VI. DIRECTOR'S REPORT

- A. Report and update from EDC Executive Director
- B. Report and update from EDC President

VII. INFORMATION AND DISCUSSION

- A. Discussion concerning EDC Board member applications submitted
 Four applications were submitted to the EDC Board. Candace Gore reapplied to serve an additional term. Mark Heatwole, Linzy Neal, and Paul Bullington also submitted applications. Each applicant was given the opportunity to introduce themselves, share their interest in serving on the board, and respond to questions.

VIII. ACTION ITEMS

IX. EXECUTIVE SESSION

Pursuant to the Open Meetings Act, Chapter 551, Texas Government Code, Sec. 551.072, 551.073, 551.074, 551.076, 551.087, and Section 418.183(f) of the Texas Government Code (Texas Disaster Act). Refer to posted list attached hereto and incorporated here in.

X. RECONVENE INTO REGULAR SESSION AND CONSIDER ACTION IF ANY

RECEIVE REQUESTS FROM BOARD MEMBERS/STAFF FOR ITEMS TO BE PLACED ON NEXT MEETING AGENDA

Discussion under this item must be limited to whether the Board wishes to include a potential agenda item on a future agenda.

XI. ADJOURN

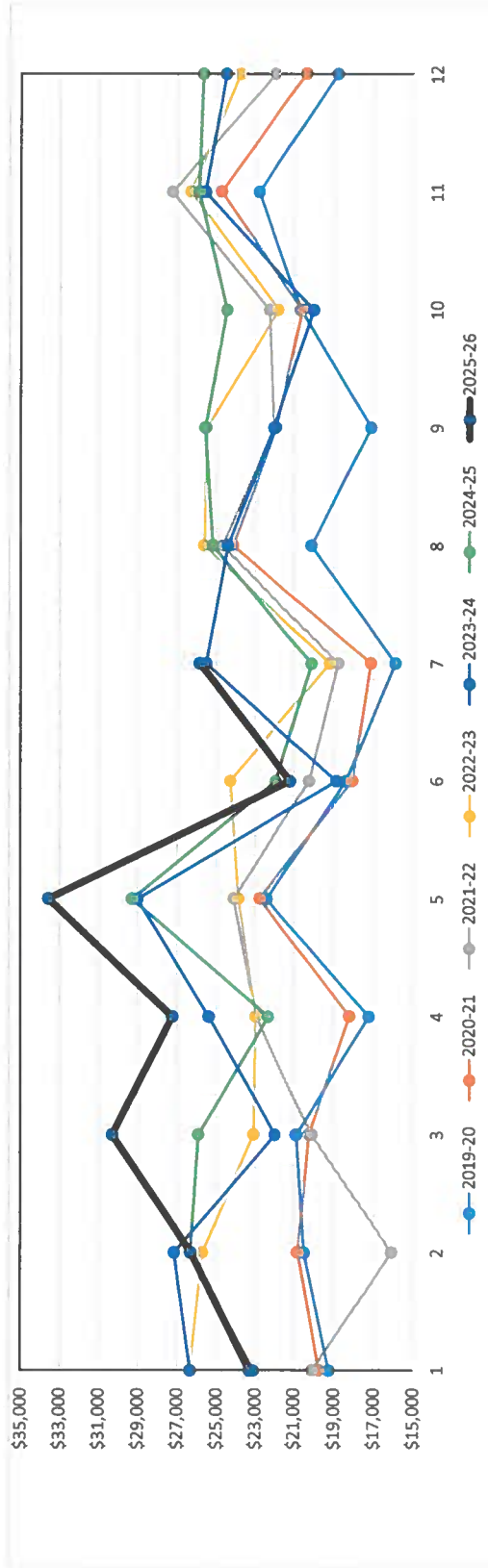
RESULT:	Passed
MOVER:	Dwayne Wheeler
SECONDER:	Howard Patterson
AYES:	Ivy Lopez, Dwayne Wheeler, Candace Gore, Howard Patterson
NAYS:	None
ABSTAINED:	None

Attest:

 EDC President

 EDC Executive Director

DEP.	2015-16	2016-17	2017-18	2018-19	2019-20	2020-21	2021-22	2022-23	2023-2024	2024-2025	25-2026	Monthly Compared to FY24
OCT	17,924.55	16,238.07	18,532.24	21,838.57	19,246.87	19,768.28	20,104.08	26,388.09	26,337.85	23,087.85	23,302.64	\$214.79
NOV	18,515.51	20,448.81	16,239.35	19,684.12	20,508.40	20,817.72	16,074.66	25,715.10	27,144.64	26,325.70	26,290.85	(\$34.85)
DEC	24,630.12	11,082.76	16,866.90	18,482.83	20,883.87	20,251.11	20,116.88	23,097.50	21,959.82	25,905.81	30,285.60	\$4,379.79
JAN	19,080.58	15,382.61	16,877.91	19,430.95	17,223.47	18,202.07	22,942.68	22,992.91	25,374.55	22,312.62	27,219.48	\$4,906.86
FEB	26,141.64	18,272.06	18,437.25	19,392.53	22,386.18	22,774.56	24,077.10	23,870.38	29,013.89	29,278.04	33,553.00	\$4,274.96
MAR	7,284.26	17,797.11	18,010.10	19,352.43	18,376.41	18,084.58	20,239.32	24,285.83	18,858.04	21,920.07	21,191.28	(\$728.79)
APR	13,141.06	15,966.36	16,501.16	17,881.80	15,876.37	17,132.74	18,765.42	19,211.96	25,525.00	20,125.54	25,830.97	\$5,705.43
MAY	19,624.21	19,405.74	20,224.74	19,530.43	20,137.62	24,156.93	24,661.09	25,628.99	24,398.03	25,190.58		(\$25,190.58)
JUNE	12,970.56	18,401.33	17,538.78	18,642.48	17,128.77	21,898.89	22,009.15	25,506.39	22,031.26	25,576.72		(\$25,576.72)
JULY	14,334.39	17,587.32	17,065.16	19,660.85	20,661.01	20,615.74	22,265.67	21,821.87	20,035.76	24,467.13		(\$24,467.13)
AUG	20,260.75	17,458.85	22,383.48	18,662.07	22,807.01	24,751.37	27,266.47	26,331.57	25,587.69	25,886.75		(\$25,886.75)
SEPT	14,700.01	18,054.11	19,528.46	18,973.64	18,791.20	20,402.91	21,964.13	23,794.53	24,504.51	25,679.30		(\$25,679.30)
TOTAL	208,607.64	206,095.13	218,205.53	231,532.70	234,027.18	248,836.90	260,486.66	288,625.12	290,771.04	295,756.11	187,673.82	(\$108,082.29)



FY25 Monthly Avg	\$ 24,646.34
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FY26 Projected Total Based on Avg	\$ 321,726.55
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FY26 YTD Monthly Avg	\$ 26,810.55
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Projected Growth over FY25	9%
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Texas Sales Tax/Texas State Comptroller - April 2026

Total Net Payments For Texas This Period: **\$679,440,589.76**;
 Comparable Payment Prior Year: **\$621,666,147.11**; Percent Change: **9.29%**
 Total Payments YTD: **\$3,053,372,000.34**;
 Total Prior Year Payment YTD: **\$2,940,222,272.11**; Percent Change: **3.85%**

County Sales and Use Tax Comparisons for April 2026

City	Rate	Net Payment This Period	Comparable Payment Prior Year	% Change	Payment YTD	Prior Year Payment YTD	% Change
Canton	2.000%	\$387,266.62	\$346,195.32	11.86%	\$1,765,333.49	\$1,723,599.47	2.42%
Edgewood	2.000%	\$42,740.58	\$38,442.81	11.17%	\$186,040.61	\$185,831.82	0.11%
Edom	1.000%	\$1,688.99	\$1,554.59	8.64%	\$11,311.21	\$8,588.46	31.70%
Fruitvale	2.000%	\$6,669.12	\$6,334.36	5.28%	\$31,546.22	\$194,488.44	-83.77%
Grand Saline	2.000%	\$62,017.45	\$56,517.98	9.73%	\$284,300.24	\$240,310.11	18.30%
Van	2.000%	\$111,198.20	\$88,203.96	26.06%	\$465,489.73	\$408,651.87	13.90%
Wills Point	2.000%	\$146,124.83	\$148,803.85	-1.80%	\$753,278.13	\$738,138.59	2.05%

How did our collections shake out this month?

Component	Recent Aprils	Current	Prior Year	% Change
Total Collections		\$113,876.02	\$89,860.62	26.73%
Prior Collections		\$1,170.18	\$2,115.25	(44.68%)
Current Collections		\$99,673.43	\$92,781.06	7.43%
Future Collections		\$4,580.60	\$3,490.22	30.94%
Audit Collections		\$6,993.97	(\$9,602.95)	172.83%
Single Local Rate Collections		\$1,413.67	\$1,031.68	37.03%
Unidentified Collections		\$44.17	\$37.36	18.23%
Service Fee		\$2,277.52	\$1,797.21	26.73%
Current Retained		\$2,231.97	\$1,761.27	26.73%
Prior Retained		\$1,831.67	\$1,981.82	(3.69%)
Net Allocation		\$111,198.20	\$88,203.96	26.07%

How have the annual collections of our industries changed over the past two years?

Industry	April 2024	April 2026	% of Total in April 2026
Retail	\$717,295	\$781,872	53%
Food	\$216,858	\$266,842	18%
General Services	\$154,506	\$156,099	11%
Professional Services	\$115,315	\$124,775	8%
Wholesale	\$27,303	\$46,604	3%
Agricultural	\$22,809	\$34,816	2%
Manufacturing	\$40,271	\$32,099	2%
Miscellaneous	\$38,268	\$31,026	2%
Accommodation	\$2,310	\$8	0%



Van Economic Development Corporation

Budget vs. Actuals: Budget FY25-26 - FY26 P&L

Monthly Report April

INCOME	BUDGET		April	YTD Revenue	Pending Revenue	% Collected
City Sales & Tax Allocation	\$ 290,000.00	\$	25,830.97	\$ 187,673.82	\$ 102,326.18	65%
Movie House Rentals	\$ 1,400.00	\$	-	\$ 1,875.00	\$ (475.00)	134%
Other Income - Interest	\$ 10,000.00	\$	1,291.32	\$ 12,568.54	\$ (2,568.54)	126%
Operating Income	\$ 301,400.00	\$	25,830.97	\$ 189,548.82	\$ 101,851.18	63%
EXPENSES	YTD Expense		Funds		% Used	
Association Dues	\$ 2,100.00	\$	-	\$ 1,070.00	\$ 1,030.00	51%
Facilities/City Hall Expenses	\$ 6,700.00	\$	73.78	\$ 1,952.32	\$ 4,747.68	29%
Movie House Cleaning	\$ 2,000.00	\$	225.00	\$ 1,125.00	\$ 875.00	56%
Movie House Electric/Internet	\$ 4,800.00	\$	125.00	\$ 2,033.27	\$ 2,766.73	42%
Movie House Insurance	\$ 2,805.00	\$	-	\$ 2,805.00	\$ -	100%
Movie House Bldg & Grounds	\$ 14,000.00	\$	1,546.01	\$ 10,428.60	\$ 3,571.40	74%
Meeting Expenses	\$ 500.00	\$	-	\$ -	\$ 500.00	0%
Computer Software	\$ 9,300.00	\$	-	\$ 4,250.00	\$ 5,050.00	46%
IT Services (Shared Expense)	\$ 5,000.00	\$	401.18	\$ 2,399.95	\$ 2,600.05	48%
Software (Shared)	\$ 3,800.00	\$	-	\$ 754.96	\$ 3,045.04	20%
Website (Shared Expense)	\$ 1,000.00	\$	-	\$ -	\$ 1,000.00	0%
Office Supplies	\$ 1,000.00	\$	-	\$ 759.99	\$ 240.01	76%
Payroll Expenses	\$ 82,331.57	\$	5,779.08	\$ 42,727.87	\$ 39,603.70	52%
Professional Services	\$ 5,000.00	\$	-	\$ 1,062.00	\$ 3,938.00	21%
Advertising	\$ 2,000.00	\$	595.00	\$ 987.70	\$ 1,012.30	49%
Marketing	\$ 4,000.00	\$	-	\$ -	\$ 4,000.00	0%
Promotional Events/Trade Shows	\$ 4,000.00	\$	-	\$ 100.00	\$ 3,900.00	3%
Prize Money-Chamber Derrick Hunt	\$ 1,000.00	\$	-	\$ -	\$ 1,000.00	0%
Training/Conferences	\$ 6,000.00	\$	250.00	\$ 2,377.00	\$ 3,623.00	40%
Travel/Lodging/Meals	\$ 4,000.00	\$	1,223.11	\$ 3,589.72	\$ 410.28	90%
Water Well (City)	\$ 50,000.00	\$	-	\$ -	\$ 50,000.00	0%
Facade Grants	\$ 30,000.00	\$	-	\$ -	\$ 30,000.00	0%
Special Projects - Parks & Rec	\$ 10,000.00	\$	-	\$ -	\$ 10,000.00	0%
Projects to be defined	\$ 50,063.43	\$	-	\$ -	\$ 50,063.43	0%
Total Expenses	\$ 301,400.00	\$	10,218.16	\$ 78,423.38	\$ 222,976.62	26%



Van Economic Development Corporation

Budget vs. Actuals: Budget FY25-26 - FY26 P&L

Monthly Report April

NET OPERATING INCOME	\$ 15,612.81	\$ 111,125.44
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OTHER INCOME - INTEREST EARNED	MONTH	YTD	PENDING	% COLLECTED
Checking	\$ 1.54	\$ 9.27		
CD	\$ -	\$ 4,238.69		
TexPool	\$ 1,289.78	\$ 8,320.58		
Total for Other Income	\$ 1,291.32	\$ 12,568.54	\$ (2,568.54)	126%
TOTAL P/L		\$ 16,904.13	\$ 123,693.98	



EDC Director's Report - May 18, 2026

Van Economic Development Corporation

Updates

- The 2nd Grade Fact & Fun Day at the Van Oil Museum was a great success. With beautiful weather, 155 students participated alongside outstanding community volunteers who helped make the event possible.
- I attended the TEDC Sales Tax Workshop in Tyler. The workshop provided a valuable refresher on appropriate sales tax expenditures related to economic development and offered a strong networking opportunity with fellow EDC professionals.
- The Movie House is serving as a voting location and will be in use May 15-27th.
- Construction on McDonald's continues to progress well, with crews actively working weekends to stay on schedule.
- Outreach efforts have begun for the June Jamboree "Shop Local" event, including visits and email communication with local businesses.

BRE (Business Retention & Expansion)

10 business contacts completed this month

Meetings & Training

- April 28 - P&Z Meeting
- May 4 - Meeting with downtown building owner regarding possible restaurant project
- May 6 - Commissioners' Court
- May 7 - 2nd Grade Tour at Van Oil Museum
- May 8 - TEDC Sales Tax Workshop



CITY OF VAN

APPLICATION FOR CITY BOARDS/COMMISSIONS

As an Applicant for a City Board, or Commission, your application will be available to the public. You will be contacted before any action is taken on your appointment to confirm your continued interest in serving. All appointments are made by the Van City Council. Incumbents whose terms expire will need to resubmit an application to be considered for reappointment unless they indicate non-interest. Applicant must be a citizen of the United States and must reside within the city limits of Van unless otherwise stated in the position announcement. Applications will be kept on file for two years and will expire at the end of two years; for instance, an application dated 2024 will expire in 2026.

Please Type or Print Clearly:

Date: April 6, 2026

Name: Candace Gore Home Phone: [REDACTED]

Address: [REDACTED] Van, TX 75790 Work Phone: _____

Cell: [REDACTED] City/State/Zip _____

Email: Candace @ Still RETX. Com

I have lived in Van 30⁺ years. I am X am not _____ a U.S. Citizen

Occupation: Real Estate Broker - Still Realty Team

T-Co. Investments, LLC - Owner

Professional and/or Community Activities: Freestate Sewer Board member (2024-2026)

Van Baseball + Softball Assn. (2024-2026) Van EdDC (2024-2026)

Additional Pertinent Information/References: _____



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Please Type or Print Clearly:

Date: 4/27/26

Name: Paul Bullington Home Phone:

Address: Work Phone: 903-963-5790

Cell: City/State/Zip Van, TX 75790

Email: pbullington@austinbank.com

I have lived in Van 36 years. I am [checked] am not a U.S. Citizen

Occupation: Retail Office Manager - Austin Bank

Professional and/or Community Activities:

Additional Pertinent Information/References:



CITY OF VAN

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Please Type or Print Clearly:

Date: 04/27/2026

Name: Mark Heatwole Home Phone: [REDACTED]

Address: [REDACTED] Work Phone: _____

Cell: [REDACTED] City/State/Zip Van, TX 75790

Email: mrtexas2u@reagan.com | h

ave lived in Van 7 years. U.S. Citizen Yes No

Occupation: Sr. Director of Project Management and Sales

Professional and/or Community Activities: Professional: Manufacturing Engineering, Sales,

Executive Management, Quality Management, Business Development.

Additional Pertinent Information/References: _____

Currently serving on the Van Zandt County Republican Executive Committee as Precinct Chair-4B

Currently serving on the City of Van Council as Councilman/Mayor Pro-Tem



CITY OF VAN

APPLICATION FOR CITY BOARDS/COMMISSIONS

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Please Type or Print Clearly:

Date: 04/22/2026

Name: Linzy Neal Home Phone: [REDACTED]

Address: [REDACTED] Work Phone: 903-593-0196

Cell: [REDACTED] City/State/Zip Van, TX 75790

Email: neallinzy@gmail.com

I have lived in Van 30 years. I am am not a U.S. Citizen

Occupation: Center Manager Goodyear CTSC Tyler, TX

Professional and/or Community Activities: 16 years VFD, 25 years Van City Council, served on EDC in late 1990s

Additional Pertinent Information/References: _____