

## AGENDA

**Port Freeport  
Port Commission  
Regular Meeting  
Thursday, December 12, 2019, 1:00 pm - 5:00 pm  
Administration Building - 1100 Cherry Street - Freeport**



1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Invocation.
3. Pledge of Allegiance: U.S. Flag & Texas Flag
4. Roll Call.
5. Safety Briefing.
6. Approval of minutes from the Special Meeting held November 12, 2019 and the Regular Meeting held November 14, 2019.
7. Receive report from Commanding Officer of the U.S. Army Corps of Engineers, Galveston District.
8. Receive presentation from Texas COLT, LLC regarding their deepwater port license application.
9. Presentation of check to Texas Port Ministry from proceeds of Port Freeport Golf Tournament.
10. Presentation of the Government Finance Officers Association Award of Financial Reporting Achievement for the FY 2018 Comprehensive Annual Financial Report.
11. Reports from Executive Staff:
  - A. Receive report from Executive Director/CEO on activities and matters related to administrative affairs. Port tenant updates, USCOE, rail issues, AAPA Committees, leases, contracts, upcoming Port and civic events and other related administrative affairs.
  - B. Receive report from Chief Financial Officer on monthly activity and matters related to financial results, investments, insurance, leases, real property matters and other related administrative affairs.
  - C. Receive report from Director of Engineering on activities and matters related to Freeport Harbor Federal Channel, capital projects, Hydrographic Report, environmental matters and other related facility engineering matters.
  - D. Receive report from Director of Operations on activities and matters related to operations, vessel activity, tonnage, safety meetings/injury report, security meetings, EMS update and other related port operation and security matters.
  - E. Receive report from Director of Business & Economic Development on activities and matters related to industry meetings, sales reports, advertising, web activity, Foreign-Trade Zone, Rail District and other ocean transportation related matters.
12. Receive report from Commissioners on matters related to meetings and conferences attended, Port presentations and other related Port Commission matters.
13. Public Comment  
(Comments will be limited to 5 minutes per guest)
14. Approval of financial reports presented for the period ending October 31, 2019.
15. Approval of Second Modification to the Freeport LNG Development, LP et al. No. 6 Tax Abatement Agreement for property located in Freeport LNG Reinvestment Zone Nos. 2A and 3.
16. Approval of Stevedore License renewals submitted by the following:
  - Bryan Coastal Services, Inc.
  - Ceres Gulf, Inc.
  - Cooper/Ports America LLC
  - Gulf Stevedoring Services, LLC
  - Gulf Stream Marine, Inc.
  - James J. Flanagan Shipping
  - Mammoet USA South, Inc.
  - Ports America Texas, Inc.
  - Red Hook ConRo Terminals LLC
  - Richardson Stevedoring & Logistics
  - Suderman Contracting Stevedores

17. Approval of a Construction Contract with Network Cabling Services, Inc. for the Parcel 14 Fiber Optic Extension project for an amount not to exceed \$197,386.63.
18. Discuss and consider the relocation of existing easement for hurricane line of protection.
19. Approval of Change Order No. 1 to McCarthy Building Companies for the Velasco Terminal Berth 8 project which reduces the length of the berth from 1085 ft. to 928 ft and reduces the contract amount from \$129,677,607.30 to \$115,804,280.32.
20. Approval to purchase Milestone Video Management Software with OverWatch Enterprises, LLC, for an amount not to exceed \$44,410.25.
21. Adoption of a Resolution authorizing a contribution to the Port Freeport Retirement Plan.
22. Approval of updates to Port Policies 7.1, 7.2, 7.3, 9.2, 9.3, 9.5, 9.6, 9.7, 9.8 and 9.9.
23. Discuss and consider setting the 2020 Port Commission meeting dates.
24. EXECUTIVE SESSION in accordance with Subchapter D of the Open Meetings Act, Texas Government Code Section 551.001, et. seq., to review and consider the following:
  - A. Under authority of Section 551.071 (Consultation with Attorney) for discussion regarding:
    1. Consultation with attorney to discuss potential litigation.
    2. Consultation with attorney and discussion regarding legal matters arising out of Texas Transportation Code, Title 4 Navigation, Subtitle A Waterways and Ports, Chapter 52 Texas Deepwater Port Procedures Act.
  - B. Under authority of Section 551.072 (Deliberation of Real Property Matters) for discussion regarding:
    1. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 7, 8, 10, 26 and 37.
    2. Discussion regarding the potential exchange, lease, or value of real property located in Freeport, Texas, including but not limited to the area known as the East End of Freeport and bordered by the following streets: FM 1495; East 2nd Street; Terminal Street and East 8th Street in Freeport, Texas.
    3. The potential purchase, exchange, lease or value of real property located at Port Freeport, including but not limited to the real property located at and contiguous to Berths 1, 2, 5 and 7.
    4. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcel 14.
    5. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 4, 5, 6, 9, 19, 27, 31, 34, 35 and 38.
  - C. Under authority of Section 551.074 (Deliberation of Personnel Matters) for discussion regarding:
    1. Deliberation regarding the appointment, employment, evaluation, reassignment, duties of a public officer or employee, including but not limited to: Executive Director/CEO, Chief Financial Officer, Director of Operations, Director of Engineering, Director of Protective Services, Director of Economic Development and Director of Business & Economic Development.
25. RECONVENE OPEN SESSION to review and consider the following:
26. Approval of a Purchase Contract for property located at 305 E. 5th Street.
27. Approval of a Lease Extension to the Lease Agreement between Port Freeport and Zachary.
28. Adjourn.

***The Port Commission does not anticipate going into a closed session under Chapter 551 of the Texas Government Code at this meeting for any other items on the agenda, however, if necessary, the Port Commission may go into a closed session as permitted by law regarding any item on the agenda.***

With this posted notice, Port Commissioners have been provided certain background information on the above listed agenda items. Copies of this information can be obtained by the public at the Port Administrative offices at 1100 Cherry Street, Freeport, TX.




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Phyllis Saathoff, Executive Director/CEO  
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