Port Arthur Economic Development Corporation

AGENDA
Board of Directors Regular Board Meeting
501 Procter Street, Ste. 100, Port Arthur, TX 77640
Monday, November 3rd, 2025
6:00 PM

I. CALL TO ORDER

II. ROLL CALL, INVOCATION & PLEDGE

BOARD OF DIRECTORS

(1)	**Beverly Raymond**	________	**(5)**	**Morris Albright**	________
(2)	**Kaala Jacobs**	________	**(6)**	**Ingrid Holmes**	________
(3)	**Jerry LaBove**	________	**(7)**	**Kaprina Frank**	________
(4)	**Darrell Anderson**	________			

III. MINUTES

1. Acceptance of:
   a. August 4th, 2025, Regular Board Meeting Minutes
   b. October 6th, 2025, Regular Board Meeting Minutes

IV. PETITIONS & COMMUNICATIONS

1. **Public Comments (limited to 3 minutes per speaker)**

2. **Presentations**

   A. Dana Espinal – Small Business Development Center - (SBDC)
      a. Progress Update from the LSCPA - SBDC
      b. Update on Retail Strategies LLC's Implementation of the City of Port Arthur's Downtown Revitalization Plan

3. **Communications**

   (None)

V. REPORTS

1. Monthly Financial Report for September 2025

2. Board Meeting Agenda Posting

VI. UNFINISHED BUSINESS

(None)

VII. CONSENT AGENDA ITEMS

(None)

VIII. NON-CONSENT AGENDA ITEMS

1. Review, discussion and possible action to approve a request from Bishop I, LLC to sell the property at 900 W. Jade Ave. within the Spur 93 Business Park.

2. Review, discussion, and possible consideration inserting a provision into the incentive agreements requiring incentive recipients to use the City of Port Arthur as their location in advertisements, social media, and on their website.

3. Review, discussion, and possible action to approve the acceptance of a proposal and enter into an agreement for Legal Counsel Services.

4. Review, discussion and possible action to approve a Summer Youth Employment Program for 2026.

5. Review, discussion and possible action to approve a Scholarship Program for 2026.

6. Review, discussion and possible action to execute a Letter of Intent from the Port Arthur Economic Development Corporation to Lamar State College Port Arthur regarding support for an expanded welding training program.

7. Review, discussion and possible action regarding the Spur 93 Business Park Covenants and Restrictions.

8. Review, discussion and possible action to amend or rescind Resolution 25-059 as it relates to the agreement with GrantWorks, Inc. for Economic Development Grant Research, Application and Administrative Services. (Request of Director LaBove)

IX. CLOSED SESSION (EXECUTIVE SESSION)

"The Board of Directors will recess into Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss the following topics. The items in Executive Session may be acted on in open session:"

1. §551.074 – Personnel Matters | Hiring of PAEDC Chief Executive Officer

The PAEDC Board reserves the right to adjourn into an executive session at any time to discuss any of the matters listed on the agenda as authorized by the TEXAS GOVERNMENT CODE:

- **§551.071 – Consultation with Attorney**
- **§551.072 – Deliberations about Real Property**
- **§551.074 – Personnel Matters**
- **§551.087 – Economic Development Negotiations**

X. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

XI. ADJOURNMENT

POSTING OF MEETING

POSTED THIS 28th DAY OF October, 2025 AT 2:24pm O'CLOCK.

Krystle Muller

Krystle Muller,
Interim Chief Executive Officer

NOTICE

Notice is hereby given that the Port Arthur Economic Development Corporation will hold a meeting, open to the public, at 501 Procter St. in Port Arthur, Texas on Monday November 3rd, 2025 at 06:00 PM. Directors of the Port Arthur Economic Development Corporation may participate in the meeting virtually, as long as a quorum of the Board of Directors and the presiding officer are physically present at 501 Procter St. Port Arthur, TX, in accordance with the Texas Open Meetings Act.