

Regular Meeting  
Wednesday, June 18, 2025 9:00 AM Central

Port Commission Office  
221 Houston Avenue  
Port Arthur, Texas 77640

John Comeaux: Present  
Randy Martin: Present  
Fred Owens: Present  
Linda Spears: Present  
Mary Wycoff: Present  
Present: 5.

1. Call to Order
2. Roll Call
3. Recognize guests and receive public comments pertaining to items on this Notice only (limit 3 minutes each)
4. (9:00 A.M) Receive and Open bids for Transit Shed 1 Replacement (2020 MARAD Port Infrastructure Development Program Grant)
5. Consent Agenda - Action Items
  - 5.A. Approve Minutes of May 14, 2025 Regular Meeting
  - 5.B. Approve and ratify investments, including certificates of deposit and other government - backed securities
  - 5.C. Approve payment of invoices
  - 5.D. Accept bids for Big Arthur Crane Repairs (2025) Project received on May 15, 2025
  - 5.E. Accept bids for Lawn Maintenance Services: Phase Two Properties (IFB 2025-05) received on June 9, 2025
  - 5.F. Authorization to seek bids for Texas Department of Transportation Rider 37 - Project 1 (Truck Queuing Area & Laydown Yard)
  - 5.G. Authorization to seek bids for mechanical maintenance dredging services
  - 5.H. Accept proposal for installation of fiber in Berth 6 backland (Security Quality Solutions & Integration, Inc.)
6. Staff Reports - Items for information only, no action required
  - 6.A. Engineering Report on Port projects
  - 6.B. Report on Community Outreach, Public Affairs and Contractors Assistance Program for Local, Veteran, Minority and Women-owned business enterprises
7. Discuss status of Port Dock Office 2nd Floor Renovation and consider approval of Change Order #2 (M & S Barnett Construction, Ltd. dba Mike Barnett Construction)

8. Consider approval of Change Order No. 3 in connection with Rider 37, Project 2 Truck Queuing and Staging Project (Allco LLC)

9. Consider award of contract for Big Arthur Crane Repairs (2025) Project

10. Consider award of contract(s) for Lawn Maintenance Services: Phase Two Properties (IFB 2025-05)

11. Consider amendment to work authorization for replacement of cinch straps on fabric membrane of Transit Shed No. 5 (RUBB Building Systems)

12. Consider appointment of Trustee to serve on Foreign Trade Zone of Southeast Texas, Inc. Board of Trustees

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

14. 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:

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

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

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

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

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

14.C.1. Potential sale and purchase of business in Navigation District

14.C.2. Liquids Terminal Facilities

14.C.3. Industrial Facility to produce lower-carbon hydrogen and ammonia

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

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

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

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

14.E.2. POPA adv. Gustavo Ocampo

15. Return to Open Meeting

16. Consider approval of Tax Abatement Agreement (Crescent Bayou, LLC project)

17. Consider approval of Letter of Intent in connection with proposed liquids terminal facility

18. Consider approval of Annual Budget for fiscal year ending July 31, 2026

19. Consider approval of Resolution nominating a candidate to serve on the Board of Directors of the Jefferson Central Appraisal District (JCAD) for 2026-2029 term of office

20. Consider adoption of Port of Port Arthur Sponsorship Policy and Procedures

21. Discuss status of legislative matters

22. Adjourn