



Introduction to the Clear Lake Shores Economic Development Corporation and Roads & Drainage



BASICS



EDC

- Approved by voters in a special election in May, 1996
- 7 Directors appointed by council for 2-year terms
 - 2 May be non-residents
 - 3 Must not be employees, officers, or council members

ROADS & DRAINAGE

- Standing Committee by Ordinance 2-27
- 5 Members appointed by council for 2-year terms
- **Must be voter approved every 4 years**



FUNDING



- Both are funded by a dedicated ¼ cent of each taxable sales dollar within the city limits
- \$25-30K per month, or \$300-350K per year (forecast for 2026)



As of December 31, 2024, the following were among the top taxpayers in the city:



Home Depot

Target

Discount Tire

Spec's

Chick-Fil-A

True North Marine

Opus Ocean Grille

Chili's

Yacht Equipment Service

Amazon

Galveston Bay Brewing

IHOP

Schafers

Joe Lee's Seafood Kitchen

Skipper's Café

AT&T

Fam Auto Repair

Wendy's



Clear Lake Shores By The Numbers



No Ad Valorem Tax

The city of Clear Lake Shores does not collect local property tax. The majority of revenue originates from sales tax collected within city limits

Population of CLS

- 1,318 Residents as of 2022
- 547 Households in the City limits



Clear Lake Shores By The Numbers



Budgeted Sales Tax Revenue FY 2026

- 2% Collected by City = \$2,530,000
- Taxable Sales = \$126,500,000

Citizens Only Account for a Fraction of Total Revenue Collected

- \$126,500,000 / 547 households =
\$231,261 per household
- \$126,500,000 / 1318 residents =
\$95,979 per resident
- Per Capita Income of CLS (2023) =
\$65,514



TWO TYPES OF EDC



Type A corporation is limited to funding industrial and manufacturing, research and development and recycling facilities, distribution centers, small warehouse, military facilities, job training, targeted infrastructure, regional or national headquarters, business airport and port-related facilities.



TWO TYPES OF EDC



The Type B corporation offers greater flexibility in revenue use. Generally, allowable Type B expenditures include those available under Type A as well as projects that contribute to the quality of life in the community, such as park-related facilities, professional and amateur sports and athletic, tourism and entertainment facilities, affordable housing or other improvements that promote new or expanded business enterprises that create or retain primary jobs.

Source: Texas Economic Development Council



EDC PROJECTS



- RECENT

- 380 agreement with True North Marine
- East and West parking lots
- Shell Bottom Park boat ramp project
- CLR Palm Trees

- IN THE WORKS

- Marina Bay Harbor Marina Expansion Project
- Spec's Expansion
- 1127 Marina Bay Dr
- 815 Clear Lake Rd
- CLS ETJ behind Target and Home Depot



ROADS & DRAINAGE FUND USES



- Engineering services associated with R&D projects
- Roadway condition surveys
- Paving of roads
- Cleaning of culverts and contouring of ditches
- DOES NOT fund sanitary sewer or potable water infrastructure



RECENT AND WORKING R&D PROJECTS



- Installation of multiple box culverts
- Repair and paving of Blue Point
- Purchase of crack sealing equipment and supplies
- Repaving of Narcissus



EDUCATIONAL RESOURCES



- <https://backthebay.org/media/#resources>
- <https://www.tceq.texas.gov/p2/Education>
- <https://takecareoftexas.org/education>



QUESTIONS?