

Board of Trustees of the Galveston  
Wharves  
REGULAR MONTHLY MEETING  
Tuesday, January 25, 2022 9:30 a.m.  
Port of Galveston  
123 Rosenberg Avenue, 8th Floor  
Galveston, TX 77550

BOARD OF TRUSTEES  
Chairman Harry D. Maxwell, Jr.  
Vice Chair Todd P. Sullivan  
Trustee/Mayor Craig Brown  
Trustee Sheila S. Lidstone  
Trustee E.L. "Ted" O'Rourke  
Trustee Jeff Patterson  
Trustee Victor Pierson  
Rodger Rees, Port Director/CEO  
Anthony P. Brown, Port Attorney

### NOTICE OF MEETING

The Regular Monthly Meeting is open to the public. Seating is limited due to COVID-19.  
To reserve a seat, please call 409.765.9321 ext. 4.

Members of the public may participate in the meeting in the following ways:

1. Watch the meeting at the following online at:  
<https://www.portofgalveston.com/68/watch-meetings-online>
2. Submit public comment in advance of the meeting. Comments can be submitted to:  
[https://www.portofgalveston.com/formcenter/public-comment-form-2/public-comment-form-](https://www.portofgalveston.com/formcenter/public-comment-form-2/public-comment-form-36)

36

3. Attend the meeting in person at the above address.

**A. CALL TO ORDER**

- A.1 Roll Call
- A.2. Declaration of Quorum
- A.3. Pledge of Allegiance

**B. DECLARATION OF CONFLICTS OF INTEREST BY TRUSTEE**

**C. PRESENTATIONS AND ANNOUNCEMENTS**

- o Presentation of Awards to the Galveston Wharves Police Department

**D. GENERAL BUSINESS**

**D.1. APPROVAL OF MINUTES OF THE BOARD OF TRUSTEES**

Documents:

[MINUTES 12 14 2021.PDF](#)

**D.2. PORT DIRECTOR'S REPORT**

Documents:

[1.25.22 PDR.DRAFT.PDF](#)

**D.3. COMMENTS FROM THE PUBLIC**

The Public will be permitted to submit public comments electronically. Comments can be submitted to:

[HTTPS://WWW.PORTOFGALVESTON.COM/FORMCENTER/PUBLIC-COMMENT-FORM-2/PUBLIC-COMMENT-FORM-36](https://www.portofgalveston.com/formcenter/public-comment-form-2/public-comment-form-36)

## **E. RECESS INTO EXECUTIVE SESSION**

### **E.1. ANNOUNCE GOING INTO EXECUTIVE SESSION PURSUANT TO TEXAS GOVERNMENT CODE**

#### **Section 551.071 - Consultation with Attorney**

- a. Deliberate Pending legal issues Raised by Legal Counsel
- b. Discuss Public Relations Department
- c. Update on Legislative Consultants

#### **Section 551.072 - Real Estate**

- a. Deliberate the Purchase, Exchange, Lease or Value of Property
- b. Tenant Update

#### **Section 551.074 – Personnel**

- a. Deliberate the Appointment, Employment, Evaluation, Reassignment, or Duties of a Public Officer or Employee, without Limitation the Port Director

#### **Section 551.087 - Economic Development Negotiation**

- a. Discuss and Deliberate Regarding of Commercial or Financial Information Received from a Business Prospect Seeking to Locate, Stay, or Expand at the Port of Galveston, or Deliberate the offer of a Financial or Other Incentive to such a Business Prospect
- b. Update on Parking

## **ADJOURNMENT OF EXECUTIVE SESSION**

## **F. RECONVENE REGULAR MONTHLY MEETING**

### **F.1. Discuss And Consider Action, If Any, On Specific Matters Discussed In Executive Session Which Were Listed On The Agenda In Sufficient Detail To Provide Notice To The Public As Required By The Texas Open Meetings Act**

## **G. BUSINESS ITEMS**

### **G.1. Consider And Approve CFO Report - Consent Agenda**

- Consider Board and Staff Expense Reports (a.)
- Consider Financial Statements (b.)
- Accept Port Investments Report (c.)
- Accept Bank Reconciliation Report and Schedule of Restricted Fund Balances Report (d.)
- Accept Cash Flow Projections (e.)
- Accept Monthly Delinquent Accounts Receivable Analysis (f.)
- Accept Vendor Check Register Report (g.)
- Consider Trade Development (h.)

Documents:

[CFO REPORT 01 25 2022.PDF](#)

[A.PDF](#)

[B.PDF](#)

[C.PDF](#)

[D.PDF](#)

[E.PDF](#)

[F.PDF](#)

[G.PDF](#)

[H.PDF](#)

- G.2. Discuss And Consider Portfolio Performance Analysis Report, Summary Of Investment Performance Report And Investment Detail Of The Galveston Wharves Pension Plan For Period Ending December 31, 2021, And Discuss And Consider Percentage Changes In The Fund Mix That May Be Necessary To Increase Investment Results**

Documents:

[G2.PDF](#)

- G.3. Consider And Approve Amendment Revising Plan Coordinator / Administrator Of The Port Of Galveston's 401-A, 457, Roth IRA Managed By ICMA-RC / Mission Square To The Chief Financial Officer Effective January 25, 2022**

Documents:

[G3.PDF](#)

- G.4. Discuss And Consider For Approval The Implementation Of Tariff Circular No. 7 Item 621 Passenger Service Charge**

Documents:

[G4.PDF](#)

- G.5. Consider And Approve Changes To The Construction Contract Between The Board Of Trustees Of The Galveston Wharves And TLC Construction Contract Services For Pier 10 Redevelopment Utility Construction To Increase The Amount Payable Under The Contract By An Additional \$165,491.85 To An Amount Not To Exceed \$2,072,140.00**

Documents:

[G5.PDF](#)

- G.6. Discuss And Consider Consulting Agreement Between The Board Of Trustees Of The Galveston Wharves And Potomac Partners DC, LLC**

Documents:

[G6.PDF](#)

- G.7. Discuss And Consider Consulting Agreement Between The Board Of Trustees Of The Galveston Wharves And Community Strategies LLC**

Documents:

[G7.PDF](#)

- G.8. Discuss Galveston Wharves Business Strategy Playbook**

Documents:

[G8.PDF](#)

**G.9. Discuss And Consider Communications Between The Port Director/CEO And The Board Of Trustees**

Documents:

[G9.PDF](#)

**G.10. Discuss And Consider The Chairman Of The Wharves Board Communicating A Course Of Action On Board Letterhead Without Board Approval**

Documents:

[G10.PDF](#)

**G.11. Discuss And Consider Moving The April 25, 2022 Board Meeting To April 19, 2022**

Documents:

[G11.PDF](#)

**H. COMMENTS FROM THE BOARD OF TRUSTEES**

Pursuant to Texas Government Code Section 551.0415, Trustees may report on any of the following items:

1. Expressions of thanks, gratitude, and condolences
2. Information regarding holiday schedules
3. Honorary or salutary recognition of a public official, public employee, or other citizen
4. Reminders regarding Galveston Wharves events
5. Reminders regarding community events
6. Health and safety announcements

**I. SET DATE OF NEXT BOARD MEETING, TIME AND LOCATION**

**J. ADJOURNMENT**

THE ITEMS LISTED FOR THE CONSENT AGENDA ARE CONSIDERED ROUTINE AND WILL NOT BE DISCUSSED UNLESS A TRUSTEE DESIRES TO DISCUSS – AS IS THE CASE, THAT SUCH ITEM WILL BE REMOVED FROM THE CONSENT AGENDA AND CONSIDERED PRIOR TO THE REGULAR AGENDA ITEMS. AS USED IN THIS NOTICE, THE TERM “EXECUTIVE SESSION” MEANS A “CLOSED MEETING” AS DEFINED IN TEXAS GOVERNMENT CODE CHAPTER 551, THE OPEN MEETINGS ACT. THE BOARD RESERVES THE RIGHT TO ADJOURN INTO EXECUTIVE SESSION AT ANY TIME DURING THE COURSE OF THIS MEETING TO DISCUSS ANY SUBJECT, INCLUDING WITHOUT LIMITATION ANY SUBJECT APPEARING ON THIS AGENDA, AS AUTHORIZED BY THE OPEN MEETINGS ACT. FOLLOWING ANY EXECUTIVE SESSION, THE BOARD IN OPEN SESSION MAY TAKE A FINAL ACTION, DECISION, OR VOTE ON A MATTER DELIBERATED IN EXECUTIVE SESSION, AS AUTHORIZED BY THE OPEN MEETINGS ACT.

**I certify that the above Notice of Meeting was posted in a place convenient to the**

public, in accordance with Chapter 551 of the Texas Government Code, on or before 4:00 p.m. Friday, January 21, 2022.

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Rodger Rees, Port Director/CEO

**PLEASE NOTE:  
IN ACCORDANCE WITH THE PROVISIONS OF THE AMERICANS WITH DISABILITIES ACT (ADA),  
PERSONS IN NEED OF A SPECIAL ACCOMMODATION TO PARTICIPATE IN THIS PROCEEDING SHALL,  
WITHIN THREE (3) DAYS PRIOR TO ANY PROCEEDING, CONTACT THE PORT'S OFFICE, 123  
ROSENBERG, GALVESTON, TEXAS 77550 (409-765-3921).**