

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA

Regular Meeting

4173 39th Street, Port Arthur, Texas 77642

December 3, 2012

6:00 p.m.

ROLL CALL, INVOCATION & PLEDGE

Board of Directors

(1) Ransom Howard	_____	(6) Don Page	_____
(2) Aletha Kirkwood	_____	(7) Pat Holmes	_____
(3) Roosevelt Petry	_____	(8) Kaprina Frank	_____
(4) Dwight Wagner	_____	(9) Eli Roberts	_____
(5) Richard Wycoff	_____		

I. MINUTES

September 6, 2012

II. PETITIONS & COMMUNICATIONS

1. Presentations

2. Communications

3. Speakers (limited 3 min. ea.)

III. UNFINISHED BUSINESS

1. To discuss for possible consideration the PAEDC staff schedule of pay rates and ranges.

IV. CONSENT AGENDA ITEMS

None

V. NON – CONSENT AGENDA ITEMS

1. To discuss for possible consideration a training agreement with TSC Security.
2. To discuss for possible consideration approving a Letter of Intent from B&B Ice and Water.
3. To discuss for possible consideration Change Order No. 2 and final payment pertaining to the Contract with Excavators & Constructors for the construction of Kerry “Twin” Thomas Dr. in the Spur 93 Business Park.
4. To discuss for possible consideration an Employment Agreement with Coastal Industrial Services to serve in addition to the First Source Referral Agreement.
5. To discuss for possible consideration a modification to the Agreement with Climate Controlled Containers.
6. To discuss for possible consideration the naming of roads in the Spur 93 Business Park and other future roads.
7. To discuss for possible consideration EDC CEO’s recommendation for the Security Services in the Spur 93 Business Park.
8. To discuss for possible consideration a settlement for the Loan Agreement with DonShe Pottery.
9. To discuss for possible consideration Board’s counter offer for proposed sale of land in the Spur 93 Business Park.
10. To discuss for possible consideration a time extension to the Operation Downtown Agreement with Donnell Lavolais.
11. To discuss for possible consideration a time extension to the Operation Downtown Agreement with Lamar State College Port Arthur.
12. To discuss for possible consideration an amendment to the Operation Downtown Agreement with Kilgore Construction.
13. To discuss for possible consideration a time extension to the Operation Downtown Agreement with Kilgore Construction.
14. To discuss for possible consideration to approve and submit required documentation of eminent domain authority in Texas.
15. To discuss for possible consideration the Administrative Fees Agreement with the City of Port Arthur.

VII. REPORTS

1. Monthly Financial Update
2. 5 Year Strategic Plan Quarterly Report
3. Annual Meeting & Officer Elections
4. Timeline for Retrofitting of 501 Procter Street

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. Hernandez & Solis
2. **Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
 - a. Property located at W. Port Arthur Rd. and Highway 365.
3. **Section 551.074 Government Code** – To discuss matters of Personnel.
 - b. EDC position salary structure
4. **Section 551.087 Government Code** – To discuss Incentives for Commercial and Industrial Business Prospects.
 - a. 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 30th DAY OF November, 2012
AT 1:25 O' CLOCK, p.m

Floyd Batiste
Floyd Batiste, CEO