



A publication of Bay Area Houston Economic Partnership

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Bay Area Houston Economic Partnership (BAHEP) is a member-driven organization that provides leadership to stimulate regional economic development and employment in a range of industries such as aerospace engineering, biotechnology/bioscience, specialty chemicals and plastics, and information technology and communications. BAHEP partners with 270 member companies, 13 cities, Galveston County, Harris County and the Port of Houston Authority in southeast Texas to foster economic vitality through regional collaboration.

Commercial / Office / Industrial Development

Great news for Bay Area Houston! Universal Weather and Aviation, Inc., a business aviation solutions provider, has purchased the 158,627 SF office building at 1150 Gemini Avenue. Universal Weather will be relocating its corporate world headquarters and approximately 700 employees from its current location in the Hobby Airport area. *BAHEP worked with NAI Houston – Dan Boyles on this project.*

Office Lease transactions--

- 30,000 SF – Worley Parsons leased space at 3700 Bay Area Blvd. in **Pasadena**.
- 28,804 SF – A medical tenant leased at the Clear Lake Center in **Webster** for its office support staff. *BAHEP member United Equities, Inc. – Doug Freedman for the landlord.*
- 17,000 SF – Bay IBI Group Architects leased space at Galaxy II, corner of Medical Center Blvd. and Feathercraft in **Webster**.
- 13,000 SF – RiceTec leased space at 13100 Space Center Blvd. in **Houston** (on the southeastern edge of Ellington Airport property) for its new corporate business office location. It is a technology-based rice company focused on high-value products and was the first company to commercialize hybrid rice seed in North and South America.
- 10,000 SF – Nassau Engineering Company leased at 2200 Space Park in **Nassau Bay**. *BAHEP member TRANSWESTERN – Doug Little represented the landlord.*
- 7,106 SF – DB Consulting is expanding at 2200 Space Park in **Nassau Bay** where it currently occupies approximately 11,000 SF. DB Consulting Group partners with government and commercial clients in the aeronautics, defense, education, health, homeland security, housing, justice, and social programs arenas. *BAHEP member TRANSWESTERN – Doug Little represented the landlord.*
- 4,556 SF – Wells Fargo Advisors leased space at the new Saturn One office building at **Nassau Bay** Town Square. *BAHEP member Griffin Partners – Jason Long for the landlord.*
- 4,500 SF – Metters, Inc. leased at Galaxy II in **Webster**.
- 1,705 SF – Ardoin, Blum and White leased at 711 Bay Area Boulevard in **Webster**. *BAHEP member PM Realty – Courtney Knightstep represented the landlord.*
- Joiner Partnership, Inc. (Architects) leased space at Corporate Office Centers in **League City**.

Manufacturing updates ...

- Kuraray America Inc. will build a new PVOH (polyvinyl alcohol) resin production facility in **La Porte**. The **State of Texas** is investing in Kuraray's project through the Texas Enterprise Fund; the project will bring millions of dollars in capital investment to the area. Bay Area Houston Economic Partnership facilitated the company's application to the State and also to **Harris County** for tax abatement consideration, which was approved. Expected completion is September 2014; 107 new jobs will be created by this project and expansion of the existing facilities. Production capacity is expected to be 40,000 tons/year in the first phase. Following business expansion in Japan, Singapore and Germany, this new facility will secure a fourth advantageously situated production base in North America, where shale gas is easy to procure.

With proprietary technology in polymer and synthetic chemistry, Kuraray Co. Ltd. produces chemicals, resins, fibers, textiles, high-performance materials and medical products, among other materials. The company developed PVOH (polyvinyl alcohol) resin in 1950, which is water soluble and widely used in paper processing, adhesives, fiber sizing agents, and optical-use poval film, which is a basic component of LCD screens.

- LyondellBasell plans to expand capacity at its **La Porte** ethylene plant to more than 2.5 billion pounds of ethylene per year; estimated completion date is 2014. The plant location is 1515 Miller Cut-Off Road. Read more here: <http://www.bizjournals.com/houston/print-edition/2012/07/27/billions-of-dollars-of-chemical-plants.html>
- Celanese Corporation, a global technology and specialty materials company, announced it will build a new methanol production facility at its complex in the **Bayport Industrial District**. After completion, the methanol capacity will be 1.3 million metric tons per year. Operations will start in 2015.
- Oxiteno, a Brazilian chemical company, purchased a former specialty chemical plant on 63 acres in **Pasadena's** Industrial District for its first U. S. production facility. The company, a subsidiary of Brazil's Ultrapar Holdings Inc., bought the Old World Industries plant and plans to invest \$15 million to retrofit it for production of specialty surfactant chemicals. The plant is expected to be open in early 2013 with a production capacity of 32,000 tons of specialty chemicals.

Construction has begun for a new rail-served, front load 261,000 SF distribution facility at Port Crossing Commerce Center in **La Porte**. Sited on 12 acres of the 300-acre commercial and industrial park, the tilt-wall building will have a 30-foot clear height, 66-foot staging bays, 47 dock-high loading doors, 16 rail-served doors, two grade level ramps and 68 designated trailer parking spaces. It has 21 parking spaces for the build-to-suit office areas. Expected completion date for this project is 1st or 2nd quarter of 2013.

Houston Area Safety Council broke ground on its new multi-phase safety training campus. The 30-acre site is in **Pasadena** on Center Street near Spencer Highway. The initial phase will include a 220-seat auditorium with stadium seating, a state-of-the-art computer lab with 725 workstations and parking for 800 vehicles. The company focuses on computer-based and instructor-led training to meet the growing needs of the petrochemical, space and food industries in the Houston area and beyond. HASC has outgrown its headquarters location in Deer Park; an average of 1,200 people are being trained each day.

Pristine Healthcare LLC will relocate its headquarters to a medical facility it acquired in **Pasadena** at 1004 Seymour Street. Formerly a Kindred Hospital, the building will be refurbished and opened soon as Pristine Hospital of Pasadena, a short-term acute care hospital. Eventually, all three floors will be built-out to include a psychiatric ward, in-patient and out-patient services, a full-service emergency department and ob-gyn, lab and diagnostic services. Plans are to hire 150 new employees within six months ramping up to 300 new employees in three years. The City of Pasadena approved funds to pay for ADA building requirements and asbestos removal as part of the city's Historic North Pasadena Redevelopment Plan. Currently, Pristine Healthcare has two out-patient psychiatric facilities in Houston.

A construction project is underway for a medical user along the Beltway in **Pasadena**. The 5.6 acre land site is on the east side of the Beltway between Crenshaw and Preston Roads.

A 9,000 SF expansion project is underway for Memorial Hermann Urgent Care Center and Multispecialty Clinic in **Friendswood** at 1505 E. Winding Way Drive near FM 528. The multispecialty physician offices are scheduled to open this summer and the urgent care center will open later in the fall.

A 22,728 SF medical office building is proposed on 1.6 acres, corner of Marina Bay Drive and Twin Oaks Blvd. in **League City**. The developer will offer tenants the opportunity to co-own and build out their own space.

Pre-leasing is underway for a new medical office building, 24,000 SF, on FM 517 West in **Dickinson**, near the intersection of FM 646. Construction is expected to start in the fall.

Congratulations to two of BAHEP's member hospitals!

- San Jacinto Methodist Hospital is one of two Houston-area hospitals to make Becker's Hospital Review's list of 100 Great Community Hospitals. Community hospitals are those with fewer than 550 patient beds and minimal teaching programs. It also received a Distinguished Hospital Award for Clinical Excellence from HealthGrades, ranking it among the nation's top five percent.
- Clear Lake Regional Medical Center in **Webster** was recently ranked "#1 Safest Hospital in Houston" and one of the "Top 5 in Texas" by *Consumer Reports* magazine. This medical campus also is among the "Top 10 Best Hospitals in Houston" according to rankings officially released this month by *U.S. News & World Report*. High-performing ranks in neurology and neurosurgery were earned as well.

NASA announced new agreements with three American commercial companies to design and develop the next generation of U.S. human spaceflight capabilities, enabling a launch of astronauts from U.S. soil in the next five years. Advances made by these companies are intended to ultimately lead to the availability of commercial human spaceflight services for government and commercial customers. Receiving awards are: Sierra Nevada Corporation - \$212.5 million, Space Exploration Technologies (SpaceX) - \$440 million, and The Boeing Company - \$460 million.

While NASA works with U.S. industry partners to develop commercial spaceflight capabilities to low Earth orbit, the agency also is developing the Orion Multi-Purpose Crew Vehicle (MPCV) and the Space Launch System (SLS), a crew capsule and heavy-lift rocket to provide an entirely new capability for human exploration. Designed to be flexible for launching spacecraft for crew and cargo missions, SLS and Orion MPCV will expand human presence beyond low Earth orbit and enable new missions of exploration across the solar system. For more information about NASA's Commercial Crew Program, visit: <http://www.nasa.gov/commercialcrew>

NASA triumphs with a successful landing on Mars!! To keep up with all the news about Curiosity, the Mars Rover, click here for the home page <http://mars.jpl.nasa.gov/msl/> and look for What's New.

Would you like to use one of the world's largest swimming pools or a world-class acoustic and vibration lab to test your products? This can be accomplished through a new initiative -- The Bay Area Houston Advanced Technology Consortium (BayTech), a 501(c)(3) technology collaboration. The goal is to create innovative partnerships that will result in new jobs, knowledge base retention, new revenue streams and future business opportunities for Texas and the greater Houston region. NASA-JSC capabilities, laboratories and facilities can be utilized and are available through BayTech's public-private agreements.

Capabilities available for use at JSC include:

- Complex Systems Engineering and Integration
- Human Health and Performance
- Operations and Training
- Advanced Robotics and Surface Mobility
- Life Support and Remote Habitation
- Power, Propulsion, and Energy Storage
- Extreme Environments Testing and Evaluation
- Safety and Risk Assessment
- Human System Interface (modeling, mock-ups, simulation)

BayTech's partners include academia and private industry, Houston Technology Center, Gulf Coast Workforce Board, NASA-JSC, and the State of Texas. How can BayTech help your company? Email: Kim@BayAreaHouston.com www.BayTechSolutions.org

More Lease transactions--

- 109,000 SF – Floor & Décor Outlets of America leased at Bay Area Business Park in the Bayport Industrial District in **Pasadena**. *BAHEP member Stream Realty – Justin Robinson represented the landlord.*
- 100,000 SF – A-International Distribution Corporation (IDC) leased additional space at Bayport North Distribution Center II at 4331 Underwood in **Pasadena**. The company now leases a total of 200,000 SF.
- 55,000 SF – Jacobson Warehouse Co. leased at Bay Area Business Park in the Bayport Industrial District in **Pasadena**. *BAHEP member Stream Realty – Justin Robinson represented the landlord.*
- 44,000 SF – Honeywell International leased at Bay Area Business Park in the Bayport Industrial District in **Pasadena**. *The transaction was completed by BAHEP members Stream Realty – Justin Robinson for the landlord and Colliers International – Gary Mabray and Andres Sexson for the tenant.*
- 41,250 SF – City Farm Energy Corporation leased 2439 Albright in **Pasadena** located just off Richey and Queens. The building sits on 3.17 acres. *BAHEP member J Holt Properties – Jeanette Holt represented the landlord.*
- 27,000 SF – American International Shipping leased office/warehouse space at 8201 **La Porte** Road.
- 22,000 SF – Catalyst Trading Co. leased at 8211 **La Porte** Freeway (SH 225). The company deals with surplus and obsolete hydroprocessing catalysts.
- 10,000 SF – Morrison Supply, a national supplier of air conditioning equipment, leased space at 305 E. Walker in **League City**. *BAHEP member Alliance Commercial Investments – Allen Cruthirds for the tenant.*
- 1,535 SF – Medical office space was leased at 150 E. Medical Center Blvd. in **Webster** for Dr. Sadaf Anwar. *BAHEP member Alliance Commercial Investments – Allen Cruthirds for the tenant.*

Sale Transactions—

- A 120,733 SF office building at 1322 Space Park Drive in **Nassau Bay** was sold to Boxer Property.
- The 104,091 SF office building (Bay Plaza) in **Webster** at 711 Bay Area Blvd., was purchased by Richland Cos.
- The Lakes Professional Center, 24,000 SF office property in **League City**, was purchased by a private investor.
- Reserve at Autumn Creek, a 218,871 SF apartment complex at 3102 W. Bay Area Blvd. in **Friendswood**, sold to a Florida partnership.
- 13.48 acres – Property sold on FM 517 in **League City**, approximately one-half mile west of FM 646. An affordable senior housing project is planned.
- Durco purchased a 9,500 SF office warehouse on 4.7 acres at 1440 Sens Rd. in **La Porte**.
- A tract of land on the NW corner of Spencer Highway and Preston in **Pasadena** was purchased for a new 6,000 SF Cash America location.
- 2.4 acres – Property sold at the corner of Marina Bay Drive and Constellation in **League City** for a new physician's clinic. *BAHEP member Alliance Commercial Investments – Allen Cruthirds represented the buyer.*
- TradeSTAR, a staffing, training and recruiting company, purchased one acre on Nations Road near Fairmont Parkway in **Pasadena** for its new location. The company supports local, regional and national projects by deploying technicians/electricians to contractors across the U.S. *The seller was represented by BAHEP member Colliers International – Marshall Clinkscates.*

Coming soon

Friendswood - Made Ya Smile Dentist - 3,600 SF - at NWC of Friendswood Drive and W. Parkwood Avenue.

Now open

League City - UTMB Cancer Center at Victory Lakes at 2240 Gulf Freeway South

NOTE: Please feel free to pass this e-newsletter along to others who would enjoy it, and, whenever possible, remember to credit Bay Area Houston Economic Partnership for this information.

NEED FREE ENGINEERING ASSISTANCE FOR ONE OF YOUR PRODUCTS OR SERVICES??

The Space Alliance Technology Outreach Program is administered by the Bay Area Houston Economic Partnership. It is a NASA and State of Texas funded initiative designed to transfer the knowledge and technology of the U.S. Space Program to small businesses, **at no charge to them**, to solve technical challenges they are unable to solve themselves.

Any type of small business is encouraged to submit a technical challenge to SATOP. If SATOP is able to assist, the business is provided with up to 40 hours of **FREE** technical assistance from a scientist or engineer in the space program. Here are some examples ..

- Skateboarding has never been as safe as it is now. "Wild" Bill Walker, owner of Pro-Designed, Inc., needed a stronger plastic for the caps on his knee, elbow and wrist guards. After years of trying to find the right plastic, Wild Bill consulted with Paul Ledoux, a SATOP Alliance Partner, who gave him the name of several companies that produce just the product he needed. Wild Bill is now having his high performance guards manufactured and tested.

- Small vegetable and fruit farmers found a solution for preserving their products immediately following harvest by using the CoolBot cooling system invented by Ron Khosia, owner of Store it Cold, LLC. Sensors used to detect ice buildup that triggered a defrosting cycle began to fail after one or two years of service. This was a major headache for Khosia, but Mike Hamm of Alliance Partner es2 researched the issue and recommended reliable sensors that have solved the problem for Store it Cold, LLC.

- In response to a flood of subpar products manufactured overseas, Alicia Diagnostics was poised to release its new "made-in-the-U.S.A." infusion pump, a medical device used to administer intravenous medicine to patients, when an issue with the safety clamp used to clamp off the flow of medicine to the patient was discovered. Alliance Partner es2 found the right solution by recommending a different spring and several design modifications that improved the performance of the safety device. Orders for the infusion pump are now stacking up for Alicia Diagnostics.

For additional details on this program, visit www.spacetechnologies.com or call 832.536.3255.

The Houston Technology Center has established an office at NASA Johnson Space Center to harness the Center's capabilities and provide business advice, incubation, and acceleration services within the community. As the Bay Area Regional Center for Innovation and Commercialization, HTC will provide assistance to companies that are considering applying for the Texas Emerging Technology Fund.

Congratulations to Pasadena's Marlen Esparza winning a bronze medal in the first Olympic women's boxing tournament!

Retail / Hospitality Development

Bon appétit!

If you haven't already heard ...P. F. Chang's China Bistro and The Cheesecake Factory are coming to **Baybrook Mall** -- both will be located on the south side of the mall. P. F. Chang's 7,000 SF building will start construction later this year with plans for completion in early 2013. The Cheesecake Factory's new 8,096 SF restaurant is already underway with plans to open around November.

The owner of Tookie's (famous burgers and onion rings) plans to open Tookie's Seafood Restaurant. Two and one-half acres were purchased at 1106 Bayport Blvd. (SH 146) in **Seabrook** for this new venue. The project is in the design phase; plans are to start construction soon and open the restaurant next spring.

Bone Daddy's House of Smoke has a new 8,500 SF restaurant under construction at the Baybrook Shopping Center in **Webster** (east side of the Gulf Freeway by Hobby Lobby and Bed, Bath & Beyond). This will be the restaurant's first locale in the Houston MSA and the sixth for the state. The goal is to open late November or early December.

The space orbiter 'landed' at **Space Center Houston** after floating in from Florida! The mock-up shuttle will be ready for visitors in the fall.

South Shore Harbour Resort & Spa in **League City** has a major remodeling underway .. new carpet, wall coverings, light fixtures, artwork plus new chairs for the Marina Plaza Ballroom and Amphitheater room.

Groundbreaking for the newest retail center at **Nassau Bay Town Square** is scheduled this month. Two of the new tenants will be Five Guys Burgers and Fries and Mornings Kolaches.

Lots of activity at Clearpoint Crossing on Space Center Boulevard --- Currently under construction is a 20,000 SF building for Tire Trends, a 6,000 SF automotive tire and wheel store that is new to the Houston area and Garnett Motorcars building out a 12,000 SF showroom. Four acres remain for development; in the works are a stand-alone restaurant and medical office. In front of Cullen's Upscale American Grille, another building, 7,000 SF, is underway for the corporate headquarters of Flow Trend Engineering. Also, St. Paul's Anglican Church purchased 2.4 acres and will build a new church on the northwest corner of the site.

Galveston County's new 90-store Tanger Outlet Mall on I-45 at Holland Road opens to the public October 19th. No further word has come from either Tanger or Simon Property Group on the remaining tenant line-up since the first ones were announced. Buc-ee's just announced it will build one of the largest stores in its chain .. 60,000 SF .. just north of the mall. This larger-than-life convenience store will employ more than 150 folks.

Galveston's Pleasure Pier has added the Galaxy Wheel, the pier's 100-foot tall Ferris wheel and Stage 25, a spot for live music every Thursday through Sunday. Another amusement, the 200-foot tall Texas Star Flyer has also opened.

Leases and sale transactions

- 40,500 SF - Service King leased a building at 17080 Mill Forest in **Webster**. It's open!
- 12,000 SF – Anna's Linens leased at **Pasadena** Town Plaza on Southmore at Pasadena Blvd.
- 10,497 SF - Destination XL (big and tall men's clothing) leased at Baybrook Passage in **Webster**. Formerly a Borders book store, 11,503 SF remains for another tenant.
- 10,000 SF – Salvation Army leased a building at 2332 NASA Parkway in **Nassau Bay** for its new store – this makes number seven in the Houston metro area. And it's now open!
- 8,075 SF - Kirkland's leased space at Fairway Marketplace in **Pasadena**. The new store is open!
- Goodwill leased 21,000 SF at University Plaza on Bay Area Blvd. at Space Center Blvd. in **Houston** leaving 19,400 SF for another tenant. It's open for business!

Coming Soon

La Porte - Tutti Frutti at Spencer Hwy & Underwood Rd.

Friendswood - Bossi Ristorante Pizzeria at 709 W. Parkwood

Houston - Carl's Jr. on the NE corner of El Dorado Blvd. and the Gulf Freeway, in front of Home Depot.

League City - Jimmy Chargas (Mexican food) at Victory Lakes; Tutti Frutti at Victory Lakes Town Center; Walgreens at 4902 W. Main St. (FM 518)

Pasadena - Aldi Food Store at 4140 Fairmont Pkwy; Olive Garden at Beltway 8 and Crenshaw on August

20th;

Webster - Steak 'n Shake opens August 16th at the Gulf Freeway and Magnolia; Texas Bank at 251 W. Medical Center Blvd.

Now Open

Seabrook - Seabrook Waffle Company at 1402 Fifth St.

Clear Lake Shores - Royal Indulgence Boutique Gallery & Design Studio at 828 Marina Bay Drive; Bahama Rigging at 1005 Aspen Road

Dickinson - The Herb Café and Market at 5828 FM 517 East

La Porte - Java Cakes at 9709 Spencer Hwy.; Chinese Wok at 501 W. Main

Friendswood - Which Wich at 210 E. Parkwood

Nassau Bay - Courtyard by Marriott, a 124-room hotel, at 18100 Saturn Lane.

Webster - Bonefish Grill (4,633 SF) at Baybrook Passage; Kings Bingo at 20810 Gulf Fwy.; Sylvan Learning Center at Baybrook Gateway

League City - Mrs. Gatti's Gourmet at 812 E. Main St.; Ella Zane (women's fashion & baby accessories) opened in the Bay Colony Town Center; Lumber Liquidators at 2227 Gulf Freeway; Smoothie King at League City Town Center;

Pasadena - Ichibon Japanese Seafood and Steak House at 4910 Fairmont Parkway; Raising Cane's at 5107 Fairmont Parkway; Cheddar's on BW 8 at Vista

Residential Development

- **League City** – A come-back for Hidden Lakes! Home builders Gehan Homes and Megatel Homes have 214 finished lots under contract at Hidden Lakes, along South Shore Boulevard, north of FM 646 and south of SH 96. The builders are working with CTMGT Hidden Lakes who acquired the lots from the lender. Meanwhile, another builder/developer has purchased 125 acres at Hidden Lakes from another developer. The entire master-planned Hidden Lakes development is expected to include about 800 homes on 350 acres and there are approximately 100 acres for commercial development. We'll keep you posted!
- **La Porte** – Lakes at Fairmont Green – DR Horton purchased 10 lots for homes in the \$169,000 to \$200,000 range.
- **Friendswood** has issued 102 new home permits this year, January to June, with a total valuation of \$35 million.

Home sales figures from Houston Association of Realtors...

- Home sales and prices are up in **League City** with single-family sales rising 13.7%. Sold in April 2011, 109 homes; 124 in April 2012. Average sales price is up 5.6% from last April to \$207,769.
- **Friendswood** sales were up 26.5% over June of last year and the average price was \$239,792, an increase of 14.4%.
- In the **Clear Lake area**, 214 homes sold in June, which is 14.4% higher than June 2011. Average price was up 1.7% to \$217,598.

Infrastructure News and Everything Else!

Education news

In May, *U.S. News & World Report's* 2012 Best High Schools rankings were released. Two of the **Clear Creek I.S.D.** high schools made the list. Clear Horizons Early College High School is ranked 48th among charter schools and 387 among all high schools in the United States. It is ranked 34th in Texas. Clear Lake High School is listed as 690 in the nation and 63rd in the state.

College of the Mainland offers customized training for business and industry. Courses range from

human resource leadership to technical and craft skill training. The college also offers an Associate Degree Nursing Program with a small student/faculty ratio.

UH-Clear Lake's School of Human Sciences and Humanities received approval to implement a Master of Arts in Industrial/Organizational Psychology.

San Jacinto College now offers three new programs to support growing local industries. Beginning this fall, students will be able to take classes in Construction Management, Maritime Technology and Dental Assisting.

UTMB (University of Texas Medical Branch) recently introduced three new master's degree programs in Clinical Lab Sciences. The programs are for current clinical lab scientists with bachelor's degrees or for someone with a bachelor's degree in sciences such as biology or chemistry interested in moving into the clinical lab sciences field. This is a fast growing field with one of the highest shortages of certified professionals.

Clear Creek I.S.D. reports that 87% of the Class of 2012 is committed to attending a post-secondary institution.

Things worth knowing ...

About **Nassau Bay** -

- City does not charge impact fees and offers expedited plan review with a turn-around of 48 hours. Permits are immediately available following the plan review.
- Nassau Bay has four beautiful, well-maintained designated parks!

About **League City** -

- City is currently reviewing its incentive program and will have it updated by mid -August.
- City has over 1,000 acres of parkland.
- City provides local and start-up businesses free customized marketing data that can be used to evaluate the competition, generate lists of potential customers and assists with focused marketing campaigns.
- City recently released its new 'Community Profile 2012' publication.

About **La Porte** -

- City has 22 parks and recreation facilities.

About **Webster** -

- *City offers free pre-development meetings. A representative from these departments will attend: building, planning, fire marshal, public works and economic development. Call 281.316.4131 to schedule.*

About **Friendswood** -

- City has a 97.7% high school graduation rate, and 52% of the residents have earned a bachelor's degree or higher, one of the highest educational attainment percentages in the region!
- Sixty-one percent of families have an income above \$75,000.

Did you know the **Kemah Boardwalk** is the most visited attraction in the greater Houston area hosting over 3 million visitors a year?

City news ...

League City - Work on the Clear Creek Paddle Trail project is nearing completion. This \$369,600 project is a partnership with the **Harris and Galveston Counties** parks. Improvements are being made to Challenger 7 Park, Walter Hall Park, Countryside Park, Heritage Park and the FM 270 boat ramp.

La Porte - City has sold the former Police Department site to G Force Development, Inc. The company plans to use it for office space. The city is waiting to hear the results of a significant plant expansion that is considering a site in the Battleground Industrial District. If selected, the project would bring an estimated \$1 billion in capital investment and 90-full time jobs.

Dickinson - Dickinson Economic Development Corporation is accepting proposals from qualified

persons or firms interested in serving as a master developer for approximately 45 acres located on the north side of Hughes Road, approximately ½ mile east of Interstate 45. Proposers are encouraged to submit plans for a single, large-scale project, or multiple, smaller-scale projects that will fully utilize all portions of the property. The property has the potential to support leisure industry and retail uses as well as residential uses, and the DEDC prefers a development plan that incorporates a mixture of such uses in the overall scope of land uses proposed. The proposal must be submitted and received by the city secretary on August 9th, 10:00 a.m.

Friendswood - The City is hosting its 10th Annual Broker & Developer Day on Thursday, October 11th, at 9:00 am at Timber Creek Golf Club. Patrick Jankowski, Vice President, Research / Greater Houston Partnership is the featured speaker. And, BAHEP will be giving an update on the region's activity. Complimentary golf is offered to commercial developers/brokers who attend the workshop. Space is limited. If you are a commercial developer or broker and would like to attend, please contact 281-996-3250.

Transportation News

Southwest recently won approval from the Houston city council to build an approximately \$100 million international terminal at **Hobby Airport**. Southwest will offer international flights to Latin America by 2015.

Did you know that in 2011 the **Port of Houston** created a \$178.5 billion economic impact in Texas and helped generate more than 1,000,000 jobs in the state?
And, more than \$4.5 billion is generated in state and local taxes.

This information comes from a report compiled by Pennsylvania-based **Martin Associates**.

Road News

---Big Stuff

The FM 1959/Dixie Farm Road overpass at I-45 (Gulf Freeway) is closed until late October. It's been dismantled and will be constructed to go under the freeway instead of over it. Within three months, the contractor will demolish the existing overpass, build the new freeway overpass and a new four-lane Dixie Farm Road.

---League City

Currently under construction is a \$9.7 million project that is widening FM 646 between I-45 and SH3 from two to four lanes. Weather permitting, it's planned for completion before fall 2013.

BAHEP is now part of the Facebook and Twitter network providing its members and followers yet another way to keep up with its activities. Like us on Facebook at: [BayAreaHoustonEcon](#).

Check out our tweets at <https://twitter.com/BAHEP>.

Economic development doesn't happen by itself! If you would like to know more about how you can support our economic development initiatives and have the opportunity to work with the region's business leaders, please contact our Membership Director, Harriet Lukee, at 832.536.3255 or Harriet@bayareahouston.com.

[Clear Lake Shores](#) • [Dickinson](#) • [El Lago](#) • [Friendswood](#) • [Houston](#) • [Kemah](#) • [La Porte](#)
[League City](#) • [Nassau Bay](#) • [Pasadena](#) • [Seabrook](#) • [Taylor Lake Village](#) • [Webster](#)

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