CITY OF FREEPORT

ECONOMIC DEVELOPMENT CORPORATION

430 North Brazosport Boulevard, Freeport, TX

Tuesday, August 11th, 2026, at 6:00 p.m.

REGULAR MEETING MINUTES

FEDC BOARD MEMBERS: Quorum Present

Directors:

Mark Parker	President
Sandra Loeza	Vice President
Ken Tyner	Treasurer
David McGinty	Secretary
Ronnie Martin	
Ron Bachman	
Gary Guerrieri	

Robert Johnson: Executive Director
Jerry Cain: City Liaison
Dr. Danielle Kelly: City Manager
Loren Smith: EDC Attorney
Rachael Cohen: EDC Staff

I. Call to Order

Ron Bachman called the meeting to order at 6:00 p.m. A quorum was present.

II. Invocation and Pledge

Ron Bachman led the invocation, and Robert Johnson led the pledge.

III. Citizens' Comments

This is an opportunity for citizens and visitors to make a public statement before the Board relating to only agenda items. Speakers are not allowed to make a statement regarding specific agenda items at the time the agenda item is being considered by the Board and must wait until the Citizen Comments section of the agenda to speak. Speakers are required to register in advance and must limit comments to a total of two minutes for the duration of the meeting.

IV. Consent Agenda

1. Approve Meeting Minutes for July 14th, 2026
2. Approve Financials
3. Approve Quarterly Financials

Gary Guerrieri made a motion to approve the consent agenda items as presented. David McGinty seconded. **MOTION PASSED UNANIMOUSLY.**

V. Discussion and Action Items

1. Discuss and Update: Technology updates and processes

Toby Cohen provided the Board with an update regarding the EDC-issued tablets and recent changes made to improve functionality and reliability. He explained that the tablets were transitioned from individually managed Apple accounts to a centralized EDC-managed system. The updated system allows the EDC to better manage applications, updates, email access, and device settings while reducing issues related to passwords and individual account access.

Cohen also reviewed recommended practices for tablet use, including keeping devices charged, connecting to Wi-Fi before meetings to allow updates to process, and closing applications when board packets or other documents fail to load properly. He advised that the new management system would also improve EDC's ability to locate and manage devices if necessary.

No action was taken.

2. Discuss and take possible action: Kidsfest Sponsorship Request

Staff presented a request for EDC funding in the amount of $5,349.50 in support of the 16th Annual KidFest scheduled for September 12, 2026.

The proposed funding included $2,000.00 for event T-shirts and $3,349.50 toward inflatable expenses. The inflatable contribution represented approximately 35 percent of the total inflatable cost and would be paid to the City of Freeport.

The Board discussed the cost and quantity of the proposed T-shirts and directed staff to obtain additional vendor quotes. Zeigler's in Angleton was recommended as an additional vendor to contact. David McGinty expressed a preference for using a Freeport-based vendor if a local company could provide a comparable offer. The T-shirt expenses would be paid directly to the selected vendor.

Ronnie Martin made a motion to approve funding in the amount of $5,349.50 for the 16th Annual KidFest, including $2,000.00 for T-shirts, with staff directed to obtain additional vendor quotes, and $3,349.50 to the City of Freeport for inflatable expenses. David McGinty seconded the motion. MOTION PASSED UNANIMOUSLY.

3. Discuss and Update: 2nd Street Mill & Overlay Project

Robert Johnson provided an update regarding the Second Street Mill and Overlay Project. He informed the Board that discussions had taken place with Brazoria County regarding the project schedule and that the County had made adjustments to accommodate the work.

Johnson reported that the project was estimated to begin within approximately four weeks of August 5, 2026. The Board had previously approved the EDC's contribution toward the project; therefore, no additional action was required.

No action was taken.

VI. Board and Executive Director Comments

VII. Executive Session- Adjourn into Executive Session

It is now 6:32 p.m., and I hereby recess the regular session of the Freeport Economic Development Corporation meeting and do hereby convene into executive session in compliance with Texas Government Code: Section 551.071 (Consultation with Attorney), and 551.087 (Economic and Community Development Matters).

1. Discuss and update on possible upcoming projects related to Economic and Community Development Matters.
2. Update on ongoing litigation: Realty World and A&T

Reconvene into an Open Session

Board President's statement:
It is now 7:07 p.m., and I hereby close the executive session of the Freeport Economic Development Corporation and do hereby reconvene the regular open session and take possible action on items mentioned in the executive session.

VIII. Adjourn

Ken Tyner made the motion to adjourn the meeting. David McGinty / Gary Guerrieri seconded the motion. **MOTION PASSED UNANIMOUSLY**

Ron Bachman adjourned the board meeting at 7:07 p.m.