



AGENDA MEMORANDUM

Corpus Christi B Corporation Meeting, August 25, 2025

DATE: August 18, 2025

TO: President and Honorable Board Members, Corpus Christi B Corporation

FROM: Randy Almaguer, Compliance Officer, CCREDC
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Marriott – Dual Branded Hotels

CAPTION:

Motion authorizing a business incentive grant agreement with Padre Island North, LLC, for a total incentive amount not to exceed \$2,000,000 for Marriott Dual Branded Hotels; Courtyard & Residence Inn, Conference Center, Bar & Restaurant at 15210 – 152222 Windward Drive, Corpus Christi, Tx. 78418.

SUMMARY:

This motion would authorize a reimbursement grant agreement with Padre Island North, LLC in the amount of \$2,000,000 to support the development of the Marriott dual-branded hotels—Courtyard and Residence Inn—along with a beachfront conference center, full-service restaurant, and bar.

BACKGROUND AND FINDINGS:

During the June 30, 2025, Type B Corporation Special Meeting, the Board approved an amount of \$2,000,000 for the Marriott dual-branded hotels—Courtyard and Residence Inn—along with a beachfront conference center, full-service restaurant, and bar.

The North Padre Island Marriott Hotels & Conference Center is a proposed \$34 million development located at 15210–15222 Windward Drive in Corpus Christi, Texas. The developer is seeking a \$2,000,000 grant from the Type B Corporation to support targeted infrastructure improvements, as authorized under Section 9 of the Type B Guidelines. The project will include two Marriott-branded hotels—a 107-room Courtyard (Select Service brand) and a 98-room Residence Inn (Extended Stay brand)—alongside a 9,186-square-foot beachfront conference center, a full-service restaurant, and two bars. Strategically situated on Padre Island, the development is expected to enhance the area's capacity to host events, stimulate tourism, and generate year-round economic activity.

The project is also projected to create 73 new full-time jobs with an average annual salary of \$30,665, resulting in an estimated annual payroll of approximately \$2.2 million. These positions will support workforce development opportunities in key sectors including hospitality, event management, and culinary services.

ALTERNATIVES:

The Type B Board may choose to fund at different amounts or not at all.

FINANCIAL IMPACT:

The financial impact is an amount not to exceed \$2,000,000 to be funded with the Type B Economic Development Fund in future budget years.

Funding Detail:

Fund:	1146	Economic Development Fund
Organization/Activity:	15010	Large Business Projects
Mission Element:		
Project # (CIP Only):		
Account:	530000	Professional Services Expense

RECOMMENDATION:

Staff recommend approval of the agreement in an amount not to exceed \$2,000,000 to be funded by the Corpus Christi B Corporation.

LIST OF SUPPORTING DOCUMENTS:

Hotel Agreement