

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

NOVEMBER 2, 2022- 3:00 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. PUBLIC COMMENTS
3. NEW BUSINESS
 - a. Consider and take action on the election of Officers and the Oath of Officers.
 - b. Consider and take action on the Texas City Industrial Development Corporations Minutes for June 15, 2022.
 - c. Consider and take action on Resolution No. 2022-02, approving the actions of the Officers of the Texas City Industrial Development Corporation for the 2021-2022 fiscal year.
 - d. Consider and take action on Resolution No. 2022-03, adopting the 2022-2023 fiscal year budget for the Texas City Industrial Development Corporation.
4. UPDATES
5. BOARD COMMENTS
6. 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 28, 2022 PRIOR TO 3:00 P.M., AND REMAINED SO POSTED CONTINUOUSLY FOR AT LEAST 72 HOURS PRECEDING THE SCHEDULED TIME OF SAID MEETING.

Texas City Industrial Development Corporation

Texas City Industrial Development Corporation Agenda

3. a.

Meeting Date: 11/02/2022

Submitted By: Rhomari Leigh, City Secretary

Department: City Secretary

Information

ACTION REQUEST (Brief Summary)

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

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

attachment

Oath- Chair

Oath-ViceChair

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, Chairperson Term Expires: 9/30/2023 drhackbarth@texasdentalhealth.com	Randy Dietel, Vice-Chairperson Term Expires: 9/30/2023 randy@pilinginc.com
Rev. Jerry Lee, Director Term Expires: 9/30/2023	Larry Edrozo, Director Term Expires: 9/30/2025
William Etheredge, Director Term Expires: 9/30/2025	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

OATH OF OFFICE

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

I, _____, do solemnly swear (or affirm), that I will faithfully execute the duties of the office of Chairperson of the Texas City Industrial Development Corporation, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State, so help me God.

SWORN TO and subscribed before me by affiant on this 2nd day of November 2022.

(Seal)

Signature of Person Administering Oath

Rhomari Leigh
Printed Name

City Secretary
Title

OATH OF OFFICE

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

I, _____, do solemnly swear (or affirm), that I will faithfully execute the duties of the office of Vice-Chairperson of the Texas City Industrial Development Corporation, and will to the best of my ability preserve, protect, and defend the Constitution and laws of the United States and of this State, so help me God.

SWORN TO and subscribed before me by affiant on this 2nd day of November 2022.

Signature of Person Administering Oath

(Seal)

Rhomari Leigh

Printed Name

City Secretary

Title

Texas City Industrial Development Corporation Agenda

3. b.

Meeting Date: 11/02/2022

Submitted By: Rhomari Leigh, City Secretary

Department: City Secretary

Information

ACTION REQUEST (Brief Summary)

Consider and take action on the Texas City Industrial Development Corporations Minutes for June 15, 2022.

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Minutes

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

JUNE 15, 2022 - 4:00 P.M.

CITY HALL COUNCIL ROOM

The Texas City Industrial Development Corporation Board of Directors met June 15, 2022, at 4:00 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 4:01 p.m. by John Hackbarth with the following in attendance:

(1) ROLL CALL

Present: John Hackbarth, Chairperson
Randy Dietel, Vice-Chairperson
William Etheredge, Director
Laura Boyd, Finance Director / Ex-Officio Member

Absent: Joe Kainer, Director
Rev. Jerry Lee, Director

Staff Present: Jon Branson, Executive Director of Management Services
Rhomari Leigh, Board Secretary
Kyle Dickson, City Attorney
Ryan McClellan, City Staff
Garrett McLeod, Economic Development Director

Attendees: Sandpiper LLC representatives

(2) NEW BUSINESS

- (a) Consider and take action on the Texas City Industrial Corporation Minutes for December 8, 2021.

Motion by Director William Etheredge, Seconded by Vice-Chairperson Randy Dietel

Vote: 3 - 0 CARRIED

- (b) Consider and take action on Resolution No. 2022-01 regarding the Request of Sandpiper Chemicals LLC for the Issuance of One or More Series of Revenue Bonds. (Garrett McLeod)

City staff recommends the approval of the Resolution regarding the request of Sandpiper Chemicals LLC for the issuance of one or more series of revenue bonds. The potential issuance of one or more series of revenue bonds would not exceed \$800,000,000.00.

Motion by Vice-Chairperson Randy Dietel, Seconded by Director William Etheredge

Vote: 3 - 0 CARRIED

(3) ADJOURNMENT

Having no further business, John Hackbarth made a MOTION to ADJOURN at 4:15 p.m.; the motion was SECONDED by Randy Dietel. The meeting was adjourned.

Board Secretary
Texas City Industrial Development Corporation

Date Approved: _____

Texas City Industrial Development Corporation Agenda

3. c.

Meeting Date: 11/02/2022

Approving Officers actions FY 21-22

Submitted For: Rhomari Leigh, City Secretary

Submitted By: Rhomari Leigh, City Secretary

Department: City Secretary

Information

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 2022-02, approving the actions of the Officers of the Texas City Industrial Development Corporation for the 2021-2022 fiscal year.

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

Attachments

Resolution

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

RESOLUTION NO. 2022-02

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 2021 - 2022 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 November 2, 2022, consideration was given to approving the actions of the Officers of the Board of Directors of the Texas City Industrial Development Corporation during the 2021-2022 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 2021-2022 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 2nd day of November 2022.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Industrial Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Industrial Development Corporation

Texas City Industrial Development Corporation Agenda

3. d.

Meeting Date: 11/02/2022

Approving the adopted budget FY 22-23

Submitted For: Laura Boyd, Finance

Submitted By: Rhomari Leigh, City Secretary

Department: Finance

Information

ACTION REQUEST (Brief Summary)

Consider and take action on Resolution No. 2022-03, adopting the 2022-2023 fiscal year budget for the Texas City Industrial Development Corporation.

BACKGROUND

ANALYSIS

ALTERNATIVES CONSIDERED

Attachments

Resolution

Budget

TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION

RESOLUTION NO. 2022-02

A RESOLUTION ADOPTING THE TEXAS CITY INDUSTRIAL DEVELOPMENT CORPORATION 2022 - 2023 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 November 2, 2022, a general discussion was held concerning the proposed 2022-2023 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 2022-2023 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 2022-2023 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 2nd day of November 2022.

CHAIRPERSON/VICE CHAIRPERSON
Texas City Industrial Development Corporation

ATTEST:

BOARD SECRETARY
Texas City Industrial Development Corporation

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

**CITY OF TEXAS CITY, TEXAS
FY 2022-23 PROPOSED BUDGET**

ACCOUNT	ACCOUNT DESCRIPTION	FY 2020-21 ACTUAL	FY 2021-22 AMENDED BUDGET	FY 2021-22 YEAR END PROJECTION	FY 2022-23 PROPOSED BUDGET
REVENUES: 804-000					
48205	NET CHANGE IN FV INVESTMENTS	-	-	(4,450)	-
48802	INTEREST INCOME	-	1,000	400	500
*OTHER REVENUES		-	1,000	(4,050)	500
TOTAL REVENUES		-	1,000	(4,050)	500
EXPENDITURES: 804-050					
51XXX	SALARIES AND BENEFITS	-	-	-	-
*SALARIES & BENEFITS		-	-	-	-
52660	OFFICE SUPPLIES	-	-	-	-
*MATERIALS & SUPPLIES		-	-	-	-
53680	PROFESSIONAL FEES	-	-	-	-
*CONTRACTUAL SERVICES		-	-	-	-
TOTAL EXPENDITURES		-	-	-	-
EXCESS OF REVENUES OVER(UNDER) EXPENDITURES		-	1,000	(4,050)	500
FUND BALANCE-BEGINNING OF YEAR		123,832	123,832	124,832	120,782
FUND BALANCE-END OF YEAR		\$ 123,832	\$ 124,832	\$ 120,782	\$ 121,282