

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

JUNE 4, 2025 - 3:00 PM

CITY HALL CONFERENCE ROOM

The Texas City Economic Development Corporation Board of Directors met June 4, 2025, at 3:00 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 3:00 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/Chairperson
Brandon Brooks, Chairperson
Phil Roberts, Chairperson

Absent: Cynthia Rushing, Ex-Officio Member/Treasurer

Staff Present: Jon Branson, Executive Director of Management Services
Kristin Edwards, Economic Development Director
Renee Edgar, Alternate Board Secretary
Curt Kelly, Engineering & Planning Administrator
George Fuller, Director of Municipal Services
Ariel Callis, Economic Project Manager
Jade Jones, Community Events and Tourism Manager

Attendees: Jamie Louviere, TCISD
Guillermo Benavidas, Department Manager of Colliers Engineering & Design

(3) CONFLICT OF INTEREST DECLARATION

There were none.

(4) PUBLIC COMMENTS

There were none.

(5) Consider Approval of the April 16, 2025 Meeting Minutes.

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

Vote: 5 - 0 CARRIED

(6) NEW BUSINESS

- (a)** Discussion and possible action on Resolution No. 2025-14, approve proposal for professional services for the development of a Preliminary Engineering Report (PER) for a Shoal Point entry road.

Kristin Edwards, Economic Development Director, recommends that the TCEDC Board approve the full proposal, with a total cost of \$467,409. This will enable staff to proceed to the first phase of the project, which will involve gathering extensive stakeholder insights and providing the necessary information to complete phase 2.

Guillermo Benavidas, Department Manager at Colliers Engineering & Design, answered the board members' questions about the project's phases.

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

Vote: 5 - 0 CARRIED

- (b)** Discussion and possible action on Resolution No. 2025-15, approve a budget adjustment to support the agreement for Preliminary Engineering Report (PER) for Shoal Point entry road.

Kristin Edwards, Economic Development Director, stated the funds are available in the Texas City's Economic Development Corporation's City's FY2024-25 annual budget within the demolitions and maintenance line items within Fund 801 to cover the cost of the project. This request is for approval to transfer funds from both accounts into the professional services line item for the project.

Motion by Mayor/Chairperson Dedrick D. Johnson, Seconded by Chairperson Brandon Brooks

Vote: 5 - 0 CARRIED

- (c)** Discussion and possible action on Resolution No. 2025-12, approve Business Improvement Grant (BIG Grant) for Species Gym- Texas City for an amount not to exceed \$15,000.

Kristin Edwards, Economic Development Director, requested that this Business Improvement Grant cover half of the total cost of repairs.

Jon Branson, Executive Director of Management Services, provided additional background on the company's previous Business Improvement Grant, which they received in 2021.

Motion by Chairperson Brandon Brooks, Seconded by Chairperson Phil Roberts

Vote: 2 - 3 FAILED

- (d) Discussion on the proposed Texas City Economic Development Corporation budget for FY2026.

Kristin Edwards, Economic Development Director, gave a summary of the Texas City Economic Development Corporation budget for FY2026 and answered the board's questions on individual line items.

(7) UPDATES AND REPORTS

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

Jamie Louviere, of Texas City ISD, highlighted the success of Signing Day, where 62 students signed job contracts, an increase from 45 the previous year. The number of participating companies also grew, rising from 14 to 22. She expressed a desire to involve students from La Marque ISD in future events.

- (b) City of Texas City Staff Update

Kristin Edwards, the Economic Development Director, informed the board about a plan to create a publication in collaboration with TCISD, COM, and the Chamber of Commerce. This publication will provide information about TCISD's Career and Technical Education (CTE) programs. She also provided an update on the LNG project and discussed the grand opening of the Community Plaza. Kristin also introduced her department's intern, Kaitlyn Allen, who is pursuing a degree in Marketing.

Jon Branson, the Executive Director of Management Services, informed the board that Whiskey Bay, located on 6th Street, has defaulted on its lease agreement and will be sending a 30-day notice to remedy the issues. He also mentioned that another company is interested in leasing the property if Whiskey Bay is unable to fulfill its obligations.

Dedrick D. Johnson, the Chairperson and Mayor, discussed the Summer Hire Internship Program (SHIP), which is now in its fourth year.

(8) REQUEST AGENDA ITEMS FOR FUTURE MEETINGS

There were none.

(9) ADJOURNMENT

Having no further business, Mark Ciazaglia made a Motion to ADJOURN at 3:47 p.m.

Board Secretary
Texas City Economic Development Corporation

Date Approved: _____