



City of Sugar Land

Sugar Land Development Corporation Minutes

Sugar Land City Hall
2700 Town Center
Boulevard North
Sugar Land, TX 77479

Wednesday, January 21, 2026
Sugar Land Development Corporation Meeting
Minutes
City Council Chamber
4:15 PM

I. Attention

Members of the City Council, Board and/or Commission may participate in deliberations of posted agenda items through video conferencing means. A quorum of the City Council, Board and/or Commission will be physically present at the above-stated location, and said location is open to the public. Audio/Video of open deliberations will be available for the public to hear/view; and are recorded as per the Texas Open Meetings Act.

The meeting will live stream at <https://youtube.com/live/FJzx82jo1Xg?feature=share>.

II. Call to Order

President Stewart Jacobson called the Sugar Land Development Corporation meeting to order at 4:15 p.m. Suzanne Whatley, Carol McCutcheon, Stewart Jacobson, Jim Vonderhaar, Robert Boettcher, and Sanjay Singhal were present. Rick Miller attended the meeting virtually.

President Kurt Kirchof called the Sugar Land 4B Corporation meeting to order at 4:15 p.m. Kurt Kirchof, Steve Bezecny, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, and Robert Boettcher were present. Steve Bezecny was absent.

III. Public Comment

Pursuant to Texas Government Code section 551.007, citizens are permitted to address the City Council, Board and/or Commission in person with regard to matters posted for consideration on the agenda. Each speaker must complete a "Request to Speak" form and give it to the City Secretary or designee, prior to the beginning of the meeting.

Each speaker is limited to 3 minutes, speakers requiring a translator will have 6 minutes, regardless of the number of agenda items to be addressed. Comments or discussion by City Council, Board, and/or Commission members, will only be made at the time the subject is scheduled for consideration.

For questions or assistance, please contact the Office of the City Secretary (281) 275-2730.

No members of the public addressed the Board.

IV. Annual Report - Joint

A. **ANNUAL REPORT**

Review of and discussion on the Fiscal Year 2025 Annual Report.

Alba Penate-Johnson, Assistant Director of Economic Development, Jessica Huble, Assistant Director of Redevelopment, Alison Brooks, Assistant Director of Tourism, Jordan Cutler, Senior Marketing Manager, Emily Pollard, Communications Manager, Elizabeth Huff, Director of Economic Development and Tourism, Devon Rodriguez, Director of Redevelopment

Elizabeth Huff, Director of Economic Development and Tourism, gave a presentation, made comments, and answered questions from the Boards.

V. **Contracts and Agreements - Joint**

A. **PUBLIC RELATIONS MARKETING PROGRAM CONTRACT**

Consideration of and action on the authorization of a contract with Lou Hammond Group for the Sugar Land Office of Economic Development and Tourism and Department of Redevelopment for Public Relations in the amount of \$190,000 for Public Relations Services, with costs split equally among the Hotel Occupancy Tax (HOT) Fund, Sugar Land 4B Corporation (SL4B), and Sugar Land Development Corporation (SLDC).

Jordan Cutler, Senior Marketing Manager, Emily Pollard, Communications Manager

Jordan Cutler, Senior Marketing Manager, and Emily Pollard, Communications Manager, gave a presentation, made comments, and answered questions from the Boards.

A motion to **Approve a contract with Lou Hammond Group for the Sugar Land Office of Economic Development and Tourism and the Department of Redevelopment for Public Relations in the amount of \$190,000 for Public Relations Services**, was made by Jim Vonderhaar and seconded by Robert Boettcher; the motion **Passed**.

Ayes: Suzanne Whatley, Carol McCutcheon, Stewart Jacobson, Jim Vonderhaar, Robert Boettcher, Sanjay Singhal, Rick Miller

A motion to **Approve a contract with Lou Hammond Group for the Sugar Land Office of Economic Development and Tourism and the Department of Redevelopment for Public Relations in the amount of \$190,000 for Public Relations Services**, was made by Mary Ryder and seconded by Sanjay Singhal; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

VI. **Public Hearings - Sugar Land 4B Corporation**

- A. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-01:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND OTHER RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 13130 STANCLIFF OAKS ST., UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-01:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND OTHER RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 13130 STANCLIFF OAKS ST., UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:48 p.m. No members of the public addressed the Board. The public hearing was closed at 4:48 p.m.

A motion to **Approve Resolution No. SL4B-R-26-01**, was made by Sanjay Singhal and seconded by Stewart Jacobson; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

- B. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-02:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A SUN SHADE FOR A MULTI-USE PLAY STRUCTURE TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 2431 PLANTERS ROW, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-02:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A SUN SHADE FOR A MULTI-USE PLAY STRUCTURE TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 2431 PLANTERS ROW, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:50 p.m. No members of the public addressed the Board. The public hearing was closed at 4:50 p.m.

A motion to **Approve Resolution No. SL4B-R-26-02**, was made by Mary Ryder and seconded by Robert Boettcher; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

- C. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-03:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND OTHER RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 2475 ROBINSONS FERRY, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-03:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND OTHER RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 2475 ROBINSONS FERRY, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:52 p.m. No members of the public addressed the Board. The public hearing was closed at 4:52 p.m.

A motion to **Approve Resolution No. SL4B-R-26-03**, was made by Sanjay Singhal and seconded by Rob Boettcher; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

- D. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-04:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND PERIMETER FENCING TO BE LOCATED ALONG THE NORTH SIDE OF JESS PIRTLE BLVD., RUNNING EAST FROM THE INTERSECTION OF JESS PIRTLE BLVD. AND MILL SHADOW DRIVE TO THE SIDEWALK TRAIL ALONG THE BAYOU NEAR SUGAR MILL ELEMENTARY SCHOOL, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-04:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND PERIMETER FENCING TO BE LOCATED ALONG THE NORTH SIDE OF JESS PIRTLE BLVD., RUNNING EAST FROM THE INTERSECTION OF JESS PIRTLE BLVD. AND MILL SHADOW DRIVE TO THE SIDEWALK TRAIL ALONG THE BAYOU NEAR SUGAR MILL ELEMENTARY SCHOOL, UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:55 p.m. No members of the public addressed the Board. The public hearing was closed at 4:55 p.m.

A motion to **Approve Resolution No. SL4B-R-26-04**, was made by Sanjay Singhal and seconded by Mary Ryder; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

- E. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R-26-05:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 4809 NEW TERRITORY BLVD., UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R- 26-05:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND A MULTI-USE PLAY STRUCTURE AND RELATED PARK IMPROVEMENTS TO BE LOCATED IN A PRIVATELY OWNED COMMUNITY PARK LOCATED AT 4809 NEW TERRITORY BLVD., UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:57 p.m. No members of the public addressed the Board. The public hearing was closed at 4:57 p.m.

A motion to **Approve Resolution No. SL4B-R-26-05**, was made by Sanjay Singhal and seconded by Robert Boettcher; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

- F. **PUBLIC HEARING 4:00 P.M.:** Receive and hear all persons desiring to be heard on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R- 26-06:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND MEDIAN WALKWAYS AND RELATED IMPROVEMENTS TO BE LOCATED IN THE COUNTRY CLUB BLVD. RIGHT-OF-WAY: (1) BETWEEN 2203 COUNTRY CLUB BLVD. AND 2327 COUNTRY CLUB BLVD. UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Consideration of and action on **SUGAR LAND 4B CORPORATION RESOLUTION NO. SL4B-R- 26-06:** A RESOLUTION OF THE BOARD OF DIRECTORS OF THE SUGAR LAND 4B CORPORATION APPROVING A REQUEST BY THE CITY OF SUGAR LAND TO FUND MEDIAN WALKWAYS AND RELATED IMPROVEMENTS TO BE LOCATED IN THE COUNTRY CLUB BLVD. RIGHT-OF-WAY: (1) BETWEEN 2203 COUNTRY CLUB BLVD. AND 2327 COUNTRY CLUB BLVD., UNDER THE COUNCIL POLICY FOR A FOSTERING UNIQUE NEIGHBORHOODS REIMBURSEMENT GRANT PROGRAM USING SUGAR LAND 4B CORPORATION FUNDS.

Ana Rodriguez, Community Development Coordinator

Ana Rodriguez, Community Development Coordinator, gave a presentation, made comments, and answered questions from the Board.

President Kirchof opened the public hearing at 4:59 p.m. No members of the public addressed the Board. The public hearing was closed at 4:59 p.m.

A motion to **Approve Resolution No. SL4B-R-26-06**, was made by Alan Goodrich and seconded by Robert Boettcher; the motion **Passed**.

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

VII. Director's Report

A.

- Marketing, Promotions, and Events
- Strategic and Capital Projects
- Business Recruitment and Retention Efforts

Devon Rodriguez, Director of Redevelopment

Devon Rodriguez, Director of Redevelopment, gave a presentation, made comments, and answered questions from the Boards.

The Sugar Land Development Corporation adjourned its meeting at 4:45 p.m.

A motion to **Adjourn the Sugar Land Development Corporation Meeting at 4:45 p.m.** was made by Stewart Jacobson and seconded by Suzanne Whatley; the motion **Passed**.

Ayes: Suzanne Whatley, Carol McCutcheon, Stewart Jacobson, Jim Vonderhaar, Robert Boettcher, Sanjay Singhal, Rick Miller.

VIII. Adjournment

The Sugar Land 4B Corporation adjourned its meeting at 4:59 p.m.

A motion to **Adjourn the Sugar Land 4B Corporation Meeting at 4:59 p.m.** was made by Robert Boettcher and seconded by Sanjay Singhal; the motion **Passed.**

Ayes: Kurt Kirchof, Stewart Jacobson, Alan Goodrich, Mary Ryder, Sanjay Singhal, Robert Boettcher

Absent: Steve Bezecny

Linda Mendenhall, City Clerk

