

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 ECONOMIC DEVELOPMENT CORPORATION.

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

AGENDA

OCTOBER 7, 2020 - 3:00 P.M.

VIRTUAL: VIA ZOOM

PLEASE NOTE:

Due to the COVID-19 Disaster and the CDC's recommendation regarding social distancing measures the Texas Economical Board of Directors will meet telephonically and electronically, and the public will not be allowed to be physically present at this meeting. Texas Governor Greg Abbott waived on a temporary basis certain sections of the Texas Open Meetings Act. The meeting will be audible to members of the public and allow for two-way communications for those desiring to participate.

Any person interested in speaking on any item on the Agenda must call in the number below and sign in to the conference then wait for the Mayor to request any public comments. Public comments may not apply to all items on the agenda.

To join the telephone audio conference and to give public comment please use the following instructions.

Dial 1 (877) 853-5257

Webinar ID: 835 3349 9589

You will automatically be muted when joining the conference. To raise your hand or notify the call manager for attention, please dial *9 on your phone during the call. When appropriate the call manger will unmute your line and the system will notify you that you can now speak. Public comments may not apply to all items on the agenda.

To view the web presentation or listen to audio without participating, please visit <http://edc.texascitytx.gov>

You will then be redirected to the conference and given instructions to enable viewing. We ask that if you will be joining the telephone conference to speak, please mute your computer audio. When using telephone audio with computer audio on, a feedback loop can be created causing disruptive echoing or a loud static. Disruptive audio will cause your line to be muted by the call manager.

After the meeting, a recording of this meeting's audio will be made available to the public.

1. ROLL CALL
2. NEW BUSINESS
 - a. Consider approval of the minutes from the September 16, 2020, TCEDC Annual Meeting.
 - b. Consider and take action on Resolution No. 20-38, approving the remediation of property located in the 800 block of 3rd Av. N.
 - c. Consider and take action on Resolution No. 20-39, approving the removal of asbestos and other demolition from property at 317 and 319 6th Street.
 - d. Consider and take action on Resolution No. 20-40, approving the funding for the design and overseeing of the Texas Avenue decorative street lighting project from 14th St to 6th St.

3. UPDATES
 - a. Introduction of the new Economic Development Director.
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 2, 2020, AT 3:00 P.M., AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.

Texas City Economic Development Corporation

TCEDC Agenda

2. a.

Meeting Date: 10/07/2020

Submitted By: Rhomari Jackson, City Secretary

Department: City Secretary

ACTION REQUEST (Brief Summary)

Consider approval of the minutes from the September 16, 2020, TCEDC Annual Meeting.

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Minutes

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

SEPTEMBER 16, 2020 - 3:00 P.M.

CITY HALL CONFERENCE ROOM

The Texas City Economic Development Corporation Board of Directors met September 16, 2020, at 3:00 p.m., in the City Hall Council Room, 1801 9th Avenue North, in Texas City, Texas. A quorum having been met, the meeting was called to order at 3:05 p.m. by Mark Ciavaglia with the following in attendance:

(1) ROLL CALL

Present: Mark Ciavaglia, Chairperson
Matthew T. Doyle, Mayor / Director
Randy Dietel, Director
Laura Boyd, Ex-Officio Member / Treasurer

Absent: Mitchell Chuoke, Director

Staff Present: Nicholas Finan, Executive Director of Management Services
Rhomari Leigh, Board Secretary
Justin Herter, City Staff
Ryan McClellan, City Staff
George Fuller, City Staff
David Zacherl, Fire Chief

Attendees: Page Michel
Melissa Duarte

(2) NEW BUSINESS

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

Matthew T. Doyle made a motion to appoint Mark Ciavaglia as the Chairperson and Randy Dietel as Vice-Chairperson, Randy Dietel seconded that motion.

Vote: 3 - 0 CARRIED

- (b) Approve the Texas City Economic Development Corporation Minutes from the July 22, 2020, and August 27, 2020 Meetings.

Vote: 3 - 0 CARRIED

- (c) Consider and take action on Resolution No. 20-35, approving the action of the board for the 2019-2020 fiscal year.

Motion by Mayor / Director Matthew T. Doyle, Seconded by Director Randy Dietel

Vote: 3 - 0 CARRIED

- (d) Consider and take action on Resolution No. 20-36, approving the 2020-2021 fiscal year budget for the Texas City Economic Development Corporation.

Motion by Mayor / Director Matthew T. Doyle, Seconded by Director Randy Dietel

Vote: 3 - 0 CARRIED

- (e) Consider and take action on Resolution No. 20-37, approving the budget amendment to fund Fire Drill Fields for the Texas City Fire Department.

Motion by Mayor / Director Matthew T. Doyle, Seconded by Director Randy Dietel

Vote: 3 - 0 CARRIED

(3) BOARD COMMENTS

There were none.

(4) ADJOURNMENT

Having no further business, Mark Ciavaglia made a Motion to ADJOURN at 3:20. The meeting was adjourned.

Board Secretary
Texas City Economic Development Corporation

TCEDC Agenda

2. b.

Meeting Date: 10/07/2020

Submitted By: Rhomari Jackson, City Secretary

Department: City Secretary

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 20-38, approving the remediation of property located in the 800 block of 3rd Av. N.

BACKGROUND

This property located at 800 3rd Ave North covers the entire half block of this street. It has numerous buildings and is overgrown with numerous other related nuisances. Once the City Attorney gives the approval, the City would like to remedy the property which most likely will require demolition. George Fuller will be present at the meeting to discuss possible asbestos and other demolition concerns. Worse case to remedy the property would be \$250,000. It is a large area, but would have a huge impact in that area.

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Resolution
picture

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION

RESOLUTION NO. 20-38

A RESOLUTION APPROVING THE REMEDIATION OF PROPERTY LOCATED IN THE 800 BLOCK OF 3RD AVENUE NORTH, TEXAS CITY, GALVESTON COUNTY, TEXAS; 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 Economic Development Corporation ("TCEDC"), duly held on October 7, 2020, a general discussion was held concerning the remediation of property located in the 800 block of 3rd Avenue North, Texas City, Galveston County, Texas; and

WHEREAS, it is proposed that the Texas City Economic Development Corporation approves an amount not to exceed \$250,000.00 to demolish the property located in the 800 block of 3rd Avenue North, Texas City, Galveston County, Texas.

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

SECTION 1: The Board of Directors of the Texas City Economic Development Corporation approves the demolition of property located in the 800 block of 3rd Avenue North, Texas City, Galveston County, Texas for an amount not to exceed \$250,000.00.

SECTION 2: The Chairperson or Vice Chairperson is hereby authorized to execute any documents necessary for the demolition of the described property.

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

PASSED AND ADOPTED this 7th day of October 2020.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Economic Development Corporation

ATTEST:

BOARD SECRETARY

Texas City Economic Development Corporation



TCEDC Agenda

2. c.

Meeting Date: 10/07/2020

Submitted By: Rhomari Jackson, City Secretary

Department: City Secretary

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 20-39, approving the removal of asbestos and other demolition from property at 317 and 319 6th Street.

BACKGROUND

The TCEDC has purchased the property at 317 and 319 6th St. N. Asbestos has been determined to be within the building to remove the asbestos would be about \$10,000 and the city has a contractor that can complete the demolition of the non asbestos for about \$3,000. The staff requests the funds to finish the demoliton and asbestos abatement for an amount of \$15,000 or less. George Fuller will be present to discuss details and the companies involved.

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ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Resolution
picture

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION

RESOLUTION NO. 20-39

A RESOLUTION APPROVING THE REMOVAL OF ASBESTOS, DEMOLITION AND ABATEMENT OF PROPERTY LOCATED AT 317 AND 319 6TH STREET, TEXAS CITY, GALVESTON COUNTY, TEXAS; 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 Economic Development Corporation (“TCEDC”), duly held on October 7, 2020, a general discussion was held concerning the demolition, abatement, and asbestos removal of property located at 317 and 319 6th Street, Texas City, Galveston County, Texas; and

WHEREAS, it is proposed that the Texas City Economic Development Corporation approves an amount not to exceed \$15,000.00 to demolish the property located at 317 and 319 6th Street, Texas City, Galveston County, Texas.

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

SECTION 1: The Board of Directors of the Texas City Economic Development Corporation approves the demolition of property located at 317 and 319 6th Street, Texas City, Galveston County, Texas for an amount not to exceed \$15,000.00.

SECTION 2: The Chairperson or Vice Chairperson is hereby authorized to execute any documents necessary for the demolition of the described property.

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

PASSED AND ADOPTED this 7th day of October 2020.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Economic Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Economic Development Corporation



4TH AVE N

TCEDC Agenda

2. d.

Meeting Date: 10/07/2020

Submitted By: Rhomari Jackson, City Secretary

Department: City Secretary

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 20-40, approving the funding for the design and overseeing of the Texas Avenue decorative street lighting project from 14th St to 6th St.

BACKGROUND

The City has recently completed street improvements on Texas Avenue from 14th St to 6th St. The mayor would like to have the decorative street lights similar to 6th St and not appearing along Palmer as businesses improve added to this section of Texas Ave. The estimate of the amount would be \$800,000 and would come out of reserves. The City will bid and oversee the project and the TCEDC will provide the funding.

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Resolution

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION

RESOLUTION NO. 20-40

A RESOLUTION AUTHORIZING THE FUNDING FOR DESIGN AND OVERSSING OF THE TEXAS AVENUE STREET DECORATIVE LIGHTTING PROJECT FROM 14TH STREET TO 6TH STREET; 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 Economic Development Corporation (TCEDC), duly held on October 7, 2020, a general discussion was held in concerning authorizing the funding for the design and overseeing of the Texas Avenue Decorative Lighting Project from 14th Street to 6th Street; and

WHEREAS, it is estimated that the overall project is anticipated to cost around \$800,000.00. The City of Texas City will bid and oversee the project and the TCEDC will fund it.

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

SECTION 1: The Board of Directors of the Texas City Economic Development Corporation hereby approves the funding for the design and overseeing of the Texas Avenue Decorative Lighting Project from 14th Street to 6th Street.

SECTION 2: The Chairperson is hereby authorized to execute any documents necessary for the project.

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

PASSED AND ADOPTED this 7th day of October 2020.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Economic Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Economic Development Corporation