



REGULAR PORT COMMISSION MEETING

Tuesday, November 21, 2023 at 10:00 AM

City Council Chambers | 202 N. Virginia Street, Port Lavaca TX 77979

MINUTES

STATE OF TEXAS §

COUNTY OF CALHOUN §

CITY OF PORT LAVACA §

On this the 21ST day of November 2023, the Port Commission of the City of Port Lavaca, Texas, convened in regular session at 10:12 a.m. in the regular meeting place in City Council Chambers at City Hall, 202 North Virginia Street, Port Lavaca, Texas, with the following Commissioners in attendance:

ROLL CALL:

Alex Davila	Commissioner / Chairman
Mike McGuire	Commissioner
Sue Traylor	Commissioner
Robert Knox	Commissioner
Larry Nichols	Commissioner
Jamie O'Neil	Commissioner

And with the following Commissioner absent:

Raymond Butler	Commissioner / Secretary
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CONSENT AGENDA

1. APPROVAL OF MINUTES

a) MINUTES OF OCTOBER 17, 2023 - REGULAR MEETING

Motion made by Commissioner McGuire

NOW THEREFORE, LET IT BE RESOLVED BY THE PORT COMMISSION OF THE CITY OF PORT LAVACA, TEXAS:

THAT, the Regular Minutes of the Port Commission regular meeting held on November 21st, 2023, are hereby approved.

Seconded by Commissioner Traylor.

Motion passed by the following vote:

Voting Aye: Alex Davila, Mike McGuire, Sue Traylor, Robert Knox, Larry Nichols, and Jamie O'Neil

Voting Nay: None

2. RECEIVE HARBOR MASTER'S INSPECTION / MAINTENANCE REPORT

Motion made by Commissioner McGuire

NOW THEREFORE, LET IT BE RESOLVED BY THE PORT COMMISSION OF THE CITY OF PORT LAVACA, TEXAS:

THAT, the Harbor Master's October 2023 Inspection Report of the Port Commission regular meeting held on November 21st, 2023, are hereby approved.

Seconded by Commissioner Traylor.

Motion passed by the following vote:

Voting Aye: Alex Davila, Mike McGuire, Sue Traylor, Robert Knox, Larry Nichols, and Jamie O'Neil

Voting Nay: None

REPORTS

3. RECEIVE FINANCIAL REPORTS OF PORT REVENUE FUND

- a) Tariff Report
- b) Account Aging Report
- c) Payment Report
- d) Revenue and Expenditure Report
- e) Balance Sheet / Property Tax Distribution
- f) Profit and Loss Cash Flow Report

A copy of these reports, in their entirety, can be found in the Port Commission's meeting packet dated November 21, 2023.

Agenda item discussed.

No action was taken.

4. RECEIVE STATUS REPORTS

a) Renovations to Nautical Landings Marina Breakwater - Presenter Jody Weaver

- Comments from Jody Weaver and Matt Glaze, we have both reached out to Robin Kolton for an update without any success. E-mail has also been forwarded to Senator Kolkhorst, asking if someone from her staff could reach out to TPWL on our behalf to get a status

report and see what could be done to move this along. I pointed out that unless we can get approval to bid this out very soon, we will be looking at another Hurricane season this summer without protection for our marina.

b) CDBG-MIT Coastal Resilience Project - Presenter Jody Weaver

- A copy of the October 1st thru November 8th Progress Report from Mott McDonald can be found in the Port Commission Packet dated November 21, 2023

c) Restore Project - Presenter Jody Weaver

- Comments from Jody Weaver, contract has been signed and sent back. State pending to be signed and to be fully executed.

d) Culvert Replacement Project #P-2024-019 - Presenter Jody Weaver

- Comments from Jody Weaver, City Council voted to award the construction contract to Lester Contracting, contingent upon Helena Chemical paying all cost over \$300,000 dollars that Council budgeted for. I am waiting to hear back from Helena Chemical. Lester Contracting agreed to hold the bid until December 4th.

5. RECEIVE STATUS REPORTS ON SPECIAL PROJECTS

a) Status report regarding Voluntary Restoration Project II at the Harbor of Refuge - Presenter Jody Weaver

- Comments from Jody Weaver, CDBG-MIT grant application is complete and will not hear anything until February or March 2024.

b) CRG Limited Phase II Environmental Site Assessment of the Harbor of Refuge Tracts 16, 17 and 17Ar - Presenter Jody Weaver.

- Comments from Jody Weaver, No new updates at this time.

6. RECEIVE HARBOR MASTER'S OPERATIONS, PROMOTION/DEVELOPMENT ACTIVITY REPORT

a) City Harbor

- 1) Prestige Oysters is scheduled for a new lease in February 2024. They are also interested in possibly leasing tract 9 and 9A.

b) Nautical Landings Building

- 1) June 12, 2023, Barefoot Construction commenced work.

c) Nautical Landings Marina

- 1) Abandon boat – No updates at this time.
- 2) Horizon Environmental has been onsite 18 times since last PC meeting.

d) Smith Harbor

- 1) Jody Weaver submitted application to Matagorda Bay Mitigation Trust October 16, 2023.

e) Harbor of Refuge

- 1) LCI has been hauling fill material & stockpiling.

- 2) Encore Dredging has been cleaning and moving equipment to track 11.
- 3) RR drain culvert replacement – Construction Contract awarded to Lester Contracting.
- 4) Spoke to Hendry Schorr with Manson Dredging sent demand letter October 11, 2023 about dredge pipe.
- 5) Aerial spraying- no new updates

ACTION ITEMS: NEW BUSINESS**7. DISCUSS REVISIONS TO THE NAUTICAL LANDINGS MARINA LEASE AGREEMENT - PRESENTER JIM RUDELLAT****(1)**

Motion made by Commissioner McGuire

NOW THEREFORE, LET IT BE RESOLVED BY THE PORT COMMISSION OF THE CITY OF PORT LAVACA, TEXAS:

THAT, Chairman Davila, makes recommendation to present to City Council changes to the NAUTICAL LANDINGS MARINA LEASE FOR DOCKING SPACE.

Motion withdrawn by Commissioner McGuire

(2)

Motion made by Commissioner Nichols

NOW THEREFORE, LET IT BE RESOLVED BY THE PORT COMMISSION OF THE CITY OF PORT LAVACA, TEXAS:

THAT, Chairman Davila, makes recommendation to present to City Council the amended changes to the NAUTICAL LANDINGS MARINA LEASE FOR DOCKING SPACE with the following modifications.

- Strike out number #6 – No Firearms
- Allow only 2 guests per lessee.
- The Live aboard is only temporary, no more than 10 days per month.

Seconded by Commissioner Traylor.

Motion passed by the following vote:

Voting Aye: Alex Davila, Mike McGuire, Sue Traylor, Robert Knox, Larry Nichols.

Voting Nay: Jamie O'Neil

Motion carries.

COMMENTS

8. COMMENTS FROM THE COMMISSIONERS.

Agenda item discussed.

No action necessary.

ADJOURNMENT

Commissioner McGuire made a motion to adjourn the meeting.

Commissioner O’Neil seconded this motion.

Motion passed by the following vote:


Voting Aye: Alex Davila, Mike McGuire, Sue Traylor, Robert Knox, Larry Nichols, and Janie O’Neil

Voting Nay: None

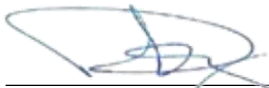
The meeting was adjourned at 11:33 a.m.

These minutes were approved on December 19, 2023.

ATTEST:



Alex Davila, Chairman



Rachel Garza, Admin-Assist.