

**EAST END DISTRICT**  
**Regular Meeting of the Board of Directors**  
**January 23, 2025**

The Board of Directors (the “Board”) of the East End District (the “District” or “EED”) met in regular session, open to the public, at 3211 Harrisburg, Houston, Texas 77003 on Thursday, January 23, 2025, at 3:30 p.m. The roll was called for the members of the Board, to-wit:

Position 1	Anna Deans	
Position 2	Blanca Blanco	Secretary
Position 3	Stephen Quezada	Chairman
Position 4	Vicki Luna	
Position 5	Roy Lira	
Position 6	Joe Meppelink	Assistant Treasurer
Position 7	Lani Baker	
Position 8	Jose Valdez	
Position 9	Erik Ibarra	
Position 10	Vacant	
Position 11	Taryn Sims	Assistant Secretary
Position 12	Elliot Barner	Vice Chairman
Position 13	Chude Chike-Obi	
Position 14	Marjorie Peña	
Position 15	Victoria Macalino	

and all of the above were present except Director Meppelink, thereby establishing a quorum.

Also present during all or part of the meeting were Veronica Chapa Gorczynski, the District’s President; Dan Joyce, the District’s Vice President; Eva Quiroz, the District’s Administrative Services Manager; Erick Retana, the District’s Director of Operations; Jack Hanagriff, the District’s Railroad Safety and Mobility Coordinator; Ariel Robinstein, the District’s Operations Coordinator; Robert Ruiz the District’s Public Safety Coordinator; Julian Garcia, the District’s Farmers’ Market Manager; Ricky Cardenas, the District’s Director of External Affairs; Pablo Reyes, the District’s Field Inspector & Field Services Clerk; Erica Berwick and Markisha Sampson of Your Part-Time Controller, LLC; Sergeant Alvarado of Harris County Precinct 6 (“Precinct 6”); Patrick Ezzell of Coastal Builders; and Laura Davis and Audrey Lyons (Paralegal) of Sanford Kuhl Hagan Kugle Parker Kahn LLP.

Chairman Quezada called the meeting to order at 3:35 p.m.

**Item 1. Receive Public Comments in accordance with adopted procedures.**

There were no public comments.

**Item 2. Consent Agenda.**

- a. **Assessments.** Receive report on collection of assessments and authorize appropriate action.
- b. **Minutes.** Approve minutes of previous Board meeting(s).

- c. **Delegation of Authority for Month of February.** Authorize the Executive Committee to make decisions on behalf of the body for the month of February.

Director Valdez entered the meeting at 3:38 p.m.

The Board considered approving the Consent Agenda. Director Lira moved to approve the Consent Agenda, as presented. Director Blanco seconded the motion, which passed unanimously.

**Item 3. Board Appointment.**

This item was deferred.

**Item 4. Financial Reports.**

Ms. Berwick reviewed the monthly Financial Reports for November 30, 2024, and December 31, 2024 (the "Reports").

After discussion, Director Valdez moved to approve the Reports, as presented. Director Barner seconded the motion, which passed unanimously.

**Item 5. Investment Report.**

Ms. Berwick reviewed the quarterly Investment Report for the period of October 1, 2024, through December 31, 2024 (the "Investment Report").

After discussion, Director Blanco moved to approve the Report, as presented. Director Valdez seconded the motion, which passed unanimously.

**Item 6. Security Report.**

Sergeant Alvarado reported on criminal activity in the District for the months of December 2024, and January 2025. No action was necessary.

Mr. Ruiz reviewed Part 1 crimes and the year-to-date comparison by category. No action was necessary.

**Item 7. Guadalupana Feast Day/Noche Guadalupana Report.**

Mr. Ruiz discussed statistics from the 2024 festival and the local impacts. No action was taken.

**Item 8. Strategic Planning Process Update.**

President Chapa Gorczynski provided an update on the Strategic Planning Process. No action was taken.

**Item 9. Road and Rail Safety Program Update**

Mr. Hanagriff provided an update on Fiscal Year 2022 Safe Streets Project. He stated that the

\$603,646 FTA grant ends in July 2025. He noted completed studies and the creation of the safety action plan.

Mr. Hanagriff then provided an update on Fiscal Year 2024 Safe Streets Project. He stated that the FTA has granted \$895,000 to continue studies and implement treatments.

Mr. Hanagriff also discussed train-pedestrian incidents around the City, noting that UPRR is collaborating with the City to implement safety measures. He also reviewed pedestrian activity at railroad crossings.

Director Luna left the meeting at 4:50 p.m.

Mr. Hanagriff then reviewed the block crossing report and rail corridor collaborative in order to reduce blockages during peak traffic times.

Mr. Hanagriff and Mr. Ruiz discussed the implementation of a technology-driven safety system. No action was necessary.

Director Barner left the meeting at 4:59 p.m.

#### **Item 10. Houston Post-Crash Care Demonstration Program Update.**

Mr. Hanagriff provided an update on the Houston Post-Crash Care Demonstration Program, stating that the City will receive statistics on emergency services routes and response times. No action was necessary.

Director Deans left the meeting at 5:11 p.m.

#### **Item 11. President's Report – District Overview.**

Mr. Retana reported on the graffiti abatement program, illegal dumping and right-of-way clean up.

Mr. Ezzell updated the Board on the status of the Roundabout and sidewalk improvements. He stated that full closeout of the Roundabout project should occur within the next 60 days.

Mr. Cardenas then reviewed marketing outreach and efforts, including upcoming events.

Mr. Garcia reported on the activity at the navigation market, including installation of a new operator in the restaurant kiosk.

Mr. Joyce updated the Board on the EEIC and planning events, including an update on the various grants received to date.

#### **Item 12. Executive Session, if Necessary.**

The Board did not convene in Executive Session.

#### **Item 13. Reconvene in Open Session.**

The Board did not convene in Executive Session.

**Item 14. Adjourn.**

There being no further business, the meeting was then adjourned at 5:19 p.m.

*Blanca Blanco*

East End District

