

Groundbreaking Edition

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INSIDER

EAST MONTGOMERY COUNTY IMPROVEMENT DISTRICT

VOLUME 11, ISSUE 3 MAY/JUNE 2025

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Building a

Welcome to May! We may be five months into the year, but it's definitely a time of firsts for the East Montgomery County Improvement District. You could say we've really "dug in" to projects within the community. The Board of Directors and their dogs broke ground on our highly anticipated dog park on FM 1485 across from Gene Campbell Rd. The canines were more than excited, and the park isn't even completed yet! More about this on page 4.



On March 10, we had 50 or so of our closest friends and community guests join us for our ceremonial groundbreaking of the 210,000-square-foot convention center in Valley Ranch Town Center. EMCID President & CEO Frank McCrady hosted the event and spoke about the convention center and how much effort has been put in over several years to make sure it's the best venue in Montgomery County as well as the greater Houston area.

Michael Chatham with HHCP Architects, Aaron Bradford with SpawGlass, Greg Wattson with the Signorelli Company, and Commissioner Matt Gray all spoke about the excitement this project creates as well as opportunities for economic development, growth, and additional amenities, like hotels, higher-end restaurants, and retail.

When the Board hired SpawGlass to oversee the construction of the project, it stressed the importance of hiring local companies to do some of the work. We're proud to say that Joslin Construction, Postel Group, and JM Maly, Inc. are doing some of the dirt work, steel construction, and providing fixtures for the facility.

The venue will have a 54,000-square-foot carpeted exhibition hall large enough to hold 6,000 people for graduations. Hard surface floors can be added to hold regional youth tournaments, like basketball, volleyball, dance, or cheer competitions. Or the area can be divided and sectioned into various-sized ballrooms for galas, proms, wedding receptions, conferences, and the like. Twelve meeting rooms on two floors offer training spaces or reception areas. Many of the rooms also have access to an outside patio or balcony. The venue also has two signature meeting rooms with fantastic views of Valley Ranch and access to outdoor courtyards and a balcony – a great place for relaxing or a party!

The venue will also be connected to a parking garage with more than 800 spaces.

Although we are really excited to have kicked this event off, we're looking even more forward to hosting an open house for the community in 2026. We can't wait to show it to you!

Check for regular progress updates at emctx.com/convention-center-updates or follow us on social media.



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EMCID President/CEO Frank McCrady speaks during the groundbreaking ceremony.

future

The EMCID Convention Center groundbreaking ceremony



Cameron Chottiner from Congressman Dan Crenshaw's office presented EMCID with a certificate from the U.S. House of Representatives.



Greg Wattson, Senior VP of Commercial Development, speaks about the longtime partnership between The Signorelli Company and EMCID.



Jose Santana, intern, and Nedda Yazdani, Project Manager with SpawGlass.



Aaron Bradford, SpawGlass Operations Manager, said the company was so excited to be part of the community by building the convention center.



Fred Wetz and John Hallmark.



L-R: Kelley Mattlage, Stephen Carlisle, Leonard Rogers, Frank McCrady, Brenda Webb, Liz Mullane, Crystal Moore, Commissioner Matt Gray, Ron Willingham, Aaron Bradford, Michael Chatham, Fred Wetz, Katherine Persson, Jan Maly, Greg Wattson, and Curt Joslin.



Frank McCrady, Jan Maly, Gina Vega, Kelley Mattlage, Rachel Beach, Whisper Plummer and Donna Leath.



Michael Chatham, AIA, Lead Architect & Principal, HHCP Architects, talks about the design process of the 210,000 sq ft venue.



L-R: Curt Joslin, Michael Chatham, Frank McCrady, Commissioner Matt Gray, Greg Wattson, and Aaron Bradford.



Porter Fire Chief Carter Johnson and Kim Brode.

Gone to the dogs

Dog park groundbreaking



Domino, Ellie, Maggie, and other four-legged friends joined their parents for the groundbreaking of EMCID's 200-acre park on FM 1485 in New Caney where the first phase will be a dog park. The dogs were so excited, but behaved well for pictures with their humans, who happen to make up EMCID's Board of Directors.

The dog park will include two separate areas for large and small dogs, and both will have their own ponds, obstacles, and varying terrain. With trees, benches, drinking stations, and washing stations, the park is sure to become a favorite among dog owners.

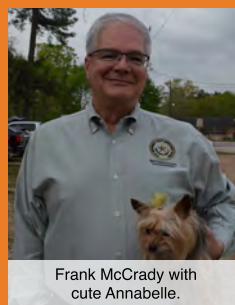
The park, free to the public, is anticipated to open this summer.

The scenic area nestled along Caney Creek, with Dry Creek cutting across the property, is the backdrop for future phases of the park. Hike and bike trails, a pump track, and other family leisure activities are easy to imagine.

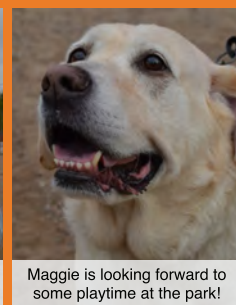
Summer, get here quickly!



Domino met some new friends.



Frank McCrady with cute Annabelle.



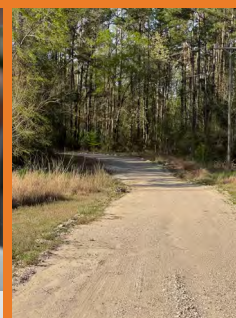
Maggie is looking forward to some playtime at the park!



L-R): Stephen Carlisle & Carlee, Leonard Rogers & Dixie, Brenda Webb & Maggie, Ron Willingham, Crystal Moore with Elly & Dolly, Frank McCrady & Annabelle, Liz Mulane & Domino, Fred Wetz & "pup", Katherine Persson with Stella & Elle



Comedic curiosity of Carlee.



OFFICERS OF THE YEAR



The East Montgomery County Improvement District (EMCID) held the Officers of the Year Ceremony on Monday, February 24, 2025 recognizing local law enforcement officers for their hard work and dedication to keeping East Montgomery County safe.

From a great dinner to inspirational words from our special guest, Roy Firestone; here is a look back at this year's fantastic event, honoring these amazing men and women of East Montgomery County.



Officer Mohammed
ABDULHAMEED



Officer Richard
DAVIS



Officer Christian
LEHMAN



Officer Adam
McBRIDE



Officer Alvin
McGASKEY



Lt. Jared
O'FARRELL



Officer Michael
RAWLINSON



Detective Karen
ROSARIO



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Officer Kenneth
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Trooper Yasmeen
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For criteria and eligibility, visit us at emctx.com



Facade IMPROVEMENT PROGRAM

Business Happenings *around East Montgomery County*



Brewpub to bring craft beers, food to Porter

Final Gravity Brewpub, a veteran-owned craft brewery, is set to open in Porter at 23435 FM 1314, B-6, offering handcrafted beer, great food, and a welcoming atmosphere for everyone. Founded by U.S. Army veteran and retired police officer, Ted Dougherty and his wife Terri, Final Gravity is more than just a brewpub—it's a tribute to American craftsmanship, community, and service.

They will feature a variety of house-made beers, including a crisp, refreshing Pilsner brewed with Lemon Drop hops, a smooth and balanced Lager, and a bold, full-bodied Stouts.



Coffee Shop thrives in New Caney

Shouting Grounds, owned and operated by New Caney locals, Katie and Douglas Carroll, opened its doors to much fanfare in February and has become a favorite of many in the community.

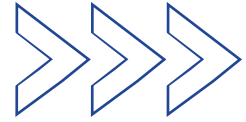


Located at 22735 Antique Lane in New Caney, Shouting Grounds offers the community a place to gather together as well as specialty espresso/coffee drinks, smoothies, made-from-scratch pastries, and more. They have great places to catch up on work or chat with friends while enjoying a cup of coffee and a snack.



FROM THE COMMISSIONER'S DESK

Balancing Growth in EMC



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New Development Regulations are now in effect in Montgomery County.

Over the last 5 years, the growth in East Montgomery County has surpassed the growth in Louisiana, Arkansas, and Mississippi combined. The rapid development in our area puts a major strain on our infrastructure, schools, and law enforcement. Since taking office, Commissioner Gray has been working to manage the growth, and it starts with updating the Montgomery County Development Regulations, which had previously been in effect since 1981.

Commissioner Gray and a committee worked for 18 months before settling on new and balanced development regulations. “While working to update these regulations, I kept the goal in mind of protecting the county, the precinct, and to protect you and your property value while keeping our community appealing and safe.”

Some of the revisions made to the regulations include minimum lot and road width requirements, traffic and construction routes for heavy vehicles during construction, and improved design requirements for roads which will improve long term maintenance conditions.

Additionally, Commissioner Gray has been working with State Representatives on introducing 2 new bills in the 89th Texas Legislative that will further improve future development in Montgomery County. House Bill 4494 seeks to classify rental housing developments such as apartments, trailer parks, and RV parks, as residential rather than commercial properties. Currently, these developments are not subject to the same level of planning, platting, and review as single-family subdivisions, despite placing similar demands on local infrastructure, schools, and law enforcement. This bill would ensure consistency in regulations across all residential developments and support proper infrastructure planning to accommodate East Montgomery County’s rapid growth. House Bill 2012 aims to give law enforcement the necessary tools to address safety and nuisance concerns caused by roadside vendors. The increase in individuals selling goods or soliciting money from medians and intersections creates dangerous conditions for both pedestrians and drivers. This bill would prohibit roadside vendors in rights-of-way (ROW) in unincorporated areas, restrict the placement of temporary structures in ROW, and regulate the sale of food, merchandise, and live animals.



Commissioner Matt Gray



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\$1,600
SCHOLARSHIP

FOR ALL GRADUATES WITHIN THE EMCID BOUNDARIES!

EAST MONTGOMERY COUNTY SCHOLARSHIP FOUNDATION

The Insider is a bi-monthly newsletter produced by the East Montgomery County Improvement District. Please direct questions or comments to: Kelley Mattlage, Vice President/Chief Communications Officer, kmattlage@emctx.com