MINUTES OF THE INDUSTRIAL DEVELOPMENT CORPORATION OF THE CITY OF GALVESTON
REGULAR MEETING - JULY 8, 2025

7/8/2025 - Industrial Development Corporation Minutes

I. Declaration Of A Quorum

Mayor Brown declared a quorum and called the meeting to order at 9:00 a.m.

Mayor Brown called for a moment of silence to honor the Texas flood victims.

II. Roll Call

Present: Board Member Craig Brown (Mayor); Board Member Marie Robb (Mayor Pro Tem); Board Member Alex Porretto (City Council); Board Member Sharon Lewis (City Council); Board Member Keith Bassett (Galveston Chamber of Commerce); and Board Member Bill Coltzer (Galveston Economic Development Partnership).

Absent: Board Member Jason Hardcastle (Park Board of Trustees).

III. Annual Meeting

III.A Election of Officers

III.A.1 President

III.A.2 Vice President

III.A.3 Secretary

III.A.4 Treasurer

Board Member Porretto made a motion for the election of the following officers, with Board Member Robb seconding the motion. Unanimously approved by those present.

President - Mayor Craig Brown
Vice President - Mayor Pro Tem Marie Robb
Secretary - Council Member Alex Porretto
Treasurer - Assistant City Manager Brandon Cook

IV. Conflict of Interest Declaration

No conflicts of interest were declared.

V. Consider Approval Of Meeting Minutes

V.A June 17, 2025 Meeting

Board Member Porretto made a motion to approve the June 17, 2025 meeting minutes, with Board Member Bassett seconding the motion. Unanimously approved by those present.

VI. Public Comment On Agenda Items

No public comments were received.

VII. BEACH SILO - Project Consideration

VII.A Discuss and Consider for Approval a Resolution of the Board of Directors of the Industrial Development Corporation of the City of Galveston Approving Beach Erosion and Remediation Crew Project in the amount of $750,000 for first year and $500,000 annually thereafter. (K. Clark)

VII.B Discuss and Consider for Approval an Economic Development Agreement between the City of Galveston and the Industrial Development Corporation of the City of Galveston Approving Beach Erosion and Remediation Crew Project in the amount of $750,000 for first year and $500,000 annually thereafter. (K. Clark)

Board Member Robb made a motion to defer items VII.A and VII.B until staff brings back a proposal for part-time beach remediation staff, rental of equipment, and consulting from a costal engineer who can help address the issues. The motion died for lack of a second.

Board Member Coltzer made a motion to approve items VII.A and VII.B for the Beach Erosion and Remediation Crew Project in the amount of $500,000 as a pilot program for one year beginning from City Council approval, for materials, labor, rental equipment, to include a costal engineering consultant, funded out of the beach silo, and allowing the Coastal Resources Manager the ability to bring in subcontracts, if needed. Board Member Robb seconded the motion. Unanimously approved by those present.

VIII. PARKS SILO - Project Consideration

VIII.A Discuss and Consider Recommendations and Funding for Shield Park. (M. Hay)

Board Member Porretto made a motion continuing to accrue $100,000 annually for Shield Park, allocating $500,000 in FY2026, reviewing the projections in FY2027, and stopping

the $100,000 accrual in FY2029. The motion was seconded by Board Member Lewis. Unanimously approved by those present.

Board Member Lewis left the meeting at 11:03 a.m.

IX. Project Updates

IX.A Discuss and Receive an Update on the Drainage Improvement Pilot (DIP) Project.

Assistant City Manager Brandon Cook reported on the following:

- **Crews began ditching earlier in the year at Pirate's Beach.**
- **Current work includes fill/offsets on 46th Street and Avenue S & A ½.**
- **Coordinating with Texas Gas to adjust their gas lines in that area.**

The board requested that staff provide accounting records, especially for equipment purchased under the IDC. A review of infrastructure spending and equipment will happen during the upcoming infrastructure silo discussions, likely by April. Staff will provide more detailed monthly reports.

IX.B Discuss and Receive an Update on the South Shore Drive Pump Station project.

Assistant City Manager Brandon Cook reported on the following;

- **Notices sent to property owners; key temporary easements still pending.**
- **Rob Winiecke has been contacting property owners directly and expects responses soon.**
- **Temporary easement near Hooters is critical for access and construction staging.**
- **Construction schedule depends on securing easements; tentative notice to proceed expected end of July.**

The board discussed concerns about large trees on the pump station site and needing design review to assess the impact. A town hall meeting will be scheduled for local residents once easements are secured.

X. Administrative Matters

X.A Discuss and Consider Approving a Letter of Engagement with Brown & Hofmeister for Outside Legal Services to support City Staff. (T. Fanning)

Board Member Robb made a motion to approve a letter of engagement with Brown & Hofmeister for outside legal services to support City staff, with Board Member Coltzer seconding the motion. Unanimously approved by those present.

X.B Discuss and Receive Update on Expenses, Available Funds, Forecasts and

Investments. (B.Cook)

Assistant City Manager Brandon Cook reported no major changes to sales tax revenue; the next report is expected by the 15th.

X.C Discuss the IDC Operating and Spending Plan Budget for FY2026.

Economic Development Coordinator Michele Hay reported that the operating and spending plan for FY26 is being developed.

X.D Discuss and Receive an Update on FY25 calendar and Upcoming Events. (M.Hay)

Economic Development Coordinator Michele Hay reported that the next meeting is August 5th and will include:

- **A legislative update**
- **Budget discussions**
- **Infrastructure and equipment accounting deep dive**

XI. Executive Session

Pursuant to Texas Government Code Section 551.072 Deliberation Regarding Real Property the Corporation may convene into Executive Session to discuss the purchase, exchange, lease, or value of real property.

XI.A Pelican Island Property

The board convened into Executive Session at 11:14 a.m. and reconvened into Open Session at 11:27 a.m. No action was taken during Executive Session.

Board Member Robb left the meeting at 11:27 a.m.

XII. Consider Any Action As May Be Required As Resulting From The Executive Session Conducted From IDC.

XII.A Pelican Island Property

Board Member Brown made a motion instructing staff to bring back to us a contract related to the purchase of property on Pelican Island, with Board Member Porretto seconding the motion. Unanimously approved by those present (4-0).

XIII. Request Agenda Items For Future Meetings

Board Member Brown would like a status update on the concrete work crews and the potential for expanding the program at the next meeting.

XIV. Adjournment

The meeting was adjourned at 11:28 a.m.

Janelle Williams

Janelle Williams, City Secretary
Date Approved: August 5, 2025