Port Arthur Economic Development Corporation

AGENDA
Board of Directors Regular Board Meeting
501 Procter Street, Ste. 100, Port Arthur, TX 77640
Monday, October 5th, 2026
6:00 PM

I. CALL TO ORDER

II. ROLL CALL, INVOCATION & PLEDGE

BOARD OF DIRECTORS

(1)	**Eric Guidry**	_____	(5)	**Ingrid Holmes**	_____
(2)	**Beverly Raymond**	_____	(6)	**Darrell Anderson**	_____
(3)	**Osman Swati**	_____	(7)	**Kaprina Frank**	_____
(4)	**Kristeen Reynolds**	_____			

III. MINUTES

1. Acceptance of:
   A. September 14, Regular Board Meeting Minutes

IV. PETITIONS & COMMUNICATIONS

1. **Public Comments (limited to 3 minutes per speaker)**

2. **Presentations**

   (None)

3. **Communications**

   (None)

V. REPORTS

1. Monthly Financial Report for August 2026
2. Marketing/Insights & Business Attraction Updates
3. Updates & Announcements

VI. UNFINISHED BUSINESS

(None)

VII. CONSENT AGENDA ITEMS

1. Discussion and possible consideration to approve a Standard Professional Services Agreement for Technical Assistance with National Council for Community Development, Inc. dba Grow America, for an amount not to exceed $78,750.00 per year.

VIII. NON-CONSENT AGENDA ITEMS

1. Discussion and possible consideration to approve the award of the bid and authorize entering into a contract for the Port Arthur EDC lawn service and curb strip Maintenance.

2. Discussion and possible consideration to approve the award of the bid and authorize entering into a contract for tractor mowing services at the Port Arthur EDC Business Parks along Highway 73, Spur 93, and Jade Avenue.

3. Discussion and possible consideration to approve the award of a contract to Legacy Community Development Corporation in response to the Request for Proposal (RFP) for consultant services to administer Port Arthur EDC's Affordable Housing Down Payment Assistance Program.

4. Discussion and possible consideration to approve a 4B Economic Development Agreement with the Museum of the Gulf Coast for the improvement of a Recreational or Community Facility in an amount not to exceed $1,000,000.00.

5. Discussion and possible consideration of the appointment of Board Members to fill vacancies on the following Board Committees: Youth Employment Program & Scholarship Programs Committee, Covenants & Restrictions Committee, Budget, Finance & Audit Committee.

6. Discussion on the purchase and use of tablets for Port Arthur EDC Board Members.

IX. CLOSED SESSION (EXECUTIVE SESSION)

"The Board of Directors will recess into Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss the following topics. The items in Executive Session may be acted on in open session:"

IX. CLOSED SESSION (EXECUTIVE SESSION)

"The Board of Directors will recess into Executive Session pursuant to Chapter 551 of the Texas Government Code to discuss the following topics. The items in Executive Session may be acted on in open session:"

1. §551.087 – Economic Development Negotiations
   - A. Discussion on Local Government Code 505.156 – Projects Related to Business Enterprises in Certain Municipalities.
   - B. Letter of Intent – Vessel Repair
   - C. Letter of Request – Seamless Medical Centers

2. §551.072 – Deliberations about Real Property
   - A. Press Building Commercial Kitchen

3. §551.074 – Personnel Matters
   - A. CEO Evaluation

The Port Arthur EDC Board reserves the right to adjourn into an executive session at any time to discuss any of the matters listed on the agenda as authorized by the TEXAS GOVERNMENT CODE:

- **§551.071 – Consultation with Attorney**
- **§551.072 – Deliberations about Real Property**
- **§551.074 – Personnel Matters**
- **§551.087 – Economic Development Negotiations**

X. FUTURE AGENDA ITEMS OR REQUESTED REPORTS

XI. ADJOURNMENT

POSTING OF MEETING

POSTED THIS 29th DAY OF September, 2026.

Krystle Muller,
Chief Executive Officer
Port Arthur Economic Development Corporation

NOTICE *is hereby given that the Port Arthur Economic Development Corporation will hold a meeting, open to the public, at 501 Procter St. in Port Arthur, Texas on Monday October 5th, 2026, at 06:00 PM. Directors of the Port Arthur Economic Development Corporation may participate in the meeting virtually, as long as a quorum of the Board of Directors and the presiding officer are physically present at 501 Procter St. Port Arthur, TX, in accordance with the Texas Open Meetings Act.*