

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

OCTOBER 16, 2024 - 4:00 P.M.

CITY HALL CONFERENCE ROOM

The Texas City Economic Development Corporation Board of Directors met October 16, 2024, at 4:00 p.m., 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 4:04 p.m. by Mark Ciavaglia with the following in attendance:

(1) DECLARATION OF QUORUM

(2) ROLL CALL

Present: Mark Ciavaglia, Chairperson
Randy Dietel, Vice-Chairperson
Dedrick D. Johnson, Mayor/ Director
Phil Roberts, Director
Cynthia Rushing, Ex-Officio Member / Treasurer

Absent: Teresa Poston, Director

Staff Present: Jon Branson, Executive Director of Management Services
Kristin Edwards, Economic Development Director
Rhomari Leigh, Board Secretary
Ariel Callis, City Staff
George Fuller, City Staff
Renee Edgar, City Staff

Attendees: Jami Clark, Commissioner District 4
Deandre Knoxson, Commissioner District 1
Henry Gomez, Resident

(3) CONFLICT OF INTEREST DECLARATION

Mark Ciavaglia stated that he has a conflict of interest on item 6d and will abstain from discussion and voting.

(4) Consider Approval of the September 18, 2024 Meeting Minutes.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Director Phil Roberts

Vote: 4 - 0 CARRIED

(5) PUBLIC COMMENTS

There were none.

(6) NEW BUSINESS

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

The Board unanimously voted to keep Mark Ciavaglia as Chairperson and Randy Dietel as Vice-Chairperson.

Rhomari Leigh, Board Secretary, performed the Oath of Office.

- (b) Discussion and possible action on Resolution No. 2024-25, approving the actions of the board for the 2023-2024 fiscal year.

Motion by Vice-Chairperson Randy Dietel, Seconded by Mayor/ Director Dedrick D. Johnson

Vote: 4 - 0 CARRIED

- (c) Discussion and possible action on Resolution No. 2024-26, adopting the Texas City EDC 24/25 FY Budget.

Kristen Edwards, Economic Development Director, gave background for the 24/25 FY Budget.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Director Phil Roberts

Vote: 4 - 0 CARRIED

- (d) Discussion and possible action on Resolution No. 2024-27, approving the purchase of tax-foreclosed property described as Lots Six (6) and Seven (7), Texas City Second Division, known commonly as vacant lots located at 920 2nd Ave South, and authorizing the proper authorities to execute all necessary documents to facilitate the sale of said property.

Kristen Edwards, Economic Development Director, recommends approval of the purchase for \$17,187.50, which will cover all the taxes owed to all entities, including the city.

Motion by Vice-Chairperson Randy Dietel, Seconded by Director Phil Roberts

Vote: 3 - 0 CARRIED

- (e) Discussion and possible action on Resolution No. 2024-28, authorizing the purchase of property identified as G-CAD ID 225081 and 225082.

Jon Branson, Executive Director of Management Services, requested that the item be pulled from the agenda and that no action be taken.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Vice-Chairperson Randy Dietel, to table item.

Vote: 4 - 0 CARRIED

- (f) Discussion and possible action on Resolution No. 2024-21, authorizing a Business Improvement Grant (BIG Grant) for Gus'.

Kristin Edwards, Economic Development Director, recommended the total costs for signage (exterior improvements) at \$2,814.50 be granted.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Vice-Chairperson Randy Dietel

Vote: 4 - 0 CARRIED

- (g) Discussion and possible action on Resolution No. 2024-29, approving an easement on TEDC-owned property to allow for TNMP line connection, pending receipt of all required documentation.

Kristin Edwards, Economic Development Director, recommends that an easement on TEDC-owned property be approved to allow for TNMP line connection pending receipt of all required documentation. Also, it needs clarification that this is an electrical easement only.

Motion by Vice-Chairperson Randy Dietel, Seconded by Director Phil Roberts

Vote: 4 - 0 CARRIED

(7) UPDATES

- (a) Small Business Development Center Update
Texas City-La Marque Chamber of Commerce Update
Texas City ISD Update
Dickinson ISD Update

- (b) City of Texas City Staff Update

Ariel Callis, Economic Project Manager, discussed the new marketing for The Phoenix Business Accelerator.

Kristen Edwards, Economic Development Director, discussed updates for the RFP response, The Phoenix, and the department will be out of the office for a development opportunity.

(8) REQUEST AGENDA ITEMS FOR FUTURE MEETINGS

None given.

(9) ADJOURNMENT

Having no further business, Mark Ciavaglia made a Motion to ADJOURN at 4:31 p.m. The meeting was adjourned.

Texas City Economic Development Corporation

Date Approved: _____