

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

**AGENDA**

**Regular Meeting**

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

August 23, 2010

6:00 p.m.

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

**Board of Directors**

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

**II. MINUTES**  
None

**III. PETITIONS & COMMUNICATIONS**

**A. Presentations**  
None

**B. Communications**  
None

**C. Speakers (limited 3 min. ea.)**  
None

**IV. UNFINISHED BUSINESS**

1. To discuss and consider approval of an application for the Operation Downtown Program.

## V. CONSENT AGENDA ITEMS

1. To discuss and consider approving invoices from Germer Gertz, L.L.P. for professional services through 07/31/10.

INVOICE NO #:	PERTAINING TO:	AMOUNT:
391296	Abraham Mfg, Inc., Debtor	\$530.92
391240	PAEDC	\$2,266.56
391241	SETX Clearwater	\$511.11
391242	Lamar State College-PA	\$200.00
391243	Abraham Mfg., Inc.	\$60.00
391244	MPW Industrial Services Group, Inc.	\$1,320.00
	<b>TOTAL:</b>	<b>\$4,888.59</b>

2. To discuss and consider payment of one-half (\$2,500) of the Phase I Environmental Assessment for the SETX Clearwater site within the Spur 93 Business Park.

## VI. NON - CONSENT AGENDA ITEMS

1. To discuss and consider approving a request for extension of time by Excavators & Constructors due to weather or supplies for the construction of the Phase II Road Construction in the Spur 93 Business Park.
2. To discuss and consider Contract Amendment No. 2 to Job No. EDC-090, Contract No. 3 with Excavators & Constructors for the installation of 3,500 L.F. Schedule 40 PVC electrical conduit with pull string.
3. To discuss and consider the sale of land to Clay Development - Port Arthur No. 1, L.P. in the Hwy. 73 Business Park.
4. To discuss and consider an economic incentive for Tyco Flow Control.
5. To discuss and consider an economic incentive agreement with MPW Industrial Services.
6. To discuss and consider approving an Operation Downtown Agreement between Lamar State College - Port Arthur and The Port Arthur EDC.
7. To discuss and consider hiring a security management company for the Spur 93 Business Park.
8. To discuss and consider a Phase I Environmental Assessment for the building at 501 Procter St.
9. To discuss and consider the awarding of a bid for Industrial Skills Training Services in the amount of \$40,500 for fifteen (15) Port Arthur Residents at \$2,700 per resident.

10. To discuss and consider appointing a member to the Bylaws Sub-Committee.
11. To discuss and consider advertising with the Port Arthur Chamber of Commerce in the 2011 Directory as recommended by the Advertising Committee.
12. To discuss and consider an advertisement with Allusion Entertainment during the Empowerment Expo.

## **VII. REPORTS**

1. September 6, 2010 Regular EDC Meeting – Labor Day Holiday
2. 2<sup>nd</sup> Community Economic Development Workshop
3. Strategic Planning Workshop
4. Port Arthur Economic Development Newsletter
5. Entergy Sub-Station

## **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
  - b. Abraham Mfg.
  - c. Mc-O Construction
2. **Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
  - d. 501 Procter Street
  - e. Clay Development – Port Arthur No. 1, L.P.
3. **Section 551.087 Government Code** – To discuss Incentives for EDC Prospects.
  - a. MPW Industrial Services
  - b. Tyco Flow Control
4. **Section 551.074 Government Code** – To discuss personnel matters of Port Arthur Section 4A Economic Development Corporation.
  - a. CEO Evaluation

**\*The Items in Executive Session May Be Discussed and Acted On In Open Session.\***

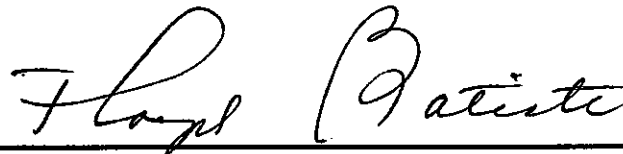
**IX. FUTURE AGENDA ITEMS OR REQUESTED REPORTS**

**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 20<sup>th</sup> DAY OF August, 2010.

AT 4:20 O' CLOCK, p.m



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Floyd Batiste  
CEO