



**City of Montgomery
Montgomery Economic Development Corporation
Regular Meeting Agenda**

April 15, 2025 at 6:00 PM
Montgomery City Hall – Council Chambers
101 Old Plantersville Rd. Montgomery, TX 77316

NOTICE IS HEREBY GIVEN that a Regular Meeting of the Montgomery Economic Development Corporation will be held on **Tuesday, April 15, 2025 at 6:00 PM** at the City of Montgomery City Hall, 101 Old Plantersville Road, Montgomery, Texas.

AMENDED 04/11/2025 6:30 PM

Members of the public may view the meeting live on the City's website under Agenda/Minutes and then select **Live Stream Page (located at the top of the page)**. The Meeting Agenda Pack will be posted online at . The meeting will be recorded and uploaded to the City's website.

OPENING AGENDA

1. Call meeting to order.
2. Pledges of Allegiance.

PUBLIC FORUM

The Montgomery Economic Development Corporation will receive comments from the public on any matters within the jurisdiction of the MEDC. Speakers will be limited to three (3) minutes each. Persons wishing to participate (speak) during the Public Forum portion of the meeting must sign-in to participate prior to the meeting being called to order. Please note that the MEDC's discussion, if any, on subjects for which public notice has not been given, are limited to statements of specific factual responses and recitation of existing policy.

REGULAR AGENDA

All items on the Regular Agenda are for discussion and/or action.

3. Consideration and possible action on March For Our Military grant request.
4. Consideration and possible action on a Lions Club Request for grant.
5. Deliberate on the downtown streetscape design project.

BOARD INQUIRY

Pursuant to Texas Government Code Section 551.042, Montgomery Economic Development Corporation members may inquire about a subject not specifically listed on this Agenda. Responses are limited to the recitation of existing policy or a statement of specific factual information given in response to the inquiry. Any deliberation or decision shall be limited to a proposal to place on the agenda of a future meeting.

CLOSING AGENDA

6. Items to consider for placement on future agendas.
7. Adjourn.

The Montgomery Economic Development Corporation reserves the right to adjourn into executive session at any time during the course of this meeting to discuss any of the matters listed below, as authorized by the Texas Government Code Sections 551.071 (Consultation with Attorney), 551.072 (Deliberations about Real Property), 551.073 (Deliberation Regarding Prospective Gifts), 551.074 (Personnel Matters), 551.076 (Deliberations regarding Security Devices), and 551.087 (Deliberation regarding Economic Development Negotiations).

I, Ruby Beaven, City Secretary, the Undersigned Authority, do hereby certify that this notice of meeting was posted on the website and bulletin board at City Hall of the City of Montgomery, Texas, a place convenient and readily accessible to the general public at all times. This notice was posted at said locations on the following date and time: **April 11, 2025 by 6:30 p.m.** and remained so posted continuously for at least 72 hours preceding the scheduled time of said meeting.

/s/ Ruby Beaven

City Secretary

This public notice was removed from the official posting board at the Montgomery City Hall on the following:

Date: _____ Time: _____

By: _____
City Secretary's Office
City of Montgomery, Texas

This facility is wheelchair accessible and accessible parking spaces are available. Please contact the City Secretary's office at 936-597-6434 for further information or for special accommodations.

MONTGOMERY ECONOMIC DEVELOPMENT CORPORATION

AGENDA

Regular Meeting: April 15, 2025

AGENDA ITEM:

Consideration and possible action on March For Our Military grant request.

SUBMITTED BY:

Stephanie Johnson

APPROVED FOR AGENDA:

City Secretary & Director of Administrative Services Riby Beaven 04/07/2025
Interim City Administrator & Police Chief Anthony Soloman 04/07/2025

BACKGROUND:

Organized by Alpha Elite Performance (AEP) and Performance Outdoors, this is a private fundraising event supporting AEP Outdoors and the Green Beret Foundation, both of which are headquartered in Montgomery, Texas. Now in its fourth year, the event features a 5K ruck march through downtown Montgomery, starting and ending at Ransom's.

FISCAL ANALYSIS:

Previously known as "Ruck for Military & March 4 our Military " the event has been referenced as Alpha Elite Performance Outdoors listed under sponsorship in expense reports, though there is currently no dedicated line item for it. According to the event organizer, MEDC has funded this event for the past two years. The event aligns with community values, supports veteran-focused nonprofits headquartered in Montgomery, and has demonstrated successful execution and engagement in prior years

RECOMMENDATION:

Staff recommends approval of funding support for the 2025 March For Our Military event

City of Montgomery, TX
Economic Development Corporation
Grant Application



Company Name: Alpha Elite Performance Outdoors			
Company Contact: Emily Wilson		Title: Co-founder	
Best Phone: 719-433-4323		Alt. Phone:	
Email Address: emily@alphaeliteperformance.com			
Physical Address: 15618 Summit Park Dr Ste 801		City, State, Zip: Montgomery, TX 77356	
Mailing Address (if different):		City, State, Zip:	
Applicant's years of experience in this business:		How long has his business been located in Montgomery? 4 years	
Do you own or lease this facility?		If leased, please provide owner information and a copy of lease agreement.	
<input type="checkbox"/> OWN <input type="checkbox"/> LEASE		Owner Name:	Owner Phone:
Provide a detailed description of the proposed project as "Exhibit A" attached March 4 our military, Ruck Marc			
What is the estimated total cost of the project? (Include supporting information, ie estimates/quotes as "Exhibit B" attached)			\$
How much funding are you requesting from the MEDC for this project? (Typical grants are awarded at 1/3 the total project cost or up to \$5,000)			\$500
Are you requesting an exception for additional funding on this project? (Please provide additional supporting evidence for this request as "Exhibit C")			\$
When will this project begin?		What is the estimated completion date?	
Attach all drawings of planned improvements as "Exhibit D"			
Include a description of expected commercial revitalization impact & sales tax revenue impact as "Exhibit E"			
If this project will employ Montgomery vendors, please supply details as "Exhibit F"			
Applicant's Signature: <u><i>Frigh</i></u> Title: <u>Founder</u> Date: <u>03/03/2025</u>			
OFFICE USE:			
Date Application Received:	Date Presented to Board:	<input type="checkbox"/> APPROVED <input type="checkbox"/> DECLINED	
Performance Agreement Received:	Project Completion Date:	Funding Date:	Check Number:

Montgomery Economic Development Corporation Grant PERFORMANCE AGREEMENT

THIS PERFORMANCE AGREEMENT is made and entered into as of _____, (date) by and between THE MONTGOMERY ECONOMIC DEVELOPMENT CORPORATION (MEDC) and _____ (Grant Awardee), whose business address is _____.

In consideration of the mutual covenants herein contained and, intending to be legally bound hereby, the MEDC and Grant Awardee agree as follows:

1. Grant Awardee will complete the grant application.
2. MEDC will notify Grant Awardee by U.S. Mail.
3. In the event that the property covered by the grant is leased, the Grant Awardee must provide the city with a letter of approval from the property owner for said improvements to commence.
4. Grant Awardee must submit plans to city for proper approvals and proper city permits.
5. A proposed project must start after grant approval and be completed within six (6) months of the date of this agreement or according to the terms of this agreement.
6. When the project is complete, the Grant Awardee must request the MEDC to verify completion and costs.
7. Grant Awardee must agree to maintain said enhancements/improvements for a period of time not less than twelve (12) months.
8. Upon notification by staff that the project has been completed and a satisfactory Performance Agreement has been executed by both parties, the MEDC will transfer awarded funds to the Grant Awardee for reimbursement of costs up to the awarded amount at the specified matching ratio.
9. Only costs from a vendor for purchased labor or materials will be recognized for matching funds. Costs for the applicant's employee labor or in-stock materials are not eligible for reimbursement.
10. MEDC may, at its sole discretion, extend the period of performance.
11. The MEDC Representative will verify start of work and completion of work.
12. No grant reimbursement funds will be paid until the project is complete. Cost incurred prior to the date of the grant approval may not be recognized for matching funds.

Date of Completion. The date of completion of the project is established as _____.

Payment. At completion of project MEDC agrees to make the following payment in U.S. funds to Grant Awardee, provided Grant Awardee complies with all of the covenants and stipulations contained in this Agreement.

A set fee of up to _____.

Grant Awardee

MEDC President

MONTGOMERY ECONOMIC DEVELOPMENT CORPORATION

AGENDA

Regular Meeting: April 15, 2025

AGENDA ITEM:

Consideration and possible action on a Lions Club grant request

SUBMITTED BY:

Stephanie Johnson

APPROVED FOR AGENDA:

City Secretary & Director of Administrative Services Ruby Beaven 04/08/2025
Interim City Administrator & Police Chief Anthony Soloman 04/08/2025

BACKGROUND:

City of Montgomery or MEDC paid for ad in 2023. Lions Club International Multiple District 2S-2, the Montgomery Lions Club is requesting City of Montgomery recognition of Lions Clubs Internationals contributions to the City of Montgomery area. The Montgomery Lions Club is requesting the City of Montgomery fund a full-page ad in the Convention Program book for the Multiple District 2S-2 Conventions is to be held from April 25 through April 27, 2025.

FISCAL ANALYSIS:

Grant request will cover advertising for a full-page ad \$175.00

Total Booklets to Be Published: 300 booklets

Cost of each Booklets: \$ 9.50 each

Printing set up charge: \$225.00

Total Funding Required to Cover Cost; \$3,075.00

Ads to be sold: \$3,075.00

1 each \$250.00

1 each \$200.00

15 each \$175.00

RECOMMENDATION:

Staff recommends approval of funding support

City of Montgomery, TX
Economic Development Corporation
Grant Application



Company Name: Lions Club International Multiple District 2S-2			
Company Contact: B Kevin Smith		Title: 2nd Vice District Governor	
Best Phone: 832-643-5854		Alt. Phone:	
Email Address: bkevsmith@gmail.com			
Physical Address: 19969 Crescent Court		City, State, Zip: Montgomery, Texas 77356	
Mailing Address (If different):		City, State, Zip:	
Applicant's years of experience in this business: Since October 2016 (8+ years)		How long has his business been located in Montgomery? Since April 1992 (33 years)	
Do you own or lease this facility? <input checked="" type="checkbox"/> OWN <input type="checkbox"/> LEASE		If leased, please provide owner information and a copy of lease agreement. Owner Name: B Kevin Smith	
		Owner Phone: 832-643-5854	
Provide a detailed description of the proposed project as "Exhibit A" attached See Attached Exhibit Sheet			
What is the estimated total cost of the project? (Include supporting information, ie estimates/quotes as "Exhibit B" attached)			\$ 3,075
How much funding are you requesting from the MEDC for this project? (Typical grants are awarded at 1/3 the total project cost or up to \$5,000)			\$ 175.00
Are you requesting an exception for additional funding on this project? (Please provide additional supporting evidence for this request as "Exhibit C")			\$ no
When will this project begin? April 25, 2025		What is the estimated completion date? April 27 2025	
Attach all drawings of planned improvements as "Exhibit D" See Attached Items in Exhibits D			
Include a description of expected commercial revitalization impact & sales tax revenue impact as "Exhibit E"			
If this project will employ Montgomery vendors, please supply details as "Exhibit F"			
Applicant's Signature: <u><i>B Kevin Smith</i></u> Title: SVDG B Kevin Smith Date: 04/07/2025			
OFFICE USE:			
Date Application Received:	Date Presented to Board:	<input type="checkbox"/> APPROVED	<input type="checkbox"/> DECLINED
Performance Agreement Received:	Project Completion Date:	Funding Date:	Check Number:

Montgomery Economic Development Corporation Grant PERFORMANCE AGREEMENT

THIS PERFORMANCE AGREEMENT is made and entered into as of _____, (date) by and between THE MONTGOMERY ECONOMIC DEVELOPMENT CORPORATION (MEDC) and Lions Clubs International Multiple District 2-S2 _____ (Grant Awardee), whose business address is _____.

In consideration of the mutual covenants herein contained and, intending to be legally bound hereby, the MEDC and Grant Awardee agree as follows:

1. Grant Awardee will complete the grant application.
2. MEDC will notify Grant Awardee by U.S. Mail.
3. In the event that the property covered by the grant is leased, the Grant Awardee must provide the city with a letter of approval from the property owner for said improvements to commence.
4. Grant Awardee must submit plans to city for proper approvals and proper city permits.
5. A proposed project must start after grant approval and be completed within six (6) months of the date of this agreement or according to the terms of this agreement.
6. When the project is complete, the Grant Awardee must request the MEDC to verify completion and costs.
7. Grant Awardee must agree to maintain said enhancements/improvements for a period of time not less than twelve (12) months.
8. Upon notification by staff that the project has been completed and a satisfactory Performance Agreement has been executed by both parties, the MEDC will transfer awarded funds to the Grant Awardee for reimbursement of costs up to the awarded amount at the specified matching ratio.
9. Only costs from a vendor for purchased labor or materials will be recognized for matching funds. Costs for the applicant's employee labor or in-stock materials are not eligible for reimbursement.
10. MEDC may, at its sole discretion, extend the period of performance.
11. The MEDC Representative will verify start of work and completion of work.
12. No grant reimbursement funds will be paid until the project is complete. Cost incurred prior to the date of the grant approval may not be recognized for matching funds.

Date of Completion. The date of completion of the project is established as April 27, 2025.

Payment. At completion of project MEDC agrees to make the following payment in U.S. funds to Grant Awardee, provided Grant Awardee complies with all of the covenants and stipulations contained in this Agreement.

A set fee of up to \$175.00.

B KEVIN SMITH, 2nd Vice District Governor, District 2S-2

Grant Awardee

MEDC President

LIONS CLUB INTERNATIONAL MULTIPLE DISTRICT 2S-2

TO: City of Montgomery
Montgomery Economic Development Corporation

April 4, 2025

EXHIBIT A: PURPOSE

Lions Club International Multiple District 2S-2, the Montgomery Lions Club is requesting City of Montgomery recognition of Lions Clubs Internationals contributions to the City of Montgomery area. The Montgomery Lions Club is requesting the City of Montgomery fund a full page ad in the Convention Program book for the Multiple District 2S-2 Conventions is to be held from April 25 thru April 27, 2025.

EXHIBIT B: TOTAL FUNDING REQUIREMENT

Total Booklets to Be Published: 300 booklets
Cost of each Booklets: \$ 9.50 each
Printing set up charge: \$225.00
Total Funding Required to Cover Cost; \$3,075.00

Ads to be sold: \$3,075.00
1 ea \$250.00
1 ea \$200.00
15 ea \$175.00

EXHIBIT C: NOT USED

EXHIBIT D: DRAWINGS

- Copy of 2023 Ad sheet for Convention Program Book ad.
- Copy of the 2025 Convention Program Book Advertising Form

EXHIBIT E: ECONOMIC IMPACT

- Attendees are from Harris County and seven adjacent Counties.
- 2022 Convention at Margaritaville brought significant business increase to weekend events in Montgomery. The Chamber of Commerce experienced an increase in interest from outside the traditional Montgomery Area.

EXHIBIT F: CITY OF MONTGOMERY VENDORS FOR EVENT – none known.

LIONS CLUB INTERNATIONAL MULTIPLE DISTRICT 2S-2

Lions Clubs International District MD2S-2



**Lions Clubs International District 2-S2
District 2-S2
2025 ANNUAL CONVENTION
Program Book Advertising**

Program booklet will be approximated 8 1/2 in x 6 in

<u>AD SIZE</u>	<u>PRICE PER AD</u>		<u>QUANTITY</u>	<u>TOTAL</u>
¼ (quarter) page	\$100	x	_____	\$ _____
½ (half) page	\$125	x	_____	\$ _____
1 (full) page	\$175	x	_____	\$ _____
Front inside page	\$200	x	_____	\$ _____
Back inside page	\$250	x	_____	\$ _____

Name: _____

Company or Club: _____

Phone: _____

Email Address: _____

Please email ad copy to Lion Minette Chiu (lionminette88@gmail.com) no later than Friday, April 4, 2025.

Checks should be made out to Lions District 2-S2 and mailed to District Treasurer Paul McConnell, 7211 Yardley Dr., Katy, TX 77494.

Credit card payments can be made using the following link.

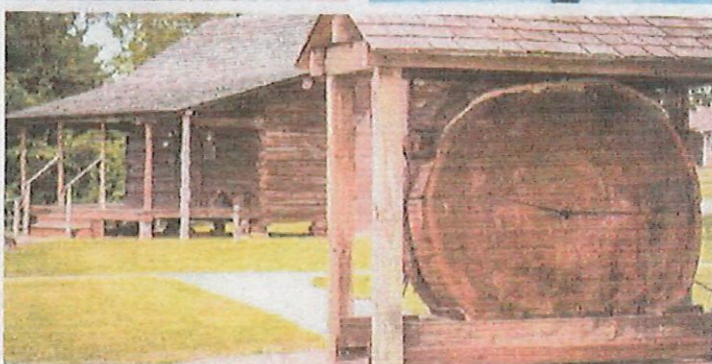
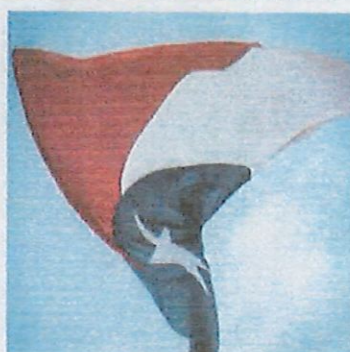
<https://square.link/u/JzVsfhvh>

For assistance with credit card payments, please contact Lion Heather McConnell by email at hamccconnell@gmail.com or by cell at (713) 594-9297.

Full payment must be received by April 4 for your ad to be included in the booklet.

MONTGOMERY TEXAS

BIRTHPLACE OF THE TEXAS FLAG



www.visitmontgomerytexas.com

www.montgomerytexas.gov

**MONTGOMERY ECONOMIC DEVELOPMENT CORPORATION
AGENDA**

Regular Meeting: April 15, 2025

AGENDA ITEM:

Deliberate on the downtown streetscape design project.

SUBMITTED BY: WGA

APPROVED FOR AGENDA: Ruby Beaven, City Secretary & Director of Administrative Services

BACKGROUND:

For discussion only:

- Status update on the coordination with the restaurant owner (Montgomery Steakhouse) and the proposed downtown streetscape layout.
-

FISCAL ANALYSIS:

N/A

RECOMMENDATION:

For discussion only.