

**MINUTES  
CITY OF PORT ARTHUR SECTION 4A  
ECONOMIC DEVELOPMENT CORPORATION  
REGULAR MEETING  
4173 39<sup>th</sup> Street, Port Arthur, Texas  
October 13, 2014**

**I. CALL TO ORDER**

The Board of Directors of the City of Port Arthur Section 4A Economic Development Corporation met in a Regular Meeting on Monday, October 13, 2014. The meeting was called to order at 6:09 p.m.

**II. ROLL CALL, INVOCATION & PLEDGE**

The following Board Members were present:

Langston Adams, Richard Wycoff, Pat Holmes, Charlotte Moses, and Carol Wommack

The invocation was given by Carol Wommack.

The Pledge of Allegiance followed the Invocation

**III. MINUTES**

None

**IV. PETITIONS & COMMUNICATIONS**

**1. Presentations**

None

**2. Communications**

- a. Greater Port Arthur Chamber of Commerce Leadership Breakfast  
**Individual Seats will be purchased for those that would like to attend.**

**3. Speakers**

None

**V. UNFINISHED BUSINESS**

- 1. To discuss for possible consideration a Parks Improvement Request submitted by Commissioner Michael Shane Sinegal for Martin J. Holmes "Popeye" Park.  
**A motion was made by Richard Wycoff and seconded by Charlotte Moses to approve a Parks Improvement Request by Commissioner Sinegal for the improvement of Martin J "Popeye" Holmes Park. The vote was unanimous. Motion carried.**

## **VI. CONSENT AGENDA ITEMS**

1. To discuss requesting the City of Port Arthur City Council order an election in May 2015 to establish a Type "B" Economic Development Corporation at the rate of one-eight percent.  
**Discussion only, no action taken.**

## **VII. NON CONSENT AGENDA ITEMS**

1. To discuss for possible consideration a Parks Improvement Request submitted by Port Arthur Pop Warner Football Organization for Howard Lane Football Field-Staff Sgt. Lucian Adams Park  
**No action taken.**
2. To discuss for possible consideration a Parks Improvement Request submitted by the Pleasure Island Commission for Lakefront Park.  
**No action taken.**
3. To discuss for possible consideration Parks Improvement Requests by the Griffing Park Neighborhood Watch Inc. for Herman Park and Griffing Town Hall Park.
4. To discuss for possible consideration a Parks Improvement Request submitted for Rose Hill Park.

**A motion was made by Carol Wommack and seconded by Richard Wycoff to approve the following funds allocation for park improvements:**

**Herman Park - \$50,000**

**GriffingTown Hall Park - \$50,000**

**Popeye Holmes Park - \$60,000**

**Rose Hill Park - \$340,000**

**The vote was unanimous. Motion carried.**

5. To discuss for possible consideration the renewal of a contract for security services at the Spur 93 Business Park with Vets Securing America.  
**A motion was made by Langston Adams and seconded by Richard Wycoff not to renew the contract with Vets Securing America and to advertise a request for bids for the security services. The vote was unanimous. Motion carried.**
6. To discuss for possible consideration approving a staff 3% raise in alignment with the City's pay rates and ranges.  
**A motion was made by Richard Wycoff and seconded by Charlotte Moses to approve the 3% raise. The vote was unanimous. Motion carried.**

7. To discuss for possible consideration modifying office current lease agreement of Xerox Workcenter Multifunction Printer through Texas Cooperative Purchase Network for the remaining 29 months by adding 1 Line Fax Lan Lffax, for an additional monthly cost of \$23.70  
**A motion was made by Langston Adams and seconded by Charlotte Moses to approve adding the fax line to the Xerox Printer. The vote was unanimous. Motion carried.**
8. To discuss for possible consideration increasing the amount for the Lifeskills Training Program for Fiscal Year 2014-2015.  
**A motion was made by Richard Wycoff and seconded by Carol Wommack to approve increasing the contract amount with Jireh World Church/ Outreach Ministries for the Lifeskills Training of Port Arthur residents. The vote was unanimous. Motion carried.**
9. To discuss for possible consideration a Letter of Intent for the purchase of property off Jimmy Johnson Blvd.  
**A motion was made by Carol Wommack and seconded by Richard Wycoff to approve moving forward with the application process for the sale of land off Jimmy Johnson Blvd. and a possible incentive/ loan agreement. The vote was unanimous. Motion carried.**
10. To discuss for possible consideration community advertisement on "the breeze" radio station for fiscal year 2014-2015 in an amount of \$4,900.00.  
**A motion was made by Richard Wycoff and seconded by Langston Adams to approve advertisement on "The Breeze" Radio Station for an amount of \$4,900.00. The vote was unanimous. Motion carried.**
11. To discuss for possible consideration a listing agreement with Pat Holmes Realtor for listing of PAEDC property located at 4173 39<sup>th</sup> St., in Port Arthur, Texas.  
**A motion was made by Carol Wommack and seconded by Charlotte Moses to approve entering into a Listing Agreement with Pat Holmes real Estate. The vote was unanimous. Motion carried.**
12. To discuss for possible consideration a sales agreement between PAEDC and Lockwood International.  
**This item was taken into Executive Session.**
13. To discuss for possible consideration going out for bid for the movement of dirt in the Spur 93 Business Park.  
**A motion was made by Richard Wycoff and seconded by Carol Wommack to approve seeking bids for the movement of dirt in the Spur 93 Business Park. The vote was unanimous. Motion carried.**
14. To discuss for possible consideration requesting a Joint Meeting with the City Council of Port Arthur.  
**A motion was made by Langston Adams and seconded by Richard Wycoff to approve requesting a Joint Meeting with City Council. The vote was unanimous. Motion carried.**

## VIII. REPORTS

1. Marketing
2. Employment & Training
3. Business Operations, Retention and Expansion
4. Financial
5. CEO's Report

## IX. 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.
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.
  1. Sterling Shipyard

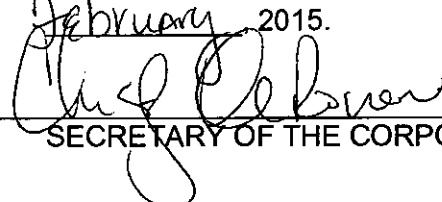
**\*The Items in Executive Session May Be Discussed and Acted On In Open Session."**

The Board retired to executive session at 7:58 p.m. and reconvened.

## X. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

## XI. ADJOURNMENT OF MEETING

APPROVED BY THE BOARD OF DIRECTORS ON THE 2<sup>nd</sup> DAY OF February 2015.

  
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SECRETARY OF THE CORPORATION