

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

**AGENDA**

**Regular Board Meeting**

*501 Procter Street, Ste. 100 Port Arthur, Texas 77640*

*July 5, 2016*

*6:00 p.m.*

**ROLL CALL, INVOCATION & PLEDGE**

**Board of Directors**

- |                      |       |                        |       |
|----------------------|-------|------------------------|-------|
| (1) Darrell Anderson | _____ | (6) Warren Pena        | _____ |
| (2) Eli Roberts      | _____ | (7) Dallas Smith       | _____ |
| (3) Christy DeRouen  | _____ | (8) Ingrid West Holmes | _____ |
| (4) Langston Adams   | _____ | (9) Carol Wommack      | _____ |
| (5) Richard Wycoff   | _____ |                        |       |

**I. MINUTES**

**II. PETITIONS & COMMUNICATIONS**

**1. Presentations**

**2. Communications**

a) Triangle Days in Austin

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

**III. UNFINISHED BUSINESS**

**IV. CONSENT AGENDA ITEMS**

None

**V. NON – CONSENT AGENDA ITEMS**

1. Discuss for possible consideration approval of Draw Request No. 2 for Seahawk Landing Student Housing Project

2. To discuss for possible consideration entering into a Market Consulting Agreement with Target Industry Prospects at a cost not to exceed \$15,000
3. To discuss for possible consideration renewal of agreement with Four Alarm Productions for EDC Billboard in the Louisiana Market at an annual cost not to exceed \$11,370.00
4. To review updated construction costs for buildout of third floor space and common area restrooms
5. To review requests submitted from the Port of Port Arthur and Reata Fuels Marketing Company for purchase of EDC lands on or near Rev. Ransom Howard Street
6. To discuss for possible consideration engaging appraisal or real estate services to establish value of EDC land on or adjacent to Rev. Ransom Howard Street
7. To discuss for possible consideration possible employment of a Security Officer for 501 Procter
8. To reconsider purchase of property in Highway 73 Business Park by Strong Tower Ministries
9. To discuss for possible consideration engaging appraisal or other services to establish market price per square foot for land at Highway 73 Business Park

## **VII. REPORTS**

1. Marketing & Business Recruitment Report
2. Operational Report
3. Financial Report
4. 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.
  - a. AAY Associates
  - b. Strong Tower Ministries
3. **Section 551.074 Government Code** – To discuss matters of Personnel
  - a. EDC Chief Executive Officer Performance 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 1<sup>st</sup> DAY OF July, 2016  
AT 1:20 p.m. O' CLOCK

Floyd Batiste  
Floyd Batiste, CEO