

NOTICE: ANY SUBJECT APPEARING ON THIS AGENDA, REGARDLESS OF HOW THE MATTER IS STATED, MAY BE ACTED UPON BY THE BOARD OF DIRECTORS OF TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION.

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION  
BOARD OF DIRECTORS ANNUAL MEETING

AGENDA

OCTOBER 30, 2019- 3:00 P.M.  
CITY HALL CONFERENCE ROOM  
1801 9th Ave. N.  
Texas City, TX 77590

PLEASE NOTE: Public comments and matters from the floor are generally limited to 3 minutes in length. If you would like to request to speak, please do so in advance of the meeting by filling out a Request To Address Commission form. All in attendance are required to remove hats and/or sunglasses (dark glasses) during meetings and to also silence all cell phones and electronic devices.

1. ROLL CALL
  
2. NEW BUSINESS
  - a. Consider and take action on the election of Officers and Oath of Officers.
  
  - b. Consider and take action on the Texas City Industrial Corporation Minutes for October 3, 2018.
  
  - c. Consider and take action on Resolution No. 19-01, approving the actions of the Officers of the Texas City Industrial Development Corporation for the fiscal year 2018-2019.
  
  - d. Consider and take action on Resolution No. 19-02, adopting the 2019-2020 fiscal year budget of the Texas City Industrial Development Corporation.
  
3. UPDATES
  
4. BOARD COMMENTS
  
5. ADJOURNMENT

I, THE UNDERSIGNED AUTHORITY, DO HEREBY CERTIFY THAT THIS NOTICE OF MEETING WAS POSTED ON THE BULLETIN BOARDS AT CITY HALL, 1801 9TH AVENUE NORTH, TEXAS CITY, TEXAS, AT A PLACE CONVENIENT AND READILY ACCESSIBLE TO THE GENERAL PUBLIC AND ON THE CITY'S WEBSITE ON OCTOBER 25, 2019, PRIOR TO 3 P.M., AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.

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Texas City Industrial Development Corporation

**Texas City Industrial Development  
Corporation Agenda**

**2. a.**

**Meeting Date:** 10/30/2019

**Submitted By:** Rhomari Jackson, City Secretary

**Department:** City Secretary

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**Information**

**ACTION REQUEST (Brief Summary)**

Consider and take action on the election of Officers and Oath of Officers.

**BACKGROUND**

**ANALYSIS**

**ALTERNATIVES CONSIDERED**

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**Attachments**

Attachment

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**TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION BOARD**

**CHARTER/FILE NO. 4927501 APPROVED BY SECRETARY OF STATE ON 10/5/79**

**PURPOSE:** This is a duly-registered corporation in the State of Texas. The City designated the Corporation as the duly constituted authority and instrumentality of the City and has authorized such corporation to act on behalf of the City for the specific purposes as described in the Articles of Incorporation -- i.e., the Corporation is organized and may issue bonds on behalf of the City for the specific purposes as described in the Articles of Incorporation, and the Corporation is organized and may issue bonds on behalf of the City for the specific public purpose of the promotion and development of commercial, industrial or manufacturing enterprises to promote and encourage employment and the public welfare. It is anticipated that the Corporation will issue one or more series of industrial development revenue bonds for the purpose of paying all or part of the costs of constructing and acquiring one or more commercial, industrial or manufacturing facilities within the City, or for the purpose of loaning the proceeds to one or more corporations duly authorized to do business in the State of Texas, in order to provide temporary or permanent financing of all or part of the cost of constructing and acquiring a commercial, industrial or manufacturing facility.

**TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION BOARD** – Five (5) directors will serve three-year (3) terms staggered. No limit on number of terms. Each Director shall hold office for the term for which he is appointed and until his successor shall have been appointed and qualified unless sooner removed. Meetings are held as required.

<b>Randy Dietel, <i>Chairperson</i></b>  <a href="mailto:randy@pilinginc.com">randy@pilinginc.com</a>	<b>John Hackbarth, <i>Vice-Chairperson</i></b>  <a href="mailto:drhackbarth@texasdentalhealth.com">drhackbarth@texasdentalhealth.com</a>
<b>Rev. Jerry Lee, <i>Director</i></b>	<b>Genie Jennings, <i>Director</i></b>
<b>William Etheredge, <i>Director</i></b>	<b>City Staff:</b> Russell F. Plackemeier, City Attorney Nicholas Finan, Executive Director of Management Services Laura Boyd, Director of Finance Rhomari Leigh, Board Secretary Justin Herter, Board Secretary Alternate

**Texas City Industrial Development Corporation Agenda**

**2. b.**

**Meeting Date:** 10/30/2019

**Submitted By:** Rhomari Jackson, City Secretary

**Department:** City Secretary

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**Information**

**ACTION REQUEST (Brief Summary)**

Consider and take action on the Texas City Industrial Corporation Minutes for October 3, 2018.

**BACKGROUND**

**ANALYSIS**

**ALTERNATIVES CONSIDERED**

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**Attachments**

Minutes

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TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION  
BOARD OF DIRECTORS MEETING

MINUTES

OCTOBER 3, 2019 2:00 PM

CITY HALL CONFERENCE ROOM

The Texas City Industrial Development Corporation Board of Directors met WEDNESDAY, OCTOBER 3, 2018, at 2:00 PM, in the City Hall Conference Room, 1801 9th Avenue North, in Texas City, Texas. A quorum having been met, the meeting was called to order at 2:22 PM by Ms. Jennings with the following in attendance:

**(1)** ROLL CALL

Present: William Etheredge, Director  
Genie Jennings, Vice-Chairperson  
Randy Dietel, Chairperson  
John Hackbarth, Director  
Jerry Lee, Jr., Director  
Laura Boyd, Finance Director / Ex-Officio Member

Staff Present: Nicholas Finan, Executive Director of Management Services  
James Hartshorn, Deputy Director of Management Services  
Russell Plackemeier, City Attorney  
Rhomari Leigh, Board Secretary  
Justin Herter, City Staff  
Ryan McCiellen, City Staff

**(2)** NEW BUSINESS

- (a)** Consider and take action on election of Officers and Oath of Officers.

There was discussion to appoint Randy Dietel as Chairperson and John Hackbarth as Vice-Chairperson.

Motion by Vice-Chairperson Genie Jennings, Seconded by Director Jerry Lee, Jr. to approve Randy Dietel as Chairperson and John Hackbarth as Vice Chairperson.

**Vote:** 3 - 0 CARRIED

- (b)** Consider and take action on Texas City Industrial Developmemnt Corporation Minutes for October 26, 2017.

Motion by Vice-Chairperson Genie Jennings, Seconded by Director Jerry Lee, Jr. to approve minutes.

**Vote:** 3 - 0 CARRIED

- (c) Consider and take action on Resolution No. 18-01, approving the action of the Officers of the Texas City Industrial Development Corporation for the 2017-2018 fiscal year.

Nicholas Finan, Executive Director of Management Services, stated that this resolution is recommended by the City Attorney to validate the smaller items not budgetary in nature or do not need board approval in a formal meeting.

Motion by Vice-Chairperson Genie Jennings, Seconded by Director John Hackbarth to approve Resolution No. 18-01.

**Vote:** 4 - 0 CARRIED

- (d) Consider and take action on Resolution No. 18-02, adopting the 2018-2019 fiscal year budget of the Texas City Industrial Development Corporation.

Laura Boyd, Finance Director, reviewed the budget with the board members. Ms. Jennings asked if the balance will go down in reference to salaries and benefits? Ms. Boyd replied that it would.

Motion by Vice-Chairperson Genie Jennings, Seconded by Director John Hackbarth to approve Resolution No.18-01.

**Vote:** 4 - 0 CARRIED

(3) UPDATES

There were no updates.

(4) BOARD COMMENTS

There were no Board Comments.

(5) ADJOURNMENT

Having no further business, Mr. Hackbarth made a MOTION to ADJOURN at 2:29 PM; the motion was SECONDED by Ms. Jennings. The meeting was adjourned.

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Board Secretary  
Texas City Industrial Development Corporation

Date Approved: \_\_\_\_\_

**Texas City Industrial Development Corporation Agenda**

**2. c.**

**Meeting Date:** 10/30/2019

**Submitted By:** Rhomari Jackson, City Secretary

**Department:** City Secretary

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**Information**

**ACTION REQUEST (Brief Summary)**

Consider and take action on Resolution No. 19-01, approving the actions of the Officers of the Texas City Industrial Development Corporation for the fiscal year 2018-2019.

**BACKGROUND**

Our City Attorney has recommended this resolution to validate the smaller items not budgetary in nature or that typically do not need the Board's approval in a formal meeting such as a change order under the allowable percentage of advertisement in a newspaper and approved within the budget.

**ANALYSIS**

**ALTERNATIVES CONSIDERED**

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**Attachments**

Resolution

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**TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION**

**RESOLUTION NO. 19-01**

**A RESOLUTION APPROVING THE ACTIONS OF THE OFFICERS OF THE BOARD OF DIRECTORS OF THE CITY OF TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION (TCIDC) DURING THE 2018 - 2019 FISCAL YEAR; AND PROVIDING THAT THIS RESOLUTION SHALL BECOME EFFECTIVE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

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**WHEREAS**, at a meeting of the Board of Directors of the Texas City Industrial Development Corporation, duly held on October 30, 2019, consideration was given to approving the actions of the Officers of the Board of Directors of the Texas City Industrial Development Corporation during the 2018-2019 Fiscal Year.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION THAT:**

**SECTION 1:** All of the actions taken by the Officers of the Board of Directors of the Texas City Industrial Development Corporation during the 2018-2019 Fiscal Year are hereby approved.

**SECTION 2:** That this Resolution shall be in full force and effect from and after its passage and adoption.

**PASSED AND ADOPTED this 30th day of October 2019.**

\_\_\_\_\_  
CHAIRPERSON/VICE CHAIRPERSON  
Texas City Industrial Development Corporation

ATTEST:

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BOARD SECRETARY  
Texas City Industrial Development Corporation

**Texas City Industrial Development Corporation Agenda**

2. d.

**Meeting Date:** 10/30/2019

**Submitted By:** Rhomari Jackson, City Secretary

**Department:** City Secretary

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**Information**

**ACTION REQUEST (Brief Summary)**

Consider and take action on Resolution No. 19-02, adopting the 2019-2020 fiscal year budget of the Texas City Industrial Development Corporation.

**BACKGROUND**

**ANALYSIS**

**ALTERNATIVES CONSIDERED**

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**Attachments**

Resolution

Attachment

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**TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION**

**RESOLUTION NO. 19-02**

**A RESOLUTION ADOPTING THE TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION 2019 - 2020 FISCAL YEAR BUDGET; AND PROVIDING THAT THIS RESOLUTION SHALL BECOME EFFECTIVE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

**WHEREAS**, at a meeting of the Board of Directors of the Texas City Industrial Development Corporation, duly held on October 30, 2019, a general discussion was held concerning the proposed 2019-2020 Budget of the Texas City Industrial Development Corporation.

**NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF DIRECTORS OF THE TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION THAT:**

**SECTION 1:** The Board of Directors of the Texas City Industrial Development Corporation hereby approves the 2019-2020 Fiscal Year Budget, for the Texas City Industrial Development Corporation, as approved by the City Commission of the City of Texas City.

**SECTION 2:** A copy of said Fiscal Year 2019-2020 Budget is attached hereto as “**Exhibit A**” and made a part hereof for all intents and purposes.

**SECTION 3:** This Resolution shall be in full force and effect from and after its passage and adoption.

**PASSED AND ADOPTED this 30th day of October 2019.**

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CHAIRPERSON/VICE CHAIRPERSON  
Texas City Industrial Development Corporation

ATTEST:

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BOARD SECRETARY  
Texas City Industrial Development Corporation

**T.C. INDUSTRIAL DEVELOPMENT CORP.  
REVENUES & EXPENDITURES  
FUND 804**

**CITY OF TEXAS CITY, TEXAS  
FY 2019-20 PROPOSED BUDGET**

ACCOUNT	ACCOUNT DESCRIPTION	FY 2017-18 ACTUAL	FY 2018-19 AMENDED BUDGET	FY 2018-19 YEAR END PROJECTION	FY 2019-20 PROPOSED BUDGET
<b>REVENUES: 804-000</b>					
48802	INTEREST INCOME	904	600	1,300	1,000
<b>*OTHER REVENUES</b>		904	600	1,300	1,000
<b>TOTAL REVENUES</b>		<b>904</b>	<b>600</b>	<b>1,300</b>	<b>1,000</b>
<b>EXPENDITURES: 804-050</b>					
51XXX	SALARIES AND BENEFITS	-	50,716	50,716	52,000
<b>*SALARIES &amp; BENEFITS</b>		-	<b>50,716</b>	<b>50,716</b>	<b>52,000</b>
52660	OFFICE SUPPLIES	-	-	-	-
<b>*MATERIALS &amp; SUPPLIES</b>		-	-	-	-
53680	PROFESSIONAL FEES	-	-	-	-
<b>*CONTRACTUAL SERVICES</b>		-	-	-	-
<b>TOTAL EXPENDITURES</b>		<b>-</b>	<b>50,716</b>	<b>50,716</b>	<b>52,000</b>
<b>EXCESS OF REVENUES OVER(UNDER) EXPENDITURES</b>		<b>904</b>	<b>(50,116)</b>	<b>(49,416)</b>	<b>(51,000)</b>
<b>FUND BALANCE-BEGINNING OF YEAR</b>		119,328	120,232	120,232	70,816
<b>FUND BALANCE-END OF YEAR</b>		<b>\$ 120,232</b>	<b>\$ 70,116</b>	<b>\$ 70,816</b>	<b>\$ 19,816</b>