

Regular Meeting  
Wednesday, March 12, 2025 9:00 AM Central

Port Commission Office  
221 Houston Avenue  
Port Arthur, Texas 77640

John Comeaux: Present  
Raymond Johnson: Present  
Randy Martin: Present  
Linda Spears: Absent  
Mary Wycoff: Present  
Present: 4, Absent: 1.

1. Call to Order
2. Roll Call
3. (9:00 A.M.) Receive and open bids for Economic Development Administration Berth 5 Backland Laydown Yard and Stabilization Project
4. Recognize guests and receive public comments (limit 3 minutes each)
5. Approve Minutes of the February 13, 2025 Regular Meeting
6. Consider approval and ratification of investments, including certificates of deposit and other government -backed securities
7. Consider acceptance of bids for Lawn Maintenance Services- Vacant Properties Project received on March 5, 2025
8. Consider award of contract for Lawn Maintenance Services- Vacant Properties Project
9. Consider acceptance of bids for Big Arthur Crane Repairs (2025) Project received on March 10, 2025
10. Consider award of contract for Big Arthur Crane Repairs (2025) Project
11. Consider acceptance of proposal for Pre-Dredge Sediment Testing Services (Burns & McDonnell)
12. Consider approval of a Master Services Agreement (Atlas Technical Consultants, LLC)
13. Consider approval of Joint Election Agreement with City of Port Arthur for May 3, 2025 Election of two (2) Commissioners to Board of Commissioners
14. Discuss status of projects
  - 14.A. Berth 6 Expansion Project (BUILD Grant)
  - 14.B. FY 2020 MARAD Port Infrastructure Development Program (PIDP) Grant (Transit Shed #1 Project)
  - 14.C. Rebuilding America Infrastructure with Sustainability and Equity (RAISE) 2022 Grant Project

14.D. TXDOT Rider 37 Grant Project 1 (2.5 Acre Multimodal Laydown Yard and Truck Queuing Area)

14.E. HVAC Improvements Project (Port Dock Office)

14.F. Transit Shed Fire Protection System and Improvements Project (Warehouse 3 & 4)

14.G. TXDOT Seaport Connectivity Project (SCP) 2023 and TXDOT Maritime Infrastructure Program (MIP) 2023 (Railyard Flyover Project)

14.H. Community Project Funding 2024 Project (PIDP Grant)

15. Discuss status of Data Center Generator Project and consider approval of Change Order #2 (Mike Barnett Construction)

16. Discuss status of TXDOT Rider 37 Grant Project 2 (5 Acre Truck Queuing Area) and consider approval of Change Order No. 1 (Allco, LLC)

17. Discuss status of facility for temporary Port administration offices

18. Consider payment of invoices

19. Consider approval of sponsorship for 2025 Texas National Maritime Gala

20. Discuss status of Notice to Bidders for maintenance and other services

21. Discuss status of Community Outreach and Public Affairs

22. Discuss status of Contractors Assistance Program for Local, Veteran, Minority and Women-owned business enterprises

23. Receive report regarding City of Port Arthur Tax Increment Reinvestment Zone No. 1

24. Discuss status of study and cost/benefit analysis services for evaluation of grant opportunities

25. Discuss any items not on agenda without taking action thereon

26. Executive Session to discuss matters pertaining to personnel, real property, economic development negotiations, security matters and litigation. Action may be taken on any and all items discussed in Executive Session upon return to Open Meeting regarding:

26.A. Personnel (GOV'T. CODE SEC. 551.074)

26.B. Real Property (GOV'T. CODE SEC. 551.072)

26.B.1. Discuss potential purchases of real property in Navigation District

26.B.2. Discuss potential leases of real property in Navigation District

26.C. Conduct deliberations regarding economic development negotiations pertaining to (GOV'T. CODE SEC. 551.086):

26.C.1. Liquids Terminal Facilities

26.C.2. LNG Facilities

26.C.3. Marine Terminal and Inland Storage Area Project

26.C.4. Wood Pellets Storage and Loading Facilities

26.D. Security Matters (GOV'T. CODE SEC. 551.076)

26.E. Litigation (GOV'T. CODE SEC. 551.071)

26.E.1. POPA adv. Orion Construction, LLC

26.E.2. Accident and personal injury claim of employee of contractor doing work on Port-owned real property

27. Return to Open Meeting

28. Consider award of contract for Economic Development Administration Berth 5 Backland Laydown Yard and Stabilization Project

29. Discuss status of legislative matters

30. Adjourn