

Board of Trustees of the Galveston
Wharves
REGULAR MONTHLY MEETING
Tuesday, October 31, 2023 9:30 a.m.
Port of Galveston
123 Rosenberg Avenue, 8th Floor
Galveston, TX 77550

BOARD OF TRUSTEES
Chairman Victor Pierson
Vice Chairman Patterson
Trustee/Mayor Craig Brown
Trustee Willy Gonzalez
Trustee Sheila S. Lidstone
Trustee Richard Moore
Trustee James D. Yarbrough
Rodger Rees, Port Director/CEO
Anthony P. Brown, Port Attorney

NOTICE OF MEETING

The Regular Monthly Meeting is open to the public.

A. CALL TO ORDER

- A.1. Roll Call
- A.2. Declaration Of Quorum
- A.3. Pledge Of Allegiance
- A.4. Declaration Of Conflicts Of Interest By A Trustee

B. PRESENTATIONS AND ANNOUNCEMENTS

Presentation of Gift and Reading of Resolution for former member of the Board of Trustees - Chairman, Harry D. Maxwell, Jr.

C. GENERAL BUSINESS

C.1. APPROVAL OF MINUTES OF THE BOARD OF TRUSTEES

Documents:

[MINUTES ANNUAL MEETING 09 26 2023.PDF](#)
[MINUTES REGULAR MONTHLY MEETING 09 26 2023.PDF](#)

C.2. COMMENTS FROM THE PUBLIC

C.3. PORT DIRECTOR'S REPORT

Documents:

[PDR 10 31 2023.PDF](#)

D. RECESS INTO EXECUTIVE SESSION

D.1. ANNOUNCE GOING INTO EXECUTIVE SESSION PURSUANT TO TEXAS GOVERNMENT CODE

Section 551.071 - Consultation with Attorney

- a. Address Legal Questions or Issues Raised by Trustees
- b. Update on FEMA and TDEM

c. Update on Operating Agreements with Cruise Lines

Section 551.074 - Personnel

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

Section 551.072 - Real Estate

a. Deliberate the Purchase, Exchange, Lease or Value of Property on Galveston and Pelican Island

Section 551.087 - Economic Development Negotiation

a. Discuss or Deliberate Regarding 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

E. RECONVENE REGULAR MONTHLY MEETING

E.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

F. BUSINESS ITEMS

F.1. Consider And Approve CFO Report - Consent Agenda

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

Documents:

- [CFO REPORT 10 31 2023.PDF](#)
- [A.PDF](#)
- [B.PDF](#)
- [C.PDF](#)
- [D.PDF](#)
- [E.PDF](#)
- [F.PDF](#)
- [G.PDF](#)
- [H.PDF](#)

F.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 September 30, 2023, And Discuss And Consider Percentage Changes In The Fund Mix That May Be Necessary To Increase Investment Results

Documents:

[F2.PDF](#)

F.3. Discuss And Consider Renewal Of Medical Benefit Plans For Port Employees For Plan Year 2024

Documents:

[F3.PDF](#)

F.4. Discuss And Consider Updated Master Plan

Documents:

[F4.PDF](#)

F.5. Discuss And Consider Resolution Moving Forward With Cruise Terminal 16

Documents:

[F5.PDF](#)

F.6. Discuss And Consider Authorizing The Port Director And Port Attorney To Prepare For Board Approval A Lease Between The Board Of Trustees Of The Galveston Wharves And The Battleship Texas Foundation

Documents:

[F6.PDF](#)

F.7. Discuss And Consider For Approval The Galveston Wharves Tariff Circular No.7 Rate Schedule Amendments And The Addition Of A Liquid Natural Gas Wharfage And Bunker Fee To Be Effective On January 1, 2024

Documents:

[F7.PDF](#)

F.8. Consider And Approve Second Amendment To Professional Services Agreement Between The Board Of Trustees Of The Galveston Wharves And Bermello Ajamil & Partners, Inc. For Engineering And Architecture Services For The Cruise Terminal 25 Walkway Circulation Improvements Project At A Cost Not To Exceed \$491,224.00

Documents:

[F8.PDF](#)

F.9. Consider And Approve Second Amendment To Professional Services

Agreement Between The Board Of Trustees Of The Galveston Wharves And Bermello Ajamil & Partners, Inc. For Engineering And Architecture Services For The Cruise Terminal 16 Development At An Amount Not To Exceed \$7,276,271

Documents:

[F9.PDF](#)

- F.10. Consider And Approve Second Phase Of A Project To Expand The Express Parking Lot At Cost Of \$ 2,100,000.00 And Delegate The Authority To The Port Director To Enter Into Agreements Necessary Within The Project Budget**

Documents:

[F10.PDF](#)

- F.11. Discuss And Consider Approval Of Amendment To The PSX Contract And Approval Of Purchase Of Revenue Control Equipment For Lots A And B And Digital Signage For Cruise Terminal Entrance**

Documents:

[F11.PDF](#)

- F.12. Consider And Approve Award Of Master Services Agreement With J&J Telecommunication, Inc. For Internet And Phone Services For A Term Of Three Years With TWO One-Year Options For Renewal In The Amount Of \$70,500 Annually**

Documents:

[F12.PDF](#)

- F.13. Consider And Approve Dates Of The 2024 Monthly Meetings Of The Board Of Trustees Of The Galveston Wharves**

Documents:

[F13.PDF](#)

- F.14. Discuss And Consider 2024 Operating, Renewal & Replacement And Capital Improvements Budget**

Documents:

[F14.PDF](#)

G. 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

H. SET DATE OF NEXT BOARD MEETING, TIME AND LOCATION

I. ADJOURNMENT

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, October 27, 2023.

Rodger Rees, Port Director/CEO