

**MINUTES OF THE JOINT MEETING OF THE
LA PORTE REDEVELOPMENT AUTHORITY and
LA PORTE TAX INCREMENT REINVESTMENT ZONE
BOARD OF DIRECTORS**

March 13, 2025

DETERMINE QUORUM; CALL TO ORDER.

The Board of Directors of the La Porte Redevelopment Authority, City of La Porte, Texas, and La Porte Tax Increment Reinvestment Zone, held a regular joint meeting, open to the public, on Thursday, March 13, 2025, at 6:00 p.m., in the Council Chambers of City Hall, 604 West Fairmont Parkway, La Porte, Texas, and the roll was called of the duly appointed members of the Board, to-wit:

Position 1	Peggy Antone, <i>Secretary</i>	Position 6	Mark Goodwin, <i>Chairman</i>
Position 2	Barry Beasley	Position 7	Mercy Estrada
Position 3	Alton Porter	Position 8	DeeAnne Thomson
Position 4	Kent Rimmel	Position 9	Kristen Lee, <i>Asst. Secretary</i>
Position 5	Nicole Havard		

and all of the above were present, with the exception of Director Remel, thus constituting a quorum. Also present were David Hawes, Naina Magon and Linda Clayton, Hawes Hill & Associates, LLP; Corby Alexander, Matt Daeumer, and Haley Bower, City of La Porte; and Muhammad Ali and Ian Hudson, Gauge Engineering. Others attending the meeting were Chris Coughran; Mandi Williams; Alton Ogden; Bryan Moore; Gloria Brutscher; and David Williams. Chairman Goodwin called the meeting to order at 6:03 p.m.

RECEIVE PUBLIC COMMENTS.

Public comments were received from Chris Coughran and Alton Ogden.

ACCEPT OATH OF OFFICE AND SWORN STATEMENT OF NEWLY APPOINTED BOARD MEMBER DEE ANNE THOMSON, POSITION 8.

Upon a motion made by Director Beasley, and seconded by Director Estrada, the Board voted unanimously to accept the Oath of Office and Sworn Statement of newly appointed Board Member Dee Anne Thomson.

APPROVE MINUTES OF THE JOINT LA PORTE REDEVELOPMENT AUTHORITY AND LA PORTE TAX INCREMENT REINVESTMENT ZONE MEETING HELD ON FEBRUARY 13, 2025.

Upon a motion made by Director Estrada, and seconded by Director Porter, the Board voted unanimously to approve the Minutes of the February 13, 2025, Board meeting, as presented.

GAUGE ENGINEERING:

a. M Street.

Mr. Alexander reported the turn radius is tight for 18-wheelers on M Street and the City requested Gauge to evaluate the curb return radius at 16th Street and Highway 146 Frontage. Mr. Ali reported the turn radius was designed at 25' which is built to City criteria. He reported since opening of M

Street it has been designated as a truck route and Gauge analyzed the turning radius and evaluated changing from the 25' to 30' or 35'. He reported before adjusting the curb return utility poles would need to be relocated. He recommended if the board chooses to reconstruct the curb return radii to add the work under a future construction contract, potentially the 16th Street Intersection project.

b. Lakes at Fairmont Green Detention.

i. Consider Gauge Task Order for design and bid services for Lakes at Fairmont Green Detention.

Mr. Hudson reviewed HR Green Task Order (aka Gauge Engineering) for design, bid and construction phase services for the detention basin improvements at The Lakes at Fairmont Greens in the amount of \$38,756.00. He reported it will take approximately 5-6 months to design and then advertise for bids. Upon a motion made by Director Beasley, and seconded by Director Porter, the Board voted unanimously to approve HR Green Task Order for design, bid and construction phase services for the detention basin improvements at The Lakes at Fairmont Greens in the amount of \$38,756.00, as presented.

c. 16th Street Intersection.

Mr. Ali provided an update on the 16th Street intersection project. He reported the subconsultant contracts have been issued and survey work (topo and traffic counts) will begin. No action from the Board was required.

d. Main Street.

i. Consider Gauge Task Order for preliminary engineering report and traffic analysis services for Main Street Revitalization.

Ms. Magon reported the City has met with stakeholders regarding the Main Street revitalization project. Mr. Daeumer provided an update on the meetings with the stakeholders and the consensus is to move forward with the preliminary engineering and traffic impact analysis for the project. He answered questions from the Board and stated the preliminary engineering report services is the first phase of the overall design process. He reported the project will increase safety, lighting, drainage, and beautification. After full discussion, and upon a motion made by Director Havard, and seconded by Director Estrada, Directors Beasley, Havard, Antone, Goodwin, Estrada, Thomson, and Lee voted to approve Gauge Engineering Task Order No. 7, West Main Street Preliminary Engineering Report services in the amount of \$260,000.00, as presented. Director Porter opposed. The motion passed.

RECEIVE BOOKKEEPER'S REPORT AND CONSIDER APPROVAL OR OTHER ACTION REGARDING AUTHORITY INVOICES.

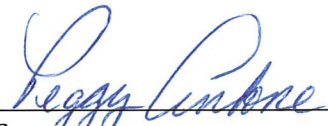
Ms. Magon presented the Bookkeeper's Report and review of the Hawes Hill invoice for payment, included in the Board materials. Upon a motion made by Director Antone, and seconded by Director Havard, the Board voted unanimously to accept the Bookkeeper's Report and approved payment of the Hawes Hill invoice, as presented.

RECEIVE UPDATES FROM THE CITY, DEVELOPERS, AND STAFF ABOUT DEVELOPMENT WITHIN THE ZONE.

Ms. Magon provided an update on the County Participation Agreement and reported she anticipates it going before Commissioner's Court for consideration at the end of this month and ready for the TIRZ Board's consideration in April.

ADJOURNMENT.

There being no further business to come before the Board, Chairman Goodwin adjourned the meeting at 6:43 p.m.


Secretary