

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA

Special Meeting

4173 39th Street, Port Arthur, Texas 77642

February 10, 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

January 14, 2014 Regular Meeting
January 14, 2014 Annual Meeting

II. PETITIONS & COMMUNICATIONS

1. Presentations

None

2. Communications

1. 6th Annual State of Affairs of the City of Port Arthur
2. Chamber of Commerce Luncheon

3. Speakers (limited 3 min. ea.)

III. UNFINISHED BUSINESS

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

IV. CONSENT AGENDA ITEMS

None

V. NON – CONSENT AGENDA ITEMS

1. To ratify execution of the Correction Special Warranty Deed from the City of Port Arthur Section 4A Economic Development Corporation to Service Zone, Inc., pursuant to Sec. 5.029 of the Texas Property Code, to correct an error in the legal description under the County Clerk's file No. 2010000302, in the Official Public Records of Jefferson County, Texas.
2. To discuss and consider the re-purchase of the property on 4th St. sold to the Port Arthur Housing Authority.
3. To discuss for possible consideration the solicitation of bids for the grass cutting maintenance of the Highway 73 Business Park.
4. To discuss for possible consideration a Parks Improvement Application from Dick Dowling Lions Club for Bert Karrer Lions Park.
5. To discuss for possible consideration entering into an agreement with the LaBiche Architectural Group, Inc. to provide design services and construction manager for City Park Improvements at Lincoln Park, Montrose Park, and Rose Hill Park.

VII. REPORTS

1. Marketing
2. Operation and Employment & Training
3. Palms at Pleasure Island Advertisement
4. Requested Joint Meeting with City Council
5. Financial
 - a. Monthly Financial Update
 - b. Board Operations Financial Report
6. CEO's Report
 - a) 501 Procter Update
 - b) Land Sale to Lonestar Development Closed
 - c) Lamar State College – Port Arthur Student Housing

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.
 - a. Report on Additional Business Park Property
 - b. Possible Purchase of Property from the Port Arthur Housing Authority
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.
 - a. Reliable Polymer 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 7th DAY OF February, 2014

AT 4:33 p.m O' CLOCK

Floyd Batiste
Floyd Batiste, CEO