

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

DECEMBER 8, 2021- 4:00 P.M.
CITY HALL COUNCIL 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 April 1, 2021.
 - c. Consider and take action on Resolution No. 21-03 approving the actions of the Officers of the Texas City Industrial Development Corporation for the fiscal year 2020-2021.
 - d. Consider and take action on Resolution No. 21-04, adopting the 2021-2022 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 DECEMBER 3, 2021, PRIOR TO 4:00 P.M., AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.

Texas City Industrial Development Corporation Agenda

2. a.

Meeting Date: 12/08/2021

Submitted By: Rhomari Leigh, City Secretary

Department: Management Services

Information

ACTION REQUEST (Brief Summary)

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

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Attachment

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.

John Hackbarth, <i>Chairperson</i> drhackbarth@texasdentalhealth.com	Randy Dietel, <i>Vice-Chairperson</i> randy@pilinginc.com
Rev. Jerry Lee, <i>Director</i>	Joe Kainer, <i>Director</i>
William Etheredge, <i>Director</i>	City Staff: Kyle Dickson, City Attorney Jon Branson, Executive Director of Management Services Laura Boyd, Director of Finance Rhomari Leigh, Board Secretary Justin Herter – Board Secretary Alternate Garrett McLeod- Director of Economic Development

Texas City Industrial Development Corporation Agenda

2. b.

Meeting Date: 12/08/2021

Submitted By: Rhomari Leigh, City Secretary

Department: Management Services

Information

ACTION REQUEST (Brief Summary)

Consider and take action on the Texas City Industrial Corporation Minutes for April 1, 2021.

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Minutes

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

APRIL 1, 2021 - 10:00 A.M.

CITY HALL COUNCIL ROOM

The Texas City Industrial Development Corporation Board of Directors met on April 1, 2021, at 10:00 a.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 10:00 a.m. by Randy Dietel with the following in attendance:

(1) ROLL CALL

Present: Randy Dietel, Vice-Chairperson
William Etheredge, III, Director
Rev. Jerry Lee, Director
Laura Boyd, Finance Director / Ex-Officio Member

Absent: John Hackbarth, Chairperson
Genie Jennings, Director

Staff Present: Jon Branson, Executive Director of Management Services
Rhomari Leigh, Board Secretary
Ryan McClellan, City Staff
George Fuller, City Staff

(2) NEW BUSINESS

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

The Board voted to keep the same officers in place. John Hackbarth will be the Chairperson and Randy Dietel to be Vice-Chairperson.

Motion by Director Rev. Jerry Lee, Seconded by Director William Etheredge, III

Vote: 3 - 0 CARRIED

- (b) Consider and take action on the Texas City Industrial Corporation Minutes for October 30, 2019.

Motion by Director Rev. Jerry Lee, Seconded by Director William Etheredge, III

Vote: 3 - 0 CARRIED

- (c) Consider and take action on Resolution No. 21-01 approving the actions of the Officers of the Texas City Industrial Development Corporation for the fiscal year 2019-2021.

Motion by Director Rev. Jerry Lee, Seconded by Director William Etheredge, III

Vote: 3 - 0 CARRIED

- (d) Consider and take action on Resolution No. 21-02, adopting the 2020-2021 fiscal year budget of the Texas City Industrial Development Corporation.

Motion by Vice-Chairperson Randy Dietel, Seconded by Director Rev. Jerry Lee

Vote: 3 - 0 CARRIED

(3) UPDATES

Jon Branson, Executive Director of Management Services, stated that Next Decade had an agreement for Shoal Point that expired on December 31, 2020. to date, no extension request was submitted to the City.

(4) BOARD COMMENTS

There were none.

(5) ADJOURNMENT

Having no further business, Jerry Lee made a MOTION to ADJOURN at 10:11 a.m.; the motion was SECONDED by William Etheredge. The meeting was adjourned.

Board Secretary
Texas City Industrial Development Corporation

Date Approved: _____

Texas City Industrial Development Corporation Agenda

2. c.

Meeting Date: 12/08/2021

Submitted By: Rhomari Leigh, City Secretary

Department: Management Services

Information

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 21-03 approving the actions of the Officers of the Texas City Industrial Development Corporation for the fiscal year 2020-2021.

BACKGROUND

Our City Attorney has recommended this resolution to validate the smaller items budgetary in nature (under the threshold that requires board approval and budgeted item) 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. Or items not budgetary in nature generally.

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Resolution

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

RESOLUTION NO. 21-03

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 2020 - 2021 FISCAL YEAR; 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 December 8, 2021, consideration was given to approving the actions of the Officers of the Board of Directors of the Texas City Industrial Development Corporation during the 2020-2021 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 2020-2021 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 8th day of December 2021.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Industrial Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Industrial Development Corporation

Texas City Industrial Development Corporation Agenda

2. d.

Meeting Date: 12/08/2021

Submitted By: Rhomari Leigh, City Secretary

Department: Management Services

Information

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 21-04, adopting the 2021-2022 fiscal year budget of the Texas City Industrial Development Corporation.

BACKGROUND

This is the annual budget as prepared and approved by City Commission. Laura Boyd or Ryan McClellan will be present to discuss and answer questions. Most is similar to the last few years.

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Exhibit A
Resolution

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

**CITY OF TEXAS CITY, TEXAS
FY 2021-22 PROPOSED BUDGET**

ACCOUNT	ACCOUNT DESCRIPTION	FY 2019-20 ACTUAL	FY 2020-21 AMENDED BUDGET	FY 2020-21 YEAR END PROJECTION	FY 2021-22 PROPOSED BUDGET
REVENUES: 804-000					
48802	INTEREST INCOME	1,515	1,000	1,300	1,000
*OTHER REVENUES		1,515	1,000	1,300	1,000
TOTAL REVENUES		1,515	1,000	1,300	1,000
EXPENDITURES: 804-050					
51XXX	SALARIES AND BENEFITS	-	52,000	-	-
*SALARIES & BENEFITS		-	52,000	-	-
52660	OFFICE SUPPLIES	-	-	-	-
*MATERIALS & SUPPLIES		-	-	-	-
53680	PROFESSIONAL FEES	-	-	-	-
*CONTRACTUAL SERVICES		-	-	-	-
TOTAL EXPENDITURES		-	52,000	-	-
EXCESS OF REVENUES OVER(UNDER) EXPENDITURES		1,515	(51,000)	1,300	1,000
FUND BALANCE-BEGINNING OF YEAR		122,317	123,832	123,832	125,132
FUND BALANCE-END OF YEAR		\$ 123,832	\$ 72,832	\$ 125,132	\$ 126,132

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

RESOLUTION NO. 21-04

A RESOLUTION ADOPTING THE TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION 2021 - 2022 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 December 8, 2021, a general discussion was held concerning the proposed 2021-2022 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 2020-2021 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 2021-2022 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 8th day of October 2021.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Industrial Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Industrial Development Corporation