

Board of Trustees of the Galveston  
Wharves  
REGULAR MONTHLY MEETING  
Tuesday, September 26, 2023 9:45 a.m.  
Port of Galveston  
123 Rosenberg Avenue, 8th Floor  
Galveston, TX 77550

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

NOTICE OF MEETING

Trustee Patterson will attend the scheduled meeting at 9:45 a.m. on September 26, 2023,  
by Video Conference at the Port of Galveston, 123 Rosenberg, Galveston TX 77550.

The Regular Monthly Meeting is open to the public.

**A. CALL TO ORDER**

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

**B. GENERAL BUSINESS**

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

Documents:

[MINUTES OF REGULAR MONTHLY MEETING 08 22 2023.PDF](#)  
[MINUTES OF SPECIAL MEETING 09 06 2023.PDF](#)

**B.2. COMMENTS FROM THE PUBLIC**

**B.3. PORT DIRECTOR'S REPORT**

Documents:

[PDR 9-26-23 .PDF](#)

**C. RECESS INTO EXECUTIVE SESSION**

**C.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

**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 551.076 - Security Matters**

a. Deliberate the Deployment, or Specific Occasions for Implementation, of Security Personnel or Devices

#### **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

### **D. RECONVENE REGULAR MONTHLY MEETING**

**D.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**

### **E. BUSINESS ITEMS**

#### **E.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 09 26 2023.PDF](#)

[A.PDF](#)

[B.PDF](#)

[C.PDF](#)

[D.PDF](#)

[E.PDF](#)

[F.PDF](#)

[G.PDF](#)

[H.PDF](#)

- E.2. Discuss And Consider For Approval A Lease Agreement Between The Board Of Trustees Of The Galveston Wharves And The U.S. Customs And Border Protection Agency For The Use Of 26,844 Square Feet In The Cruise Terminal 25, Facility Inspection Services Area Effective On (DATE) For A One Year Primary Term Followed By Nineteen Automatic Annual Renewals**

Documents:

[E2.PDF](#)

- E.3. Discuss And Consider For Approval, An Amendment To The Memorandum Of Agreement Between The Board Of Trustees Of The Galveston Wharves And The U.S. Customs And The U.S. Border Protection Agency For The Reimbursement Of Cost Related To Providing Communications And Information Technology Equipment And Services For Cruise Terminal No. 25**

Documents:

[E3.PDF](#)

- E.4. Discuss And Consider For Approval, The Terms Outlined Within The Letter Of Intent Between The Board Of Trustees Of The Galveston Wharves And The Archer-Daniels-Midland Company And To Authorize The Port Director To Ratify The Current Agreement And Execute The Termination Of The Lease Agreement Effective January 31, 2024**

Documents:

[E4.PDF](#)

- E.5. Discuss And Consider For Approval And Agreement Between The Board Of Trustees Of The Galveston Wharves And Pointer-Smith Contracting Corporation In The Amount Of \$179,800 For The Removal Of Rail And Turnouts.**

Documents:

[E5.PDF](#)

- E.6. Consider And Approve Construction Manager-At-Risk Agreement Between The Board Of Trustees Of The Galveston Wharves And Hensel Phelps Construction Company For The Cruise Terminal 16 Development At A Cost Not-To-Exceed \$140,000 For Pre-Construction Service Fees**

Documents:

[E6.PDF](#)

- E.7. Consider And Approve Maintenance Services Agreement Between The Board Of Trustees Of The Galveston Wharves And Adelte Ports & Maritime S.L.U.**

Documents:

[E7.PDF](#)

**E.8. Discuss And Consider Approval Of A Proposed Bond Working Group Procedures Memorandum With The City Of Galveston**

Documents:

[E8.PDF](#)

**E.9. Discuss And Consider Approval Of Revised Form Of Interlocal Agreement With The City Of Galveston Concerning Long Term Parking Fees**

Documents:

[E9.PDF](#)

**E.10. Consider And Approve Resolution Of The Board Of Trustees Of The Galveston Wharves Approving And Accepting Three Grants Approved By The Texas Port Authority Advisory Committee And Recommended For Approval By The State Of Texas Acting Through The Texas Department Of Transportation**

Documents:

[E10.PDF](#)

**E.11. Discuss And Consider Changing The Dates Of The November And December Regular Monthly Board Meetings**

Documents:

[E11.PDF](#)

**E.12. Discuss And Consider Supplemental Reimbursement Resolution For Cruise Terminal 25**

Documents:

[E.12.PDF](#)

**F. 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

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

**H. 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, September 22, 2023.**

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**Rodger Rees, Port Director/CEO**