

City of Port Arthur
Section 4A Economic Development Corporation

AGENDA
Regular Board Meeting
501 Procter Street, Ste. 100, Port Arthur, TX 77640
Monday, December 2, 2019
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) Jerry LaBove _____ |
| (4) Kenneth Marks _____ | |

I. MINUTES

11.04.2019 Regular Meeting Minutes

II. PETITIONS & COMMUNICATIONS

1. Presentations

- a. PAEDC CEO Floyd Batiste
- b. City of Port Arthur

2. Communications

- a. City of Port Arthur:
Lighting of Tree - December 3, 2019 / Holiday Parade - December 14, 2019.
- b. A Golden Holiday (Commissioner Michael Shane Sinegal), December 5, 2019
- c. 2020 Economic Forecast Breakfast, January 15, 2020
- d. Port Arthur Work Ready Community, January 16, 2020
- e. 33rd Annual MLK Brunch, January 20, 2020
- f. Port Arthur Education Foundation State of Education Luncheon,
February 11, 2020
- g. PAEDC 2020 Board Meeting Schedule

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 approving an Infrastructure Economic Incentive Agreement with Heraldo Munoz.
2. To discuss for possible consideration approving an Infrastructure Economic Incentive Agreement with Griffing Plaza.
3. To discuss for possible consideration recommendation of the Micro Loan Committee.
4. To discuss for possible consideration approving a Purchase Agreement for one (1) acre of land in the Spur 93 Business Park by Mid-County Plaza, LLC.
5. To discuss for possible consideration a Letter of Intent from Cornerstone Fabricators, LLC.
6. To discuss for possible consideration a Letter of Intent from Group Trucking, LLC.
7. To discuss for possible consideration a Letter of Intent from Innova Eco Building Systems LLC.
8. To discuss for possible consideration a Letter of Intent from Industrial Cleaning Services LLC.
9. To discuss for possible consideration a Letter of Intent from Team Fabricators LLC.
10. To discuss for possible consideration an amendment to the milestones of the Economic Development Conditional Grant Agreement with Max Holdings, LLC.
11. To discuss for possible consideration an amendment to the milestones of the Economic Development Conditional Grant Agreement with MP1 Construction, LLC.
12. To discuss for possible consideration the renewal of the CDL Training Agreement with Lamar State College – Port Arthur.

13. To discuss for possible consideration a Summer Youth Employment Program.
14. To discuss for possible consideration allocating Job Training Funds, for five (5) Port Arthur High School Graduates to attend a 2-year training program at Lamar State College – Port Arthur.
15. To discuss for possible consideration going out for bid for landscaping of the Spur 93 Business Park.

VI. REPORTS

1. Business Recruitment Report
2. Project 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.
 - a. **Electrical Service Spur 93 Business Park**
2. **Section 551.072 Government Code** – To deliberate the purchase, exchange, lease, or value of real property.
 - a. **Purchase of Property for Economic Development**
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"**

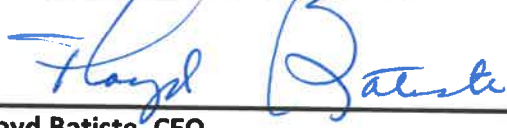
VIII. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

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 26th DAY OF November, 2019

AT 10:55 A.M. O'CLOCK



Floyd Batiste, CEO