

**SEABROOK ECONOMIC DEVELOPMENT CORPORATION
NOTICE OF REGULAR MEETING
THURSDAY, AUGUST 17, 2017 AT 7:00 P.M.**

NOTICE IS HEREBY GIVEN THAT THE SEABROOK ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF SEABROOK WILL MEET ON **THURSDAY, AUGUST 17, 2017 AT 7:00 P.M. AT SEABROOK CITY HALL**, 1700 FIRST STREET, SEABROOK, TEXAS TO CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE AGENDA ITEMS LISTED BELOW.

ALTHOUGH THIS IS NOT A SEABROOK CITY COUNCIL MEETING, MEMBERS OF THIS BODY MAY ATTEND AND A QUORUM OF THIS BODY MAY BE PRESENT.

THIS FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR OTHER ACCOMMODATIONS OR INTERPRETIVE SERVICES, MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY SECRETARY'S OFFICE AT (281) 291-5600 OR FAX (281) 291-5710 FOR FURTHER INFORMATION.

1. PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time comments will be taken from the audience on any subject matter, whether or not that item is on the agenda. All comments are limited to a maximum of four minutes for each speaker, shall be limited to City business or City-related business or matters of the general public interest, and shall not include any personal attacks. In accordance with the Open Meetings Act, Corporation members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please come to the podium and state your name and address clearly into the microphone before making your comments. Thank You.

2. PRESENTATIONS

2.1 EDC Director's report on economic development activities for July 2017.
(Chavez)

ATTACHMENT 1: [DIRECTORS REPORT](#)

3. EXECUTIVE SESSION

3.1 551.071

Consult with attorney to receive legal advice on legal issues associated with proposed economic development agreement with Royal Cove LLC et. al. as provided by Section 551.071, Texas Government Code.

3.2 551.087

Discuss/deliberate potential financial incentive(s) and financial information received from a business prospect that the City/EDC seeks to have locate, stay, or expand for which the City is conducting economic development negotiations, as provided by Texas Government Code Section 551.087.

4. OPEN SESSION

The EDC Board will reconvene in Open Session to allow for possible action on the agenda items listed above under "Executive Session".

5. NEW BUSINESS

5.1 Consider and take all appropriate action on an Economic Development Agreement between the Seabrook Economic Development Corporation (SEDC) and Morgan Southwest Land Company/ Morgan Land LLC/ Royal Cove LLC at 2511 NASA Road 1, (Ritson Morris Tract 29A & 29B, Abstract 52) for reimbursement incentives for façade improvements estimated to cost at least \$41,766. (Chavez)

ATTACHMENT 2: [INCENTIVE AGREEMENT](#)

5.2 Consider and take all appropriate action on a three-year renewal contract between the Seabrook Economic Development Corporation (SEDC) and The Bay Area Houston Economic Partnership (BAHEP) for economic development services to the Seabrook Economic Development Corporation from October 1, 2017 thru September 30, 2020, in an amount not to exceed \$20,000 per year. (Chavez)

ATTACHMENT 3: [BAHEP CONTRACT](#)

5.3 Consider and take all appropriate action on the Seabrook Economic Development Corporation (SEDC) Budget for Fiscal Year 2017-2018. (Chavez)

ATTACHMENT 4: [2017-2018 BUDGET](#)

5.4 Consider and take all appropriate action on the renewal of a community coupon booklet with Anderson Advertising for fiscal year 2017-2018 in an amount not to exceed \$12,000. This is a budgeted item for expansion of business development. (Chavez)

ATTACHMENT 5: [ANDERSON ADVERTISING 2018 INVOICE](#)

5.5 Consider and take all appropriate action on proposed SEDC Resolution 2017-01, "Update and Renewal of the Seabrook Economic Development Corporation (SEDC) Incentives Policy". (Chavez)

ATTACHMENT 6: [RESOLUTION 2017-01](#)

5.6 Consider and take all appropriate action on an application to the Houston-Galveston Area Council (H-GAC) for the Livable Centers Study Grant. This grant will focus on the Old Seabrook area to assess the feasibility of walkways, parking and connectivity between retail nodes, residential areas and the existing trail systems. The grant application requires a 20% match which includes the required 3% TXDOT fee for H-GAC administrative costs of the program. (Chavez)

5.7 Consider and take all appropriate action for approval of a proposal between the Seabrook Economic Development Corporation (SEDC) and K&K Tractor Service in an amount not to exceed \$3,450 for 1202 3rd Street legally known as Lot 6 and 7, in Block 23 of Seabrook, a subdivision in Harris County, Texas, for the demolition of foundation and clearing of debris to convert to a district public parking area as part of the Old Seabrook District Project as published on March 16, 2017. (Chavez)

ATTACHMENT 7: [EDC DIRECTOR MEMO](#) [K&K PROPOSAL](#)
[CHERRY DEMOLITION PROPOSAL](#)
[KENNEDY DEMO PROPOSAL](#)

6. ROUTINE BUSINESS

6.1 Approve minutes of the July 13, 2017 regular EDC meeting. (Patel)

ATTACHMENT 8: [MINUTES](#)

6.2 Update on SH 146 Expansion.

6.3 Establish future meeting dates and agenda items.

FOR AN EXECUTIVE SESSION IN AN EXECUTIVE SESSION BY PUBLICLY ANNOUNCING THE APPLICABLE SECTION NUMBER OF THE OPEN MEETINGS ACT, (CHAPTER 551 OF THE TEXAS GOVERNMENT CODE, AND VERNON'S TEXAS CODES ANNOTATED, IN ACCORDANCE WITH THE AUTHORITY CONTAINED IN ONE OR MORE OF THE FOLLOWING SECTIONS: SECTION 551.071, CONSULTATION WITH ATTORNEY; SECTION 551.072, REAL PROPERTY; SECTION 551.073, DELIBERATION REGARDING A PROSPECTIVE GIFT; SECTION 551.074, PERSONNEL MATTERS; SECTION 551.076, SECURITY DEVICES; AND SECTION 551.087, ECONOMIC DEVELOPMENT) THAT JUSTIFIES EXECUTIVE SESSION TREATMENT.

CERTIFICATE

I certify that this notice was placed on the bulletin board at Seabrook City Hall on or before Monday, August 14, 2017 at 5:00 p.m. and that it will remain posted until the meeting has ended.

Pat Patel
EDC Administrative Assistant