THE SEABROOK ECONOMIC DEVELOPMENT CORPORATION OF THE CITY OF SEABROOK MET ON THURSDAY, OCTOBER 29, 2015 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.

BOARD MEMBERS PRESENT:

PAUL R. DUNPHEY (Ex. Abs.)	PRESIDENT
TERRY CHAPMAN	VICE-PRESIDENT
GARY BELL (Ex. Abs)	TREASURER
ERNIE DAVIS	SECRETARY
O.J. MILLER	COUNCIL REPRESENTATIVE
GLENN ROYAL	MAYOR
BRENDA VESELENY	MEMBER

ALSO PRESENT WERE:

GAYLE COOK	CITY MANAGER
STEVE WEATHERED	CITY/EDC ATTORNEY
PAUL CHAVEZ	DIRECTOR OF ECONOMIC DEVELOPMENT
MEREDITH BRANT	ASST. CITY SECRETARY

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

1.0 ROUTINE PUBLIC HEARING AND ANNOUNCEMENTS

There were none.

2.0 PRESENTATIONS

2.1 **EDC Director's report on economic development activities for September and October 2015. (Chavez)**

Mr. Chavez gave his report for September and October.

3.0 NEW BUSINESS

3.1 Discussion and possible action on a revision to the Seabrook Storefront Façade Improvement Program. (Chavez)

Mr. Chavez stated that this is a recommended revision which would remove the financial cap of $40,000 on the participation level and remove the stipulation that the only side of the building considered would be the address side. Mr. Chavez stated that the objective is to reinvigorate the visual aspects of the community. He explained that each applicant would be reviewed and vetted before any recommendations would be made. He also stressed the importance of a business's view which is not necessarily the address side of the business.

Ms. Veseleny stated that she would be concerned about removing the dollar amount cap and is not sure she would be in support of signs of a temporary nature.

Mayor Royal stated that the focus should be on the overall appearance of the city, including signs. He added that the current cap is not sufficient and the city should lead by example.

Mr. Davis stated that he is not concerned with banners or temporary signs, but with the façade which is a part of the front of the building. He added that the budget is currently $40,000 total. If the cap is changed then a budget amendment should be considered.

Assistant City Manager Sean Landis stated that there would be a large outcry from local businesses if they are unable to have banners and temporary signs.

Mr. Davis stated that just because a request complies with code does not mean that there is an obligation to fund that project.

Motion was made by Mr. Davis and seconded by Mayor Royal

To approve the recommended changes which would remove the dollar cap and not limit improvements to only the address side of the building.

AYES: Chapman, Davis, Miller, Royal.
NAYS: Veseleny.

MOTION CARRIED BY MAJORITY VOTE.

3.2 Discussion and possible action on a contract for services with Impact Data Sources for economic impact analysis. (Chavez)

Mr. Chavez stated that Impact Data Sources does research and reports on findings on the community, particularly businesses with the greatest return on investment to the community. The collected data would, among other data, show the break-even point and could be valuable when considering the impact on businesses located on SH146 once expansion begins. EDC would benefit from this information and the collected data would provide guidance as to how each case should be handled. The cost of contracting with this company for their services is $8,500. There would be quick visual impact provided by this type of report which would include the impact of loss of employees, core data and type of business, parameters for different types of employees as well as other data..

Mr. Davis questioned whether they would provide data that is not otherwise available.

Mayor Royal stated that timing for this type agreement might be better after the outcome of negotiations between Union Pacific and TXDoT is known.

Motion was made by Mr. Davis and seconded by Mayor Royal

To table this item.

MOTION CARRIED BY UNANIMOUS CONSENT.

4.0 ROUTINE BUSINESS

4.1 Approve minutes of the September 10, 2015 meeting. (Brant)

Motion was made by Mayor Royal and seconded by Councilor Miller

To approve the minutes as written.

MOTION CARRIED BY UNANIMOUS CONSENT.

4.2 Establish future meeting dates and agenda items.

Mr. Chavez stated that the BAHEP banquet is also scheduled for November 12 and suggested the week of the November 16. Vice President Chapman suggested Mr. Chavez poll the board via email for a November meeting date.

5.0 EXECUTIVE SESSION

At 7:39 p.m., Vice President Chapman announced that the EDC Board would hold a closed executive session pursuant to the provisions of the Open Meetings Act, Chapter 551, Government Code and Vernon's Texas Codes Annotated, in accordance with the authority contained in Section 551.087, Economic Development.

SECTION 551.087

5.1 Conduct executive session to discuss offer of potential business/financial incentives for economic development pursuant to Section 551.087 of the Texas Government Code. (Cook)

6.0 OPEN SESSION 8:23

At 8:23 p.m., Vice President Chapman reconvened the EDC Board in open session and announced that the item had been discussed, but no action was taken in Executive Session.

Upon motion, the meeting was adjourned at 8:24 p.m.

Terry Chapman, Vice President

Meredith Brant

Meredith Brant, TRMC
Assistant City Secretary