

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA

Regular Meeting

4173 39th Street, Port Arthur, Texas 77642

December 13, 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
November 29, 2010

III. PETITIONS & COMMUNICATIONS

A. Presentations

1. Brock Services, Ltd. - Training Programs
2. STARS Safety Training & Rescue Services

B. Communications

1. Lamar State College Port Arthur - Eighth Annual Gulf Coast Gala Sponsorship

C. Speakers (limited 3 min. ea.)

None

IV. UNFINISHED BUSINESS

None

V. CONSENT AGENDA ITEMS

1. 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: November 1 – 30, 2010.
2. To discuss and consider approving an invoice in the amount of \$9,922.50 from K's & D's Industrial Training Center for the training of 15 students.
3. To discuss and consider approving an invoice in the amount of \$2,833.33 from Affordable Lawn & Tractor Service for the lawn maintenance for the Spur 93 Business Park.
4. To discuss and consider approving Monthly Estimates from Excavators & Constructors for work performed through November 30, 2010.

Estimate #	Amount:	Pertaining to:
No. 6	\$22,686.95	Port Arthur Business Park – Phase II, Contract 3
No. 7	\$28,500.00	Port Arthur Business Park – Phase II, Contract 3
No. 1	\$120,750.21	Port Arthur Business Park – Phase II, Contract 4
Total:	\$143,437.16	

VI. NON – CONSENT AGENDA ITEMS

1. To discuss and consider approving Amendment No. 3 to the Water, Sanitary Sewer, Paving and Drainage Facilities for the Port Arthur Business Park – Phase II, Contract 3 with Excavators & Constructors, Ltd.
2. To discuss and consider a training program with Brock Services, Ltd.
3. To discuss and consider an economic incentive with STARS Safety Training and Rescue Services.
4. To discuss and consider the purchase of property at 3300 Memorial Blvd. from the City of Port Arthur.
5. To discuss and consider an economic incentive with Cuff's Safety & Environmental Services.
6. To discuss requesting City Council to call an election in May 2011 on creating a 4B Economic Development Corporation.

7. To discuss and consider an Engineering Agreement with Vince Hauser, Architect for the design and engineering of the building at 501 Procter Street.
8. To discuss and consider a Purchase Agreement with JZ Russell Industries for land in the Spur 93 Business Park.

VII. REPORTS

1. Monthly Financial Update
2. Regular Meeting of December 27, 2010
3. Annual Meeting – Election of Officers
4. Business Park Landscape Maintenance Checklist 2010

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.
- 2. Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
 - a. JZ Russell Industries
 - b. 3300 Memorial Blvd.
 - c. 501 Procter St.
- 3. Section 551.074 Government Code** – To discuss personnel matters of Port Arthur Section 4A Economic Development Corporation.
 - a. CEO Evaluation
- 4. Section 551.087 Government Code** – To discuss Incentives for EDC Prospects.
 - a. Stars Safety Training and Rescue Services
 - b. Cuff's Safety & Environmental Services

***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 10th DAY OF December, 2010.

AT 2:35 O'CLOCK, p.m.

Floyd Batiste

Floyd Batiste
CEO