



REGULAR PORT COMMISSION MEETING

Tuesday, July 19, 2022 at 10:00 AM

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

PUBLIC NOTICE OF MEETING

The following item will be addressed at this or any other meeting of the Port Commission upon the request of the chairman, any member(s) of Port Commission and/or the City Attorney:

Announcement by the Chairman that Port Commission will retire into closed session for consultation with City Attorney on matters in which the duty of the attorney to the Port Commission under the Texas disciplinary rules of professional conduct of the state bar of Texas clearly conflicts with the open meetings act (title 5, chapter 551, section 551.071(2) of the Texas government code).

(All matters listed under the Consent Agenda item are routine by the Port Commission and will be enacted by one motion. There will not be separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.)

AGENDA

Port Commission will consider/discuss the following items and take any action deemed necessary.

COVID-19 MEETING PROCEDURE

Public notice is hereby given that the Port Commission of the City of Port Lavaca, Texas, will hold a meeting TUESDAY, JULY 19, 2022 beginning at 10:00 a.m., at the regular meeting place in Council Chambers at City Hall, 202 North Virginia Street, Port Lavaca, Texas to consider the following items of business:

Due to COVID-19 concerns, social distancing guidelines will be encouraged for in-person attendance. The meeting will also be available via the video conferencing application "ZOOM".

Join Zoom

Meeting: <https://us02web.zoom.us/j/84937470006?pwd=SDBUOVA0c0RTNjlpTUdEbW5TRUk0dz09>

Meeting ID: 849 3747 0006

Passcode: 395019

One Tap Mobile

*+13462487799,,82182482989#,,, *912619# US (Houston)*

Dial by your location

+1 346 248 7799 US (Houston)

CALL TO ORDER

COMMENTS FROM THE PUBLIC - *Limited to 3 minutes per individual unless permission to speak longer is received in advance. You may make public comments as you would at a meeting on Zoom by logging on with your computer and/or smart phone as described in the zoom invitation below or on Facebook Live through the comment section, which will be monitored and answered. As appropriate.*

CONSENT AGENDA

1. APPROVAL OF MINUTES
 - a) MINUTES OF JUNE 21, 2022 - REGULAR MEETING.
2. RECEIVE HARBOR MASTER'S INSPECTION / MAINTENANCE REPORT

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
 - f) Profit and Loss Cash Flow Report

ACTION ITEMS: RECEIVE STATUS REPORTS

4. ACTION ITEM - RECEIVE STATUS REPORTS
 - a) Renovations to Nautical Landing Marina Breakwater - Presenter Jody Weaver
 - b) CDBG-MIT Coastal Resilience Project / Restore Grant - Presenter Jody Weaver
5. ACTION ITEM - RECEIVE STATUS REPORTS ON SPECIAL PROJECTS
 - a) Status report of Restoration of Harbor of Refuge Tract 16 - Presenter Jody Weaver
 - b) CRG Limited Phase II Environmental Site Assessment of Harbor of Refuge Tracts 16, 17, and 17A - Presenter Jody Weaver
6. ACTION ITEM - RECEIVE HARBOR MASTER'S OPERATIONS, PROMOTION/DEVELOPMENT ACTIVITY REPORT
 - a) City Harbor
 - b) Nautical Landings Building
 - c) Nautical Landings Marina
 - d) Smith Harbor
 - e) Harbor of Refuge
7. CONSIDER APPROVAL OF JOB ORDER CONTRACT PROPOSAL FROM BROWN AND ROOT FOR ELECTRICAL SERVICE REPAIRS/UPGRADES TO NAUTICAL LANDINGS BUILDING

ACTION ITEMS: RECEIVE REPORTS AND DISCUSS STATUS LEASES

8. DISCUSS SCHEDULED ANNUAL ADJUSTMENT FOR HELENA'S LEASE

ACTION ITEMS: NEW BUSINESS

9. REVIEW DRAFT 2022-2023 FISCAL YEAR BUDGET FOR PORT AND HARBORS FUND
10. REVIEW DRAFT 2022-2023 BUSINESS PLAN AND 2021-2022 ACCOMPLISHMENTS FOR PORT AND HARBORS FUND
11. DRAFT 5-YEAR CAPITAL IMPROVEMENT PLAN FOR PORT AND HARBORS FUND

CLOSED SESSION

12. ANNOUNCEMENT BY THE CHAIRMAN THAT THE PORT COMMISSION WILL RETIRE TO CLOSED SESSION FOR CONSULTATION WITH CITY ATTORNEY ON A MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE PORT COMMISSION, UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS, CLEARLY CONFLICTS WITH THE OPEN MEETINGS ACT, IN ACCORDANCE WITH TITLE 5, CHAPTER 551, SECTION 551.071(2) OF THE TEXAS GOVERNMENT CODE
13. RETURN TO OPEN SESSION AND TAKE ANY ACTION NECESSARY ON ITEM DISCUSSED IN CLOSED SESSION

COMMENTS

14. COMMENTS FROM COMMISSIONERS

ADJOURNMENT**CERTIFICATION OF POSTING NOTICE**

This is to certify that the above notice of a regular meeting of The Port Commission of The City of Port Lavaca, scheduled for **Tuesday, June 21, 2022**, beginning at 10:00 a.m., was posted at city hall, easily accessible to the public, as of **10:00 a.m. Friday, June 13, 2022**.

/s/ Rachel Garza .

Rachel Garza, *Administrative Assistant*

ADA NOTICE

The Port Lavaca City Hall and Council Chambers are wheelchair accessible. Access to the building is available at the primary north entrance facing Mahan Street. Special parking spaces are located in the Mahan Street parking area. In compliance with the Americans with Disabilities Act, the City of Port Lavaca will provide for reasonable accommodations for persons attending meetings. To better serve you,

requests should be received 24 hours prior to the meetings. Please contact City Secretary Mandy Grant at (361) 552-9793 Ext. 230 for assistance.

COMMUNICATION

SUBJECT: APPROVAL OF MINUTES a) MINUTES OF JUNE 21, 2022 - REGULAR MEETING.

INFORMATION:



REGULAR PORT COMMISSION MEETING

Tuesday, June 21, 2022, 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 June 2022, the Port Commission of the City of Port Lavaca, Texas, convened in regular session at 10:00 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	Chairman
David Roberts	Commissioner
Mike McGuire	Commissioner
Michael Kovarek	Commissioner
Jamie O'Neil	Commissioner
Larry Nichols	Commissioner

And with the following Commissioner(s) absent:

Sue Traylor	Commissioner
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CALL TO ORDER:

Chairman Davila called the meeting to order and presided at 10:00 a.m.

COMMENTS FROM THE PUBLIC - *Limited to 3 minutes per individual unless permission to speak longer is received in advance. You may make public comments as you would at a meeting on Zoom by logging on with your computer and/or smart phone as described in the zoom invitation below or on Facebook Live through the comment section, which will be monitored and answered. As appropriate.*

CONSENT AGENDA

1. APPROVAL OF MINUTES

- a) MINUTES OF MAY 17TH, 2022 - REGULAR MEETING.
- b) MINUTES OF JUNE 7TH, 2022 - SPECIAL 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 minutes of the Port Commission regular meeting held on June 21, 2022, are hereby approved.

Seconded by Commissioner Nichols.

Motion passed by the following vote:

Voting Aye:

Alex Davila, David Roberts, Mike McGuire, Mickael Kovarek, Larry Nichols, Jamie O'Neil.

Voting Nay: None

2. **RECEIVE HARBOR MASTER'S INSPECTION / MAINTENANCE REPORT**

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

Motion made by Commissioner O'Neil

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

THAT, the Harbor Master's Inspection Report of the Port Commission regular meeting held on June 21, 2022, are hereby approved.

Seconded by Commissioner Roberts.

Motion passed by the following vote:

Voting Aye:

Alex Davila, David Roberts, Mike McGuire, Mickael Kovarek, Larry Nichols, 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**
- 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.

ACTION ITEM - RECEIVE STATUS REPORTS

4. ACTION ITEM - RECEIVE STATUS REPORTS

a) Renovations to Nautical Landing Marina Breakwater - Presenter Jim Rudellat

- Comments from Jim Rudellat, no updates to report.

b) CDBG-MIT Coastal Resilience Project / Restore Grant - Presenter Jody Weaver

- **CDBG-MIT:** Interim City Manager Weaver advised Commissioners, there is no new information to report other than the kick-off meeting she had with Mott McDonald. She will provide the Port Commission with an update each month.
- **Restore Grant:** Interim City Manager Weaver advised Commissioners, there is no new information to report

5. ACTION ITEM - RECEIVE STATUS REPORTS ON SPECIAL PROJECTS

a) Status report of Restoration of Harbor of Refuge Tract 16 - Presenter Jody Weaver

- Municipal Solid Waste Permits Section received-a letter report dated June 3, 2022, indicating that the City of Port Lavaca has completed voluntary restoration of the disturbed area of the City of Port Lavaca Landfill (MSW Permit No. 1008 - revoked), located at Harbor of Refuge on FM 1090 South of Port Lavaca City Limits in Calhoun County. The report was submitted on your behalf by Mr. Matt A. Glaze, P. E., Urban Engineering, Victoria, Texas.
- The report also indicates that restoration at the disturbed area of the landfill was performed as per the approved restoration plan dated February 24, 2021, and the revisions dated March 29, 2021. This letter acknowledges the receipt of the completion report dated June 3, 2022

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

- Interim City Manager Weaver advised Commissioners, there is no new information to report.

6. **ACTION ITEM - RECEIVE HARBOR MASTER'S OPERATIONS, PROMOTION/DEVELOPMENT ACTIVITY REPORT**

a) **City Harbor**

- Coastal Bend Demolition started demoing old freezer plant slab May 31, 2022.

b) **Nautical Landings Building**

- Brown & Root has submitted a bid to make electrical upgrades and wood repairs to building.

c) **Nautical Landings Marina**

- Dominic Diodato: sailboat sold at auction May 28, 2022.
- Matt Estes: City Attorney awaiting probate.
- Abandon boat: Owner was located, city attorney in process of filing.
- Horizon Environmental has been onsite two (2) times since last PC meeting.

d) **Smith Harbor**

- Dredge spoils waiting for it to dry out before moving.

e) **Harbor of Refuge**

- Will need council approval before cleaning up trash on Track 16.
- Alcoa commenced hauling mulch June 14, 2022.
- Met with the TCEQ May 26, 2022.

ACTION ITEM - RECEIVE STATUS REPORTS

7. **ACTION ITEMS - CONSIDER RENTAL RATES & TERMS FOR LEASES.**

a) **Rental Track 9 & 10 - Presenter Jody Weaver**

- Comments from Interim City Manager Weaver waiting on City Attorney Anne Marie Odefey regarding the deed to Tract 10.

CLOSED SESSION

8. **ANNOUNCEMENT BY THE CHAIRMAN THAT THE PORT COMMISSION WILL RETIRE TO CLOSED SESSION FOR CONSULTATION WITH CITY ATTORNEY ON A MATTER IN WHICH THE DUTY OF THE ATTORNEY TO THE PORT**

COMMISSION, UNDER THE TEXAS DISCIPLINARY RULES OF PROFESSIONAL CONDUCT OF THE STATE BAR OF TEXAS, CLEARLY CONFLICTS WITH THE OPEN MEETINGS ACT, IN ACCORDANCE WITH TITLE 5, CHAPTER 551, SECTION 551.071(2) OF THE TEXAS GOVERNMENT CODE

Chairman Davila announced that Port Commission would retire into closed session at 10:04 a.m.

9. **RETURN TO OPEN SESSION AND TAKE ANY ACTION NECESSARY ON ITEM DICUSSED IN CLOSED SESSION**

Chairman Alex Davila announced that Port Commission was back in open session at 10:57 a.m.

No action necessary and none taken.

COMMENTS

10. **COMMENTS FROM THE COMMISSIONERS.**

Agenda item discussed.

No Action necessary and none taken.

ADJOURNMENT

Commissioner Roberts made a motion to adjourn the meeting.

Commissioner McGuire seconded this motion.

Motion passed by the following vote:

Voting Aye:

Alex Davila, David Roberts, Mike McGuire, Mickael Kovarek, Larry Nichols, Jamie O'Neil.

Voting Nay: None

Meeting adjourned at 11:52 a.m.

These minutes were approved on July 19, 2022.

ATTEST:

Alex Davila, Chairman

Rachel Garza, Admin. Assistant

COMMUNICATION

SUBJECT: RECEIVE HARBOR MASTER'S INSPECTION / MAINTENANCE REPORT

INFORMATION:

Port Lavaca Port Commission Monthly Inspection

Month: 19 JULY 2022 Location: City Harbor

1. Fueling Area

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

2. Decking

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

3. Main Frame & Floats

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

4. Dock Boxes

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

5. Water Lines, Valves, Etc.

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

6. Electrical & Lights

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

7. Pilings, Guides & Rollers

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

8. Rub Rails & Fenders

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

9. Cleats & Kevels

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

10. Gates & Locks

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

11. Railing

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

12. Cement Slab

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: May 31 2022 Coastal Bend Demolition Inc started
Demo of the freezer plant slab. 17 June 2022 demo completed.

13. Bulkhead

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

Harbor Master: _____

Port Lavaca Port Commission Monthly Inspection

Month: 19 JULY 2022 Location: Harbor of Refuge

1. Road

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

2. Railspur

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

3. Main Frame & Floats

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

4. Environmental

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

5. Water Lines, Valves, Etc.

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

6. Electrical & Lights

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

7. PERMIT

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

8. Rub Rails & Fenders

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: 5 APRIL 2021 FOUND SOME DAMMAGE TO THE VERTICAL
TIMBER AT THE OFFSET IN BULKHEAD " DESIGN PROBLEM" DAMMAGE WAS
DONE BEFORE INSTALLING FENDERS.

9. Cleats & Kevels

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

10. Gates & Locks

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

11. Railing

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

12. Cement Cap

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

13. Bulkhead

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

14. Mulch Piles

Condition: 13 APRIL 2022 REXCO HAULED 6 LOADS MULCH FOR ALCOA TO THE MUD PITS IN POINT COMFORT. ALCOA SHOULD START HAULING THE REMAINDER OF THE MULCH THE WEEK OF 16TH MAY. JUNE 14 2022 ALCOA COMMENCED HAULING MULCH. 28 JUNE 2022 COMPLETED HAULING MULCH.

Harbor Master: _____

Port Lavaca Port Commission Monthly Inspection

Month: 19 JULY 2022 Location: NLM / Smith Harbor

1. Gangway

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

2. Decking

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

3. Main Frame & Floats

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

4. Dock Boxes

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: Dock A there are six dock boxes with broken hinges and
Three boxes missing.

5. Water Lines, Valves, Etc.

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: 8 JULY 2022 PORT LAVACA PLUMBING REPAIRED MAIN WATER
LINE LEAK AT DOCK A AT THE BULKHEAD BY THE GANGWAY.

6. Electrical & Lights

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

7. Pilings, Guides & Rollers

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

8. Rub Rails & Fenders

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: Dock A there are two 6' sections of rub rail damaged.

9. Cleats & Kevels

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: Dock A 15 broken cleats, Dock B 2 broken cleats.

10. Gates & Locks

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

11. Dredging

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

12. Cement Cap

Condition: **Satisfactory** Unsatisfactory Not Applicable
Comments:

13. Bulkhead

Condition: **Satisfactory** Unsatisfactory Not Applicable
Com

Harbor Master: _____

Port Lavaca Port Commission Monthly Building Inspection

Month: 19 JULY 2022 Location: NLB

1. Doors:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

2. Decking:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

3. Flooring:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

4. Windows:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

5. Water Lines, Valves, Etc.

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: 11 JULY 2022 PORT LAVACA PLUMBING REPLACED HOT WATER
HEATER IN SUITE 5.

6. Electrical & Lights

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

7. HVAC

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: 20 JUNE 2022 AMERICAN COMMERCIAL REPAIRED
AC SUITE 4, REPLACED RELAY & THERMOSTAT.

8. Roof:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments: 28 JANUARY 2022 ROOF LEAK APPEARED OVER SUITE 2.

9. Parking:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

10. Fire Extinguishers:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

11. Hand Railing:

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

12. Stairs & Steps

Condition: Satisfactory Unsatisfactory Not Applicable

Comments:

Harbor Master: _____

COMMUNICATION

SUBJECT: RECEIVE FINANCIAL REORTS OF PORT REVENUE FUND

INFORMATION:

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

HELENA CHEMICAL

TARIFF REPORT FY 2020-2021

TARIFF AMOUNT

PAID @ \$0.65

FERTILIZER
BULK TONS

PER TON

Date Received	Reference	Description	BARGE	RAIL	REPORTING MONTH	FERTILIZER BULK TONS	TARIFF AMOUNT PAID @ \$0.65 PER TON
10/21/2021	1111695	HELENA CHEMICAL	4713.605	743.575	10/2021	5,457.180	\$3,541.61
1/24/2022	1122686	HELENA CHEMICAL	4573.691	742.95	11/2021	5,316.641	\$3,455.82
12/28/2021	1119494	HELENA CHEMICAL	3102.521	0	12/2021	3,102.521	\$2,016.64
2/9/2022	1124789	HELENA CHEMICAL	4801.742	758.62	01/2022	5,560.362	\$3,614.24
3/7/2022	1128015	HELENA CHEMICAL	16086.385	2265.794	02/2022	18,352.179	\$11,928.92
3/29/2022	1130371	HELENA CHEMICAL	6212.435	2245.603	03/2022	8,458.038	\$5,497.72
4/26/2022	1133628	HELENA CHEMICAL	4707.816	0	04/2022	4,707.816	\$3,060.08
6/3/2022	26820	HELENA CHEMICAL	7629.245	0	05/2022	7,629.245	\$4,959.01
6/22/2022	26906	HELENA CHEMICAL	2949.473	0	06/2022	2,949.473	\$1,917.16
		HELENA CHEMICAL			07/2022	PENDING PMT FOR JULY 2022	
		HELENA CHEMICAL			08/2022		
		HELENA CHEMICAL			09/2022		

FY 2021-2022 - TOTAL

\$39,991.20

Date Received	Reference	Description	RAIL	REPORTING MONTH	PAID
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10/1/2021	CK 3523717	MONTHLY RAIL FEE	\$833.00	10/2021	PAID
10/29/2021	CK 3532985	MONTHLY RAIL FEE	\$833.00	11/2021	PAID
12/3/2021	CK 3543882	MONTHLY RAIL FEE	\$833.00	12/2021	PAID
1/10/2022	CK 3554856	MONTHLY RAIL FEE	\$833.00	01/2022	PAID
2/1/2022	CK 3561730	MONTHLY RAIL FEE	\$833.00	02/2022	PAID
3/3/2022	CK 3570991	MONTHLY RAIL FEE	\$833.00	03/2022	PAID
4/7/2022	CK 3582043	MONTHLY RAIL FEE	\$833.00	04/2022	PAID
4/27/2022	ACH	MONTHLY RAIL FEE	\$833.00	05/2022	PAID
5/27/2022	ACH	MONTHLY RAIL FEE	\$833.00	06/2022	PAID
6/28/2022	ACH	MONTHLY RAIL FEE	\$833.00	07/2022	PAID
				08/2022	
				09/2022	

MONTHLY TARIFF REPORT

DATE: June 20, 2021

REPORTING PERIOD: June (MONTH) 2022 (YEAR)

COMPANY NAME: HELENA AGRI-ENTERPRISES, LLC

MAILING ADDRESS: PO BOX 419
(P. O. Box Number or Street)PORT LAVACA TX 77979
(City) (State) (Zip Code)

2,949.473 Tons of Fertilizer Barge @ 0.65¢ per ton
 (Name Product)
 (Name Product)

0 Rail @ 0.65¢ per ton

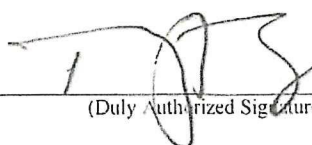
Subject to the tariff adopted by the City of Port Lavaca Port Commission are hereby reported by the above-named company during the period covered hereby and payment in the amount of \$ 1,917.16 is attached hereto representing tariff due in accordance with above rate.

I hereby certify that this report is submitted in compliance with the requirements of the tariff adopted by the City of Port Lavaca Port Commission and the information reported hereby is true, correct and complete.

WITNESS MY HAND this 20 day of June, 2022.

Terminal Manager
 (Title)

Trey Franz
 (Printed Name)


 (Duly Authorized Signature)

Port Commission's Main Office Phone Number:
 Port Commission's Main Mailing Address:

(361) 552-9793 Ext. 242 rgarza@portlavaca.org Fax No.: (361) 552-6062
 City of Port Lavaca Port Commission 202 N. Virginia St Port Lavaca, TX 77979



DRAFT SURVEY BY DISPLACEMENT

AGS 190

Barge Type : **RAKE**

Depth =	13.000 ft	Length of Box =	172.000 ft
Beam =	35.000 ft	Bilge Radius =	0.500 ft
Spec Grv =	0.9970 (LIGHT Condition)	Rake Length =	28.000 ft
Spec Grv =	0.9970 (LOADED Condition)	Rake Height =	13.000 ft

LIGHT FREEBOARDS

Fwd Port =	11 ft	1.250 in
Fwd Stbd =	11 ft	1.750 in
Mid Port =	11 ft	4.000 in
Mid Stbd =	11 ft	4.000 in
Aft Port =	11 ft	8.500 in
Aft Stbd =	11 ft	9.000 in

LOADED FREEBOARDS

Fwd Port =	4 ft	5.500 in
Fwd Stbd =	4 ft	2.000 in
Mid Port =	4 ft	4.500 in
Mid Stbd =	4 ft	0.750 in
Aft Port =	4 ft	2.500 in
Aft Stbd =	4 ft	1.500 in

Full Load:

Mean Draft =	8 ft	9.208 in
Volume (Cu. Ft.) =	57,683.511	

Light Barge:

Mean Draft =	1 ft	7.250 in
Volume (Cu. Ft.) =	10,165.597	

Cargo Deadweight:

Pounds =	2,957,644
Short Tons =	1,478.822
Metric Tons =	1,341.566
Long Tons =	1,320.377

Marine Technical Surveyors, Inc.

Tommy L. Prejean, Operations

MARINE TECHNICAL SURVEYORS, INC.

P.O. BOX 509 * DONALDSONVILLE, LA 70346 * (225) 473-1700 * FAX (225) 473-8020

RSB009

5/24/2022
Page 1

BARGE SURVEY

Published: 05/23/22 Item #3.

Vessel ID:	CC1209	Commodity:	UREA	Empty Survey D/T:		Complete Date:	05/22/2022
Wet Dry:	DRY	Equipment Type:	RAKE	Loaded Survey D/T:		Release Date:	05/22/22 8:35
Vessel Type:	BARGE	Order No. :	33001625	Placement Date:	05/16/22 7:00	Origin City:	Donaldsonville
Voyage ID:	8912	Surveyor ID:		Start Date:	05/22/22 1:55	Origin State:	LA

Vessel Facts

Depth:	13 Ft.	0 In.	Bilge Radius:	0 Ft.	0 In.
Beam:	35 Ft.	0 In.	Rake Horizontal:	0 Ft.	0 In.
Length:	200 Ft.	0 In.	Rake Vertical:	0 Ft.	0 In.

Order Information

Order No:	33001625	Cust PO No:	572561011
Cust/Bill To:	100292	CHS INC	
Ship To:	207591	CUSTOMER ARRANGED BARGE	
City/State:			

Freeboard

	Empty	Loaded
Fwd/Bow Port:	10'-11.000"	4'-1.000"
Fwd/BowStar:	11'-1.500"	4'-2.500"
Mid Port:	11'-3.500"	4'-2.000"
Mid Star:	11'-5.000"	4'-3.000"
Aft/Stern Port:	11'-8.250"	4'-3.000"
Aft/Stern Star:	11'-9.000"	4'-3.000"
Mean Freeboard:	11'-4.380"	4'-2.420"
Mean Draft:	1'-7.620"	8'-9.580"
Water Density:	0.999	0.9993
Net Tons:	-10.368	1,460.283
Tons Corrected for Density:		1,470.651

Tank Soundings

Empty						Loaded					
<div>Bow</div>						<div>Bow</div>					
		0 Ft.	0.00 In.					0 Ft.	0.00 In.		
<div>Port</div>			<div>Starboard</div>			<div>Port</div>			<div>Starboard</div>		
No. 1:	0 Ft.	25.00 In.	0 Ft.	5.00 In.		No. 1:	0 Ft.	5.00 In.	0 Ft.	25.00 In.	
No. 2:	0 Ft.	0.00 In.	0 Ft.	0.00 In.		No. 2:	0 Ft.	0.00 In.	0 Ft.	0.00 In.	
No. 3:	0 Ft.	75.00 In.	0 Ft.	0.00 In.		No. 3:	0 Ft.	5.00 In.	0 Ft.	0.00 In.	
No. 4:	0 Ft.	5.00 In.	0 Ft.	0.00 In.		No. 4:	0 Ft.	5.00 In.	0 Ft.	0.00 In.	
No. 5:	0 Ft.	0.00 In.	0 Ft.	0.00 In.		No. 5:	0 Ft.	0.00 In.	0 Ft.	0.00 In.	
No. 6:	0 Ft.	0.00 In.	0 Ft.	0.00 In.		No. 6:	0 Ft.	0.00 In.	0 Ft.	0.00 In.	
<div>Stern</div>						<div>Stern</div>					
		0 Ft.	0.00 In.					0 Ft.	0.00 In.		

CITY OF PORT LAVACA PORT COMMISSION

MONTHLY TARIFF REPORT

DATE:

06/30/2022

REPORTING PERIOD:

JUNE
(MONTH)2022
(YEAR)

COMPANY NAME:

EQUALIZER INC

MAILING ADDRESS:

PO BOX 154579
(P. O. Box Number or Street)WACO
(City)TX
(State)76715
(Zip Code)

<u> </u>	Tons of Fertilizer	<u>BARGE</u> (Name Product)	@ 0.65¢ per ton
<u>45,975.33</u>	Barrels of Crude Oil	<u>CRUDE OIL</u> (Name Product)	@ 0.010¢ per barrel
<u> </u>	Sacks of Oysters	<u> </u>	@ 0.10¢ per sack

Subject to the tariff adopted by the City of Port Lavaca Port Commission are hereby reported by the above-named company during the period covered hereby and payment in the amount of \$ 4,597.53 is attached hereto representing tariff due in accordance with above rate.

I hereby certify that this report is submitted in compliance with the requirements of the tariff adopted by the City of Port Lavaca Port Commission and the information reported hereby is true, correct and complete.

WITNESS MY HAND this 30 day of JUNE, 2022.

COMPTROLLER
(Title)

MARY MILLER
(Printed Name)

Mary Miller
(Duly Authorized Signature)

Port Commission's Main Office Phone Number: (361) 552-9793 Ext. 242 rgarza@portlavaca.org Fax No.: (361) 552-6062

Port Commission's Main Mailing Address: City of Port Lavaca Port Commission 202 N. Virginia St Port Lavaca, TX 77979

From : Camin Cargo Control
To : GulfMark Energy Inc.

Attn : Paul Migala / GulfMark Energy Inc.
Shelly Smith / GulfMark Energy Inc.

paulm@gulfmarkenergy.com
shellys@gulfmarkenergy.com

Item #3.

Load RECAP - Original

Product : CRUDE OIL

Vessel : MM - 96 & 98
Location : Gulfmark -Port Lavaca, TX
Tank(s) - 2 | 1

Date : 04-JUL-2022
File NA° : PVI-12729
Ref. NA° : ER220602A

QUANTITIES - CRUDE OIL

Total Load Quantities - Based on Shore Figures

TCV, Barrels @ 60 °F 19,858.44

Free Water 0.00

GSV

Barrels @ 60 °F 19,858.44

Gallons @ 60 °F 834,054.48

Long Tons - Air 2,817.897

Metric Tons - Air 2,863.116

Short Tons - Air 3,156.045

Kilograms - Air 2,863,116.0

Pounds - Air 6,312,090.0

API Gravity @ 60 °F (C) 24.2

NSV

Barrels @ 60 °F 19,839.82

Gallons @ 60 °F 833,272.44

Long Tons - Air 2,815.255

Metric Tons - Air 2,860.431

Short Tons - Air 3,153.086

Kilograms - Air 2,860,431.0

Pounds - Air 6,306,171.0

S&W % 0.094**

S&W Vol. 18.62

S&W Source

** Quality based on individual open and close of shore tank.

Total Vessel Quantities

Vessel : MM - 96

TCV, Bbls @ 60 °F 19,820.97

Free Water 0.00

GSV

From : Camin Cargo Control
To : GulfMark Energy Inc.

Item #3.

Attn : Paul Migala / GulfMark Energy Inc. paulm@gulfmarkenergy.com
Shelly Smith / GulfMark Energy Inc. shellys@gulfmarkenergy.com

Load RECAP - Original

Product : CRUDE OIL

Vessel : MM - 34B & 88
Location : Gulfmark -Port Lavaca, TX
Tank(s) - 1

Date : 16-JUN-2022
File NA° : PVI-12716
Ref. NA° : ER220601A

QUANTITIES - CRUDE OIL

Total Load Quantities - Based on Shore Figures

TCV, Barrels @ 60 °F 14,978.35
Free Water 0.00
GSV

Barrels @ 60 °F 14,978.35
Gallons @ 60 °F 629,090.70

Long Tons - Air 2,125.416
Metric Tons - Air 2,159.523
Short Tons - Air 2,380.466
Kilograms - Air 2,159,523.0
Pounds - Air 4,760,932.0

API Gravity @ 60 °F (T) 24.2

NSV

Barrels @ 60 °F 14,965.02
Gallons @ 60 °F 628,530.84

Long Tons - Air 2,123.525
Metric Tons - Air 2,157.601
Short Tons - Air 2,378.348
Kilograms - Air 2,157,601.0
Pounds - Air 4,756,695.0

S&W % 0.089**
S&W Vol. 13.33
S&W Source

** Quality based on individual open and close of shore tank.

Total Vessel Quantities

Vessel : MM - 88
TCV, Bbls @ 60 °F 15,088.20
Free Water 0.00
GSV

From : Camin Cargo Control
To : GulfMark Energy Inc.

Attn : Paul Migala / GulfMark Energy Inc.
Shelly Smith / GulfMark Energy Inc.

paulm@gulfmarkenergy.com
shellys@gulfmarkenergy.com

Item #3.

Load RECAP - Original

Product : CRUDE OIL
Vessel : FMT - 3060
Location : Gulfmark -Port Lavaca, TX
Tank(s) - 2 | 1
Date : 11-JUN-2022
File NA° : PVI-12711
Ref. NA° : VG220601-B

QUANTITIES - CRUDE OIL

Total Load Quantities - Based on Shore Figures

TCV, Barrels @ 60 °F 11,176.19
Free Water 0.00
GSV

Barrels @ 60 °F 11,176.19
Gallons @ 60 °F 469,399.98

Long Tons - Air 1,585.893
Metric Tons - Air 1,611.341
Short Tons - Air 1,776.200
Kilograms - Air 1,611,341.0
Pounds - Air 3,552,400.0

API Gravity @ 60 °F (T) 24.2

NSV

Barrels @ 60 °F 11,170.49
Gallons @ 60 °F 469,160.58

Long Tons - Air 1,585.084
Metric Tons - Air 1,610.520
Short Tons - Air 1,775.294
Kilograms - Air 1,610,520.0
Pounds - Air 3,550,588.0

S&W % 0.051**
S&W Vol. 5.70
S&W Source

** Quality based on individual open and close of shore tank.

Total Vessel Quantities

Vessel : FMT - 3060

TCV, Bbls @ 60 °F 11,192.23
Free Water 0.00
GSV

STIGE OYSTER

						REPORTING		TARIFF AMOUNT	
						MONTH		PAID @ \$0.30	
Date Received	Reference	Description	OYSTERS	TONS		SACKS OF OYSTERS	PER SACK		
11/8/2021	NONE	PRESTIGE OYSTER	NONE	/	10/2021	0.000		\$0.00	
		PRESTIGE OYSTER	NONE	/	11/2021	PENDING PMT FOR NOVEMBER 2021			
1/21/2022	NONE	PRESTIGE OYSTER	NONE	/	12/2021	0.000		\$0.00	
3/2/2022	NONE	PRESTIGE OYSTER	NONE	/	01/2022	0.000		\$0.00	
3/7/2022	NONE	PRESTIGE OYSTER	NONE	/	02/2022	0.000		\$0.00	
4/7/2022	NONE	PRESTIGE OYSTER	NONE	/	03/2022	0.000		\$0.00	
5/9/2022	NONE	PRESTIGE OYSTER	NONE	/	04/2022	0.000		\$0.00	
6/13/2022	NONE	PRESTIGE OYSTER	NONE	/	05/2022	0.000		\$0.00	
		PRESTIGE OYSTER	NONE	/	06/2022	0.000		\$0.00	
		PRESTIGE OYSTER	NONE	/	07/2022				
		PRESTIGE OYSTER	NONE	/	08/2022				
		PRESTIGE OYSTER	NONE	/	09/2022				
FY 2021-2022 - TOTAL									\$0.00

CITY OF PORT LAVACA
MONTHLY TARIFF REPORT

Item #3.

DATE:

7-13-2022

REPORTING PERIOD:

June
(MONTH)

2022
(YEAR)

COMPANY NAME:

Prestige Oysters Inc


MAILING ADDRESS:

PO Box 8448
(P. O. Box Number or Street)

Bachiff
(City)

TX
(State)

77518
(Zip Code)

Tons	Tons of Fertilizer BARGE / RAIL	(Name of Product)	@ 0.65¢ per ton
Tons	Barrels of Crude Oil	CRUDE OIL (Name of Product)	@ 0.10¢ per barrel
 Tons	Sacks of Oysters	OYSTERS (Name of Product)	@ 0.30¢ per sack
Tons	Barrels of Oysters	OYSTERS (Name of Product)	@ 0.90¢ per barrel
Tons	Tons of Shrimp	SHRIMP (Name of Product)	@ \$8.00 per ton

Subject to the tariff adopted by the City of Port Lavaca Port Commission are hereby reported by the above-named company during the period covered hereby and payment in the amount of \$ 0 is attached hereto representing tariff due in accordance with above rate.

I hereby certify that this report is submitted in compliance with the requirements of the tariff adopted by the City of Port Lavaca Port Commission and the information reported hereby is true, correct and complete.

WITNESS MY HAND this

13th

day of

July

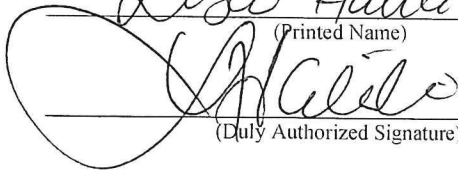
, 2022

V.P.

(Title)

Lise Halili

(Printed Name)



(Duly Authorized Signature)

Port Commission's Main Office Phone Number:
Port Commission's Main Mailing Address:

(361) 552-9793 Ext. 221

City of Port Lavaca Port Commission

rgarza@portlavaca.org

202 N. Virginia St

Fax No.: (361) 552-6062

Port Lavaca, TX 77979

Item #3.

VENDOR NAME	ITEM #	G/L ACCOUNT	NAME	DESCRIPTION	CHECK #	AMOUNT
01-103271 AMERICAN CONSTRUCTION	I-1717	504 51000533.14	CONTRACTED SERVICES: REPAIR TO BLOWER MOTOR		60306	\$110.00
VENDOR TOTALS						\$110.00
01-104068 ANDERSON, SMITH, NULL	I-116762	504 51000532.07	LEGAL- REGULAR: LEGAL SERVICES		60182	\$425.60
VENDOR TOTALS						\$425.60
01-104071 ENTERPRISE FMI TRUST	I-FBN4473780	504 51000544.55	R & M- VEHICLE: PORT COMMISSION		60218	\$6.00
VENDOR TOTALS						\$6.00
01-102645 GEXA ENERGY, LP	I-33100237-4	504 51000536.01	ELECTRICITY: ELECTRICITY SERVICES MAY 2022		60339	\$1,826.84
AC/BAY LIMITED						\$120.32
LIGHT/BAY LIMITED & AC/DAYROOM & HARBOR MASTER						\$69.60
SPIRETECH						\$228.65
AC/EDWARD JONES & SOMETHING MORE						
LIGHTS/DAYROOM, HARBOR MASTER						\$236.47
SUB PANEL/EDWARD JONES						\$212.86
PL PLUMBING, G4S, & CONF. ROOM						\$51.02
NL MARINA BUILDING FLOOD LIGHT						\$435.33
NL BOAT SLIPS						
HARBOR OF REFUGE						
HARBOR OF REFUGE FLOOD LIGHT						\$472.59
CITY HARBOR						
VENDOR TOTALS						\$1,826.84
01-101839 HARRISON, WALDROP	I-84752	504 51000532.01	AUDIT FEES: AUDIT FEES		60346	\$485.00
VENDOR TOTALS						\$485.00

Item #3.

VENDOR NAME	ITEM #	G/L ACCOUNT	NAME	DESCRIPTION	CHECK #	AMOUNT
01-100208 HAYES ELECTRIC SERVICE	I-A2220510-06	504 51000533.14	CONTRACTED SERVICES: ELECTRICAL REPAIR - A DOCK		60232	\$337.48
01-100208 HAYES ELECTRIC SERVICE	I-A2220526-03	504 51000533.14	CONTRACTED SERVICES: ELECTRICAL REPAIR - A DOCK		60232	\$208.98
VENDOR TOTALS						\$546.46
01-100700 MCGREW, TERRI	I-412751	504 51000523.03	CLEANING & JANITORIAL: CLEANING SERVICES		60355	\$600.00
VENDOR TOTALS						\$600.00
01-100335 PORT LAVACA, CITY OF	I-05/2022	504 51000536.03	WATER: WATER/SEWER MAY 2022		60259	\$336.55
01-100335 PORT LAVACA, CITY OF	I-11-0638-03	504 51000536.03	WATER : 11-0638-03: MARK DIETZEL		60260	\$54.36
VENDOR TOTALS						\$390.91
01-102309 REPUBLIC SERVICES #847	I-0847-001213313	504 51000533.14	CONTRACTED SERVICES: CONTAINER - PORT COMMISSION		60267	\$311.31
VENDOR TOTALS						\$311.31
01-100840 ROBERTS, ODEFEY, WITTE	I-1608-004M/50	504 51000532.07	LEGAL- REGULAR: PORT COMMISSION / MAY 2022		60378	\$300.00
VENDOR TOTALS						\$300.00
01-104134 TEXAS PORTS ASSOCIATION	I-202217	504 51000531.04	DUES, SUBSCRIPTION: MEMBERSHIP DUES 2022		60385	\$5,000.00
VENDOR TOTALS						\$5,000.00
01-102621 UNIFIRST HOLDINGS, INC	I-815-0945790	504 51000523.03	CLEANING & JANITORIAL: CLEANING SUPPLIES		60279	\$70.86
01-102621 UNIFIRST HOLDINGS, INC	I-815-0946491	504 51000523.03	CLEANING & JANITORIAL: CLEANING SUPPLIES		60279	\$52.57
01-102621 UNIFIRST HOLDINGS, INC	I-815-0947872	504 51000523.03	CLEANING & JANITORIAL: CLEANING SUPPLIES		60389	\$52.57
VENDOR TOTALS						\$176.00

Item #3.

VENDOR NAME	ITEM #	G/L ACCOUNT	NAME	DESCRIPTION	CHECK #	AMOUNT
01-102014 VERIZON WIRELESS	I-9906664109	504 51000536.02	TELEPHONE: CELL PHONE CHARGES		60282	\$40.18
VENDOR TOTALS						\$40.18
01-101448 VICTOR INSURANCE MANAGEMENT	I-SI1039566	504 51000535.10	WINDSTORM INSURANCE: WINDSTORM INSURANCE		60393	\$6,712.26
VENDOR TOTALS						\$6,712.26
REPORT GRAND TOTAL:						\$16,930.56

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

Item #3.

 PORT & HARBORS FUND
FINANCIAL SUMMARY

REVENUE SUMMARY

ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
USER & SERVICE CHARGES	607,500	607,500	63,482.76	487,977.13	0.00	119,522.87	80.33
FINES & FORFEITURES	0	0	1,025.62	3,077.41	0.00	3,077.41	0.00
OTHER REVENUE	650	50,650	488.48	1,606.33	0.00	49,043.67	3.17
GRANT AND CONTRIBUTION R	14,000,000	0	0.00	0.00	0.00	0.00	0.00
INTERGOVERNMENTAL REVENUE	0	14,000,000	0.00	0.00	0.00	0.00	0.00

TOTAL REVENUES	14,608,150	658,150	13,950,000	64,996.86	492,660.87	0.00	165,489.13	74.86
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EXPENDITURE SUMMARY

TECHNOLOGY SERVICES	1,500	1,500	0	118.44	956.28	0.00	543.72	63.75
CITY HARBOR	27,000	27,000	0	0.00	16,950.00	0.00	10,050.00	62.78
HARBOR OF REFUGE	36,000	71,893	(35,893)	3,149.00	69,456.25	24,223.96	21,787.21	130.31
SMITH HARBOR	51,000	51,000	0	0.00	0.00	50,000.00	1,000.00	98.04
NAUTICAL LANDINGS MARINA	15,000	15,000	0	0.00	4,330.13	0.00	10,669.87	28.87
OPERATIONS	14,730,507	730,507	14,000,000	49,186.86	435,385.62	5,048.34	290,073.04	60.29
NON DEPARTMENTAL	0	0	0	0.00	0.00	0.00	0.00	0.00

TOTAL EXPENDITURES	14,861,007	896,900	13,964,107	52,454.30	527,078.28	79,272.30	290,549.42	67.61
REVENUES OVER/ (UNDER) EXPENDITURES	(252,857)	(238,750)	(14,107)	12,542.56	(34,417.41)	(79,272.30)	(125,060.29)	47.62

504
REV & HARBORS FUND

AS OF: JUNE 30TH, 2022

Item #3.

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
USER & SERVICE CHARGES								
436.01 CITY HARBOR-DOCK LEASE	100,000	100,000	0	6,923.64	62,312.76	0.00	37,687.24	62.31
436.09 HOR - DAILY DOCK RENTA	0	0	0	1,200.00	4,600.00	0.00	4,600.00	0.00
436.10 HOR - RENTAL	41,000	41,000	0	1,432.02	12,888.18	0.00	28,111.82	31.43
436.11 HOR - DOCK LEASES	215,000	215,000	0	23,295.05	209,047.13	0.00	5,952.87	97.23
436.12 TARIFFS	100,000	100,000	0	16,172.45	70,649.82	0.00	29,350.18	70.65
436.20 N L DOCK RENT- TRANSIE	500	500	0	0.00	0.00	0.00	500.00	0.00
436.21 N L-DOCK LEASE	80,000	80,000	0	6,614.60	59,084.74	0.00	20,915.26	73.86
436.22 N L-BLDG LEASE	70,000	70,000	0	6,245.00	54,919.50	0.00	15,080.50	78.46
436.23 N L - BLDG RENTAL	1,000	1,000	0	0.00	75.00	0.00	925.00	7.50
436.24 SMITH HARBOR RENT	0	0	0	1,600.00	14,400.00	0.00	14,400.00	0.00
TOTAL USER & SERVICE CHARGES	607,500	607,500	0	63,482.76	487,977.13	0.00	119,522.87	80.33
FINES & FOREFEITURES								
442.01 LATE PAYMENT PENALTIES	0	0	0	1,025.62	3,077.41	0.00	3,077.41	0.00
TOTAL FINES & FOREFEITURES	0	0	0	1,025.62	3,077.41	0.00	3,077.41	0.00
OTHER REVENUE								
451.01 INTEREST INCOME	500	500	0	488.48	1,328.08	0.00	828.08	265.62
455.01 OTHER FINANCING SOURCE	0	0	0	0.00	0.00	0.00	0.00	0.00
459.10 2018 C. O. PROCEEDS	0	0	0	0.00	0.00	0.00	0.00	0.00
459.11 AUCTION PROCEEDS	0	0	0	0.00	0.00	0.00	0.00	0.00
459.12 TML REIMBURSEMENTS	0	0	0	0.00	0.00	0.00	0.00	0.00
459.71 WASHER-DRYER INCOME	150	150	0	0.00	278.25	0.00	128.25	185.50
459.90 MISCELLANEOUS	0	50,000	(50,000)	0.00	0.00	0.00	50,000.00	0.00
459.92 EQUITY BALANCE FORWARD	0	0	0	0.00	0.00	0.00	0.00	0.00
TOTAL OTHER REVENUE	650	50,650	(50,000)	488.48	1,606.33	0.00	49,043.67	3.17
GRANT AND CONTRIBUTION R								
481.00 CAPITAL CONTRIBUTIONS	0	0	0	0.00	0.00	0.00	0.00	0.00
481.01 GENERAL LAND OFFICE RE	0	0	0	0.00	0.00	0.00	0.00	0.00
482.01 CAPITAL CONTRIBUTIONS	0	0	0	0.00	0.00	0.00	0.00	0.00
482.02 GRANT REVENUE	14,000,000	0	14,000,000	0.00	0.00	0.00	0.00	0.00
TOTAL GRANT AND CONTRIBUTION R	14,000,000	0	14,000,000	0.00	0.00	0.00	0.00	0.00
INTERGOVERNMENTAL REVENUE								
493.00.1 XFER IN- FUND 001	0	0	0	0.00	0.00	0.00	0.00	0.00
TOTAL INTERGOVERNMENTAL REVENUE	0	0	0	0.00	0.00	0.00	0.00	0.00
TOTAL REVENUES	14,608,150	658,150	13,950,000	64,996.86	492,660.87	0.00	165,489.13	74.86

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

504
TECH & HARBORS FUND
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
SERVICES								
50070536.504 CABLE & INTERNET	1,500	1,500	0	118.44	956.28	0.00	543.72	63.75
TOTAL SERVICES	1,500	1,500	0	118.44	956.28	0.00	543.72	63.75
TOTAL TECHNOLOGY SERVICES	1,500	1,500	0	118.44	956.28	0.00	543.72	63.75

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

Item #3.
504 R & HARBORS FUND
CITY HARBOR
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
SERVICES								
50800533.20	CONTRACTED SERV-CITY H	25,000	25,000	0	0.00	16,950.00	0.00	8,050.00
TOTAL SERVICES		25,000		0	0.00	16,950.00	0.00	8,050.00
MAINTENANCE								
50800542.21	R & M- INFRA- CITY HA	1,000	1,000	0	0.00	0.00	0.00	1,000.00
50800543.22	R & M- BLDG.- CITY HAR	1,000	1,000	0	0.00	0.00	0.00	1,000.00
50800543.24	R & M- IMPROV OTB- CIT	0	0	0	0.00	0.00	0.00	0.00
TOTAL MAINTENANCE		2,000	2,000	0	0.00	0.00	0.00	2,000.00
TOTAL CITY HARBOR	27,000	27,000	0	0.00	16,950.00	0.00	10,050.00	62.78

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

Item #3.
504 T & HARBORS FUND
HAR OF REFUGE
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
SERVICES								
50820533.20 CONTRACTED SERV- HOR	25,000	60,893 (	35,893)	3,149.00	69,456.25	24,223.96 (	32,787.21)	153.84
TOTAL SERVICES	25,000	60,893 (	35,893)	3,149.00	69,456.25	24,223.96 (	32,787.21)	153.84
MAINTENANCE								
50820542.21 R & M- INFRASTRUCTURE	11,000	11,000	0	0.00	0.00	0.00	11,000.00	0.00
TOTAL MAINTENANCE	11,000	11,000	0	0.00	0.00	0.00	11,000.00	0.00
TOTAL HARBOR OF REFUGE	36,000	71,893 (	35,893)	3,149.00	69,456.25	24,223.96 (	21,787.21)	130.31

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

504 R & HARBORS FUND
SMI HARBOR
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
SERVICES								
50840533.20 CONTRACTED SERV- SMITH	50,000	50,000	0	0.00	0.00	50,000.00	0.00	100.00
TOTAL SERVICES	50,000	50,000	0	0.00	0.00	50,000.00	0.00	100.00
MAINTENANCE								
50840542.21 R & M- INFRAS- SMITH H	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
TOTAL MAINTENANCE	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
TOTAL SMITH HARBOR	51,000	51,000	0	0.00	0.00	50,000.00	1,000.00	98.04

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

Item #3.

504 T & HARBORS FUND
NAUTICAL LANDINGS MARINA
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
SERVICES								
50860533.20 CONTRACTED SERV- NL MA	10,000	10,000	0	0.00	0.00	0.00	10,000.00	0.00
TOTAL SERVICES	10,000	10,000	0	0.00	0.00	0.00	10,000.00	0.00
MAINTENANCE								
50860542.03 R & M- BUILDING- NL MA	1,000	1,000	0	0.00	3,804.15	0.00	(2,804.15)	380.42
50860542.21 R & M- INFRAS- NL MAR	1,000	1,000	0	0.00	525.98	0.00	474.02	52.60
50860542.25 R & M- BUILD (NAUTICAL	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
50860543.26 R & M- INFRAS- NL MARI	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
50860543.27 R & M- IMPROV OTB- NL	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
TOTAL MAINTENANCE	5,000	5,000	0	0.00	4,330.13	0.00	669.87	86.60
TOTAL NAUTICAL LANDINGS MARINA	15,000	15,000	0	0.00	4,330.13	0.00	10,669.87	28.87

REVENUE AND EXPENDITURES REPORT (UNAUDITED)

AS OF: JUNE 30TH, 2022

Item #3.

50. T & HARBORS FUND
OPERATIONS
DEPARTMENTAL EXPENDITURES

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
PERSONNEL SERVICES								
51000511.01 SALARIES & WAGES	74,703	74,703	0	5,648.80	53,910.48	0.00	20,792.52	72.17
51000511.06 SALARIES & WAGES-TEMP	0	0	0	0.00	0.00	0.00	0.00	0.00
51000511.07 SALARIES & WAGES-OVERT	0	0	0	0.00	0.00	0.00	0.00	0.00
51000512.05 EMPLOYER-SOCIAL SECURI	4,514	4,514	0	411.76	3,968.18	0.00	545.82	87.91
51000512.10 EMPLOYER-T.M.R.S.	4,460	4,460	0	345.14	3,486.23	0.00	973.77	78.17
51000512.20 GROUP H/D INS PREMIUMS	10,946	10,946	0	842.93	7,585.83	0.00	3,360.17	69.30
51000512.30 WORKER'S COMPENSATION	1,800	1,800	0	0.00	1,371.86	0.00	428.14	76.21
51000512.31 UNEMPLOYMENT INSURANCE	0	0	0	0.00	0.00	0.00	0.00	0.00
51000512.40 SAFETY PAY	500	500	0	0.00	0.00	0.00	500.00	0.00
TOTAL PERSONNEL SERVICES	96,923	96,923	0	7,248.63	70,322.58	0.00	26,600.42	72.56
MATERIALS & SUPPLIES								
51000521.01 OFFICE	1,200	1,200	0	0.00	239.93	0.00	960.07	19.99
51000523.03 CLEANING & JANITORIAL	3,500	3,500	0	776.00	7,510.51	0.00	4,010.51	214.59
51000524.19 COVID-19 EXPENDITURES	0	0	0	0.00	0.00	0.00	0.00	0.00
51000525.01 FUEL	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
51000526.01 GENERAL SAFETY & TOOLS	300	300	0	0.00	344.60	0.00	44.60	114.87
51000528.03 NON-CAPITALIZED ASSETS	0	0	0	0.00	0.00	0.00	0.00	0.00
51000529.11 LIGHTING & DECORATION	2,000	2,000	0	0.00	0.00	0.00	2,000.00	0.00
TOTAL MATERIALS & SUPPLIES	8,000	8,000	0	776.00	8,095.04	0.00	95.04	101.19
SERVICES								
51000531.01 TRAVEL & TRAINING	500	500	0	0.00	0.00	0.00	500.00	0.00
51000531.04 DUES, SUBSCR. & PUBLI	700	700	0	5,000.00	5,285.20	0.00	4,585.20	755.03
51000532.01 AUDIT FEES	3,000	3,000	0	485.00	3,920.00	0.00	920.00	130.67
51000532.06 HEALTH & FITNESS	0	0	0	0.00	0.00	0.00	0.00	0.00
51000532.07 LEGAL- REGULAR	5,000	5,000	0	725.60	24,298.29	0.00	19,298.29	485.97
51000533.14 CONTRACTED SERVICES	24,000	24,000	0	967.77	21,161.01	0.00	2,838.99	88.17
51000535.01 GENERAL LIABILITY INSU	4,292	4,292	0	0.00	2,850.64	0.00	1,441.36	66.42
51000535.10 WINDSTORM INS	3,000	3,000	0	6,712.26	6,712.26	0.00	3,712.26	223.74
51000535.11 FLOOD INS	1,500	1,500	0	0.00	1,564.00	0.00	64.00	104.27
51000536.01 ELECTRICITY	25,000	25,000	0	1,826.84	16,781.29	0.00	8,218.71	67.13
51000536.02 TELEPHONE	2,000	2,000	0	40.18	1,130.52	0.00	869.48	56.53
51000536.03 WATER	3,300	3,300	0	390.91	2,027.43	0.00	1,272.57	61.44
51000536.07 CABLE & INTERNET	0	0	0	0.00	0.00	0.00	0.00	0.00
TOTAL SERVICES	72,292	72,292	0	16,148.56	85,730.64	0.00	13,438.64	118.59
MAINTENANCE								
51000541.02 LANDSCAPING	15,000	15,000	0	0.00	1,095.00	0.00	13,905.00	7.30
51000542.03 R & M- BUILDING	0	0	0	0.00	1,735.05	0.00	1,735.05	0.00
51000542.21 R & M- INFRAST. (HARBO	0	0	0	0.00	0.00	0.00	0.00	0.00
51000542.25 R & M- BUILD (NAUTICAL	11,000	11,000	0	0.00	126.99	0.00	10,873.01	1.15
51000543.04 R & M IMPROVEMENT OTB	2,500	2,500	0	0.00	0.00	0.00	2,500.00	0.00
51000543.06 R & M- IMPROVEMENTS (	0	0	0	0.00	0.00	0.00	0.00	0.00
51000543.22 R & M- BUILD (CITY HAR	1,000	1,000	0	0.00	0.00	0.00	1,000.00	0.00
51000544.50 R & M- FURNITURE & EGU	6,000	6,000	0	0.00	5,442.00	0.00	558.00	90.70
51000544.55 R & M- VEHICLES & TRAI	500	500	0	6.00	39.29	0.00	460.71	7.86

Item #3.

504 T & HARBORS FUND
OPNS
DEFERENTIAL EXPENDITURES

AS OF: JUNE 30TH, 2022

	ORIGINAL BUDGET	AMENDED BUDGET	BUDGET ADJUSTMENT	CURRENT PERIOD	YEAR TO DATE ACTUAL	TOTAL ENCUMBRANCE	BUDGET BALANCE	% OF BUDGET
51000544.65 R & M- MACHINERY & EQ	200	200	0	0.00	0.00	0.00	200.00	0.00
51000544.75 DREDGING	0	0	0	0.00	990.00	0.00	990.00	0.00
TOTAL MAINTENANCE	36,200	36,200	0	6.00	9,428.33	0.00	26,771.67	26.05
SUNDRY								
51000551.11 VEHICLE LEASES	0	0	0	0.00	0.00	0.00	0.00	0.00
51000552.02 PRI & INT EXPENSE	0	0	0	0.00	0.00	0.00	0.00	0.00
51000552.03 BOND ISSUANCE COST- AM	0	0	0	0.00	0.00	0.00	0.00	0.00
51000552.15 DEBT SERVICE- PRINCIP	0	0	0	0.00	0.00	0.00	0.00	0.00
51000552.25 DEBT SERVICE- INTEREST	0	0	0	0.00	0.00	0.00	0.00	0.00
51000553.01 XFER OUT- FD 001- ADMT	42,371	42,371	0	3,530.92	31,778.28	0.00	10,592.72	75.00
51000553.02 XFER OUT- FD 310- '08	123,395	123,395	0	10,282.92	92,546.28	0.00	30,848.72	75.00
51000553.05 XFER OUT- FD 322 - 201	134,326	134,326	0	11,193.83	100,744.47	0.00	33,581.53	75.00
51000553.60 XFER OUT- FD 165 HAZAR	0	0	0	0.00	0.00	0.00	0.00	0.00
51000553.65 XFER OUT- FD 210 EDA G	0	0	0	0.00	0.00	0.00	0.00	0.00
51000553.80 XFER OUT- FD 220	0	0	0	0.00	0.00	0.00	0.00	0.00
51000554.81 DEPRECIATION EXPENSE	0	0	0	0.00	0.00	0.00	0.00	0.00
51000554.84 BAD DEBT EXPENSE	0	0	0	0.00	0.00	0.00	0.00	0.00
TOTAL SUNDRY	300,092	300,092	0	25,007.67	225,069.03	0.00	75,022.97	75.00
CAPITAL EXPENDITURES								
51000561.02 CE- LAND & IMPROVEMENT	0	0	0	0.00	0.00	0.00	0.00	0.00
51000562.03 CE- BUILDING & IMPROV	0	0	0	0.00	36,740.00	0.00	36,740.00	0.00
51000563.05 CE- INFRASTRUCTURE	14,217,000	217,000	14,000,000	0.00	0.00	5,048.34	211,951.66	2.33
TOTAL CAPITAL EXPENDITURES	14,217,000	217,000	14,000,000	0.00	36,740.00	5,048.34	175,211.66	19.26
TOTAL OPERATIONS	14,730,507	730,507	14,000,000	49,186.86	435,385.62	5,048.34	290,073.04	60.29

CITY OF PORT LAVACA
REVENUE AND EXPENDITURES REPORT (UNAUDITED)
AS OF: JUNE 30TH, 2022

PAGE:

504 T & HARBORS FUND
NON DEPARTMENTAL
DEPARTMENTAL EXPENDITURES

Page 48

ORIGINAL BUDGET AMENDED BUDGET BUDGET ADJUSTMENT CURRENT PERIOD YEAR TO DATE ACTUAL TOTAL ENCUMBRANCE BUDGET BALANCE % OF BUDGET

PERSONNEL SERVICES

59800512.03 GROUP H/D INS CLAIMS 0 0 0 0.00 0.00 0.00 0.00 0.00 0.00
59800512.05 EMPLOYER- SOCIAL SECUR 0 0 0 0.00 0.00 0.00 0.00 0.00
59800512.10 EMPLOYER- TMRS 0 0 0 0.00 0.00 0.00 0.00 0.00
59800512.40 SAFETY PAY 0 0 0 0.00 0.00 0.00 0.00 0.00
TOTAL PERSONNEL SERVICES 0 0 0 0.00 0.00 0.00 0.00 0.00

SUNDRY

59800551.203 GROUP H/D INS CLAIMS 0 0 0 0.00 0.00 0.00 0.00 0.00
TOTAL SUNDRY 0 0 0 0.00 0.00 0.00 0.00 0.00

TOTAL NON DEPARTMENTAL

===== 0 ===== 0 ===== 0 ===== 0.00 ===== 0.00 ===== 0.00 =====

TOTAL EXPENDITURES

14,861,007 896,900 13,964,107 52,454.30 527,078.28 79,272.30 290,549.42 0.00
REVENUES OVER/(UNDER) EXPENDITURES (252,857) (238,750) (14,107) 12,542.56 (34,417.41) (79,272.30) (125,060.29) 47.62

*** END OF REPORT ***

BALANCE SHEET - UNAUDITED

AS OF: JUNE 30TH, 2022

Item #3.

504-PORT & HARBORS FUND

ACCOUNT# TITLE

ASSETS

=====

111.21	CLAIM ON CONS CASH	30,016.54
112.11.6001	INVESTMENTS-LOGIC	504,276.97
113.22	ALLOWANCE FOR UNCOLLECT(	14,575.43)
113.24	UNAPPLIED CREDITS (	4,375.02)
113.27	PTC ACCTS RECEIVABLE (UB	97,690.04
116.01.0001	PREPAID INSURANCE	21,438.52
151.01.1000	LAND	1,919,338.57
152.01.1000	BUILDINGS	1,313,990.38
152.02.2000	ACCUM DEPRECIATION-BUIL(	820,911.24)
153.01.1000	IMPROVEMENTS OTHER THAN	2,050,980.24
153.02.2000	ACCUM DEPR-IMPR OTHER T(	1,665,930.54)
154.01.1000	MACHINERY & EQUIPMENT	43,140.00
154.02.2000	ACCUM DEPR-MACHINERY & (	28,264.48)
155.01.1000	CONSTRUCTION IN PROGRESS	57,151.00
156.01.1000	INFRASTRUCTURE	7,996,420.23
156.02.2000	ACCUM DEPREC.- INFRASTR(	2,663,670.65)

8,836,715.13

TOTAL ASSETS

8,836,715.13

LIABILITIES

=====

207.21	CUSTOMER DEPOSIT	100.00
211.99	YMCA (	4.35)
212.30	ACCRUED VACATION	4,885.92
213.01	BOND PREMIUM (SERIES '18	89,660.89
216.20.3006	BONDS PAYABLE-CURRENT	175,000.00
221.20	BONDS PAYABLE NON-CURREN	1,925,000.00

2,194,642.46

TOTAL LIABILITIES

2,194,642.46

FUND EQUITY/BALANCE

=====

320.07	ENCUMBRANCES (	212,560.89)
320.08	RESERVE FOR ENCUMBRANCES	212,560.89
320.09	PRIOR YEAR ENCUMBRANCE	126,662.52
320.10	PRIOR YEAR RESERV/ENC (126,662.52)
320.60	FUND BALANCE COMMITTED	90,552.00

30,016.54 +
504,276.97 +

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534,293.51 *

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504-PORT & HARBORS FUND

ACCOUNT#	TITLE	
320.65	NET INVEST. IN CAPITAL A	3,393,536.00
320.98	FUND BALANCE UNRESV	3,192,402.08
	TOTAL FUND EQUITY/BALANCE	<u>6,676,490.08</u>
	TOTAL REVENUES	492,660.87
	TOTAL EXPENSES	<u>527,078.28</u>
	EXCESS REVENUES OVER EXPENDITURES	<u>(34,417.41)</u>
	TOTAL LIABILITIES & FUND EQUITY/BALANCE	<u>8,836,715.13</u> =====

Port Commission Snapshot

	April	May	June	FYTD
City Harbor				
Revenue	\$ 6,923.64	\$ 320.00	\$ 7,093.64	\$ 62,802.76
Expenses	\$ 2,109.01	\$ 2,010.46	\$ 2,290.29	\$ 35,790.59
Gain / (Loss)	<u>\$ 4,814.63</u>	<u>\$ (1,690.46)</u>	<u>\$ 4,803.35</u>	<u>\$ 27,012.17</u>
Harbor of Refuge				
Revenue	\$ 28,613.73	\$ 8,003.96	\$ 42,657.22	\$ 298,858.23
Expenses	\$ 10,025.40	\$ 75,535.77	\$ 13,996.40	\$ 158,640.98
Gain / (Loss)	<u>\$ 18,588.33</u>	<u>\$ (67,531.81)</u>	<u>\$ 28,660.82</u>	<u>\$ 140,217.25</u>
Nautical Landings				
Revenue	\$ 13,038.68	\$ 448.56	\$ 13,127.52	\$ 115,181.80
Expenses	\$ 15,361.78	\$ 16,224.05	\$ 14,212.80	\$ 97,693.32
Gain / (Loss)	<u>\$ (2,323.10)</u>	<u>\$ (15,775.49)</u>	<u>\$ (1,085.28)</u>	<u>\$ 17,488.48</u>
Smith Harbor				
Revenue	\$ 1,630.00	\$ 30.00	\$ 1,630.00	\$ 14,490.00
Expenses	\$ 440.22	\$ 419.65	\$ 478.06	\$ 3,932.64
Gain / (Loss)	<u>\$ 1,189.78</u>	<u>\$ (389.65)</u>	<u>\$ 1,151.94</u>	<u>\$ 10,557.36</u>
Total Gain / (Loss)	<u><u>\$ 22,269.64</u></u>	<u><u>\$ (85,387.41)</u></u>	<u><u>\$ 33,530.83</u></u>	<u><u>\$ 195,275.26</u></u>

* This report does not conform to GAAP and is unaudited.

Cash Profit and Loss Statement

	April	May	June	FYTD
City Harbor				
Dock Lease	\$ 6,923.64	\$ -	\$ 6,923.64	\$ 62,312.76
Oyster Tariffs	\$ -	\$ -	\$ -	\$ -
Late Payment Penalties	\$ -	\$ 320.00	\$ 170.00	\$ 490.00
Total City Harbor	\$ 6,923.64	\$ 320.00	\$ 7,093.64	\$ 62,802.76
Harbor of Refuge				
Tariffs				
Oil	\$ -	\$ 6,646.26	\$ 9,296.28	\$ 30,658.62
Fertilizer	\$ 3,060.08	\$ -	\$ 6,876.17	\$ 39,991.20
Oyster	\$ -	\$ -	\$ -	\$ -
Rentals				
Daily Dock Rental	\$ -	\$ 800.00	\$ 1,200.00	\$ 4,600.00
Dock Rentals	\$ 1,432.02	\$ -	\$ 1,432.02	\$ 12,888.18
Dock Leases	\$ 23,563.93	\$ -	\$ 23,295.05	\$ 209,047.13
Late Payment Penalties	\$ 557.70	\$ 557.70	\$ 557.70	\$ 1,673.10
Total Harbor of Refuge	\$ 28,613.73	\$ 8,003.96	\$ 42,657.22	\$ 298,858.23
Nautical Landings				
Dock Rent	\$ -	\$ -	\$ -	\$ -
Dock Lease	\$ 6,559.57	\$ 55.03	\$ 6,614.60	\$ 59,084.74
Building Lease	\$ 6,245.00	\$ -	\$ 6,245.00	\$ 54,919.50
Building Rentals	\$ -	\$ -	\$ -	\$ 75.00
Washer-Dryer	\$ -	\$ 71.25	\$ -	\$ 278.25
Miscellaneous	\$ -	\$ -	\$ -	\$ -
Late Payment Penalties	\$ 234.11	\$ 322.28	\$ 267.92	\$ 824.31
Total Nautical Landings	\$ 13,038.68	\$ 448.56	\$ 13,127.52	\$ 115,181.80
Smith Harbor				
Rent	\$ 1,600.00	\$ -	\$ 1,600.00	\$ 14,400.00
Late Payment Penalties	\$ 30.00	\$ 30.00	\$ 30.00	\$ 90.00
Total Smith Harbor	\$ 1,630.00	\$ 30.00	\$ 1,630.00	\$ 14,490.00
Interest Income	\$ 195.52	\$ 364.36	\$ 488.48	\$ 1,328.08
Total Income	\$ 50,401.57	\$ 9,166.88	\$ 64,996.86	\$ 492,660.87

* This report does not conform to GAAP and is unaudited.

Cash Profit and Loss Statement

	April	May	June	FYTD
City Harbor				
Overhead Allocation	\$ 2,109.01	\$ 2,010.46	\$ 2,290.29	\$ 18,840.59
R&M Building	\$ -	\$ -	\$ -	\$ -
Contracted Services	\$ -	\$ -	\$ -	\$ 16,950.00
Total City Harbor	\$ 2,109.01	\$ 2,010.46	\$ 2,290.29	\$ 35,790.59
Harbor of Refuge				
Overhead Allocation	\$ 9,563.04	\$ 9,116.16	\$ 10,385.04	\$ 85,430.25
Electricity	\$ 462.36	\$ 462.36	\$ 462.36	\$ 3,754.48
R&M Infrastructure	\$ -	\$ -	\$ -	\$ -
Contracted Services	\$ -	\$ 65,957.25	\$ 3,149.00	\$ 69,456.25
Total Harbor of Refuge	\$ 10,025.40	\$ 75,535.77	\$ 13,996.40	\$ 158,640.98
Nautical Landings				
Overhead Allocation	\$ 3,538.60	\$ 3,373.24	\$ 3,842.76	\$ 31,611.64
Cable & Internet	\$ 118.44	\$ -	\$ 118.44	\$ 956.28
R&M Building	\$ 1,144.44	\$ 4,207.82	\$ -	\$ 5,666.19
R&M Infrastructure	\$ 525.98	\$ -	\$ -	\$ 525.98
R&M Furniture & Equip	\$ 5,442.00	\$ -	\$ -	\$ 5,442.00
Cleaning & Janitorial	\$ 838.46	\$ 962.59	\$ 776.00	\$ 7,510.51
Lighting & Decoration	\$ -	\$ -	\$ -	\$ -
Contracted Services	\$ -	\$ 5,471.31	\$ 967.77	\$ 20,424.70
Windstorm Insurance	\$ -	\$ -	\$ 6,712.26	\$ 6,712.26
Flood Insurance	\$ 1,564.00	\$ -	\$ -	\$ 1,564.00
Electricity	\$ 2,049.70	\$ 1,548.48	\$ 1,364.48	\$ 13,026.81
Telephone	\$ 140.16	\$ 101.00	\$ 40.18	\$ 1,130.52
Water	\$ -	\$ 184.61	\$ 390.91	\$ 2,027.43
Landscaping	\$ -	\$ 375.00	\$ -	\$ 1,095.00
R&M Improvement OTB	\$ -	\$ -	\$ -	\$ -
Total Nautical Landings	\$ 15,361.78	\$ 16,224.05	\$ 14,212.80	\$ 97,693.32
Smith Harbor				
Overhead Allocation	\$ 440.22	\$ 419.65	\$ 478.06	\$ 3,932.64
Contracted Services	\$ -	\$ -	\$ -	\$ -
Total Smith Harbor	\$ 440.22	\$ 419.65	\$ 478.06	\$ 3,932.64
Total Expenses	\$ 27,936.41	\$ 94,189.93	\$ 30,977.55	\$ 296,057.53
Operating Cash Flow	\$ 22,465.16	\$ (85,023.05)	\$ 461,683.32	\$ 196,603.34

CE - Buildings	\$ -	\$ -	\$ -	\$ 36,740.00
CE - Infrastructure	\$ -	\$ -	\$ -	\$ -
Dredging	\$ 14,737.50			\$ 990.00
Transfer Out Fund 310	\$ 10,282.92	\$ 10,282.92	\$ 10,282.92	\$ 92,546.28
Transfer Out Fund 322	\$ 11,193.83	\$ 11,193.83	\$ 11,193.83	\$ 100,744.47
Net Cash Flow	<u>\$ (13,749.09)</u>	<u>\$ (106,499.80)</u>	<u>\$ 440,206.57</u>	<u>\$ (34,417.41)</u>

* This report does not conform to GAAP and is unaudited.

Cash, Encumbrances, Budgeted CIP, & Bond Payments

Item #3.

Cash Assets

	As of 04/30/2022	As of 05/31/2022	As of 06/30/2022
Ending Cash	\$ 113,453.54	\$ 45,292.75	\$ 30,016.54
Inventments Logic	\$ 503,441.59	\$ 503,788.49	\$ 504,276.97
Fund 210 Port Projects	\$ (162,700.00)	\$ (162,700.00)	\$ (162,700.00) *1
Debt Service Funds (310 & 322)	\$ 18,529.66	\$ 40,015.77	\$ 61,515.09
Total Ending Cash Assets	\$ 472,724.79	\$ 426,397.01	\$ 433,108.60

Current Encumbrances

PO#	Task Order	Contractor	Project Description	Ordered	Received	Outstanding
01-10444		J & S Contractors, Inc	Low Docks	\$ 204,641.91	\$ 199,593.57	\$ 5,048.34
01-10511		Civilcorp, LLC	Aerial Photography	\$ 2,438.62	\$ 1,219.31	\$ 1,219.31
01-10530	#22	Victoria Engineering	Harbor of Refuge Restoration	\$ 25,000.00	\$ 6,235.60	\$ 18,764.40
01-10805		LJA Engineering	Planning Services - Waterfront	\$ 50,000.00	\$ -	\$ 50,000.00
Total						\$ 75,032.05

Budgeted Capital Improvement Projects

1	Texas Parks & Wildlife Match					\$ 167,000.00
Total						\$ 167,000.00

Remaining Bond Payments

1	FY 21/22 Remaining Bond Payments					\$ 64,430.25
Total						\$ 64,430.25

*1 This amount represents the negative fund balance in Fund 210 to be reimbursed by Fund 504. This amount includes Engineering for Breakwater for \$40,000 with \$10,000 already paid, and CDBG- MIT application of \$30,400 that has been fully paid. We are still pending reimbursement of \$120,000 for the EDA Grant which will significantly reduce the negative fund balance in Fund 210.

* This report does not conform to GAAP and is unaudited.

COMMUNICATION

SUBJECT: ACTION ITEM - RECEIVE STATUS REPORTS

INFORMATION:

- a) Renovations to Nautical Landing Marina Breakwater - Presenter Jody Weaver
- b) CDBG-MIT Coastal Resilience Project / Restore Grant - Presenter Jody Weaver

CITY OF PORT LAVACA

4-A

PORT COMMISSION MEETING: July 19, 2022

DATE: 7.15.2022
TO: PORT COMMISSION
CC: JIM RUDELLAT, HARBOR MASTER
FROM: JODY WEAVER, INTERIM CITY MANAGER
SUBJECT: **TPWL – Breakwater Renovations**

TPWL contacted Urban Engineering on July 8, needed some forms signed. We have completed these forms and have been told that all is in order now for the contract to be issued. We now wait a bit longer.



City of Port Lavaca - Living Shoreline
Breakwater
Kickoff Meeting and Site Visit

Project:	CPL - Living Shoreline Breakwater		
Prepared by:	Thomas Everett	Date:	06/21/2022
Approved by:	Aaron Horine	Checked by:	Josh Carter
Subject:	Kickoff Meeting and Site Visit		

1 Kickoff Meeting

Mott MacDonald met with the City of Port Lavaca (CPL) and project grant managers to kickoff the Port Lavaca Living Shoreline Project proposed for the downtown Port Lavaca shoreline. Meeting attendees and contact information are provided in Table 1.1.

Table 1.1: Project member contacts

Name	Organization	Role	Phone	Email
Jody Weaver, PE	City of Port Lavaca	Project Manager	361-827-3601	jweaver@portlavaca.org
Susan Lang	City of Port Lavaca	Project Financials	361-552-9793 ext. 234	slang@portlavaca.org
Derek Spence ¹	City of Port Lavaca	Deputy Project Manager		
Josh Carter, PE	Mott MacDonald	Project Manager	504-383-9785	Joshua.carter@mottmac.com
Aaron Horine, PE	Mott MacDonald	Project Principal	361-661-3061	Aaron.horine@mottmac.com
Thomas Everett, PE	Mott MacDonald	Project Engineer	512-777-3075	Thomas.everett@mottmac.com
Veronica Pauda	KSBR	Grant Manager	817-856-9021	veronica@ksbr-llc.com
Katy Sellers	KSBR	Grant Manager	903-243-0481	katy@ksbr-llc.com

¹ Derek Spence did not attend the meeting

The project proposes to reduce wave energy and storm surge acting on the shoreline during cold fronts and extreme events. Mott MacDonald (MM) representatives gave a presentation at the town hall outlining the project objectives, data collection and coastal analyses, schedule, and budget. The presentation is attached as a PDF to this document.

Discussion points that came up during the meeting included:

Design considerations

- City of Port Lavaca future plans:
 - Boardwalk on the north side of the project site. CPL plans to add the proposed boardwalk to the living shoreline project permit as little additional effort is anticipated for permitting. Note that MM is not designing the boardwalk as part of this project; instead we will take the City's proposed boardwalk layout and insert into this project's permit application.

- Peninsula expansion on the east side of Smith Harbor. This will need to be coordinated with the installation of the proposed marsh creation cell.
- The south breakwater alignment cannot tie into Fisher Harbor. Need to leave a gap since this land is private. MM to get land ownership map from CPL/Calhoun County
- Smith Harbor was recently dredged and spoil material was sidecasted. Material is still on the shoreline and can potentially be used for marsh creation.
- CPL can request extension for grant after 1-year of work has started. CPL can only request 1 extension so it would be advantageous to wait until the construction phase when we have a confident timeline for project completion.



Figure 1.1: Conceptual project layout along with City proposed future plans. Grey block is proposed breakwater, brown block is proposed oyster reef, and green block is proposed marsh creation.

Other Considerations

1. The City is pursuing a RESTORE grant for barge removal. The grant is in process; timeline for grant award is unknown. The grant includes \$500,000 from RESTORE and the balance provided by the GLO. Mott MacDonald will need to consider timing of barge removal grant and work. All agree proposed marsh creation should not be constructed over existing barges to be removed.
2. Mott discussed project construction contracting. Mott proposed to use EJCDC contract documents; City confirms that is acceptable.

2 Data request from the City

Existing data collection was discussed during the meeting. Items that the City will provide include:

1. As-built plans of recent Smith Harbor dredging
2. Pre-construction and post-construction surveys of recent Smith Harbor dredging
3. Land ownership maps of project vicinity, as available, including boundaries of city-owned land.
4. Any information on as-builts of marina entrance, existing navigation channel, remnant navigation channel from Fisher Harbor, and similar.

3 Site Visit

3.1 Smith Harbor

Smith Harbor was recently dredged and material was side casted on the shore on the east and west side of the harbor. Spoil mounds contained shell hash and trash. The material could potentially be used for marsh creation cells.



Figure 2. Spoil mound from recent dredging of Smith Harbor (foreground) and a sunken barge just offshore. There are no plans in the grant to remove the barge and should be considered when designing the marsh creation cells.

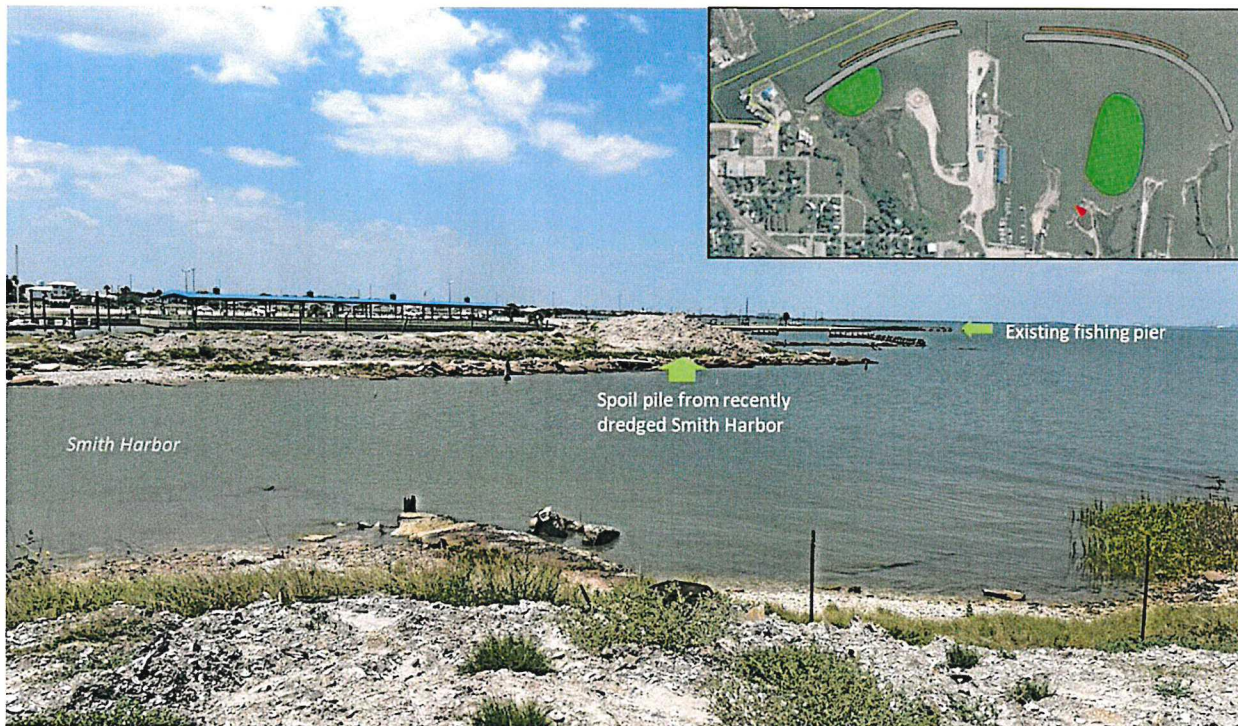


Figure 3. Spoil mound on the west side of Smith Harbor.

3.2 City of Port Lavaca Drainage Culverts



Figure 4. Existing drainage culvert near Nautical Landing marina.



Figure 5. Existing drainage culverts draining the northwest part of Port Lavaca.

3.3 Veterans Memorial Shoreline

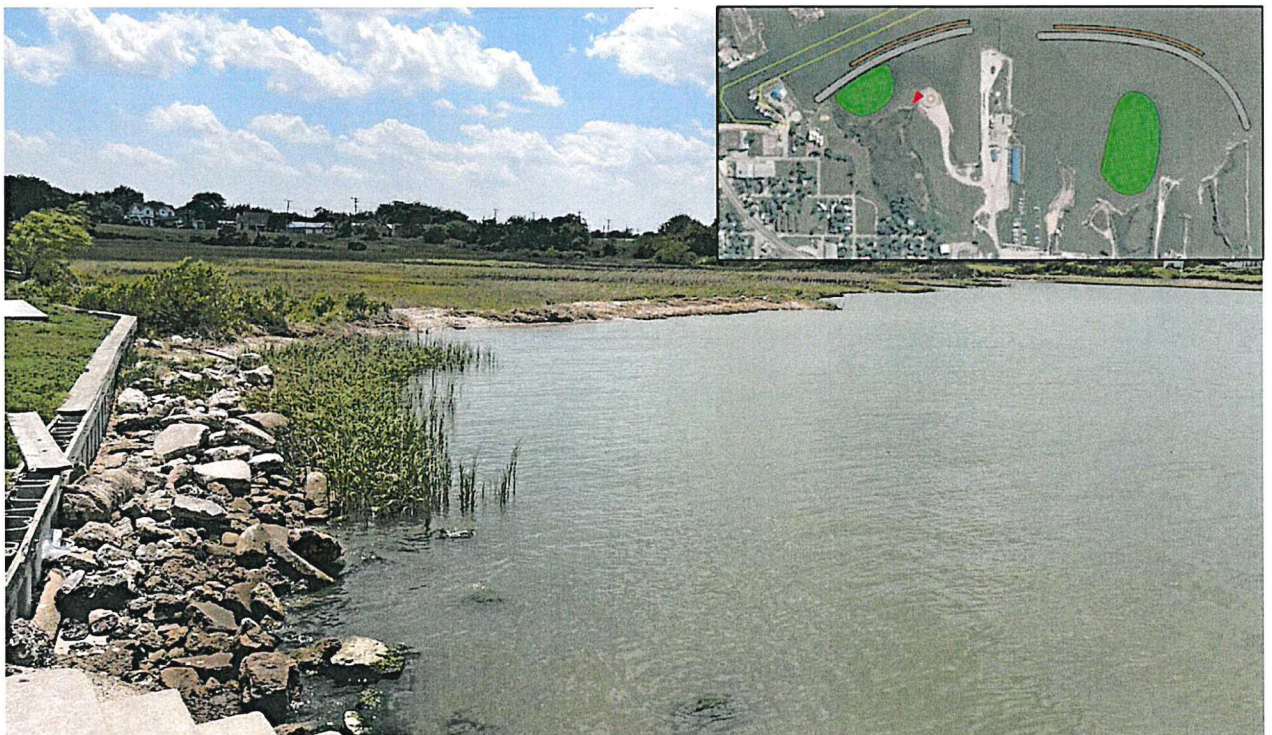


Figure 6. Old riprap near Veterans Memorial Park and marsh shoreline on the western side of the project site.

3.4 Northwestern Project Shoreline



Figure 7. Northwestern project shoreline facing southeast. Note *spartina alterniflora* colonies nearshore and the old remnant structure. Proposed breakwater would end near the end of the remnant structure.

Project Overview

Project Goals as defined in the Grant

1.

Reduce storm impact

Mitigate impact of storm surge on Port Lavaca Downtown through breakwaters and living shorelines

2.

Reduce flooding

Protect stormwater outfalls to help reduce street flooding during heavy rains combined with high tides

3.

Enhance ecosystem

Create marsh habitat to add to natural line of storm defence and enhance ecosystem

4.

Enhance ecosystem

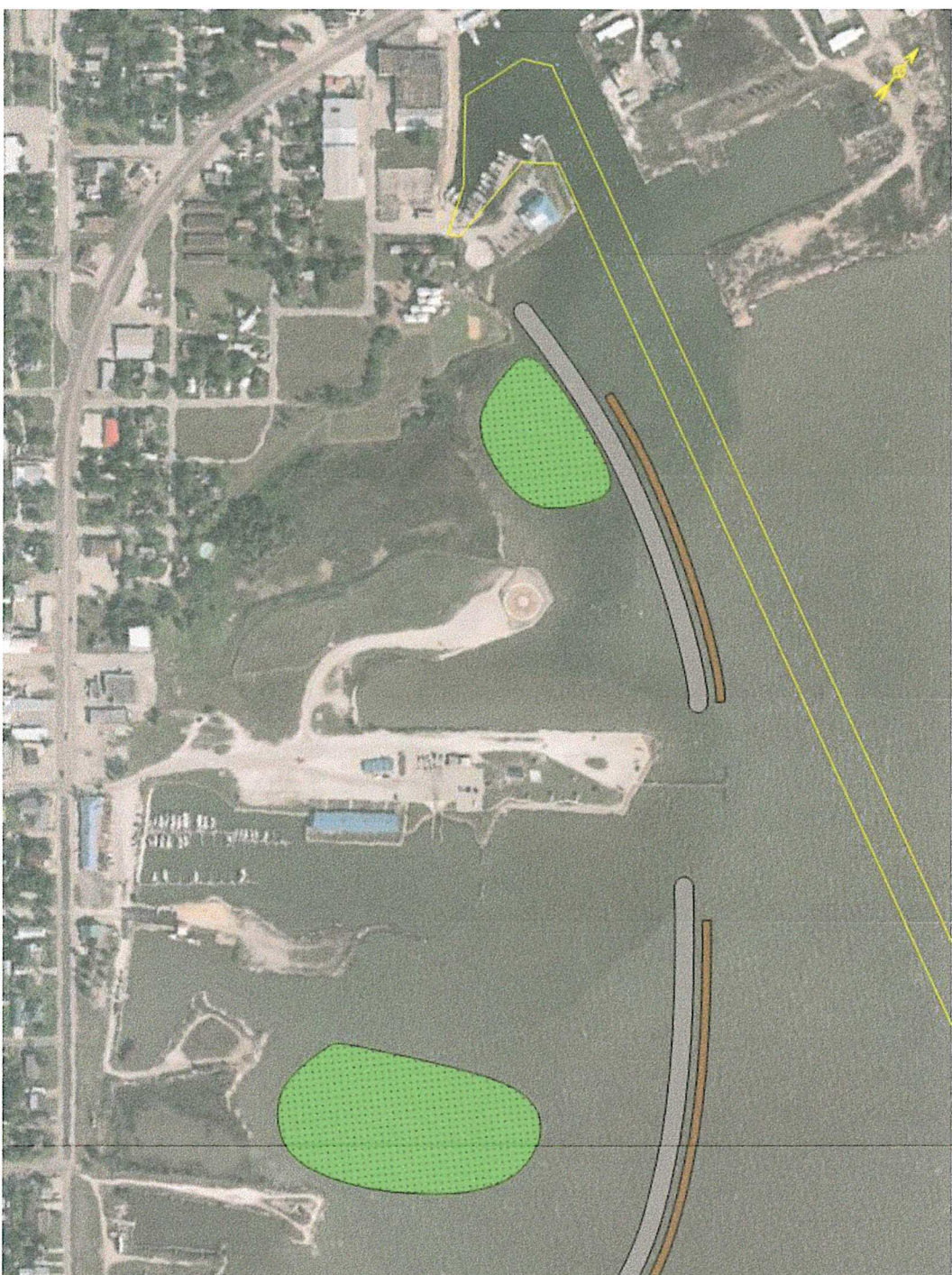
Create oyster reef to enhance ecosystem, increase visitation, education, and environmental sustainability and provide additional natural storm defence

Project Overview

Project features defined in the Grant

Breakwater: 3160'
Oyster Reef: 2160'
Marsh: 30000 cy

Note: Barge
removal not
specified in grant



Project Overview

Breakwater:

North ~1,260'

South ~1900'

Gaps to provide navigation and fish passage

Crest elevation to reduce wave impacts at storm conditions

Oyster Reef:

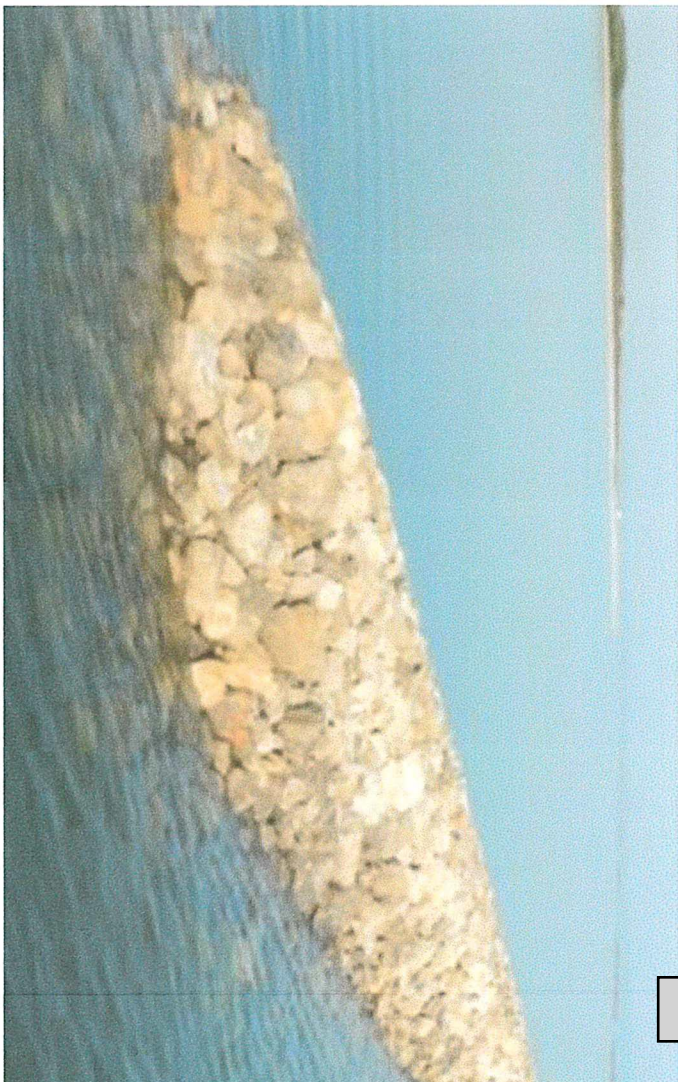
North ~960'

South ~1200'

Culch (limestone aggregate) base with Concrete Reef Units

Reef units top at ~MSL

Mott MacDonald



Project Overview

Marsh:

North ~12000 cy of fill

~2.4 acres

South ~28,000' cy of fill

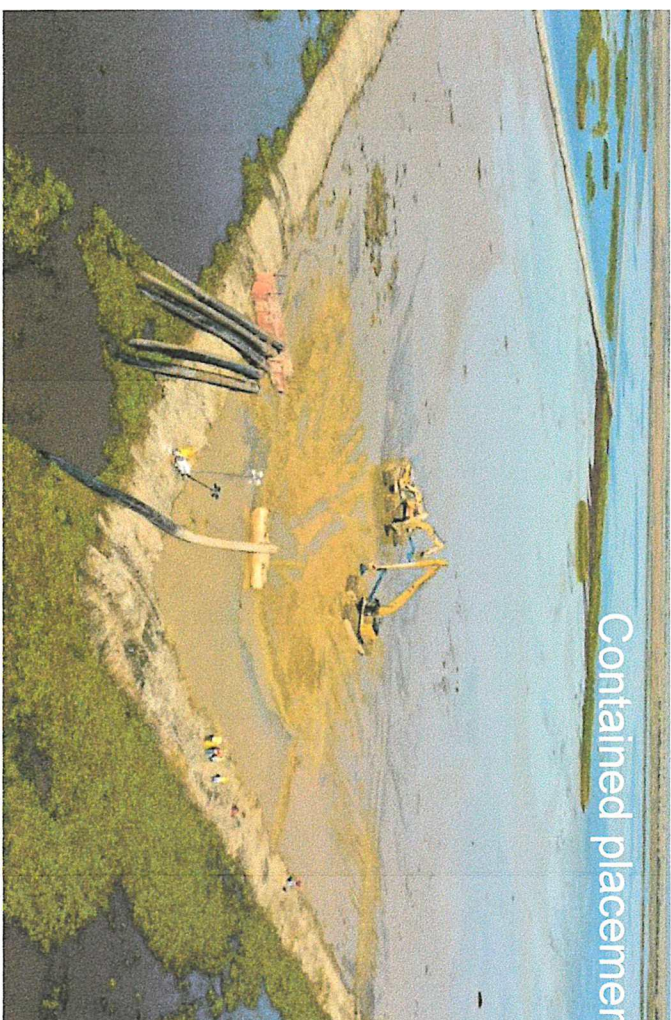
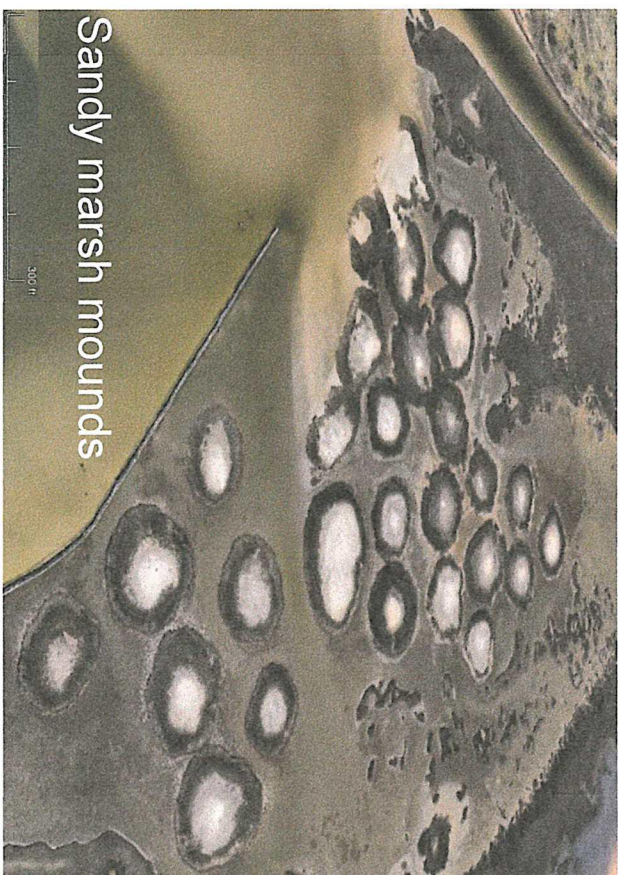
~5.7 acres

Elevation determined by nearby reference marsh

Fill material determines geometry:

Sandy → marsh mounds or marsh with bayous

Silts → contained placement; can create bayous



Project Overview

Project cost defined in the Grant

Port Lavaca Living Shorelines Engineer's Estimate of Probable Construction Costs

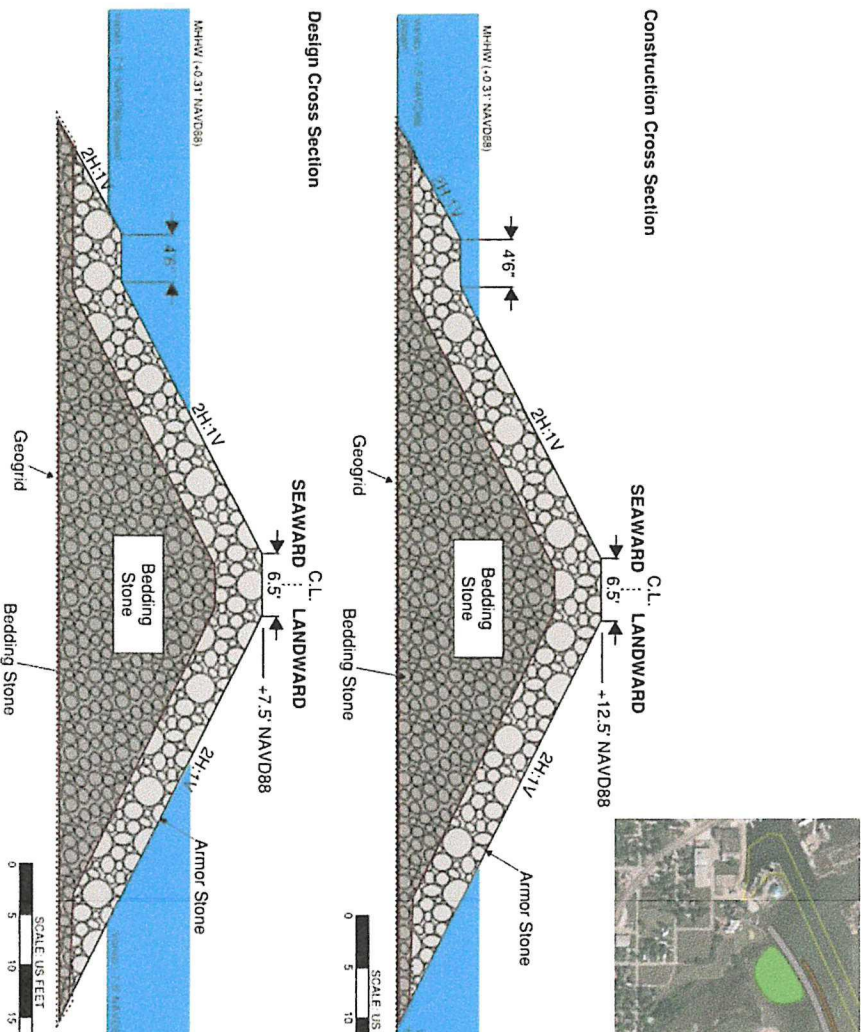
Item	Quantity	Unit	Unit cost	last updated: 8/25/2023
Marine Components				Living Shorelines with Marsh and Fish Habitat
Mobilization/Demobilization	1	LS	10%	\$1,000's
Site work/ contractor surveys	6	LS	\$50,000	\$300
Environmental Protection ¹	1	LS	\$75,000	\$75
North Breakwater ²	1,260	LF	\$2,250	\$2,835
South Breakwater	1,900	LF	\$2,250	\$4,275
North Oyster Reef	960	LF	\$625	\$600
South Oyster Reef	1200	LF	\$625	\$750
North Marsh	12,000	CY	\$31	\$375
South Marsh	28,000	CY	\$31	\$875
Construction total				\$11,094

\$11,094,000

Task 4 – Preliminary Design

1. Breakwater → • Design breakwater geometry: Crest, slope, stone size, etc.
2. Oyster Reef • Establish preliminary alignment
3. Marsh Creation
4. Borrow Area

Use data collection from Task 2 – geotech data, cultural resources, habitat surveys, topographic and bathymetric surveys to guide the design of all features

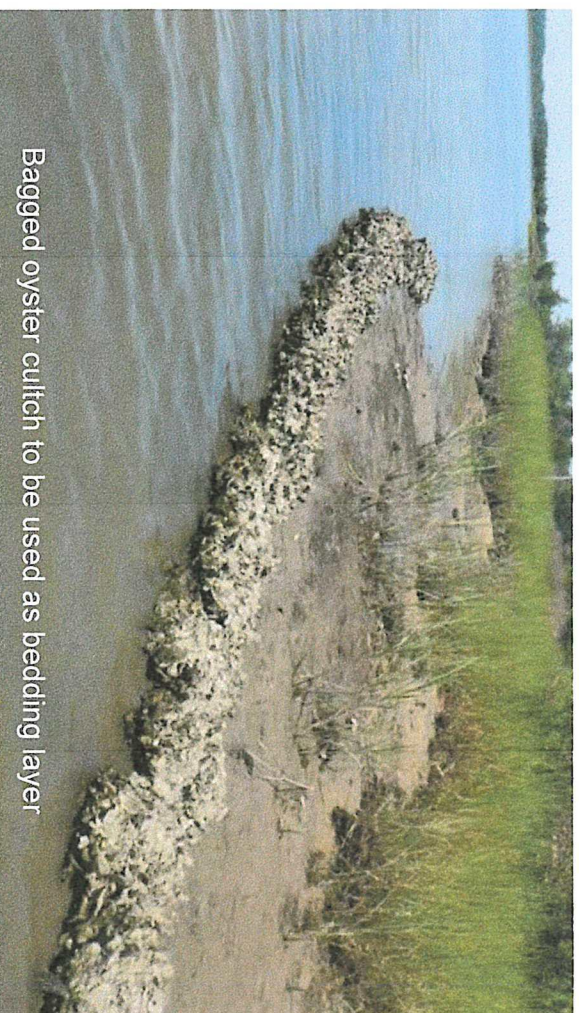


Task 4 – Preliminary Design

1. Breakwater
2. Oyster Reef →
 - Establish preliminary alignment
 - Combination of Oyster cultch + Artificial reef unit
3. Marsh Creation
4. Borrow Area

Oyster cultch base

Artificial reef unit



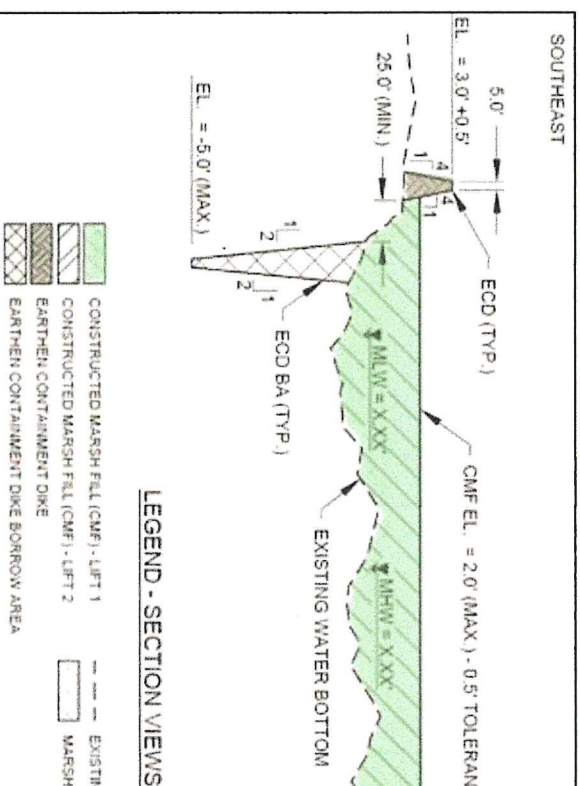
Bagged oyster cultch to be used as bedding layer



Task 4 – Preliminary Design

1. Breakwater
2. Oyster Reef
3. Marsh Creation
4. Borrow Area

- Design marsh creation cells and containment dikes on the protected side of the breakwaters
 - Water levels and nearby reference sites will be used to determine marsh elevation and expected vegetation
- Source material type, volume, and location used for design

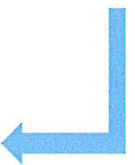


Mott MacDonald

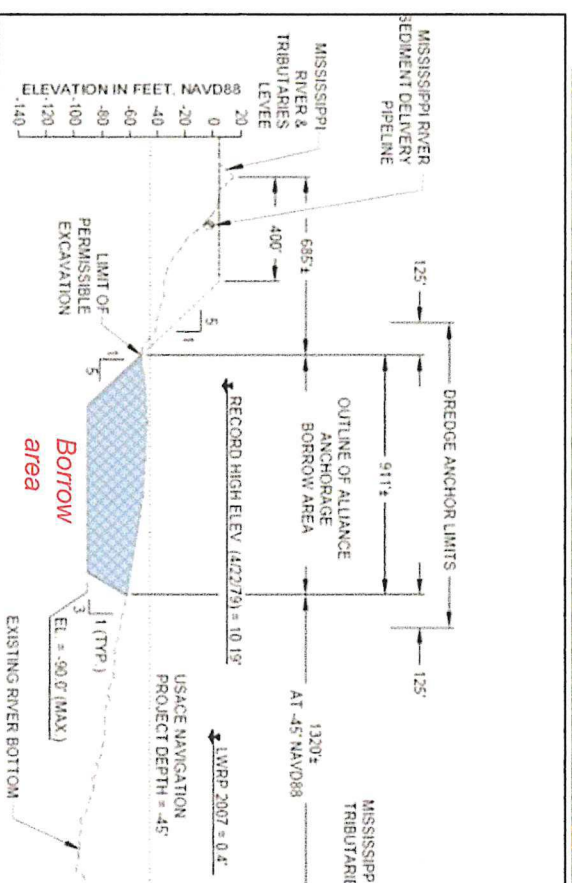
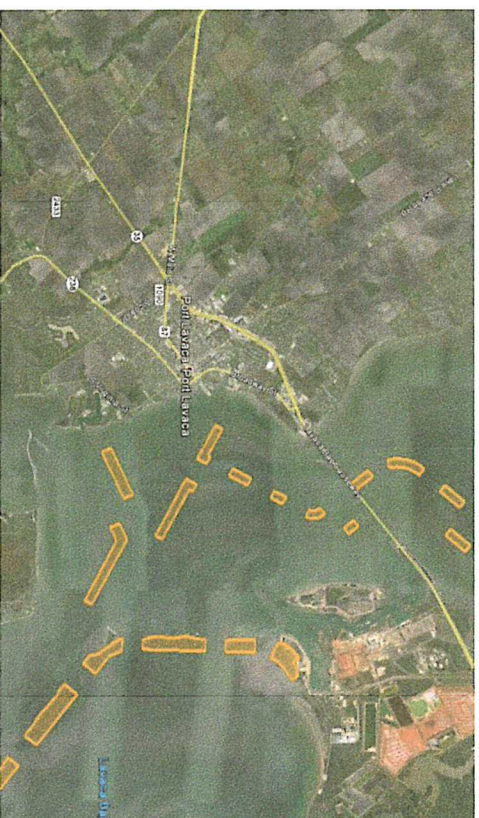
Marsh creation area and earthen containment dike typical

Task 4 – Preliminary Design

1. Breakwater
2. Oyster Reef
3. Marsh Creation
4. Borrow Area



- Navigation channel spoil sites
 - Water levels and nearby reference sites will be used to determine marsh elevation and expected vegetation
- Source material type, volume, and location used for design



Mott MacDonald

Borrow area section view example

CITY OF PORT LAVACA

DATE: 7.15.2022

PC MEETING: 7.19.2022

TO: PORT COMMISSION CC: J. RUDELLAT

FROM: JODY WEAVER, INTERIM CITY MANAGER

SUBJECT: CDBG-MIT GRANT COASTAL RESILIENCY PROJECT / RESTORE GRANT

I have attached a copy of portions of the minutes to the engineering kick-off meeting for your information and review.

There is no new information about the ReStore Grant project.

COMMUNICATION

SUBJECT: ACTION ITEM - RECEIVE STATUS REPORTS ON SPECIAL PROJECTS

INFORMATION:

a) Status report of Restoration of Harbor of Refuge Tract 16 - Presenter Jody Weaverb) CRG Limited Phase II Environmental Site Assessment of Harbor of Refuge Tracts 16, 17, and 17A - Presenter Jody Weaver

PORT COMMISSION MEETING: JULY 19, 2022**DATE:** 7.15.2022**TO:** PORT COMMISSION BOARD MEMBERS CC: JIM RUDELLAT, HARBOR MASTER**FROM:** JODY WEAVER, INTERIM CITY MANAGER**SUBJECT: VOLUNTARY RESTORATION OF DISTURBED FINAL COVER AT THE HOR TRACT 16**

The Voluntary Restoration project of the Tract 16 location is complete and closed out. As mentioned at the last Port Commission meeting a second location further north along the shore in what is known as Tract 17A has been identified by TCEQ as an area where the surface was disturbed. Urban Engineering will be surveying the site and working on a Voluntary Restoration Plan for this area.

COMMUNICATION

SUBJECT: ACTION ITEM - RECEIVE HARBOR MASTER'S OPERATIONS,
PROMOTION/DEVELOPMENT ACTIVITY REPORT

INFORMATION:

a) City Harborb) Nautical Landings Buildingc) Nautical Landings Marinad) Smith Harbore)
Harbor of Refuge

A) City Harbor

- 1) Coastal Bend Demolition completed demoing old freezer plant cement slab
17 June 2022.

B) Nautical Landings Building

- 1) Brown & Root has submitted a bid to make electrical upgrades and wood repairs to building \$95,000.
- 2) G&W Engineering going to write a scope of work for bids.

C) Nautical Landings Marin

- 1) Matt Estes City Attorney awaiting probate.
- 2) Abandon boat, found owner. In process of auctioning boat..
- 3) Horizon Environmental has been onsite 12 times since last PC meeting.

D) Smith Harbor

- 1) Dredge spoils waiting for it to dry out before shaping up piles.

E) Harbor of Refuge

- 1) We are going out for competitive bids on the trash clean up.
- 2) Alcoa completed hauling mulch June 28 2022.

COMMUNICATION

SUBJECT: CONSIDER APPROVAL OF JOB ORDER CONTRACT PROPOSAL FROM BROWN AND ROOT FOR ELECTRICAL SERVICE REPAIRS/UPGRADES TO NAUTICAL LANDINGS BUILDING

INFORMATION:



Brown & Root

June 13, 2022

Jody Weaver
City Manager
City of Port Lavaca
Port Lavaca, TX 77979

Subject: B&R RFP-581-19-PL-009 - ROM
Project Location: Port Lavaca Harbor Building
Project Title: Electrical Service Upgrade

Dear Ms. Weaver

Upon reviewing the City's Harbor building located on Commerce, we have developed the following ROM budget to perform electrical service repairs/upgrades to the building.

Remove the siding, soffit and fascia on the upper wall section that the electrical feeders currently run through to distribute power to panels inside the building. Once the siding is removed, the wood framing members will be inspected and rotted members replaced. New Hardi siding, soffit and fascia will be installed. The wall section will then be painted. Once painted, a new electrical gutter will be installed on the wall under the current conduit feeds. A new 400-amp electrical service will be installed on the wall adjacent to the current service location. A panel will be installed on the wall to sub-feed the 4-electrical panels currently feed from the building service. The existing conduit feeds will be redirected into the new gutter to distribute the power.

Once the service switch over is complete, the old electrical service will be removed. Once all the old gear is removed, the T-108 siding on the wall will be removed. The wood frame will be inspected, and any rotted members replaced. New Hardi siding, fascia and soffit will be installed on the wall and painted.

The metal roof will be repaired where the electrical conduits currently pass through it.

The 2-electrical panels in the Harbor Masters area that are missing dead fronts will be replaced with a new panel to meet code. The wood frame system around the current panels will be removed and the drywall surfaces repaired and painted.

An Engineered stamp electrical drawing will be produced for the City's review and approval and for permitting purposes

The ROM budget is based upon current market conditions and are subject to change with the market

Total ROM Budget

\$95,000.00

Please direct any questions to Dan Croasmun at (832) 503-6292.

Sincerely,

Daniel Croasmun

Daniel Croasmun
Project General Manager

COMMUNICATION

SUBJECT: DISCUSS SCHEDULED ANNUAL ADJUSTMENT FOR HELENA'S LEASE

INFORMATION:

CITY OF PORT LAVACA

PORT COMMISSION MEETING: JULY 19, 2022

DATE: 7.15.2022

TO: PORT COMMISSION BOARD MEMBERS CC: JIM RUDELLAT, HARBOR MASTER

FROM: JODY WEAVER, INTERIM CITY MANAGER

SUBJECT: Annual lease rate adjustment for Helena Agri-Enterprises, LLC

Helena's Ground Lease Agreement allows for the rent to be adjusted annually on August 1, pursuant to the increase in the Municipal Cost Index as of the latest date published prior to August 1.

- August 2018 starting rent = \$6,108.00
- August 2019 = \$6163.58 (0.91%)
- August 2020 = no adjustment MCI was -0.44%
- August 2021 = \$6,471.76 (5% flat rate approved by Council MCI was 9.8%)

As you recall at this time last year, City Council approved an amendment to their contract which provided for a flat 5% rent rate increase instead of the 9.8% MCI rate. This brought their monthly rent to \$6,471.76. This annual adjustment was to be re-evaluated again this year with input from the tenant Helena.

Note the following:

- The MCI for May 2022 (most current published) is 306.96
- The MCI for May 2021 was 272.97, therefor the May 2022 MCI is 12.45% higher than May 2021.
- A 12.45% increase will add \$805.73 each month resulting in a new monthly rent of \$7,277.49
- A flat 5% rent rate increase will add \$323.59 each month resulting in a new monthly rent of \$6,795.35
- The MCI for May 2018 compared to May 2022 = 250.02 vs 306.96 or 22.77%. $\$6,108 \times 1.2277 = \$7,498.97$

As instructed by Council last year, I reached out the Helena in early July to let them know that per the MCI, the annual rent would be increasing by at least 12% and to ask for them to provide any information they could regarding how their business is handling the current economy, for possible consideration of a lower percentage increase for the annual rent adjustment. They are putting some data together for our consideration, but I do not have anything back from them yet.

Also, for consideration, Helena paid \$43,416.82 in property taxes for the 2021 tax year and are projected to pay \$57,584.63 for the 2022 tax year a difference of \$14,167.81.

This annual rent adjustment is scheduled to be on the agenda of the Special Council meeting on July 25 for Council to consider a possible amendment to the contract to allow for a lower percentage than that which would result from the Municipal Cost Index. I hope to have more date and input from Helena to present at the Tuesday Port Commission meeting to help in making a recommendation to Council regarding this adjustment which will become effective on August 1.