

**City of Port Arthur**  
**Section 4A Economic Development Corporation**

**AGENDA**

**Regular Meeting**

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

January 4, 2010

6:00 p.m.

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

**Board of Directors**

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

**II. MINUTES**

**December 14, 2009**

**III. PETITIONS & COMMUNICATIONS**

**A. Presentations**

None

**B. Communications**

None

**C. Speakers (limited 3 min. ea.)**

None

**IV. UNFINISHED BUSINESS**

1. To discuss and consider EDC Advertising.
  - a. EDC Website
2. To discuss and consider approving a request from BioMedical for a waiver to the Covenants & Restrictions of the Spur 93 Business Park.

## V. CONSENT AGENDA ITEMS

1. To discuss and consider approving invoices from Germer Gertz, L.L.P. for professional services through 11/30/2009.

<b>Invoice #:</b>	<b>Amount:</b>	<b>Pertaining to:</b>
377580	\$1,305.00	Abraham Mfg., Inc. Debtor; US Bankruptcy Court
377688	4,151.22	PAEDC
377689	200.00	Camellia Plaza, L.P.
377690	40.75	SETX Clearwater Environmental, L.L.C.
377691	900.00	Triangle Waste Solutions, Inc.
377692	60.00	Lockwood Holdings, Inc.
377693	560.00	Social Service Block Grant
377694	1,947.50	TeleTech
<b>Total:</b>	<b>\$9,164.47</b>	

2. To discuss and consider approving Monthly Estimate No. 4 in the amount of \$69,877.44 from Doughtie Construction Co., Inc. for Water, Sanitary Sewer, Paving and Drainage Facilities to serve the Highway 73 Business Park.
3. To discuss and consider an invoice in the amount of \$35,641.44 from Arceneaux & Gates Consulting Engineers, Inc. regarding the Business Park, Phase II, Contract 2 – Stormwater Detention Pond.
4. To discuss and consider an invoice in the amount of \$2,833.33 from Lloyd Christian – Affordable Lawn and Tractor Service for lawn maintenance of the Spur 93 Business Park for the month of December 2009.
5. To discuss and consider approving an invoice in the amount of \$3,935.00 from Lamar University – Dept. of Communication for Video Taping of 2009-2010 EDC Meetings.

## VI. NON – CONSENT AGENDA ITEMS

1. To discuss and consider entering into an agreement with Lamar University for the taping of EDC Meetings.
2. To discuss and consider an Amendment of the PAEDC Bylaws as recommended by the City Council.
3. To discuss and consider approving an Amended Incentive Agreement with Triangle Waste Properties.

## **VII. REPORTS**

### **CEO's Reports**

- a. EDC Monthly Financial Report
- b. PAEDC Annual Meeting
- c. Board Member Training
- d. 2008-2009 EDC Audit
- e. Employment Program
- f. Update on Regional Economic Development Initiative (REDI)

## **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 551.071 Government Code** – To discuss with Attorney Guy Goodson pending and potential litigation.
  - a. SETX Clearwater
2. **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.
3. **Section 551.072 Government Code** - To discuss and review possible property as to the location of the EDC office in Downtown Port Arthur.
4. **Section 551.087 Government Code** – To discuss Incentives for EDC Prospects.
  - a. Prospective Call Center
5. **Section 551.072 Government Code** – To discuss acquisition of property for potential call center.

**\*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 31<sup>st</sup> DAY OF December, 2009.

AT 1:55 O'CLOCK, p.m.

Floyd Batiste

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Floyd Batiste  
CEO