

Robert Franklin, President
 Anne Sundquist, Vice President
 Basil Tate, Treasurer
 Michael Doherty
 Brenda Escalon



4A EDC Director, Rachel L. Steele
 City Administrator, Don Doering
 4A EDC Attorney, Joshua Brockman-Weber

NOTICE OF PUBLIC MEETING

**4A ECONOMIC DEVELOPMENT CORPORATION
 AGENDA MEETING
 THURSDAY, FEBRUARY 8, 2024 – 4:00 P.M.
 Sewall Smith City Council Chambers
 18111 Buddy Riley Blvd., Magnolia, Texas 77354**

1. **Call To Order**
 - a. INVOCATION
 - b. PLEDGE OF ALLEGIANCE
 - c. ROLL CALL AND CERTIFICATION OF QUORUM
2. **Citizens Forum** *(No official or formal action or vote may be taken on any comment made by citizens during Citizens Forum)*
3. **Treasurer’s Report** (Revenues and Expenditures)
 Expenses, Revenues and General Sales Tax Report
4. **CONSENT AGENDA – ROUTINE ITEMS:**
*(This portion of the agenda consists of items considered to be routine and **can be enacted by one motion** unless separate discussion is requested by a Board Director or a citizen.)*

Minutes	Date
Approval of Minutes	January 11, 2024
Invoices	Amount
Gemini Contracting Services (Temp. Water System)	\$18,000.00
Gemini Contracting Services	\$8,000.00
Rachel Steele Invoice	\$5,000.18
VERTEX (FM 1774 RE: Lift Station)	\$3,750.00
Venturi Engineering (FM 149 Tract)	\$1,600.00
Venturi Engineering (FM 1774 RE: Lift Station)	\$1,000.00
High Star, Inc. (Rent)	\$678.00
FirstNet (Phone)	\$20.93

5. **CONSIDERATION:** Discussion and take possible action to select consultant for the 4th Street Area Drainage Assessment RFQ.
6. **CONSIDERATION:** Discussion and take possible action to adopt an Infrastructure Incentive Application and Policy
7. **CONSIDERATION:** Discussion and possible action to authorize search for part-time bookkeeper
8. **CONSIDERATION:** Discussion and possible action on future office space for the corporation

9. EXECUTIVE SESSION

The 4A EDC may convene in Executive Session under Texas Local Government Code:

- a. Section 551.072 Texas Local Government Code- Deliberations about Real Property related to the FM 1774 sewer extension
- b. Section 551.071 Consultation with Attorney

10. CONSIDERATION: Discussion and possible action on items discussed in Executive Session.

11. CONSIDERATION: Discussion and possible action on a proposal for a Phase Two Environmental Site Assessment at a vacant lot located on the southwest corner of 38923 FM 1774, Magnolia, Texas

12. Future Agenda Items

13. Adjourn

The 4A Economic Development Corporation of the City of Magnolia, Texas, reserves the right to meet in Closed Execution Session on any of the items listed above should the need arise and if applicable pursuant to authorization by Title 5, Chapter 551, of the Texas Government Code § 551.071 (Consultation with Attorney); § 551.072 (Deliberations about Real Property); § 551.073 (Deliberations about Gifts and Donations); § 551.074 (Personnel Matters); § 551.076 (Deliberations about Security Devices); § 551.086 (Deliberations about competitive matters); and § 551.087 (Deliberation about Economic Development Matters).

Persons with disabilities who plan to attend this meeting and who may need auxiliary aids or services are requested to contact the City Secretary's office at (281-305-0550), two working days prior to the meeting for appropriate arrangements.

CERTIFICATION

I hereby certify that the above notice of meeting was posted on the bulletin board of City Hall, City of Magnolia , Texas, a place readily accessible to the general public at all times, and to the City's website, www.cityofmagnolia.com, in compliance with Chapter 551, Texas Government Code. On February 5, 2024 by 4:00 PM and remained posted for at least 72 continuous hours proceeding the scheduled time of said meeting.

Rachel Steele,
Executive Director

At: _____
Removed: _____