



**SEABROOK ECONOMIC DEVELOPMENT CORPORATION
NOTICE OF MEETING
THURSDAY, FEBRUARY 13, 2025 - 6:00 PM**

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NOTICE IS HEREBY GIVEN THAT THE SEABROOK ECONOMIC DEVELOPMENT CORPORATION WILL MEET ON **THURSDAY, FEBRUARY 13, 2025 AT 6:00 PM AT SEABROOK CITY HALL**, 1700 FIRST STREET, SEABROOK, TEXAS, TO DISCUSS, CONSIDER, AND IF APPROPRIATE, TAKE ACTION WITH RESPECT TO THE 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.**

1. PUBLIC COMMENTS AND ANNOUNCEMENTS

At this time the Commission will listen to any member of 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. In accordance with the Open Meetings Act, Commission Members may not discuss or take action on any item that has not been posted on the agenda. When your name is called, please state your name and address clearly before making your comments. Thank you.

2. PRESENTATIONS

2.1 Presentation on Bay Area Houston Economic Partnership (BAHEP) by Brian Freedman, President

3. DISCUSSION

3.1 Discussion on the Old Seabrook Livable Study - Economic Development Implementation

- Overview of the Livable Center Study and key recommendations
- Discuss initiatives that fall within the scope of the SEDC
- Discuss priorities of short term and long term action items
- Discuss potential funding mechanisms and partnerships

3.2 Discussion on City Capital Improvement Program (CIP) and Economic Development Projects

- Discuss and review of the City's CIP and key projects impacting economic growth
- Discuss potential SEDC involvement in funding or supporting specific projects

4. NEW BUSINESS

4.1 Consider and take all appropriate action on the nomination and appointment of EDC Board Members to serve as liaisons to the Clear Lake Area Chamber of Commerce, Bay Area Houston Economic Partnership (BAHEP), and Economic Alliance Houston Port Region.

4.2 Consider and take all appropriate action on hosting the 2025 Keels and Wheels Yacht Party to be held Friday, May 2, 2025.

5. CLOSED EXECUTIVE SESSION

5.1 Section 551.087

Conduct a closed executive session to 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.

5.2 Section 551.072

Conduct a closed executive session to discuss/deliberate the purchase, exchange, lease, or value of real property, including nonmonetary attributes of property to be purchased, as deliberation in open meeting would have detrimental effect of position of the City /EDC in negotiations with third parties, all as provided for under Texas Government Code Section 551.072.

6. OPEN SESSION

6.1 The Economic Development Corporation will reconvene into open session to allow for possible action on the agenda items listed under "Executive Session".

7. ROUTINE BUSINESS

7.1 Update by Director on Strategic Plan Initiatives, Monthly Reporting and Activities.

7.2 EDC Financial Report

7.3 Approve minutes from the January 9, 2025, regular EDC meeting.

7.4 Review and update on EDC and partnership events to include board member post-event reports, upcoming events, and participation opportunities.

7.5 Establish future meeting dates and agenda items.

THE EDC BOARD RESERVES THE RIGHT TO HEAR ANY OF THE ABOVE DESCRIBED AGENDA ITEMS THAT QUALIFY 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.

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) 291-5663 OR CITYSEC@SEABROOKTX.GOV FOR FURTHER INFORMATION.

I certify that this notice was posted on the bulletin board on or before Monday, February 10, 2025, no later than 6:00 p.m. and that this notice will remain posted until the meeting has ended.

Kiarra Bellow,
EDC Administrative Coordinator