

**RESOLUTION NO. 2025-079**

**A RESOLUTION AUTHORIZING THE MAYOR TO EXECUTE A DEVELOPMENT AGREEMENT WITH RED EGRET, LLC; AND PROVIDING THAT THIS RESOLUTION SHALL BECOME EFFECTIVE FROM AND AFTER ITS PASSAGE AND ADOPTION.**

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**WHEREAS**, Red Egret, LLC, requests a Zoning change of a 38.653-acre site from District “H” (Heavy Industrial) to District “S-P” (Site Plan) for development and operation of a battery electric storage system (BESS) utilizing lithium-ion battery technology. TNMP, as the current owner of the property, is a co-applicant for the zoning change. The requested actions are cross-conditioned upon approval of all pending applications. The applicant, Red Egret LLC, states an intent to build, own, and operate a proposed BESS project at the subject location. The project proposes to develop 149 lithium-ion containers and 75 medium voltage transformer skids with room for additional future containers to maintain full project capacity of 300 MW, 600 MWh over the life of the project at the site. The applicant seeks to begin construction in 2025, with the project to be online and fully operational in 2026; and

**WHEREAS**, Red Egret LLC has agreed to the terms of the Development Agreement presented for consideration and action by the City Commission.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF TEXAS CITY, TEXAS:**

**SECTION 1:** That the City Commission of the City of Texas City, Texas, authorizes the Mayor or his designee to negotiate and execute a Development Agreement with Red Egret, LLC, in substantially the same form as **Exhibit “A”** attached hereto and made a part hereof for all purposes.

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

**PASSED AND ADOPTED this 6th day of August 2025.**

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Dedrick D. Johnson, Sr., Mayor  
City of Texas City, Texas

ATTEST:

APPROVED AS TO FORM:

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Rhomari D. Leigh  
City Secretary

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Kyle L. Dickson  
City Attorney