

**EAST END DISTRICT**  
**Regular Meeting of the Board of Directors**  
**October 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, **October 23, 2025, at 3:30 p.m.** The roll was called of the members of the Board, to-wit:

Position 1	Anna Deans	
Position 2	Blanca Blanco	2 <sup>nd</sup> Vice Chair
Position 3	Stephen Quezada	Secretary
Position 4	Vicki Luna	
Position 5	Rachel Cevallos de Gonzales	
Position 6	Joe Meppelink	
Position 7	Lani Baker	
Position 8	Jose Valdez	Treasurer
Position 9	Erik Ibarra	
Position 10	Jorge Lara	
Position 11	Jaimie D. Wells	
Position 12	Elliot Barner	1 <sup>st</sup> Vice Chair
Position 13	Chude Chike-Obi	
Position 14	Marjorie Peña	Chair
Position 15	Peter Molick	

and all of the above were present except Directors Quezada, Baker, Lara, and Chike-Obi, 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 Executive Vice President; Erick Retana, the District's Vice President of District Services; Ariel Robinstein, the District's Manager of District Services; Eva Quiroz, the District's Administrative Services Manager; Ariel Robinstein, the District's Manager of District Services; Robert Ruiz, the District's Public Safety Coordinator; Jack Hanagriff, the District's Director of Transportation Safety; Pablo Reyes, the District's Field Inspector & Field Services Clerk; Luis Tovar, the District's Greenspace Coordinator; Oscar Rodriguez, Graffiti Abatement Tech; Victoria Macalino, the District's Director of Planning and Infrastructure; Erica Berwick of Your Part-Time Controller, LLC; Sergeant Alvarado of Harris County Precinct 6 ("Precinct 6"); Jason Bullen of UPCDC; Amy Dinn with Friends of Dawson Lunnon Cemetery; Dominic Mazod; and Laura Davis and Audrey Lyons (paralegal) of Sanford Kuhl Hagan Kugle Parker Kahn LLP.

Chairwoman Peña called the meeting to order at 3:31 p.m.

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

Ms. Dinn addressed the Board regarding the Dawson Lunnon Cemetery.

Mr. Mazod addressed the Board regarding safety concerns in the area.

Director Meppelink entered the meeting at 3:39 p.m.

**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. **Reappointment.** Reappointment of Vicki Luna to East End District Board of Directors.
- d. **Update Check Signers on behalf of East End District.** Update authorization of check signers on accounts with Frost Bank and Space City Credit Union.

President Gorczynski asked to remove item d. from the Consent Agenda.

The Board considered approving the Consent Agenda. Director Blanco moved to approve items a., b., and c. on the Consent Agenda, as presented. Director Cevallos de Gonzales seconded the motion, which passed, with Director Luna abstaining.

Director Barner entered the meeting at 3:54 p.m.

### **Item 3. Financial Reports.**

Ms. Berwick reviewed the monthly Financial Report for September 30, 2025 (the "Report").

Director Valdez provided an update from the Finance Committee.

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

### **Item 4. Investment Report**

Ms. Berwick reviewed the Investment Report for October 1, 2024, through September 30, 2025.

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

### **Item 5. Special Report: Leverage Log.**

This item was deferred.

### **Item 6. Security Report.**

Sergeant Alvarado reported on criminal activity in the District for the month of September 2025, including work performed by the mental health team. No action was necessary.

Mr. Joyce and President Gorczynski provided a brief update on a potential social service project proposed for implementation at 419 Emancipation and presented an overview of the "Super Hub" concept.

Director Deans exited the meeting at 4:35 p.m.

### **Item 7. Road and Rail Safety Program Update.**

Mr. Hanagriff provided an update on Fiscal Year 2022 and Fiscal Year 2024 Safe Streets Projects, stating that Fiscal Year 2022 is coming to a close, and reimbursement has been received. He stated that a safety strategy has been formed and safety information has been updated and made available to the public. He stated that FY24 granted approximately \$800,000, and that projects are moving into the demonstration phase.

**Item 8. Proposal for Consultant Professional Services Agreement.**

Mr. Hanagriff reviewed a Service Agreement with the Traffic Injury Research Foundation for support and planning demonstration projects under the FY24 Safe Streets for All Grant, for an amount not to exceed \$381,600. Ms. Gorczynski stated that staff recommends the Agreement be approved contingent on release of funds.

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

**Item 9. Workforce Report.**

President Gorczynski reviewed the Workforce Report from SERJobs, highlighting Port of Houston jobs.

**Item 10. East End Strategic Plan.**

President Gorczynski provided an update regarding the East End District Strategic Plan.

Director Blanco exited the meeting at 4:55 p.m.

Director Valdez exited the meeting at 4:49 p.m.

Director Luna exited the meeting at 5:01 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. Bullen updated the Board on the status of the Roundabout and sidewalk improvements.

Mr. Cardenas updated the Board on marketing and initiatives.

Mr. Joyce provided an EEIC update.

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

The Board did not convene in Executive Session.

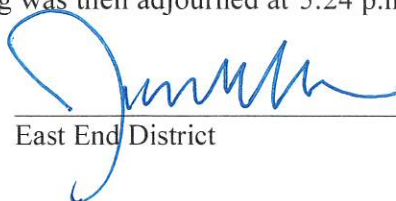
**Item 13. Reconvene in Open Session.**

The Board did not convene in Executive Session.

**Item 14. Adjourn.**

There being no further business, the meeting was then adjourned at 5:24 p.m.



  
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East End District