

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA
Special Board Meeting
501 Procter Street, Ste. 100, Port Arthur, TX 77640
Monday, September 10, 2018
6:00 p.m.

ROLL CALL, INVOCATION & PLEDGE

Board of Directors

- | | | | |
|-----------------------|-------|------------------------|-------|
| (1) Darrell Anderson | _____ | (5) Dallas Smith | _____ |
| (2) John Chirafis | _____ | (6) Ingrid West Holmes | _____ |
| (3) Christopher Smith | _____ | (7) David Stickley | _____ |
| (4) Kenneth Marks | _____ | | |

I. MINUTES

Regular Board Meeting August 6, 2018

II. PETITIONS & COMMUNICATIONS

1. Presentations

- a. Legacy CDC / Affordable Housing Program
- b. KT Maintenance
- c. Downtown Revitalization

2. Communications

- a. Disaster Humanitarian Services – “Ride To Recovery”
- b. Port Arthur Chamber of Commerce Leadership Breakfast, September 25, 2018

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

III. UNFINISHED BUSINESS

IV. CONSENT AGENDA ITEMS

V. NON-CONSENT AGENDA ITEMS

1. To discuss for possible consideration the acceptance, by the City of Port Arthur, of the infrastructure of Gabby Eldridge Avenue and Martin Flood Circle in the Hwy 73 Business Park.
2. To discuss for possible consideration rescinding a Land Purchase and Loan Agreement for Hwy 73 Business Park with KLV Ventures, Inc.
3. To discuss for possible consideration a Purchase Agreement and an Easement for Road Access with KLV Ventures, Inc. for land at the Hwy. 73 Business Park.
4. To discuss for possible consideration entering into a Purchase Agreement with Walden Road Properties, LLC for 6 acres of land in the Spur 93 Business Park.
5. To discuss for possible consideration an Economic Incentive Grant with Industrial Scaffolding, LLC.
6. To discuss for possible consideration entering into a Purchase Agreement with Standard Alloy for 22 acres of land in the Spur 93 Business Park.
7. To discuss for possible consideration a Letter of Intent for an Economic Incentive for Infrastructure Improvement for 1645 Jefferson Drive/Lts. 11 & 12 Ippolito.
8. To discuss for possible consideration a Letter of Intent and Phase I Application for an Economic Incentive from RamTex.
9. To discuss for possible consideration a Letter of Intent from the City of Port Arthur for the Lease of Space at 501 Procter Street.
10. To discuss for possible consideration a Request for Qualifications for Architectural Services for the renovation of the Port Arthur News Bldg./549 4th Street.
11. To discuss for possible consideration a Request for Proposal for a Project Management Consultant Service for the removal of asbestos/lead/mold at the Port Arthur News Bldg./549 4th Street.
12. To discuss for possible consideration allocating \$67,500, of Job Training Funds, for five (5) Port Arthur High School Graduates to attend a 2-year training program at Lamar State College – Port Arthur.

VI. REPORTS

1. Marketing & Business Recruitment Report
2. Operational Report
3. Financial Report
4. CEO's Report

VII. 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.**

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

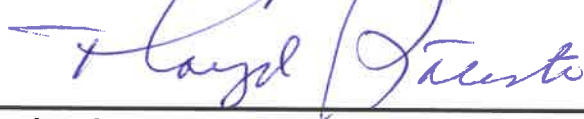
VIII. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

Items for future agenda consideration or reports from staff may be requested but no discussion of any items or requests shall take place.

IX. POSTING OF MEETING

POSTED ON THE 17th DAY OF September, 2018

AT 1:30 p.m. O'CLOCK



Floyd Batiste, CEO