

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

**AGENDA**

**Regular Meeting**

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

*September 9, 2014*

*6:00 p.m.*

**ROLL CALL, INVOCATION & PLEDGE**

**Board of Directors**

(1) Ransom Howard	_____	(6) Shad Wise	_____
(2) Osman Swati	_____	(7) Pat Holmes	_____
(3) Christy DeRouen	_____	(8) Charlotte Moses	_____
(4) Langston Adams	_____	(9) Carol Wommack	_____
(5) Richard Wycoff	_____		

**I. MINUTES**

July 7, 2014  
August 4, 2014  
August 28, 2014 Special

**II. PETITIONS & COMMUNICATIONS**

**1. Presentations**

a. Red Door Education Group

**2. Communications**

a. MLK Support Group Annual Brunch  
b. Golden Triangle Days in Austin

**3. Speakers (limited 3 min. ea.)**

**III. UNFINISHED BUSINESS**

1. To discuss for possible consideration a Parks Improvement Request submitted by Commissioner Michael Shane Sinegal for Martin J. Holmes "Popeye" Park.

**IV. CONSENT AGENDA ITEMS**

None

## **V. NON – CONSENT AGENDA ITEMS**

1. To discuss for possible consideration approving an Operation Downtown agreement with International Longshoreman Association Local 25.
2. To discuss for possible consideration approving an agreement with the Rotary Club of Port Arthur for the Seawall Flag Monument.
3. To discuss for possible consideration a request from the City of Port Arthur Parks and Recreation department for allocation of funds to be used under the Entertainment Proposition.
4. To discuss for possible consideration renewal of the Lifeskills Training Program Agreement with Jireh World Church.
5. To discuss for possible consideration extending the On-the-Job Training Contract with JZ Russell Industries through fiscal year 2014-2015.
6. To discuss for possible consideration extending the On-the-Job Training Contract with Brock Services through fiscal year 2014-2015.
7. To discuss for possible consideration renewing the Technical Assistance Contract with National Development Council.
8. To discuss for possible consideration extending the Project Management Agreement with National Development Council for the renovation of 501 Procter St.
9. To discuss for possible consideration renewing the Legal Consultation Agreement with Germer PLLC.
10. To discuss for possible consideration renewing the Financial Advisor Agreement with First Southwest.
11. To discuss for possible consideration approving pricing for the Highway 73 Business Park.
12. To discuss for possible consideration the sale of land to Lockwood International.
13. To discuss for possible consideration a six month contract for a Houston market billboard.
14. To discuss for possible consideration a budget amendment to allow funding for the following items:
  - a. Lamar State College Port Arthur Student Housing
  - b. City of Port Arthur Administration Fees
15. To discuss for possible consideration renewing the windstorm insurance for 501 Procter St.

16. To discuss for possible consideration advertising the 5.236 acres of property off Jimmy Johnson Blvd for sale.
17. To discuss for possible consideration a Commercial Real Estate Listing Agreement for the EDC office property at 4173 39<sup>th</sup> St.
18. To discuss for possible consideration publication of an advertisement in the 2014 Winter Davos issue of European CEO.
19. To discuss for possible consideration the closeout of the Incentive Agreement with PA69, L.P.
20. To discuss for possible consideration the closeout of the Incentive Agreement with Reliable Polymer Services, L.P.

## **VII. REPORTS**

1. Marketing
2. Employment & Training
3. Business Operations, Retention and Expansion
4. Financial
5. CEO's Report
  - a) 501 Procter Update
  - b) Board Goals & Objectives Workshop

## **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.
  - a. Climate Controlled Containers
  - b. DonShe Pottery
2. **Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
3. **Section 551.074 Government Code** – To discuss matters of Personnel.
4. **Section 551.087 Government Code** – To discuss Incentives for Commercial and Industrial Business Prospects.
  - a. Sterling Shipyard LLC

**\*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 5<sup>th</sup> DAY OF September, 2014  
AT 4:20 p.m. O'CLOCK

Floyd Batiste  
Floyd Batiste, CEO