

TEXAS CITY ECONOMIC DEVELOPMENT CORPORATION
BOARD OF DIRECTORS MEETING

MINUTES

MARCH 25, 2026 - 4:00 P.M.

Nessler Civic Center - Alamo Room

The Texas City Economic Development Corporation Board of Directors met WEDNESDAY, at 4:00 P.M., in the Nessler Civic Center-Alamo Room, 2010 5th Ave N, in Texas City, Texas. A quorum having been met, the meeting was called to order at 4:00 P.M. by Randy Dietel, Vice-Chairperson, with the following in attendance:

(1) DECLARATION OF QUORUM

(2) ROLL CALL

Present: Randy Dietel, Vice-Chairperson
Dedrick D. Johnson, Mayor/ Director
Brandon Brooks, Director
Phil Roberts, Director

Absent: Mark Ciavaglia, Chairperson
Cynthia Rushing, Ex-Officio Member / Treasurer

Staff Present: Kristin Edwards, Economic Development Director
Kim Golden, City Engineer
George Fuller, Director of Municipal Services
Renee Edgar, Alternate Board Secretary
Ariel Callis, Economic Project Manager
Jade Jones, Community Events and Tourism Manager
Brianna Galicia, Administrative Assistant

Attendees: Jamie Louviere, TCISD

(3) CONFLICT OF INTEREST DECLARATION

There were none.

(4) PUBLIC COMMENTS

There were none.

(5) Consider Approval of the TCEDC December 17, 2026 Meeting Minutes.

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

Vote: 4 - 0 CARRIED

(6) NEW BUSINESS

- (a)** Discussion and possible action on Resolution No. 2026-01, approving the purchase of a .071-acre property located within the Industrial Business District.

Kristin Edwards, Economic Development Director, stated that staff has communicated a conditional offer to purchase the properties at \$2.55/square foot, contingent upon EDC approval. Mr. Castro has indicated he is fully prepared to accept the offer.

Randy Dietel, Vice-Chairperson, asked whether the City had received any information regarding the previously discussed price differences across property types and questioned why the City or TCEDC would have an interest in this property. Kristin Edwards said she is still waiting for the consultant's decision on that subject. Dedrick D. Johnson, Mayor/Director, stated that the City and TCEDC have historically purchased property in the IBD to create a green space buffer between the City and the industrial sector.

Phil Roberts wanted to confirm that there is no limited time frame on the purchase of this property. Kristin Edwards assured the board that no contract had been drafted.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Director Brandon Brooks, to table.

Vote: 4 - 0 CARRIED

- (b)** Discussion and possible action on Resolution No. 2026-02, approving the purchase of a .143-acre property located within the Industrial Business District.

Kristin Edwards, Economic Development Director, stated that staff has communicated a conditional offer to purchase the properties at \$2.55/square foot, contingent upon EDC approval. Ms. Lozano has indicated he is fully prepared to accept the offer.

Randy Dietel, Vice-Chairperson, stated his intention to treat this as the previous item and requested more information from the consultant.

Motion by Mayor/ Director Dedrick D. Johnson, Seconded by Director Brandon Brooks, to table.

Vote: 4 - 0 CARRIED

- (c)** Discuss and possible action on Resolution No. 2026-03, authorizing the renewal of a service agreement between TCEDC and the Bay Area Houston Economic Partnership (BAHEP).

Kristin Edwards, Economic Development Director, stated that in partnership with staff, BAHEP has taken over hosting the Galveston County Economic Developers group and has also created a Tourism Committee that will lead to highly effective regional advertising.

Mark Mitchell, VP of Economic Development and Policy, with BAHEP offered to answer any questions the board may have. Dedrick D. Johnson, Mayor/Director, asked whether there was a report showing the benefit the City receives from BAHEP. MR. Mitchell stated that he could provide a quarterly report.

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

Vote: 4 - 0 CARRIED

- (d) Discussion and possible action on Resolution No. 2026-04, authorizing a TCLM Chamber Membership Grant for Rita Runner Margarita Machine Rentals in an amount not to exceed \$500.

Kristin Edwards, Economic Development Director, recommends that the board approve the TCLM Chamber Membership Grant for Rita Runner Margarita Machine Rentals.

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

Vote: 4 - 0 CARRIED

- (e) Discussion and possible action on Resolution No. 2026-05, authorizing a TCLM Chamber Membership Grant for Marinum, LLC in an amount not to exceed \$500.

Kristin Edwards, Economic Development Director, recommends that the board approve the TCLM Chamber Membership Grant for Synergy Business Technology Group, LLC, soon to be titled Marinum, LLC.

Motion by Director Brandon Brooks, Seconded by Director Phil Roberts

Vote: 4 - 0 CARRIED

- (f) Discussion and possible action on Resolution No. 2026-06, authorizing a TCLM Chamber Membership Grant for Taqueria Los Sanchez in an amount not to exceed \$500.

Kristin Edwards, Economic Development Director, recommends that the board approve the TCLM Chamber Membership Grant for Taqueria Los Sanchez.

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

Vote: 4 - 0 CARRIED

- (g) Discussion and possible action on Resolution No. 2026-07, authorizing a Business Improvement Grant (BIG Grant) for Kingdom Wings for an amount not to exceed \$5,300.

Kristin Edwards, Economic Development Director, recommends a 50% match for this project's projected cost and also requires the necessary WPI-1 permit to verify windstorm requirements.

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

Vote: 4 - 0 CARRIED

- (h) Discussion and possible action on Resolution No. 2026-08, authorizing a Business Improvement Grant (BIG Grant) for Taqueria Los Sanchez for an amount not to exceed \$10,600.

Kristin Edwards, Economic Development Director, recommends a 50% match for this project's projected cost.

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

Vote: 4 - 0 CARRIED

- (i) Discussion and possible action on Resolution No. 2026-09, appropriating funds for Amendment No. 1 to the agreement with ARKK Engineers, LLC for the Central Park Blvd Project.

Kristin Edwards, Economic Development Director, stated that ARKK Engineers will use the services of TDAI (Traff Data & Associates, Inc.), a traffic engineering consulting firm, to assist with traffic signal design.

Kim Golden, City Engineer, agrees with this recommendation and said that the City also uses TDAI for other projects.

Motion by Director Brandon Brooks, Seconded by Director Phil Roberts

Vote: 4 - 0 CARRIED

- (j) Discussion and possible action on Resolution No. 2026-10, appropriating funds to partner with Administration and assist in expediting the installation of two traffic signal projects at 6th Street and 9th Avenue, and at 9th Street North and Loop 197.

Kristin Edwards, Economic Development Director, recommends approving the amendment to the existing agreement for both traffic signal projects.

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

Vote: 4 - 0 CARRIED

(7) UPDATES AND REPORTS

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

Jamie Louviere from TCISD expressed her excitement and gratitude for the new La Marque High School. Dr. Louviere provided an update on Career and Tech, the number of students looking to sign employment contracts with local companies, and the success of Youth in Government.

- (b) City of Texas City Staff Update

Kristin Edwards, Economic Development Director, gave an update on the connection road between Shoal Point and 197, the success of the 6th Street Community Plaza's monthly concert series, and the success of the classes of the Phoenix. Ms. Edwards gave a shout-out to the Communications and Parks, Recreation, and Tourism Departments for hosting their 409-Day events at the Community Plaza.

Dedrick D. Johnson, Mayor/Director, announced that the State of the Cities will take place at the College of the Mainland Event Center at 11:30 a.m. on March 26, 2026.

(8) REQUEST AGENDA ITEMS FOR FUTURE MEETINGS

There were none.

(9) ADJOURNMENT

Having no further business, Randy Dietel, Vice Chairperson, made a Motion to ADJOURN at 4:49 p.m.

Board Secretary
Texas City Economic Development Corporation

Date Approved: _____