

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA

(Amended)

Regular Meeting

4173 39th Street, Port Arthur, Texas 77642

January 14, 2014

6:00 p.m.

ROLL CALL, INVOCATION & PLEDGE

Board of Directors

(1) Ransom Howard	_____	(6) Shad Wise	_____
(2) Aletha Kirkwood	_____	(7) Pat Holmes	_____
(3) Christy DeRouen	_____	(8) Kaprina Frank	_____
(4) Langston Adams	_____	(9) Carol Wommack	_____
(5) Richard Wycoff	_____		

I. MINUTES

December 2, 2103

II. PETITIONS & COMMUNICATIONS

1. Presentations

A. Freese & Nichols – City of Port Arthur Infrastructure Program

2. Communications

- A. Attorney Guy Goodson – Thank You Note
- B. Small Business Development Center – Thank You Note
- C. Chamber of Commerce Annual Banquet
- D. MLK Support Group Annual Breakfast

3. Speakers (limited 3 min. ea.)

III. UNFINISHED BUSINESS

- 1. To discuss for possible consideration a Letter of Intent submitted by BOD Environmental.

2. To discuss for possible consideration a Parks Improvement Request by the City of Port Arthur Parks & Recreation Department.

IV. CONSENT AGENDA ITEMS

1. To discuss requesting the Port Arthur City Council place on the May ballot a reduction of 4A Sales Taxes by one eighth (1/8) and requesting the City Council create a 4B with the reduced 1/8 Sale Taxes.

V. NON – CONSENT AGENDA ITEMS

1. To discuss for possible consideration funding the City of Port Arthur Infrastructure Program for fiscal year 2013 - 2014.
2. To discuss for possible consideration entering into an Economic Incentive Agreement with Krinos Foods.
3. To discuss for possible consideration a Letter of Intent submitted by ZeoGas LLC.
4. To discuss for possible consideration approving a quote for the Security Alarm system at the 501 Procter St. building.
5. To discuss for possible consideration approving a quote for the telephone and data cabling at the 501 Procter St. building.
6. To discuss for possible consideration approving a quote for the Audio/ Visual system at the 501 Procter St. building.
7. To discuss for possible consideration an Economic Loan/Incentive settlement agreement with Donshe Pottery.
8. To discuss for possible consideration the funding for Capital Improvement Projects requested by
 - a. Lincoln Park - Westside – New Addition
 - b. Montrose Park –
 - c. Rose Hill Park
9. To discuss for possible consideration negotiating a Commercial Broker Agreement for the listing of the PAEDC property located at 4173 39th Street, Port Arthur, Texas.
10. To discuss for possible consideration going out for bid for the movement of dirt and the construction of a road in the Spur 93 business Park.
11. To discuss for possible consideration the advertisement of PAEDC billboard in the Houston Market for an additional six months.

12. To discuss for possible consideration the City of Port Arthur purchase of property owned by PAEDC at Grannis and Rev. Ranson Howard.
13. To discuss for possible consideration the Purchase Agreement with Lonestar Development.
14. To discuss for possible consideration an advertisement in the Yardage Book for the Palms at Pleasure Island.
15. To discuss for possible consideration re-establishing Board Sub-Committees.

VII. REPORTS

1. Marketing
2. Operation and Employment & Training
3. Financial
 - a. Monthly Financial Update
 - b. Board Operations Financial Report
4. 501 Procter Update
 - a. Guaranteed Maximum Price Amendment
5. CEO's Report

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 and/ or legal advice.
2. **Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
 - b. Sitel
3. **Section 551.074 Government Code** – To discuss matters of Personnel.
 - a. CEO - Evaluation
4. **Section 551.087 Government Code** – To discuss Incentives for Commercial and Industrial Business Prospects.

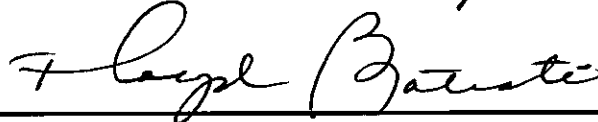
The Items in Executive Session May Be Discussed and Acted On In Open Session.

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 January, 2014
AT 4:47 O' CLOCK p.m.



Floyd Batiste, CEO