

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

*4173 39<sup>th</sup> Street, Port Arthur, Texas 77642*

*Date: March 09, 2009*

*Time: 6:00 p.m.*

**I. ROLL CALL, INVOCATION & PLEDGE**

**BOARD OF DIRECTORS**

- |                      |       |                  |       |
|----------------------|-------|------------------|-------|
| (1) Carolyn Guillory | _____ | (6) Kelly Shanks | _____ |
| (2) Doris Green      | _____ | (7) Kerry Thomas | _____ |
| (3) Roosevelt Petry  | _____ | (8) Keith Daws   | _____ |
| (4) Kaprina Frank    | _____ | (9) Eli Roberts  | _____ |
| (5) Richard Wycoff   | _____ |                  |       |

**II. MINUTES**

February 09, 2009

February 23, 2009

**III. PETITIONS & COMMUNICATIONS**

**A. PRESENTATIONS**

**B. COMMUNICATIONS**

1. Junior Achievement of the Golden Triangle, Inc.
2. PAISD State of the Schools Luncheon
3. Letter of Intent – Project & Development Services (PDS)
4. Letter of Intent - LSI
5. James Gamble Awards, Inc.

**C. PUBLIC COMMENT (limited 3 min. ea.)**

**IV. UNFINISHED BUSINESS**

None

**V. CONSENT AGENDA ITEMS**

1. To discuss and consider approving invoices from Arceneaux & Gates Consulting Engineers, Inc.

| <b>Invoice #</b> | <b>Amount:</b>      | <b>Pertaining to:</b>                                       |
|------------------|---------------------|---|
| 12280            | \$ 1,540.00         | Jade Ave. Extension – Phase II                              |
| 12281            | \$12,455.50         | Design & Construction of New Roadways – Bus. Park, Phase II |
| 12282            | \$5,784.00          | Development of a 7.3 Acre Site on Hwy 73                    |
| 12283            | \$1,050.00          | Replat of a 7.3 Acre Site on Hwy 73 – Additional Services   |
| <b>Total:</b>    | <b>\$ 20,829.50</b> |   |

2. To discuss and consider approving an invoice in the amount of \$6,000 from the National Development Council for technical assistance rendered for the period of February 1-28, 2009.
3. To discuss and consider an invoice in the amount of \$4,550.00 from Trey's Tractor Service for grass cutting at the PA Business Park.
4. To discuss and consider approving an invoice in the amount of \$169,184.03 from Excavators and Constructors for Pay Estimate No. 2 of the contract for Construction of Water, Sanitary Sewer, Paving, and Drainage Facilities to serve the PA Business Park – Phase II.

**VI. NON-CONSENT AGENDA ITEMS**

1. To discuss an incentive agreement with KT Maintenance as to property located on 4<sup>th</sup> Street, Port Arthur, Texas.
2. To discuss and consider approving the Request for Release of Escrow to Embree Asset Group, Inc.
3. To discuss and consider Board Fact Sheet on Ballot Proposition.
4. To discuss and consider amendments to the CEO Agreement.
5. To discuss and consider Board Travel Expenses & Reimbursement.
6. To discuss an incentive agreement with Orbital Insulation as to renovations of the property located on Houston Ave.

## **VII. REPORTS**

### **1. CEO's Report**

- a. IEDC Port Arthur Site Visit
- b. Board Goals & Objectives Workshop
- c. EDC Financial Update
- d. Emerging Technology Workshop

## **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 Prospects.
  - a. **KT Maintenance**
  - b. **Johnson Development Associates**
  - c. **Orbital Insulation**
2. **Section 551.071 Government Code** – To discuss with Attorney Guy Goodson pending and potential litigation.
3. **Section 551.072 Government Code** – To discuss the value of land at the City of Port Arthur Section 4A Economic Development Corporation Spur 93 Business Park.
4. **Section 551.072 Government Code** – To discuss the value of land on Hwy 73.
5. **Section 551.074 Government Code** – To discuss personnel matters of Port Arthur Section 4A Economic Development Corporation.

**\*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. POSTING OF MEETING

POSTED ON THE 5<sup>th</sup> DAY OF March, 2009.

AT 2:52 O' CLOCK, p.m.

Floyd Batiste

Floyd Batiste  
CEO