

**AGENDA
CITY OF PORT ARTHUR SECTION 4A
ECONOMIC DEVELOPMENT CORPORATION
REGULAR MEETING**

4173 39TH Street, Port Arthur, Texas

Date: March 07, 2007

Time: 6:00 p.m.

I. CALL TO ORDER

II. ROLL CALL, INVOCATION & PLEDGE

BOARD OF DIRECTORS

(1) Richard Wycoff	_____	(6) Vacant	_____
(2) Barbara Mulroy	_____	(7) Lloyd Christian	_____
(3) Keith Daws	_____	(8) Kerry Thomas	_____
(4) Linda Spears	_____	(9) Richard White	_____
(5) Eli Roberts	_____		

III. MINUTES

1. February 7, 2007

IV. PETITIONS & COMMUNICATIONS

A. PRESENTATIONS

1. S.G.S. Causeway Bait & Tackle – Herbert Schwarznau
2. Arceneaux & Gates Consulting Engineers, Inc. – Ron Arceneaux

B. COMMUNICATIONS

None.

V. CONSENT AGENDA ITEMS

1. To discuss the administrative agreement between the City of Port Arthur Section 4A Economic Development Corporation and the City of Port Arthur.

2. To discuss and consider the approval of an invoice from Arceneaux & Gates Consulting Engineers, Inc. in the amount of \$330.00 for professional services rendered through February 21, 2007 for additional services regarding Excavators and Constructors.
3. To discuss and consider the approval of an invoice from Arceneaux & Gates Consulting Engineers, Inc. in the amount of \$2,091.50 for professional services rendered through February 21, 2007 for the survey of EDC property on 4th street.
4. To discuss and consider the approval of an invoice from Arceneaux & Gates Consulting Engineers, Inc. in the amount of \$2,910.00 for professional services rendered through February 21, 2007 for engineering study-metal recycling facility.
5. To discuss and consider the approval of invoices from Germer Gertz for professional services rendered:

<u>Through:</u>	<u>Amount:</u>	<u>Pertaining to:</u>
January 31, 2007	\$3,746.97	Economic Development Corporation
January 31, 2007	\$ 287.20	Camellia Plaza, L.P.
January 31, 2007	\$ 4.33	West Side Development
January 31, 2007	\$ 87.50	Redwine Family Partners, Ltd.
January 31, 2007	\$ 725.00	Spur 93 Business Park
January 31, 2007	\$1,237.50	EcoDiesel Industries, LLC.
January 31, 2007	\$1,252.93	Pleasure Island Shrimp House, Inc.
January 31, 2007	\$ 412.66	Del Pueblo Foods, USA, Inc.
January 31, 2007	\$ 875.00	Lamar State College-Port Arthur
January 31, 2007	\$4,070.06	Desselle-Maggard Corporation
Total:	\$12,699.15	

VI. NON-CONSENT AGENDA ITEMS

1. To discuss and request the City of Port Arthur's City Council to participate 50% in the renewal of the agreement between the City of Port Arthur and the Port Arthur Section 4A Economic Development Corporation and the National Development Council.
2. To discuss and consider the approval of the recommended settlement offer from Placo.
3. To discuss and consider the approval of the recommended settlement offer from Schaumburg & Polk.
4. To discuss and consider the approval of the recommended settlement offer from Excavators & Constructions.

5. To discuss and consider the acceptance of interest-only payments from Abraham Manufacturing for three months extending the term of the loan to December 1, 2013.
6. To discuss and consider the approval of the report from Arceneaux & Gates pertaining to the proposed scrap metal for the Triangle Waste recycling facility.
7. To discuss and consider the approval of an incentive agreement between the City of Port Arthur Section 4A Economic Development Corporation and Triangle Waste.
8. To discuss and consider the approval of the City of Port Arthur Revolving Loan administered through the National Development Council for S.G.S. Causeway Bait & Tackle.
9. To discuss and consider the approval of an agreement between the Port Arthur Section 4A Economic Development Corporation and Golden Pass LNG.
10. To discuss and consider the reimbursement to the City of Port Arthur for expenses paid in the amount of \$12,696.00 for insurance for fiscal year 2006-2007.
11. To discuss and consider the approval of an Ordinance for the Business Park Landscaping.

VII. REPORTS

1. CEO's Report
 - a. Contract monthly status reports.
 - b. Board Financial Update.
 - c. Open Public Session time, requested by Kerry Thomas.
 - d. Audit report on finding, requested by Eli Roberts.
 - e. Update of EDC cd's, requested by Keith Daws and Eli Roberts.
 - f. City Council Joint Meeting on a Wednesday, requested by Kerry Thomas.
 - g. Office space for Beverly Hatcher, requested by Barbara Mulroy, Eli Roberts and Richard Wycoff.
 - h. Website update, requested by Richard Wycoff.
 - i. EDC guidelines for future bereavement cases, requested by Keith Daws.

VIII. CLOSED SESSION (EXECUTIVE SESSION)

In Order To Comply With The Requirements Of Chapter 551 (Open Meetings Law) Of The Texas Government Code, Prior To Going Into Closed Meeting The Presiding Officer To The City of Port Arthur Section

4A Economic Development Corporation Board Of Directors Should Make The Following Public Announcement:

"A Closed Meeting or Executive Session Will Be Held Pursuant To the Following Sections of Chapter 551, Texas Government Code,

1. **Section 551.087 Government Code** – To discuss Incentives for EDC Business Prospects.
2. **Section 551.071 Government Code** – To discuss pending and potential litigation.
 - ✓ Placo
 - ✓ Schaumburg & Polk
 - ✓ Excavators & Constructions
 - ✓ Pleasure Island Shrimp House
 - ✓ Wrongful termination claim
3. **Section 551.072 Government Code** – To discuss the value of land at the City of Port Arthur Section 4A Economic Development Spur 93 Business Park.
4. **Section 551.072 Government Code** - To discuss and review possible property acquisition as to the location of the EDC office in Port Arthur.
5. **Section 551.074 Government Code** – To discuss personnel matters of the Economic Development Corporation.
 - ✓ CEO Evaluation
 - ✓ Germer Gertz
 - ✓ Business Retention & Expansion Specialist

***The Items In Executive Session May Be Discussed And Acted On In Open Session.**

IX. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

ITEMS FOR FUTURE AGENDA CONSIDERATION OR REPORTS FROM STAFF MAY BE REQUESTED BUT NO DISCUSSION OF ANY ITEMS OR REQUESTS SHALL TAKE PLACE.

X. ADJOURNMENT OF MEETING

POSTED ON THE 2nd DAY OF March, 2007.

AT 5:04 O'CLOCK, P.M.
Floyd Batiste

**Floyd Batiste
CEO**