THE SEABROOK ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF SEABROOK MET ON THURSDAY, DECEMBER 13, 2012 AT 7:00 P.M. IN THE SEABROOK CITY HALL COUNCIL CHAMBERS, 1700 FIRST STREET, SEABROOK, TEXAS TO CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE AGENDA ITEMS LISTED BELOW.

President Dunphey called the meeting to order at 7:00 p.m. and declared that a quorum was present.

BOARD MEMBERS PRESENT:

PAUL R. DUNPHEY	PRESIDENT
NATALIE PICHA	VICE-PRESIDENT
TERRY CHAPMAN	SECRETARY
ERNIE DAVIS	TREASURER
GLENN ROYAL	MAYOR
THOM KOLUPSKI	COUNCIL REPRESENTATIVE
MARK CALDWELL	MEMBER

ALSO PRESENT WERE:

KIM MICKELSON	EDC ATTORNEY
KELLY TEMPLIN	CITY MANAGER
GAYLE COOK	ASSISTANT CITY MANAGER
PAUL CHAVEZ	DIRECTOR OF ECONOMIC DEVELOPMENT
LEAANN DEARMAN	DIRECTOR OF COMMUNICATIONS
FAITH SHALLIS	SECRETARY

1.0 PRESENTATIONS – The Corporation will discuss, consider, and if appropriate, take action on the items listed below.

None.

2.0 PRESENTATIONS

2.1 Marketing report for November 2012. (Dearman)

No action taken.

3.0 NEW BUSINESS – The Corporation will discuss, consider, and if appropriate, take action on the items listed below.

3.1 BAHEP Annual banquet on January 18, 2012 at South Shore Harbor Resort and Conference Center. (Chavez)

The board determined who will be attending with attendees reimbursing EDC for their spouse's ticket.

No formal action taken.

3.2 Determining the order of bid alternates for the Waterfront Project. This is something EDA requires in the bid documents. We have 3 alternate bid items: the sidewalks, the trees, and the side street parking areas. Alternates are extra items, over and above the base bid. We have tentatively set the order of accepting these as sidewalks ($150,000), then trees ($84,000), then side street parking ($330,000). (Conger)

A motion was made by Natalie Picha and seconded by Ernie Davis

To approve the order of accepting these bid alternates as sidewalks ($150,000), side street parking ($330,000), and trees ($84,000).

MOTION CARRIED BY UNANIMOUS CONSENT.

3.3 Review of EDC Attorney's submitted invoices and possible budget revision. (Dunphey)

No discussion.

4.0 EXECUTIVE SESSION - The Corporation Board may hold a closed executive meeting pursuant to provisions of the Open Meetings Act, Chapter 551, Government Code, and Vernon's Texas Codes Annotated, in accordance with the authority contained in one or more of the following sections: Section 551.074, Personnel

4.1 Performance review, EDC attorney. (Dunphey)

A motion was made by Mayor Royal and seconded by Natalie Picha

To recess into Executive Session for agenda items 3.3 and 4.1 in accordance with Section 551.074, "Personnel" of the Texas Government Code.

MOTION CARRIES BY UNANIMOUS CONSENT

The meeting was recessed at 7:25 p.m.

5.0 OPEN MEETING

At 8:05 p.m. President Dunphey reconvened the meeting in Open Session and stated that agenda items 3.3 and 4.1 were discussed in Executive Session but no action was taken in Executive Session.

ACTIONS TAKEN IN OPEN MEETING:

4.1 Performance review, EDC attorney. (Dunphey)

A motion was made by Natalie Picha and seconded by Ernie Davis to terminate services with Olson and Olson attorneys effective immediately.

MOTION CARRIES BY UNANIMOUS CONSENT

3.3 Review of EDC Attorney's submitted invoices and possible budget revision. (Dunphey)

A motion was made by Natalie Picha and seconded by Mark Caldwell to pay the invoices from Olson and Olson out of reserves.

MOTION CARRIES BY UNANIMOUS CONSENT

6.0 OLD BUSINESS– The Corporation will discuss, consider, and if appropriate, take action on the items listed below.

6.1 The current incentive policy as it applies to the Highway 146 businesses. (Chavez)

No action taken; Mr. Chavez was encouraged to proceed with modifying the current incentive policy as he had proposed in his report.

6.2 State Highway 146 Business Redevelopment Plan RFQ. (Chavez)

A motion was made by Natalie Picha and seconded by Thom Kolupski

Asking Mr. Chavez to modify the Request for Qualifications with an objective of hiring a firm to create a vision for post-Highway 146 business development.

MOTION CARRIES BY UNANIMOUS CONSENT

6.3 Seabrook Façade Incentive Project. (Chavez)

A motion was made by Mayor Royal and seconded by Ernie Davis

To table this item.

MOTION CARRIES BY UNANIMOUS CONSENT

7.0 APPROVAL OF MINUTES

7.1 Approval of the minutes of the November 8, 2012 EDC meeting.

A motion was made by Natalie Picha and seconded by Mayor Royal

To approve the minutes as written.

MOTION CARRIES BY UNANIMOUS CONSENT

8.0 ROUTINE BUSINESS

8.1 Report on economic development activities since the November 8, 2012 EDC meeting. (Chavez)

No action taken.

8.2 Establish future meeting dates and agenda items. (January 10, 2013)

- Next meeting will be held
-
- January 10, 2013.
- Item to search for new legal counsel.
- Incentive policy.
- Storefront façade program.

Upon motion, President Dunphey adjourned the meeting at 8:50 p.m.

MOTION CARRIES BY UNANIMOUS CONSENT

Approved this 10th day of January 2013.

Paul R. Dunphey, President

Faith Shallis, Secretary