

**CITY OF FREEPORT
ECONOMIC DEVELOPMENT CORPORATION
200 West 2nd Street, Freeport, Texas 77541**

MINUTES

STATE OF TEXAS)
)
COUNTY OF BRAZORIA)
)
CITY OF FREEPORT)

BE IT REMEMBERED that the Economic Development Corporation of the City of Freeport met on Tuesday, November 12, 2019 at 6:00 p.m. in the Freeport Police Department Municipal Court Room, located at 430 North Brazosport, Freeport, TX, for the purpose of considering the agenda items.

MEMBERS OF THE BOARD PRESENT: Quorum Present

Trey Sullivan- President
Lesa Girouard
Kenny Hayes
Marinell Music
Jeff Pena
Mingo Marquez

Tim Kelty: City Manager
Chris Duncan: Attorney
Stephanie Russell: Finance Director

Visitors in Attendance:

Gary Jennings
Melanie Oldham
Troy Brimage

I. OPEN SESSION:

Mr. Sullivan opened the meeting at 6:04 P.M. A quorum was present. Trey Sullivan, Marinell Music, Lesa Girouard, Kenny Hayes, Jeff Pena, and Mingo Marquez.

II. INVOCATION AND PLEDGE

III. CITIZEN COMMENTS:

Melanie Oldham said she just wanted to mention the passed Bill 2480 allows the public to speak not only in citizen comments, but also before any agenda items.

IV. CONSENT AGENDA

- A) APPROVE MEETING MINUTES FOR OCTOBER 15, 2019 REGULAR BOARD MEETING**
- B) APPROVE WORKSHOP MEETING MINUTES FOR NOVEMBER 5, 2019**

MOTION made by Ms. Girouard to approve the consent agenda, **seconded** by Ms. Music. Motion **PASSED** unanimously.

V. PRESENTATION

- A) TRAVIS JAMES OF TXP WILL PRESENT THE CURRENT DEVELOPMENT OF THE CITY'S FIRST TAX INCREMENT REINVESTMENT ZONE (TIRZ)**

Mr. James presented a presentation to the EDC board members regarding how the Tax Increment Reinvestment Zone works and its formation. Mr. James said he will go to the next council meeting and give them the same version of the presentation and if they like it, they will provide some additional feedback. Mr. James stated that by the end of the year there will be a public notice posted seven days in advanced and council will have to have a public hearing and close the public hearing and hopefully council approves the first Tax Increment Reinvestment Zone in Freeport.

VI. DISCUSSION & ACTION ITEMS

A. DISCUSSION AND POSSIBLE ACTION TO AMEND FEDC BY-LAWS

Mr. Duncan said the additional change made to the FEDC By-Laws from that included in the board packet was the board members will be appointed for two years. Mr. Duncan also stated as they do now, he said three director positions will expire in even years and four director positions will expire in odd years which follows the same practice as before. Mr. Duncan said this is the only change that has been made after the Workshop meeting on November 5, 2019.

MOTION made by Ms. Music to accept the FEDC By-Laws, **seconded** by Mr. Hayes. Motion **PASSED** unanimously.

B. DISCUSSION AND POSSIBLE ACTION APPROVING A 380 AGREEMENT BETWEEN CITY AND FEDC

Ms. Russell said the City has approved \$300,000 to be paid back in two years based on products which will be infrastructure projects that will benefit both the City and EDC. Mr. Kelty stated the individual projects that might be identified collaboratively when the time comes for those projects to be considered it will go to the EDC board prior to Council for approval.

MOTION made by Mr. Hayes to accept the 380 Agreement between City and FEDC, **seconded** by Ms. Girouard. Motion **PASSED** unanimously.

VII. EXECUTIVE SESSION-ADJOURN INTO EXECUTIVE SESSION

It is now 6:45 p.m. and I hereby recess the regular session of the Freeport Economic Development Corporation November 12, 2019 meeting and do hereby convene and executive session, said executive session authorized under the following sections of the Texas Government Code: (1) Government Code, Section 551.071 (Consultation with Attorney), Section 551.087 (Economic and Community Development Matters).

In Accordance with the Texas Government Code:

- A. Section 551.071-Consultation with Attorney
 - 1. Real Property
 - 2. Consider RFP process for Economic Development

Reconvene into Open Session

It is now 7:47 p.m. and I hereby close the executive session of the Freeport Economic Development Corporation and do hereby reconvene the regular open session.

VIII. EXECUTIVE DIRECTOR'S REPORT

Mr. Holman highlighted a couple of items for the board to read in the directors' report as presented in their packets.

IX. ADJOURN

Motion to adjourn was made by Mr. Pena, seconded by Ms. Girouard. Motion **PASSED** unanimously. Meeting adjourned at 7:48.



Mingo Marquez Jr. - FEDC Secretary