

MINUTES

THE HITCHCOCK ECONOMIC DEVELOPMENT CORPORATION

Regular Meeting – July 31, 2025 – 5:30 P.M.

The regular monthly meeting for the Hitchcock Economic Development Corporation (HEDC) was held on Thursday July 31, 2025, at 5:30 p.m. This was an open meeting located in Suite 201 Conference Room at 8115 Hwy. 6, Hitchcock, Texas 77563.

A G E N D A

1. Call to Order.

The Board of Directors meeting was called to order at 5:40 p.m. by President Allen Johnson.

2. Roll call of members.

The roll was called, and the following members were present: Allen Johnson-President, Jack Click, Hon. Chris Armacost-Mayor, Kathy Marullo. Ted Robinson was absent. Staff: Executive Director Lance LaCour was in attendance.

3. Public Comments

- a. There were no public comments made.

4. Consent Agenda

- a. Approval of the Minutes of the HEDC Regular Meeting on June 26, 2025.
- b. Review of the June 30, 2025, Bank Statement and approval of payment of the HEDC Visa Statement account at Texas First Bank.

Hon. Chris Armacost motioned to approve. Jack Click seconded, and the motion carried.

5. Discussion and Possible Action Items

- a. Anise Read Grant: Lance LaCour reviewed the Anise Read Grant information. Jack Click motioned to approve the \$10,000 local match funds and for applying for the Anise Read Grant. Honorable Chris Armacost seconded, and the motion carried.
- b. EDA Disaster Recovery Grant: Lance LaCour reviewed the EDA Disaster Recovery Grant information and the meetings with the City Manager and Director of Public Works in relation to this Grant. Chris Armacost motioned to approve applying for the grant. Kathy Marullo seconded, and the motion carried.
- c. CDBG MIT Resiliency Grant: Lance LaCour reviewed the CDBG MIT Resiliency Grant information. Jack Click motioned to apply for the grant. Chris Armacost seconded, and the motion carried.

- d. BAHEP Contract: Lance LaCour reviewed the BAHEP contract. Chris Armacost motioned to not approve renewing the BAHEP contract. Allen Johnson seconded, and the motion carried.

6. HEDC Financial Report. (Lance LaCour)

- a. The Executive Director reviewed the HEDC Financial Report.

7. Executive Director's Report. (Lance LaCour)

- a. Opportunity Pipeline, Property and Activity Report: The Executive Director provided updates on the prospect and project opportunity pipeline, property, and activity report.
- b. Lost Opportunity Debrief: Lance LaCour debriefed the Board on the lost opportunity with Project Domino.

8. Executive Session: Adjournment to Executive Session under the Texas Open Meetings Act, Texas Government Code §Section 551.087 – Deliberation Regarding Economic Development Negotiations.

- a. The Board did adjourned into Executive Session.

9. Executive Session Actions

- a. Project Foodie 1, SSIP Grant: Jack Click motioned to approve \$5,000 for Project Foodie 1. Hon. Chris Armacost seconded, and the motion carried.
- b. Project Greenseed and other Economic Development Projects: Jack Click motioned to authorize the Executive Director and President to offer incentives within incentive guidelines and pursue letters of intent, options or contracts related to real property in partnership with certain economic development projects. Allen Johnson seconded, and the motion carried.

10. President's Comments

- a. There were no comments presented.

11. Mayor's Comments

- a. There were no comments presented.

12. Board Members' Comments

- a. Kathy Marullo discussed a proposed Gazebo project at Good Ole Days Park.

ANNOUNCEMENT

- a. Lance LaCour noted the Public Improvement District Policy will be on the City Council Agenda for approval on August 4, 2025.
- b. The next regular meeting is scheduled for August 28, 2025, at 5:30 p.m. at the HEDC Office.

13. ADJOURN

- a. Honorable Chris Armacost motioned to adjourn the meeting at 8:30 p.m. Jack Click seconded, and the motion carried.