

AGENDA

**Port Freeport
Port Commission
Regular Meeting
Thursday, January 12, 2023, 2:30 pm - 5:00 pm
In Person & Videoconference - Administration Building - 1100 Cherry Street - Freeport**

This meeting agenda with the agenda packet is posted online at www.portfreeport.com

The meeting will be conducted pursuant to Section 551.127 of the Texas Government Code titled "Videoconference Call." A quorum of the Port Commission, including the presiding officer, will be present at the Commissioner Meeting Room located at 1100 Cherry Street, Freeport, Texas. The public will be permitted to attend the meeting in person or by videoconference.

The videoconference is available online as follows:

Join Zoom Meeting

<https://us02web.zoom.us/j/89972877898?pwd=RzJZdVZhbnVhNHRySEFPOM8wLzVUQT09>

Meeting ID: 899 7287 7898

Passcode: 855972

Dial by your location

1 346 248 7799 US (Houston)

Meeting ID: 899 7287 7898

Find your local number: <https://us02web.zoom.us/j/kc9L0bhS7j>

1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Invocation.
3. Pledge of Allegiance: U.S. Flag & Texas Flag
4. Roll Call.
5. Safety Briefing.
6. Call to identify and discuss any conflicts of interest that may lead to a Commissioner abstaining from voting on any posted agenda item.
7. Public Comment. (Public comment on any matter not on this Agenda will be limited to 5 minutes per participant and can be completed in person or by videoconference)
8. Public Testimony. (Public testimony on any item on this Agenda will be limited to 3 minutes per agenda item to be addressed per participant and can be completed in person or by videoconference. The participant shall identify in advance the specific agenda item or items to be addressed.
9. Approval of minutes from the Regular Meeting held December 8, 2022.
10. Receive report from Executive Director/CEO and/or Port staff on activities and matters related to COVID-19 health safety matters, administrative affairs, financial results, facility engineering matters, operations and vessel activity, port safety matters, port security matters, Port tenant updates, USCOE, and other related port affairs.
11. Approval of the financial report for the two-month period ending November 30, 2022.
12. Receive report on the San Bernard River project and status of future maintenance.
13. Approval of a Permanent Road Access Agreement and Right-of-Way with The Dow Chemical Company.
14. Approval of a Professional Services Agreement with Freese & Nichols for the East End RIDER 37 Expansion and Gate 12 project.
15. Approval of Executive Director/CEO and Commissioners' travel for the months of January, February and March 2023.

16. Discuss and consider rules and procedures for conducting Port Commission meetings.
17. EXECUTIVE SESSION in accordance with Subchapter D of the Open Meetings Act, Texas Government Code Section 551.001, et. seq., to review and consider the following:
 - A. Under authority of Section 551.071 (Consultation with Attorney):
 1. Consultation with attorney under Government Code Section 551.071(1) (to seek or receive attorney's advice on pending or contemplated litigation).
 2. Consultation with attorney under Government Code Section 551.071(2) (to seek or receive attorney's advice on legal matters that are not related to litigation).
 - B. Under authority of Section 551.087 (Economic Development Negotiations or Incentives):
 1. To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
 2. To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).
 - C. Under authority of Section 551.072 (Deliberation of Real Property Matters) for discussion regarding:
 1. Discussion regarding the potential exchange, lease, or value of real property located in Freeport, Texas, including but not limited to the area known as the East End of Freeport and bordered by or adjacent to the following streets: FM 1495; East 2nd Street; Terminal Street and East 8th Street in Freeport, Texas.
 2. The potential purchase, exchange, lease or value of real property located at Port Freeport, including but not limited to the real property located at and contiguous to Berths 1, 2, 5, 7 and 8.
 3. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 14, 19, 27, 34 and property on Quintana Island.
18. RECONVENE OPEN SESSION:
19. Adjourn.

The Port Commission does not anticipate going into a closed session under Chapter 551 of the Texas Government Code at this meeting for any other items on the agenda, however, if necessary, the Port Commission may go into a closed session as permitted by law regarding any item on the agenda.

With this posted notice, Port Commissioners have been provided certain background information on the above listed agenda items. Copies of this information can be obtained by the public at the Port Administrative offices at 1100 Cherry Street, Freeport, TX.



Phyllis Saathoff, Executive Director/CEO
PORT FREEPORT

In compliance with the Americans with Disabilities Act, the District will provide for reasonable accommodations for persons attending its functions. Requests should be received at least 24 hours in advance.

Minutes of Port Commission Regular Meeting
December 8, 2022
In Person & Videoconference

A Regular Meeting of the Port Commission of Port Freeport was held December 8, 2022, beginning at 1:06 PM at the Administration Building, 1100 Cherry Street, Freeport, Texas.

This meeting agenda with the agenda packet is posted online at www.portfreeport.com

The meeting will be conducted pursuant to Section 551.127 of the Texas Government Code titled "Videoconference Call." A quorum of the Port Commission, including the presiding officer, will be present at the Commissioner Meeting Room located at 1100 Cherry Street, Freeport, Texas. The public will be permitted to attend the meeting in person or by videoconference.

The videoconference is available online as follows:

Join Zoom Meeting

<https://us02web.zoom.us/j/89816810878?pwd=Yk9YUWNtNm9sRVZMVkpyNWZoTnB4QT09>

Meeting ID: 898 1681 0878

Passcode: 715458

Dial by your location

+1 346 248 7799 US (Houston)

+1 301 715 8592 US (Washington DC)

Meeting ID: 898 1681 0878

Find your local number: <https://us02web.zoom.us/u/kbmxbdDmyC>

Commissioners present in person:

Mr. John Hoss, Chairman

Mr. Rudy Santos, Vice Chairman

Mr. Dan Croft, Secretary

Mr. Rob Giesecke, Asst. Secretary

Mr. Ravi Singhania, Commissioner

Mr. Shane Pirtle, Commissioner

Staff Members Present:

Mr. Grady Randle, Legal Counsel

Ms. Phyllis Saathoff, Executive Director/CEO

Mr. Rob Lowe, Director of Administration/CFO

Mr. Al Durel, Director of Operations

Mr. Mike Wilson, Director of Economic Development & Freight Mobility

Mr. Jason Hull, Director of Engineering

Mr. Jason Miura, Director of Business & Economic Development

Mr. Brandon Robertson, Network Systems Manager

Ms. Mary Campus, Controller

Ms. Christine Lewis, Safety Coordinator

Mr. Tricia Vela, Public Affairs Assistant

Mr. Nick Malambri, Engineering Specialist

Mr. Jim Perouty – Safety Technician

Also, present:

Mr. Chris Moore, Texas Port Ministry
Ms. Megan Mikutis, Randle Law Office
Mr. Geoff Bowman, Van Scoyoc
Ms. Elise Gamez, Carriage House Partners
Mr. Rick Stephanow, Gulf LNG Services
Mr. Jason Foltyn, HDR
Ms. Barbara Fratila
Mr. Sammy Chambless
Mr. Benjamin Schulze
Mr. Delger Erdenesanaa

1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Invocation – Commissioner Shane Pirtle.
3. Pledge of Allegiance – U.S. Flag and Texas Flag
4. Roll Call – Commissioner Hoss noted that all Commissioners were present in the Board Room.
5. Safety Briefing – Ms. Christine Lewis provided a safety moment regarding holiday safety. Ms. Lewis also introduced Jim Perouty who joined the Port as a part-time safety technician.
6. Call to identify and discuss any conflicts of interest that may lead to a Commissioner abstaining from voting on any posted agenda item.

There were no conflicts noted from Commissioners.

7. Public Comment – There were no public comments.
8. Public Testimony – There was no public testimony.
9. Receive update from federal consultants Van Scoyoc.

Mr. Geoff Bowman with Van Scoyoc began with a little background information stating that the Presidential budget request are due to Congress every February with this year's budget request coming in late. This has compounded the delays in completing the fiscal year 2023 budget process. The President's annual budget requests continues the bipartisan trend of neglecting assets of the Army Corps of Engineers. Congress has 12 appropriations bills they have to enact annually. The House passed 6 of the bills July 20, including the Energy and Water account that funds the Army Corps of Engineers. The Senate made their bills public in July but took no further action. Mr. Bowman noted that the House Energy and Water Bill included approximately \$90 million in what is called community project funding for the Freeport Harbor Channel Improvement Project, which was done at the request of Congressman Randy Weber. He went on to discuss the difficulty of this achievement noting that after 10

years of abdicating their article 1 constitutional obligation of directing federal investment, Congress has returned to the practice of earmarking funds for specific projects. Mr. Bowman noted that Congress and the federal government are operating under a Continuing Resolution which expires December 16. Congress continues to try and wrap up work on the FY 2023 appropriations bills which the FHCIP is a part of. Mr. Bowman also noted that we may be looking at another Continuing Resolution to get us closer to December 23, maybe December 30. He is optimistic that a full year package will be completed before the holiday if not by calendar year end.

At this time, the connection with Mr. Bowman was lost. Ms. Saathoff reported on staff's trip to Washington, DC where they had the opportunity to meet with the Assistant Secretary of the Army, Mr. Pinkham, Major General Graham, Eddie Belk - new Civil Works Director at HQ, staff from Tab Brown's office as well as legislative directors from Congressman Weber, Senator Cornyn and Senator Cruz's offices.

Mr. Bowman rejoined the meeting at this time. He anticipates the package will include earmarks, including earmarks for our project. He expressed gratitude to Congressman Weber for promoting the project. Commissioner Croft expressed his appreciation to Mr. Bowman for his effort in explaining the layers of the government to help him understand. Commissioner Singhanian also expressed his appreciation to Mr. Bowman, Ms. Saathoff, Mr. Hull and others for their efforts to obtain funding for the project. Commissioner Croft asked Mr. Bowman to explain how Management and Budget determines how the funds are spent once through the House and Senate. Mr. Bowman stated that once the House and Senate enact a full year appropriations bill, if the Port's earmark is part of that, the Corps is responsible for writing a Work Plan within 60 days that includes the earmarks for projects. The OMB does have to sign off on the Work Plan. The Corps takes approximately 30 days to develop the Work Plan, the Pentagon then reviews for about 15 days and finally the OMB receives it for review for an additional 15 days. Work Plans sometimes release prior to 60 days but rarely do they get release after the 60 days shot clock. Commissioner Pirtle inquired about the National Defense Authorization Act (NDAA) trying to get passed at \$10 million more than Senate wanted and \$20 million more than House wanted and if there will be a national impact here. Mr. Bowman stated the House may take up the NDAA as early as today with an agreement in place. He understood the biggest issue was there needed to be an agreement on mandatory vaccines for service personnel believes they have reached a compromise. He noted there is one Senate hold on NDAA but should be easily overcome and expects the NDAA to pass within the next couple of weeks. Also included in the bill is reauthorization of the MARAD programs, reauthorization of the Coast Guard programs and the Water Resources Act of 2022. The WRDA bill is also close to being approved. Ms. Saathoff noted that one of items in the WRDA bill is the continuation of construction provision that gives the Secretary of the Army temporary authority to continue with water resources projects that may exceed the cost cap because of the recent escalation in fuel and construction prices.

10. Approval of minutes from the Regular Meetings held November 17, 2022.

Ms. Saathoff noted that a minor correction was made to the minutes but otherwise are ready for approval.

A motion was made by Commissioner Giesecke to approve the minutes as presented. The motion was seconded by Commissioner Croft with all Commissioners present voting in favor of the motion.

11. Receive report from Executive Director/CEO and/or Port staff on activities and matters related to COVID-19 health safety matters, administrative affairs, financial results, facility engineering matters, operations and vessel activity, port safety matters, port security matters, Port tenant updates, USCOE, and other related port affairs.

Ms. Saathoff followed up staff's trip to WDC noting it was a productive trip with meetings well received adding that with the changes in positions, it was good to meet with the new personnel face to face. The next opportunity to interact will come at the AAPA Spring Conference in March as well as the National Waterways Legislative Conference. By this time, staff will know the total funds available for the project and the Corps will have bids in for the package as well. With regard to the bid package staff was notified that there had been delays in completing and transmitting the package to Division for review due to the size of the package. After reinstating a sense of urgency, confirmation was received the package is, as of today, at Division and is expected to take approximately 40 days to review. Ms. Saathoff also reported on the delegation who visited the Port and the Volkswagen site earlier in the week. Representatives from Volkswagen, JLL, KDC, PRP, GAC as well as the lawyers who were involved in the transaction with Volkswagen were all present for a welcome reception. Ms. Saathoff thanked staff for organizing a nice welcoming event. Commissioner Singhania and Ms. Saathoff hosted Brad Morrison from BASF for a port tour and briefing November 30. Ms. Saathoff also reported attending the BCPC Meeting and CAP Meeting. Lastly, Ms. Saathoff stated that since this is the only board meeting this month and was moved up, staff reports will be distributed prior to the Christmas holidays.

12. Receive report from Commissioners on matters related to Port Commission meetings or conferences, Port presentations and other Port related matters.

Commissioner Pirtle reported attending BCCA Meeting, attending the meeting with Riviana regarding the investigation of the recent trash bin fire, and Airport Holiday Reception.

Commissioner Singhania reported on the BASF Port visit and noted attending the Boys & Girls Club Celebration. He also reported on the planning meeting held with staff with regard to infrastructure and sustainability strategy. He also noted an upcoming AAPA POWERS Expo & Summit in January that staff and commissioners will be attending.

13. Approval of a Permanent Road Access Agreement and Right-of-Way with The Dow Chemical Company.

A motion was made by Commissioner Santos to postpone this item for consideration at the first meeting in January. The motion was seconded by Commissioner Pirtle with all Commissioners present voting in favor of the motion.

14. Approval of a Transfer of Title and Ownership Agreement with Freeport LNG to transfer title of atmospheric and oceanographic sensing assets to Port Freeport.

Mr. Hull stated that this is the equipment Freeport LNG purchased for the NOAA PORTS System. This document transfers the title and ownership to Port Freeport. The equipment monitors and predicts ocean currents as well as monitors atmospheric temperature, wind, humidity, etc. To view current conditions, you can click a button on the Port's website which takes you to the NOAA site to view real time weather in Freeport. Legal counsel has reviewed, and staff recommends approval. Commissioner Hoss also noted that this equipment assists the Brazos Pilots to safely navigate in and out of the harbor.

A motion was made by Commissioner Pirtle approve the transfer to Port Freeport. The motion was seconded by Commissioner Singhania with all Commissioners present voting in favor of the motion.

15. Approval of a Government Liaison Services Agreement with Carriage House Partners, LLC for legislative consulting services.

Ms. Saathoff stated that the contract with CHP expires at the end of the month which currently aligns with the two-year legislative cycle. Staff is seeking approval of another two-year agreement to begin January 1, 2023. CHP has requested an increase to \$5,000 per month and are currently at \$4,250. Ms. Saathoff noted that CHP has done an excellent job in assisting the Port with communications at the state level at all offices. They attend committee meetings on behalf of the Port reporting weekly during session, monthly when not in session. Additionally, they monitor legislation for the Port and help staff identify items to closely watch so there aren't unintended consequences to prevent the Port from fulfilling its responsibilities as a port authority. Staff recommends continuing with these services for another two-year period noting there is a 30-day termination notice provision in the contract should there be reason to terminate.

Commissioner Giesecke inquired whether or not the monitoring of bills could or should be managed by the Texas Ports Association. Ms. Saathoff stated that Texas Ports Association only recently hired an executive director that is still getting established and in time they will be more thoroughly able to manage it adding it's one thing to monitor for the good of all ports, but you also monitor your local area and local district. Ms. Saathoff is not confident making that recommendation at this time. Commissioner Pirtle added that CHP has been instrumental in communicating with certain legislators since they are housed in Austin and can provide feedback on behalf of the Port. Commissioner Giesecke inquired whether our peer ports have the same lobbying arrangements. Ms. Saathoff stated they do, and some have multiple firms engaged. Commissioner Giesecke referenced an email from Ms. Saathoff where she mentioned legislation regarding eminent domain, asking if it was opposing an overall bill or a tweak noting he assumed from the context, it was related to time limits on when a property is taken on how quickly it needs to be put into public use. Ms. Saathoff noted that nearly every session something comes up and the Port has to work to get language back in because they are working with federal government, projects don't move as fast as some other entities. Commissioner Giesecke also inquired where CHP gets their direction from when they lobby on behalf of the Port for or against a bill. Ms. Saathoff stated that if its time sensitive and the bill is consistent with what the Port has supported, she gives direction. With regard to the TPA legislative package on the agenda; the board will make the decision whether or not the Port supports the package or not. If something comes up the Port is not supportive of, CHP will not advocate those bills on our behalf. The Commission will know what position the Port is taking and how they are being directed. CHP is not representing any other ports and has good relationships with the other port lobbyists which is helpful in trying to reach compromises.

A motion was made by Commissioner Santos to approve the agreement. The motion was seconded by Commissioner Pirtle with all Commissioners present voting in favor of the motion.

16. Discuss and consider Texas Ports Association legislative agenda and resolution in support thereof.

Ms. Saathoff stated that legislative counsel was supposed to have all the bills back this week however they have not been received. Staff suggested postponing this agenda item to January to allow staff and Commission to see the final bills before making a decision.

A motion was made by Commissioner Singhanian to postpone this item for consideration at the first meeting in January. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

17. Discuss and consider setting the 2023 Port Commission meeting dates.

A motion was made by Commissioner Pirtle to approve the meeting dates as recommended by staff. The motion was seconded by Commissioner Singhanian with all Commissioners present voting in favor of the motion.

18. Discuss and consider rules and procedures for conducting Port Commission meetings.

Commissioner Hoss noted that a few Commissioners still have comments and questions about various segments of the procedures. He suggested discussing these items and if everyone is comfortable, vote on it. If not, it'll be postponed to the January meeting. Commissioner Pirtle started by stating that he recalled the Commission getting hung up on the term super majority. He added that if the Commission wants to do super majority, they need to be specific when it should apply and when it doesn't, just saying we want super majority could potentially put the Commission in a bind. An example is if one of the members was no longer available and the commission needed to reappoint someone new, you could end up locked in a 3-2 vote. If the Commission wants super majority with rule changes or policy changes, it needs to be specific to that. Commissioner Giesecke noted the current draft mentions it in Section 3.10 under Motion to Close Nominations, Motion to Object to Consideration of an Agenda Item and Motion to Suspend the Rules. Commissioner Pirtle doesn't have concern for super majority in those areas however he recalls discussion to go "across the board" with super majority. Commissioner Singhanian commented that he feels these rules should be adopted unanimously or by super majority because you don't want the rules to change every time the Commission changes. Second, he addressed Commissioner Pirtle's proposal for election of chair stating he liked it but would also offer another improvement when a commissioner may have a perceived conflict and must abstain but out of the five left, four have to vote yes. Commissioner Singhanian wants to see the same thing on an actual conflict adding that to make it even simpler, anything the Commission passes should get at least four votes. If a quorum isn't present, it can be postponed. He doesn't want a 3-2 vote when someone is absent because you can run into perceived problems. If two Commissioners have a conflict, the remaining four should vote. If three have a conflict, the remaining three should vote and one of the other three votes yes for it. He doesn't want to see any perception from the public and won't if we required four votes to pass anything. Again, Commissioner Pirtle stated super majority is good if voting on policy or rule changes. His concern is if you require four votes and run into a

situation where there are only five commissioners remaining, you could lock everything going forward if you always have to have four votes. Commissioner Giesecke noted that it states in Section 3.02 that for the purpose of calculating a simple majority the simple majority is four of the six Commissioners, no more no less even in consideration an abstention or absence so it takes four no matter what. If someone doesn't have a legal conflict but isn't comfortable voting on an issue, that doesn't count, you still need four votes. He noted Commissioner Pirtle's point in which you may have a vacancy, you would need to fill the vacancy and this case, a simple 3-2 majority would be appropriate to fill the position. Commissioner Hoss commented that if we added language that if you were to fill a position, you follow the same policy procedure for election. If you have one name, he doesn't see a conflict, two names, you follow same procedure when electing officers. With regard to abstention by choice, Commissioner Giesecke noted the procedures count it as a no vote but feels that giving someone a little more nuanced approach to let them to make a vote by saying they aren't going to vote either way but not necessarily count as a no vote, but it is a vote not get to the four. We should keep letting someone say, "I abstain," if they choose to abstain for whatever reason. Mr. Randle clarified that they could abstain, we cannot make them vote but the effect of an abstention that's not a legal conflict is a no vote. It's recorded as a no vote. Commissioner Giesecke's preference would be that it doesn't help you get to the four, but it can still be a non-vote. As far as passing an item, the effect is a no vote. His big concern is in the case of a legal conflict where you're saying you need four votes to pass, except in the case of a legal conflict. In a legal conflict, you go from six commissioners with one conflicted out, you reduce the number needed from four to three. Mr. Randle stated that the way Section 3.03.b is currently written, it reduces the number. Commissioner Singhanian wants it to where it never falls below a fourth vote. You can have one legal abstention and you're fine. Two legal abstentions, he still wants four votes. If there are three legal abstentions, by state law you've lost your quorum and lost your majority, therefore, all conflicts are waived, and everyone can vote. When you have two or more legal abstentions, you need to decide what vote you want to have. After further discussion, Mr. Randle stated that he will revise Section 3.03.b to read that its not reduced and four votes will always be required. If there are more than two legal conflicts of interest, you revert to state law where all conflicts are waived, and everyone votes. Commissioner Pirtle went back to Section 3.10 stating that he doesn't see a gain in any one of these three items as far as super majority being required but would like to add that if the Commission is making any change to policy or rules that it would require a super majority. Commissioner Giesecke also noted that he found Section 1.02 to be confusing where it states if the commission has less than a quorum physically present, the Port cannot transact business, and in b, it states if the remaining commissioners do not equal four (absent a legal conflict of interest). If we are going to require four votes, the "absent a legal conflict of interest" is not needed. Commissioner Croft asked for clarification on Section 3.07- multiple motions, asking if the second motion has something to do with the first motion on the floor - so the motions are related. Is that the intended purpose for the second motion? Does it need to be clarified that the second motion has to be applicable to the first motion? Mr. Randle replied that it does not and that usually the second motion is a motion to amend. Commissioner Croft also asked about Section 3.09 - Motions No Subject to Debate asking if these motions require a second vote, noting that he always heard motion to adjourn does not. Mr. Randle replied that typically they take a second, but you can change that. After a brief discussion, the Commission agreed to change Section 3.09 to read that motion to adjourn without objection. No vote necessary. Commissioner Hoss asked if there were any questions or comments related to the election process. Commissioner Giesecke suggested that in the case of a tie, rather than just having a drawing, he suggests that a second vote is taken among the highest vote getters. If there is still a tie, then you have a drawing.

A motion was made by Commissioner Singhania to postpone approval of the procedures to the first meeting in January. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

19. EXECUTIVE SESSION in accordance with Subchapter D of the Open Meetings Act, Texas Government Code Section 551.001, et. seq., to review and consider the following:

A. Under authority of Section 551.071 (Consultation with Attorney) for discussion regarding:

1. Consultation with attorney under Government Code Section 551.071(1) (to seek or receive attorney's advice on pending or contemplated litigation or a settlement offer).
2. Consultation with attorney under Government Code Section 551.071(2) (to seek or receive attorney's advice on legal matters that are not related to litigation).

B. Under authority of Section 551.087 (Economic Development Negotiations or Incentives):

1. To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
2. To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).

C. Under authority of Section 551.072 (Deliberation Concerning Real Property Matters) for discussion regarding:

1. Discussion regarding the potential exchange, lease, or value of real property located in Freeport, Texas, including but not limited to the are known as the East End of Freeport and bordered by or adjacent to the following streets: FM1495; East 2nd Street; Terminal Street and East 8th Street in Freeport, Texas.
2. The potential purchase, exchange, lease, or value of real property located at Port Freeport, including but not limited to the real property located at and contiguous to Berths 1, 2, 5,7 and 8.
3. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 14, 19, 27, 34 and property on Quintana Island.

D. Under authority of Section 551.074 (Deliberation of Personnel Matters) for discussion regarding:

1. Deliberation regarding the appointment, employment, evaluation, reassignment, duties of a public officer or employee, including but not limited to: Executive Port Director/CEO.

20. RECONVENE OPEN SESSION to review and consider the following.:

21. Discuss and consider action resulting from Executive Session for Executive Director/CEO.

Commissioner Singhania began by congratulating Ms. Saathoff on an extraordinary year and leadership in moving the Port in the very right direction. He stated the Commission

proposes granting a \$14,000 raise bringing present salary of \$248,701 to \$262,701 with car allowance remaining the same and make it retroactive to October 2, 2022.

Commissioner Hoss added that Ms. Saathoff does an excellent job.

A motion was made by Commissioner Singhania to approve the proposal by Commission. The motion was seconded by Commissioner Croft with all Commissioners present voting in favor of the motion.

22. Adjourn.

With no further business before the Commission, a motion was made by Commissioner Croft to adjourn the meeting, the motion was seconded by Commissioner Giesecke.

The meeting adjourned at 5:20 PM.

John Hoss, Chairman

Rudy Santos, Vice Chairman

Dan Croft, Secretary

Rob Giesecke, Asst. Secretary

Ravi K. Singhania, Commissioner

Shane Pirtle, Commissioner

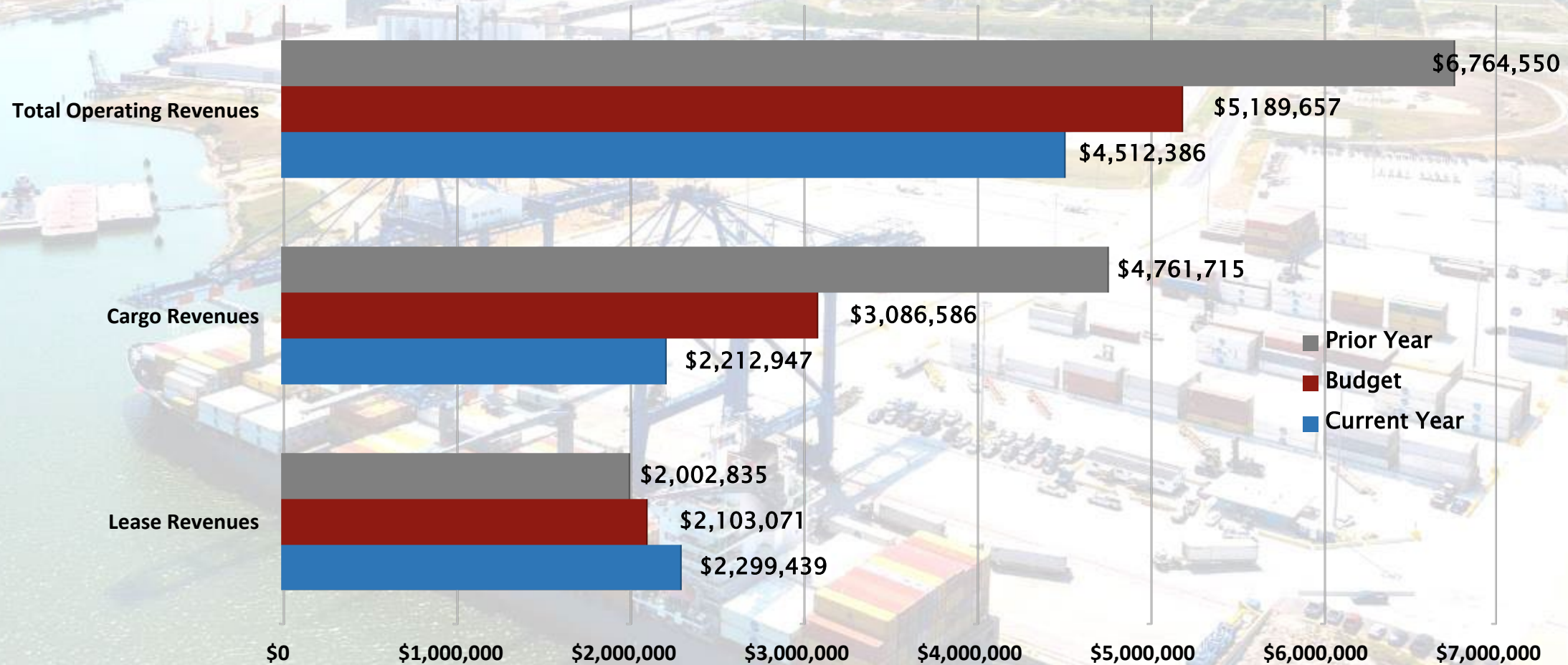


Financial Report for November 30, 2022

January 12, 2023

Rob Lowe | Chief Financial Officer

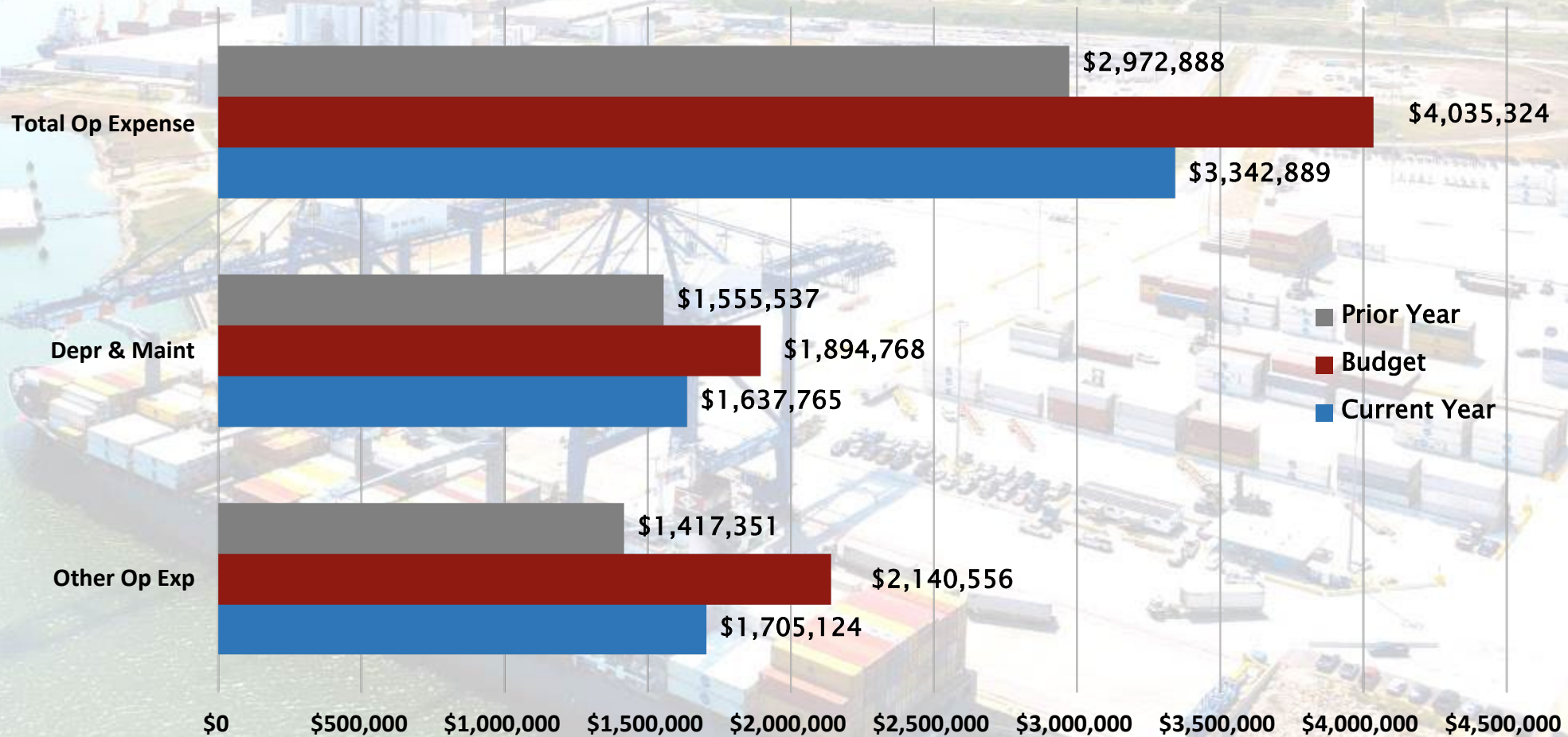
FY 2023 YTD OPERATING REVENUES



COMPARISON:

- Operating revenues are down over PY 33% and budget 13%
- Cargo revenues below PY by 54%; budget by 28%
- As compared to budget, cargo volumes are up in agriculture products, containerized cargo , ro-ro and project cargo
- Lease revenues are above PY 15% and are 9% above budget

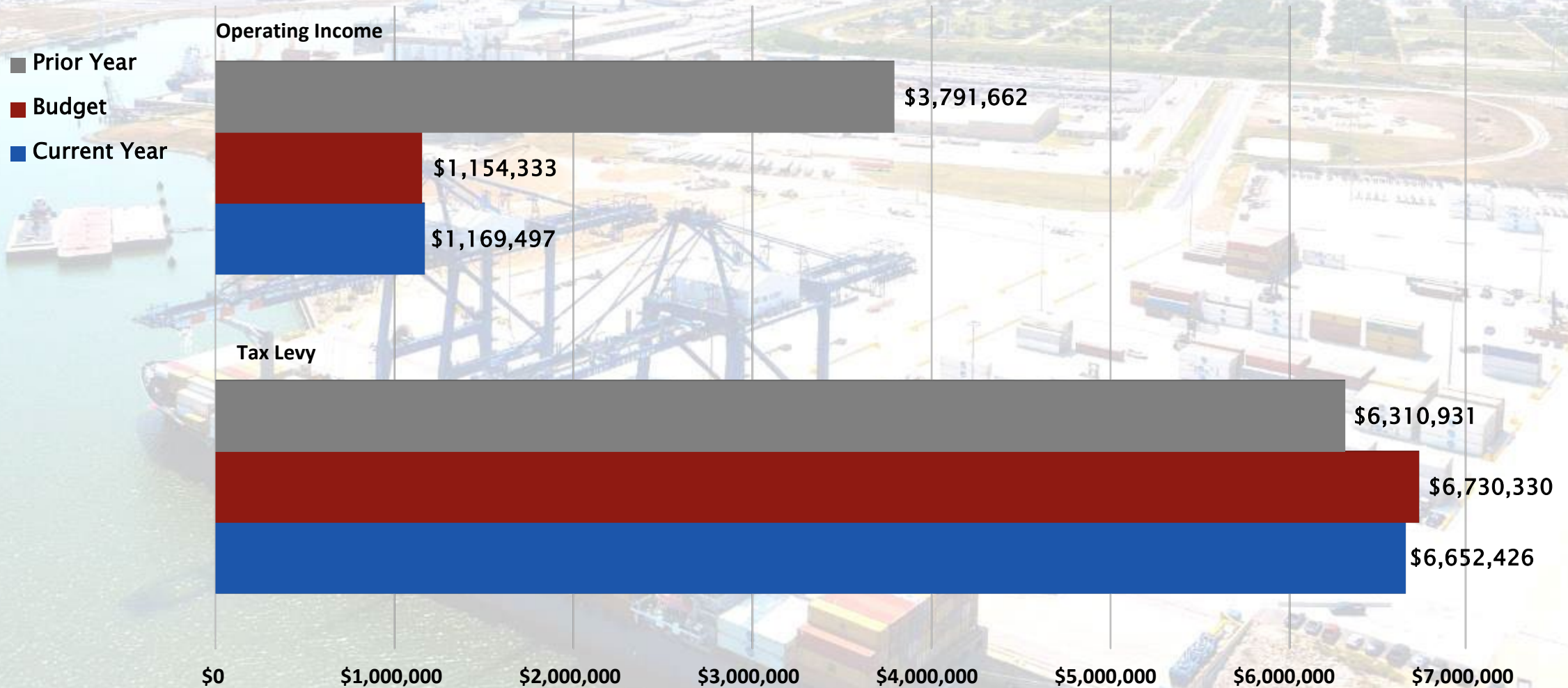
FY 2023 YTD OPERATING EXPENSE



COMPARISON:

- Total operating expenses are above prior year by 12%, below budget 17%
- Depr & maint are 5% above the PY and 14% below budget
- Other expenses are 20% above PY and below budget by 20%

FY 2023 YTD OPERATING INCOME



COMPARISON:

- Operating income is 69% below PY and above budget 1%

FY 2023 YTD CHANGE IN NET POSITION

Change in Net Position

- Non-Operating Revenue (Expense) includes Ad Valorem Taxes, Investment Income, Debt Service and Gain (Loss) on Sale of Assets
- Drivers for comparison to budget are primarily timing of capital contribution projects.

	Year To Date	YTD Budget	Total 2023 Budget
Operating Income	\$ 1,169,497	\$ 1,154,333	\$ 15,971,000
Non-Operating Revenue (Expenses)	\$ 5,492,029	\$ 5,237,796	\$ (3,136,000)
Capital Contributed (To) From Others			
Freeport Harbor Channel Improvement Project	\$ (65,000)	\$ -	\$ (60,932,700)
Grants	\$ -	\$ -	\$ 24,763,800
Emergency Recovery Efforts	\$ -	\$ -	\$ -
Change In Net Position	\$ 6,596,526	\$ 6,392,129	\$ (23,333,900)

FY 2023 YTD CASH FLOWS

<i>Cash Flow Measure</i>	<i>Current Year</i>	<i>Prior Year</i>
<i>Cash Provided by Operations</i>	\$ 2,161,414	\$ 2,412,851
<i>Cash Provided by Non-Cap Financing</i>	894,430	836,720
<i>Cash Used by Cap Financing</i>	(7,061,598)	(6,161,302)
<i>Cash Provided by Investing Activities</i>	344,380	106,778
<i>Net Increase (Decrease) in Cash</i>	(\$ 3,661,374)	(\$ 2,804,953)

COMPARISON:

- Operating cash flow is positive due to increase in operating revenues
- Cash provided from non cap financing are tax levy collections
- Capital Financing funds used for capital improvements.

FY 2023 STATISTICS

<i>Measure</i>	<i>Current Year</i>	<i>Prior Year</i>	<i>Budget</i>
<i>Operating Margin</i>	<i>26%</i>	<i>56%</i>	<i>22%</i>
<i>Current Ratio (unrestricted)</i>	<i>4.1 to 1</i>	<i>5.5 to 1</i>	<i>n/a</i>
<i>Debt to Net Assets Ratio</i>	<i>1.180 to 1</i>	<i>1.105 to 1</i>	<i>n/a</i>

ACCOUNTS RECEIVABLE AGING

<i>Year</i>	<i>0-30 days</i>	<i>31-60 days</i>	<i>61-90 days</i>	<i>Over 90 days</i>
<i>November 30, 2022 FY 2023</i>	92% \$2,594,731	6% \$166,885	1% \$26,043	1% \$31,739
<i>November 30, 2021 FY 2022</i>	87% \$4,241,473	6% \$275,788	5% \$262,410	2% \$110,188
<i>November 30, 2020 FY 2021</i>	97% \$3,397,017	0% \$12,246	2% \$54,137	1% \$39,929



Questions and Comments?

An aerial photograph of a busy port facility. In the foreground, a large container ship is docked at a pier, its deck covered with stacks of colorful shipping containers. Several large blue gantry cranes are positioned along the pier, ready for loading and unloading. The background shows various port infrastructure, including storage tanks, industrial buildings, and a baseball field. The water is a calm, light blue-green color.



PORT FREEPORTSM

1100 CHERRY ST., FREEPORT, TX 77541
(979) 233-2667 1 (800) 362-5743 FAX: (979) 373-0023

Interim Financial Report

(unaudited)

For the Period ending:

November 30, 2022

PORT COMMISSION

JOHN HOSS, CHAIRMAN; RUDY SANTOS, VICE CHAIRMAN; DAN CROFT, SECRETARY; ROB GIESECKE, ASST. SECRETARY;

RAVI K. SINGHANIA, COMMISSIONER; SHANE PIRTLE, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

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Management Narrative

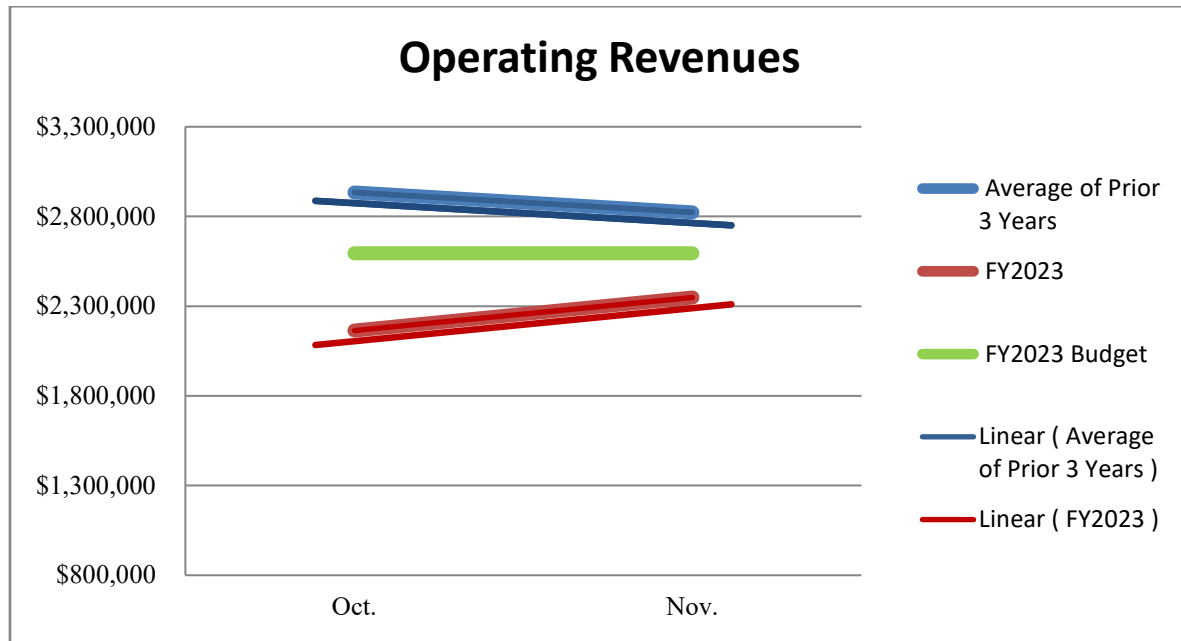
For the first two months of Fiscal Year 2023, the Port remained on a positive financial foundation with operating revenues 13% under planned levels. Further, operating expenses were under planned levels and are below budget by a factor of 17%. These factors combined have contributed to producing an operating profit of \$1,169,497 and an operating margin of 26%, which is above planned performance levels by 1% or \$15,164 and is \$2,622,165 or 69% below prior year's results.

The Port's overall position remains strong as evidenced in a current ratio (unrestricted) of 4.1 to 1, which reflects a strong liquidity position, and a debt ratio of 118.0% which is supported by our strong credit rating. The following table provides additional summary level information.

	Year to Date		Variance	% Var
	Actuals	Budget	Favorable (Unfavorable)	
Statement of Revenues, Expenses and Changes in Net Assets				
Operating revenues	\$ 4,512,386	\$ 5,189,657	\$ (677,271)	-13%
Operating expense	<u>3,342,889</u>	<u>4,035,324</u>	692,435	17%
Operating income (loss)	<u>1,169,497</u>	<u>1,154,333</u>	15,164	1%
Operating margin	25.9%	22.2%		
Net non operating revenues (expense)	5,427,029	5,237,796	189,233	4%
Capital contributions	-	-	-	0%
Net extraordinary revenue (expense)	<u>-</u>	<u>-</u>	-	0%
Change in net assets	<u>\$ 6,596,526</u>	<u>\$ 6,392,129</u>	\$ 204,397	
Balance Sheet				
Cash and cash equivalents	\$ 43,322,218	Current ratio (unrestricted) (Exclusive of GASB 87)		
Lease receivable	180,406,546			
Current unrestricted assets (less lease receivable)	47,639,079	4.1 to 1		
Total assets	689,292,392	Debt to Net Assets Ratio		
Current unrestricted liabilities	11,730,236			
Total liabilities	283,136,580	118.0%		
Deferred inflow of resources	175,560,971			
Total Net Assets	\$ 230,594,841			

The balance of this narrative provides detailed explanations and supplementary information for the variances when comparing budget to actual for the period ended November 30, 2022.

OPERATING REVENUES



Total operating revenues for the period ending November 30, 2022, are \$4,512,386. This is \$677,271 or 13% below planned levels. The following provide more specific explanations for variances in revenue:

Wharfage revenue stands at \$875,906, which is under budget by \$453,522 or 34%. The following is a brief analysis of wharfage results by cargo category:

	2 Months Budget	Year To Date	Over (Under)	% Over (Under)
Agriculture Products	\$ 43,833	\$ 51,681	\$ 7,848	18%
Bulk Aggregate	24,267	-	(24,267)	-100%
Containerized Cargo	243,960	254,417	10,457	4%
General Cargo	745,398	211,956	(533,442)	-72%
Project Cargo	-	10,410	10,410	0%
Ro-Ro Cargo	271,970	347,442	75,472	28%
Total	\$ 1,329,428	\$ 875,906	\$ (453,522)	

Dockage revenue stands at \$433,184, consistent with wharfage revenues, which is \$393,714 or 48% below budgeted levels. Year-to-date ship calls are 47 compared to a budget of 63.

Equipment use fees, stands at \$226,132, which is over budget \$8,890 or 4% due to crane and equipment usage.

Security fees, consistent with wharfage and dockage, stand at \$241,687, which is \$16,451 or 6% below budget.

Facility use fees are \$213,868. This is under budget by \$25,732 or 11% due to reduced facility usage outside of tenant leased areas and reduced rail activity.

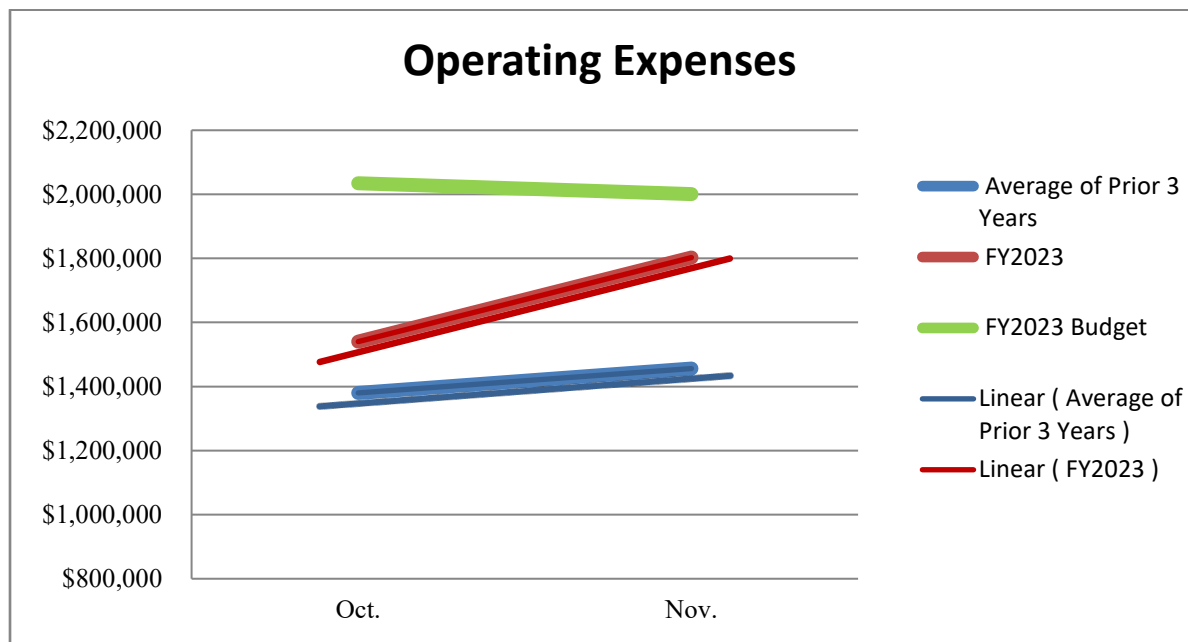
Other customer service fees (Port service charges, incidental services, customer re-bills, water, etc.) are \$221,581 which is \$6,301 or 3% above budgeted levels.

Ground leases stand at \$2,151,886, which is \$196,360 or 10% above budget levels due to increased area utilized by RoRo tenant.

Other leases are \$147,553, which is \$8 above budget levels.

Other revenue is \$589, which is above budgeted levels.

OPERATING EXPENSES



Total operating expenses are \$3,342,889, which is under budget \$692,435 or 17% for the period ended November 30, 2022. Following are more specific explanations for variances in operating expenses:

Port salaries/wages and benefits are \$668,548. This is \$299,871 or 31% less than budget. Currently, there are five vacancies and one new position not filled when compared to Fiscal Year 2023 Budget.

Professional services are \$465,203, which is under budget \$14,017 or 3%. Security services, at \$364,167 is the majority of this budget item and is 11% above budgeted levels due to additional security services needed for RoRo tenant, which is re-billed to the tenant.

Training, travel & promotional expenses are \$74,615 which is under budget \$94,616 or 56%. Following is a brief explanation of some of the sub-categories within this line item:

- Commercial advertising is \$4,104, which is below budgeted levels \$21,326 or 83% due to timing or postponement of ad development (website) services.
- Sales/promotional travel costs are \$6,834 which is under budgeted levels by \$18,515 or 73% due to timing of travel.
- Governmental relations costs are \$8,169 which is below budget by \$771 or 9% due to timing of government related travel.
- Community events are \$6,507 which is below budgeted levels \$7,233 or 52% due timing of events.
- Technical training is \$13,126 which is \$8,000 or 38% under budget due to timing or postponement of training.

Supplies are \$27,472 which is \$8,674 or 24% under budget.

Utilities at \$136,372 are under budget \$6,126 or 4%. City of Freeport is still having meter issues and therefore billing issues, so the water/sewer billing has been estimated.

Business insurance is \$258,371, which is \$4,999 or 2% below budgeted levels.

Other services and charges at \$74,543 are \$7,129 or 9% below budget.

Maintenance and repair expenses at \$153,061 are \$54,011 or 26% below budget. Following is a brief explanation of some of the repairs by facility/equipment type:

- Repairs to the Emergency Operations Building VRV (HVAC) system was \$2,030.
- Security boat repairs were \$5,100.
- Emergency repairs to the truck scale were \$18,778.
- Repairs and replacement to transit shed 3 overhead doors were \$13,875.
- Emergency repairs to the HWY 36 rail crossing were \$1,180.
- Repairs to Quintana open storage yard were \$18,781.

Depreciation expense at \$1,484,704 is \$202,992 or 12% below budget levels due to timing of additions.

Operating income is \$1,169,497 compared to a total fiscal year budget of \$15,971,000, shows a positive result for Fiscal Year 2023.

NON-OPERATING REVENUES (EXPENSES)

Ad Valorem tax collections are posted utilizing the certified appraised values less the related fees. Adjustments are made throughout the year from the tax office reports to reflect appraisal and tax office adjustments as well as prior year collections, penalty, and interest. Year to date values are \$6,652,426 compared to an annual budget of \$6,672,300.

Investment income is \$354,663 which is above budget due to change in fair market values, increased funds invested, and interest rates. Investment rates conditions are improving.

Debt interest and fees are \$1,515,060, which is \$20,526 or 1% above budgeted levels. The budget anticipated a general obligation bond issuance which has not been issued yet.

Capital Contributions to Others budget includes \$60,932,700 in contributions to the U.S. Army Corps of Engineers for the Freeport Harbor Channel Improvement Project. There has been \$65,000 in expense for this project.

Grant Revenue budgeted for the Fiscal Year 2023 is \$24,763,800. There has been no in grant revenue for Fiscal Year 2023. The grant revenue is funded on a reimbursement basis, so the capital contributions are recorded when the expenditures for each project are reported quarterly.

**PORT FREEPORT
BALANCE SHEET**

	<u>11/30/2022</u>	<u>9/30/2022</u>
ASSETS		
CURRENT ASSETS:		
CASH AND CASH EQUIVALENTS	\$ 29,349,146	\$ 34,588,852
INVESTMENTS	9,986,124	9,986,124
RECEIVABLES (net of allowance for uncollectibles):		
TRADE ACCOUNTS	2,787,838	3,475,052
PROPERTY TAXES	3,056,001	72,018
LEASE RECEIVABLE	180,406,546	180,406,546
OTHER	1,530	4,927,326
OTHER GOVERNMENTS	641,051	641,487
ACCRUED INTEREST	1,462	626
PREPAIDS	724,618	1,033,776
INVENTORY	1,091,309	1,091,309
TOTAL UNRESTRICTED CURRENT ASSETS	\$ 228,045,625	\$ 236,223,116
RESTRICTED ASSETS:		
CASH AND CASH EQUIVALENTS	13,973,072	29,895,456
INVESTMENTS	24,207,589	6,706,873
RECEIVABLES (net of allowance for uncollectibles):		
PROPERTY TAXES	2,812,722	38,709
OTHER	-	683
ACCRUED INTEREST	31,920	22,473
BOND DISCOUNTS AND ISSUANCE COSTS	6,604	6,604
TOTAL RESTRICTED ASSETS	41,031,907	36,670,798
TOTAL CURRENT ASSETS	269,077,532	272,893,914
PROPERTY, PLANT, AND EQUIPMENT:		
PROPERTY, PORT, AND FACILITIES	519,593,399	516,431,994
LESS ACCUMULATED DEPRECIATION	(99,378,539)	(97,893,835)
PROPERTY, PLANT, AND EQUIPMENT NET	420,214,860	418,538,159
TOTAL ASSETS	\$ 689,292,392	\$ 691,432,073
LIABILITIES		
CURRENT LIABILITIES:		
ACCOUNTS PAYABLE	\$ 7,546,048	\$ 12,250,775
EQUIPMENT LEASE PAYABLE	1,523,850	1,523,850
ACCRUED COMPENSATED ABSENCES	134,601	134,601
UNEARNED LEASE INCOME	2,525,737	4,236,646
TOTAL CURRENT LIABILITIES	\$ 11,730,236	\$ 18,145,872
LIABILITIES PAYABLE FROM RESTRICTED ASSETS:		
ACCRUED BOND INTEREST PAYABLE	719,982	2,910,569
BONDS PAYABLE	5,865,000	5,865,000
TOTAL CURRENT LIABILITIES FROM RESTRICTED ASSETS	6,584,982	8,775,569
NON-CURRENT LIABILITIES		
EQUIPMENT LEASE PAYABLE	1,558,990	1,558,990
BONDS PAYABLE	242,170,000	242,170,000
BOND PREMIUMS	21,092,372	21,222,354
TOTAL NON-CURRENT LIABILITIES	264,821,362	264,951,344
TOTAL LIABILITIES	\$ 283,136,580	\$ 291,872,785
DEFERRED INFLOW OF RESOURCES		
DEFERRED INFLOW OF RESOURCES	175,560,971	175,560,971
TOTAL DEFERRED INFLOW OF RESOURCES	\$ 175,560,971	\$ 175,560,971
NET ASSETS		
NET INVESTMENT IN CAPITAL ASSETS	\$ 221,198,956	\$ 219,424,654
RESTRICTED-DEBT SERVICE	16,269,840	12,959,784
RESTRICTED-CAPITAL PROJECTS (Corps)	12,346	12,346
RESTRICTED CONTRIBUTED TO OTHERS	6,404,753	6,580,882
RESERVE FOR CAPITAL IMPROVEMENTS	17,618,381	14,200,612
UNRESTRICTED DEBT CONTRIBUTED TO OTHERS	(73,187,704)	(73,574,150)
UNRESTRICTED	42,278,269	44,394,189
TOTAL NET ASSETS	\$ 230,594,841	\$ 223,998,317

PORT FREEPORT
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET ASSETS
November 30, 2022

	YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	2 MONTHS BUDGET	% OVER (UNDER)	TOTAL 2022/2023 BUDGET
OPERATING REVENUES:						
Wharfage	\$ 875,906	\$ 2,198,996	-60%	\$ 1,329,428	-34%	\$ 12,546,200
Dockage & deep water berth	433,184	1,335,668	-68%	826,898	-48%	7,743,700
Equipment & pallet use fees	226,132	175,862	29%	217,242	4%	1,303,450
Facility use fees	213,868	231,093	-7%	239,600	-11%	1,437,600
Security Fees	241,687	451,026	-46%	258,138	-6%	2,294,250
Other Customer Service Fees	221,581	367,459	-40%	215,280	3%	1,308,300
Ground leases	2,151,886	1,857,370	16%	1,955,526	10%	11,699,000
Other leases	147,553	145,465	1%	147,545	0%	885,300
GASB 87 Lease recognition	-	-	0%	-	0%	-
Other revenue	589	1,611	-63%	-	0%	25,000
Business interruption Claim	-	-	0%	-	0%	2,340,000
Total Operating Revenues	4,512,386	6,764,550	-33%	5,189,657	-13%	41,582,800
OPERATING EXPENSES:						
Port salaries/wages	482,125	435,724	11%	742,020	-35%	4,494,200
Port employee benefits	186,423	180,621	3%	226,399	-18%	1,749,800
Professional services	465,203	339,046	37%	479,220	-3%	2,948,700
Training, travel, and promotional	74,615	50,363	48%	169,231	-56%	879,900
Supplies	27,472	23,278	18%	36,146	-24%	176,200
Utilities	136,372	66,129	106%	142,498	-4%	854,900
Business Insurance	258,371	240,837	7%	263,370	-2%	1,672,300
Other services & charges	74,543	81,353	-8%	81,672	-9%	503,600
Maintenance & repair	153,061	247,099	-38%	207,072	-26%	1,225,400
Depreciation	1,484,704	1,308,438	13%	1,687,696	-12%	11,106,800
Total Operating Expenses	3,342,889	2,972,888	12%	4,035,324	-17%	25,611,800
OPERATING INCOME (LOSS)	1,169,497	3,791,662	-69%	1,154,333	1%	15,971,000
NON-OPERATING REVENUES (EXPENSES)						
Ad Valorem tax collections	6,652,426	6,310,931	5%	6,730,330	-1%	6,672,300
Investment Income	354,663	150,871	135%	2,000	17633%	10,000
Gain (loss) on sale of assets	-	-	0%	-	0%	-
Debt interest and fees	(1,515,060)	(1,567,397)	-3%	(1,494,534)	1%	(9,818,300)
CAPITAL CONTRIBUTIONS (TO) FROM OTHERS:						
Freeport Harbor Improvement Project	(65,000)	(221,583)	-71%	-	0%	(60,932,700)
OTHER:						
Total Non-Operating Revenue (Expenses)	5,427,029	4,672,822	16%	5,237,796	4%	(64,068,700)
INCOME (LOSS) BEFORE CONTRIBUTIONS AND EXTRAORDINARY EXPENSE	6,596,526	8,464,484	-22%	6,392,129	3%	(48,097,700)
CAPITAL CONTRIBUTIONS:						
Grants:						
Grants Port-Freeport	-	-	0%	-	0%	24,763,800
Total Capital Contributions-Grants	-	-	0%	-	0%	24,763,800
EXTRAORDINARY ITEM						
Emergency Recovery Efforts - Hurricane	-	(34,294)	-100%	-	0%	-
Net Extraordinary Income (Expense)	-	(34,294)	-100%	-	0%	-
CHANGE IN NET POSITION	\$ 6,596,526	\$ 8,430,190	-22%	\$ 6,392,129	3%	\$ (23,333,900)

STATEMENT OF CASH FLOWS

November 30, 2022

	YEAR TO DATE	PRIOR YEAR TO DATE
Cash Flows from Operating Activities:		
Operating Income (Loss)	\$ 1,169,497	\$ 3,791,662
Adjustments to Reconcile Operating Income (Loss) to Net Cash Flows from Operating Activities:		
Depreciation	1,484,704	1,308,438
Dredge Material Placement Fees	-	-
Change in Assets and Liabilities:		
Trade receivables	687,212	195,150
Other receivables	4,925,796	39,229
Lease Receivable	-	-
Deferred inflow of resources	-	-
Inventories	-	(18,089)
Prepaid and Other	309,841	250,671
Accounts payable	(4,704,727)	(1,733,403)
Deferred lease income	(1,710,909)	(1,420,807)
Accrued compensated absences	-	-
Total Cash Provided from (Used for) Operating Activities	<u>2,161,414</u>	<u>2,412,851</u>
Cash Flows from Non-capital Financing Activities:		
Property tax receipts	901,146	877,357
Property tax collection expense	(6,716)	(6,343)
Emergency Recovery Efforts - Disaster Related	-	(34,294)
Total Cash Provided from (Used for) Non-capital Financing Activities	<u>894,430</u>	<u>836,720</u>
Cash Flows from Capital Financing Activities:		
Principal payments under debt obligations	-	-
Interest and fees paid under debt obligations	(3,835,629)	(3,651,125)
Proceeds from sale of long-term debt obligations	-	-
Land, capital improvement, and equipment purchases	(3,161,405)	(2,299,686)
Other capital acquisition (costs) or recoveries, extraordinary	-	-
Capital contributions	(65,000)	(221,583)
Gants received	436	11,092
Proceeds from sale/disposal of capital assets	-	-
Total Cash Provided from (Used for) Capital Financing Activities	<u>(7,061,598)</u>	<u>(6,161,302)</u>
Cash Flows from Investing Activities:		
Investment earnings	344,380	106,778
Change in FMV of marketable investment securities	-	-
Total Cash Provided from (Used for) Investing Activities	<u>344,380</u>	<u>106,778</u>
Net Increase(Decrease) in Cash and Cash Equivalents	<u>(3,661,374)</u>	<u>(2,804,953)</u>
Cash and Cash Equivalents at Beginning of Period	<u>81,177,305</u>	<u>155,440,709</u>
Cash and Cash Equivalents at End of Period	<u>\$ 77,515,931</u>	<u>\$ 152,635,756</u>

NOTES TO FINANCIAL STATEMENTS

Note 1 - Accounts Receivable Aging

0 - 30 days	\$	2,594,731	92%
31 - 60 days		166,885	6%
61 - 90 days		26,043	1%
Over 90 days		31,739	1%
Allowance for uncollectibles		(31,560)	-1%
Net Trade A/R	\$	2,787,838	

Note 2 - Accounts Payable Information

Retainage Withheld	\$	6,165,052
Corps of Engineers*		620,518
Employee Payroll Related		158,292
Accounts Payable		602,186
Total A/P	\$	7,546,048

45' Project - \$620,518

Note 3 - Debt Service Information

	Original Amount of Issue	Principal Paid	Issue Outstanding
General Obligation Bonds, Series 2019	\$ 31,795,000	\$ 1,080,000	\$ 30,715,000
General Obligation Bonds, Series 2021	37,135,000	-	37,135,000
Senior Lien Revenue Refunding Bonds, Series 2013A	33,065,000	18,025,000	15,040,000
Senior Lien Revenue and Refunding Bonds, Series 2015A	39,635,000	5,510,000	34,125,000
Senior Lien Revenue and Refunding Bonds, Series 2018	32,865,000	2,180,000	30,685,000
Senior Lien Revenue and Refunding Bonds, Series 2019A	45,200,000	2,525,000	42,675,000
Senior Lien Revenue and Refunding Bonds, Series 2019B	29,480,000	1,705,000	27,775,000
Senior Lien Revenue and Refunding Bonds, Series 2021	29,885,000	-	29,885,000
2014 Equipment Lease Payable	14,100,000	11,017,160	3,082,840
Total Bonds	\$ 293,160,000	\$ 42,042,160	\$ 251,117,840

Less Current Portion of Long-Term Debt Payable	\$	7,388,850
Long-term Debt Payable	\$	243,728,990

Note 4 - Net Asset Information

A Special Reserve for Capital Improvements was created on Oct 22, 2015. A commitment was made to fund this reserve with an amount equal to the total maintenance and operations portion of the Port's tax rate.

Fiscal Year 2016 Amount Funded	\$	3,423,398
Fiscal Year 2017 Amount Funded	\$	3,570,000
Fiscal Year 2018 Amount Funded	\$	3,887,346
Fiscal Year 2019 Amount Funded	\$	4,269,552
Fiscal Year 2020 Amount Funded	\$	4,120,672
Fiscal Year 2021 Amount Funded	\$	3,981,963
Fiscal Year 2022 Amount Funded	\$	3,627,381
Fiscal Year 2023 Amount Funded	\$	3,351,718

PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
November 30, 2022

	YEAR	PRIOR YEAR	PRIOR YEAR	2	BUDGET	TOTAL
	TO-DATE	TO-DATE	% OVER (UNDER)	MONTHS BUDGET	% OVER (UNDER)	2023 BUDGET
COMMISSIONERS						
OPERATING EXPENSES:						
Port salaries/wages	\$ 9,600	\$ 9,600	0%	\$ 10,230	0%	\$ 61,400
Port employee benefits	11,906	13,074	-9%	11,846	0%	76,793
Professional services	-	-	0%	-	0%	34,300
Training, travel & promotional	8,989	3,097	190%	13,790	-35%	75,900
Supplies	-	84	-100%	80	-100%	500
Utilities	1,120	1,114	1%	1,342	-17%	8,050
Total Operating Expenses	\$ 31,615	\$ 26,969	17%	\$ 37,288	-15%	\$ 256,943

ADMINISTRATION & FOREIGN TRADE ZONE

OPERATING EXPENSES:						
Port salaries/wages	\$ 153,454	\$ 143,896	7%	\$ 278,520	-45%	\$ 1,515,900
Port employee benefits	50,435	44,651	13%	70,218	-28%	536,841
Professional services	91,441	47,256	94%	139,040	-34%	868,450
Training, travel & promotional	18,955	(24,218)	-178%	36,116	-48%	197,400
Supplies	3,129	1,980	58%	4,476	-30%	31,300
Utilities	11,747	6,188	90%	12,210	-4%	73,250
Business Insurance	258,371	240,837	7%	263,370	-2%	1,672,300
Other services & charges	53,165	62,148	-14%	59,074	-10%	359,450
Maintenance & repair	15,928	16,072	-1%	105,360	-85%	332,400
Depreciation	1,484,704	1,308,438	13%	1,687,696	-12%	11,106,800
Total Operating Expenses	\$ 2,141,329	\$ 1,847,248	16%	\$ 2,656,080	-19%	\$ 16,694,091

ENGINEERING

OPERATING EXPENSES:						
Port salaries/wages	\$ 52,494	\$ 50,937	3%	\$ 76,020	-31%	\$ 456,100
Port employee benefits	20,728	19,757	5%	23,895	-13%	177,458
Professional services	(4,256)	3,309	-229%	11,680	-136%	70,000
Training, travel & promotional	2,546	1,545	65%	5,130	-50%	29,500
Supplies	499	304	64%	990	-50%	5,950
Utilities	1,368	953	44%	1,240	10%	7,400
Other services & charges	833	-	0%	1,274	-35%	7,600
Maintenance & repair	1,159	-	0%	84	1280%	500
Total Operating Expenses	\$ 75,371	\$ 76,805	-2%	\$ 120,313	-37%	\$ 754,508

OPERATIONS

OPERATING EXPENSES:						
Port salaries/wages	\$ 203,576	\$ 169,239	20%	\$ 270,869	-25%	\$ 1,762,486
Port employee benefits	78,770	78,146	1%	86,101	-9%	687,050
Professional services	12,101	1,499	707%	-	0%	5,000
Training, travel & promotional	7,058	2,877	145%	8,085	-13%	31,000
Supplies	15,072	14,280	6%	16,984	-11%	81,450
Utilities	113,850	53,083	114%	116,526	-2%	699,150
Other services & charges	9,394	12,319	-24%	10,350	-9%	70,700
Maintenance & repair	120,279	218,570	-45%	89,642	34%	820,100
Total Operating Expenses	\$ 560,100	\$ 550,013	2%	\$ 598,557	-6%	\$ 4,156,936

PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
November 30, 2022

	YEAR	PRIOR YEAR	PRIOR YEAR	2	BUDGET	TOTAL
	TO-DATE	TO-DATE	% OVER (UNDER)	MONTHS BUDGET	% OVER (UNDER)	2023 BUDGET
BUSINESS DEVELOPMENT						
OPERATING EXPENSES:						
Port salaries/wages	\$ 46,664	\$ 45,961	2%	\$ 82,370	-43%	\$ 494,250
Port employee benefits	19,914	18,939	5%	28,590	-30%	204,321
Professional services	1,750	-	0%	-	0%	-
Training, travel & promotional	37,067	67,062	-45%	103,200	-64%	530,200
Supplies	947	394	140%	1,220	-22%	4,850
Utilities	1,333	952	40%	1,570	-15%	9,450
Other services & charges	3,158	2,797	13%	4,122	-23%	24,750
Maintenance & repair	-	-	0%	-	0%	-
Total Operating Expenses	\$ 110,833	\$ 136,105	-19%	\$ 221,072	-50%	\$ 1,267,821

PROTECTIVE SERVICES

OPERATING EXPENSES:						
Port salaries/wages	\$ 16,337	\$ 16,091	2%	\$ 24,011	-32%	\$ 204,064
Port employee benefits	4,670	6,054	-23%	5,749	-19%	67,337
Professional services	364,167	286,982	27%	328,500	11%	1,970,950
Training, travel & promotional	-	-	0%	2,910	-100%	15,900
Supplies	7,825	6,236	25%	12,396	-37%	52,150
Utilities	6,954	3,839	81%	9,610	-28%	57,600
Other services & charges	7,993	4,089	95%	6,852	17%	41,100
Maintenance & repair	15,695	12,457	26%	11,986	31%	72,400
Total Operating Expenses	\$ 423,641	\$ 335,748	26%	\$ 402,014	5%	\$ 2,481,501

CONSOLIDATED - TOTAL

OPERATING EXPENSES:						
Port salaries/wages	\$ 482,125	435,724	11%	\$ 742,020	-35%	\$ 4,494,200
Port employee benefits	186,423	180,621	3%	226,399	-18%	1,749,800
Professional services	465,203	339,046	37%	479,220	-3%	2,948,700
Training, travel & promotional	74,615	50,363	48%	169,231	-56%	879,900
Supplies	27,472	23,278	18%	36,146	-24%	176,200
Utilities	136,372	66,129	106%	142,498	-4%	854,900
Business Insurance	258,371	240,837	7%	263,370	-2%	1,672,300
Other services & charges	74,543	81,353	-8%	81,672	-9%	503,600
Maintenance & repair	153,061	247,099	-38%	207,072	-26%	1,225,400
Depreciation	1,484,704	1,308,438	13%	1,687,696	-12%	11,106,800
Total Operating Expenses	\$ 3,342,889	\$ 2,972,888	12%	\$ 4,035,324	-17%	\$ 25,611,800

PORT FREEPORT - VELASCO TERMINAL ONLY

STATEMENT OF REVENUES AND EXPENSES

November 30, 2022

	YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	2 MONTHS BUDGET	% OVER (UNDER)	TOTAL 2023 BUDGET
OPERATING REVENUES:						
Wharfage	\$ 265,249	\$ 206,798	28%	\$ 268,226	-1%	\$ 1,609,358
Dockage & deep water berth	117,679	104,692	12%	103,354	14%	620,126
Equipment & pallet use fees	193,583	159,567	21%	184,162	5%	1,104,979
Facility use fees	20,201	11,684	73%	-	0%	-
Security Fees	37,244	31,312	19%	47,522	-22%	285,134
Other Customer Service Fees	57,531	50,610	14%	73,850	-22%	443,100
Ground leases	70,049	61,323	14%	16,610	322%	99,660
Total Operating Revenues	761,536	625,986	22%	693,724	10%	4,162,357
OPERATING EXPENSES:						
Port salaries/wages	40,029	35,358	13%	37,528	7%	281,328
Port employee benefits	10,927	14,004	-22%	9,781	12%	95,899
Professional services	8,691	-	0%	-	0%	-
Training, travel, and promotional	-	-	0%	200	-100%	1,200
Supplies	55	-	0%	-	0%	-
Utilities	22,510	9,595	135%	26,076	-14%	156,450
Business Insurance	56,043	53,311	5%	61,042	-8%	393,694
Maintenance & repair	12,548	168,019	-93%	30,248	-59%	318,450
Depreciation	479,336	475,677	1%	558,696	-14%	4,332,850
Total Operating Expenses	630,139	755,964	-17%	723,571	-13%	5,579,871
OPERATING INCOME (LOSS)	131,397	(129,978)	201%	(29,847)	540%	(1,417,514)
NON-OPERATING REVENUES (EXPENSES)						
Debt interest and fees	(310,370)	(334,568)	-7%	(550,180)	-44%	(3,302,248)
Total Non-Operating Revenue (Expenses)	(310,370)	(334,568)	-7%	(550,180)	-44%	(3,302,248)
CHANGE IN NET POSITION	\$ (178,973)	\$ (464,546)	-61%	\$ (580,027)	-69%	\$ (4,719,762)

PORT FREEPORT
Port Improvement Projects Summary
November 30, 2022

Project	Contract Award	Change Orders	Total Contract	Current Year Budget	Incurred to Date FY 2023	CIP Prior Years	Incurred to Date Total	Balance to Finish
Velasco Term Phase II - Berth 8	133,856,037.88	(13,283,496.98)	120,572,540.90	23,000,000.00	2,027,238.40	105,264,205.17	107,291,443.57	13,281,097.33
EDSA	4,144,063.24	589,830.00	4,733,893.24		23,422.90	4,179,988.94	4,203,411.84	530,481.40
Construction	129,677,607.30	(13,873,326.98)	115,804,280.32		2,003,815.50	101,049,848.89	103,053,664.39	12,750,615.93
Other not in contract	34,367.34	0.00	34,367.34		0.00	34,367.34	34,367.34	0.00
RORO Ramp - Berth 8	24,921,340.40	392,100.00	25,313,440.40	0.00	970,767.05	19,519,570.24	20,490,337.29	4,823,103.11
EDSA	46,652.40	392,100.00	438,752.40		4,936.70	272,102.90	277,039.60	161,712.80
Construction	24,874,688.00	0.00	24,874,688.00		965,830.35	19,247,467.34	20,213,297.69	4,661,390.31
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
VT- North Gate Entrance	0.00	0.00	0.00	5,563,750.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
VT- Access Project	0.00	0.00	0.00	9,028,950.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
VT- Refrigerated Cross Dock	0.00	0.00	0.00	13,705,950.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Land & Improvements	115,673.54	0.00	115,673.54	4,000,000.00	115,673.54	0.00	115,673.54	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	115,673.54	0.00	115,673.54		115,673.54	0.00	115,673.54	0.00
Parcel 14 Rail Development Phase II	9,670,314.00	0.00	9,670,314.00	10,521,050.00	18,726.15	184,127.34	202,853.49	9,467,460.51
EDSA	407,412.00	0.00	407,412.00		18,726.15	184,127.34	202,853.49	204,558.51
Construction	9,262,902.00	0.00	9,262,902.00		0.00	0.00	0.00	9,262,902.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Pumpstation 1400 E Floodgate & P14 Drainage	1,440.00	0.00	1,440.00	575,000.00	0.00	1,440.00	1,440.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	1,440.00	0.00	1,440.00		0.00	1,440.00	1,440.00	0.00
M & R - Joint Repairs	0.00	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
M & R - Railroad Track Renovations	0.00	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
M & R - Roads	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Gate 8 Renovations	33,600.00	0.00	33,600.00	300,000.00	0.00	3,528.00	3,528.00	30,072.00
EDSA	33,600.00	0.00	33,600.00		0.00	3,528.00	3,528.00	30,072.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
EOC Additional Parking	0.00	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
VT Backlands Area IV	528,394.21	0.00	528,394.21	0.00	1,758.09	99,572.65	101,330.74	427,063.47
EDSA	528,388.18	0.00	528,388.18		1,758.09	99,566.62	101,324.71	427,063.47
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	6.03	0.00	6.03		0.00	6.03	6.03	0.00
Transformer Yard Replacement	4,078.00	0.00	4,078.00	200,000.00	0.00	4,078.00	4,078.00	0.00
EDSA	4,078.00	0.00	4,078.00		0.00	4,078.00	4,078.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Fence Razor Wire Upgrade	0.00	0.00	0.00	60,000.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Portwide Areas Upgrade to Concrete	0.00	0.00	0.00	3,400,000.00	0.00	0.00	0.00	0.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Inner Harbor Berth Repairs	240,300.00	0.00	240,300.00	0.00	0.00	113,950.00	113,950.00	126,350.00
EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Construction	180,500.00	0.00	180,500.00		0.00	54,150.00	54,150.00	126,350.00
Other not in contract	59,800.00	0.00	59,800.00		0.00	59,800.00	59,800.00	0.00
Total				\$ 70,424,700.00	\$ 3,134,163.23	\$ 125,190,471.40	\$ 128,324,634.63	\$ 28,155,146.42

Vendor Expenditure

Monday, November 28, 2022

Period: 10/01/22..10/31/22

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Port Freeport

FREEPORTMARY

This report also includes bank accounts that only have balances.

Bank Account: Date Filter: 10/01/22..10/31/22

Check Ledger Entry:

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
91164	10/04/22	V00007	Office Universe, Inc.	204.87	
124954		122499	Office Supplies		22.40
124955		122500	Office Supplies		1.21
124956		122506	Office Supplies		69.04
124956		122506	Office Supplies		34.53
124956		122506	Office Supplies		8.63
124956		122506	Office Supplies		34.53
124956		122506	Office Supplies		34.53
			Line Amount Total		204.87
91165	10/04/22	V00012	FedEx	184.56	
125045		122593	Commercial Events		163.06
125051		122579	Postage and Freight		7.19
125051		122579	Other Receivables-NB		14.31
			Line Amount Total		184.56
91166	10/04/22	V00026	Lowe's	626.75	
125061		122591	M&R TOE-Hyster 1050 Container Handler		18.98
125061		122591	M&R TOE-Hyster Forklift 440		18.98
125061		122591	M&R TOE-Yale Forklift		18.98
125061		122591	M&R TOE-Yale Forklift		18.98
125061		122591	M&R TOE-Yale Forklift		18.98
125061		122591	M&R TOE-Toyota Forklift		18.98
125061		122591	M&R TOE-Yard Truck-PF29		53.18
125061		122591	M&R TOE-Yard Truck-PF30		53.18
125061		122591	Maint & Repair - Pallets		189.75
125061		122591	M&R Leased Facilities-24A (Chiquita)		216.76
			Line Amount Total		626.75
91167	10/04/22	V00038	Killum Pest Control	1,109.00	
125046		122582	M&R Warehouse-Warehouse 51		329.00
125066		120372	Pest Control Services(Quarterly) Jan 2022-Dec 2022		
125066		120372	M&R Bldgs-Admin Bldg 1100 Cherry St		78.00
125066		120372	M&R Bldgs-Buildings VT Berth 7		78.00
125066		120372	M&R Bldgs-Scale House		78.00
125066		120372	M&R Bldgs-Maintenance Bldg		78.00
125066		120372	M&R Bldgs-Operations Bldg		78.00
125066		120372	M&R Transit Shed-T.S. 1		78.00
125066		120372	M&R Bldgs-Security Bldg		78.00
125066		120372	M&R Bldgs-Gate 4		78.00
125066		120372	M&R Bldgs-Gate 8-Guard Bldg		78.00
125066		120372	M&R Bldgs-Gate 14		78.00
			Line Amount Total		1,109.00
91168	10/04/22	V00046	Sprint Waste Services	471.24	
125039		122573	Contract Services		471.24
			Line Amount Total		471.24
91169	10/04/22	V00054	Summit Electric Supply	666.65	
125037		122569	M&R Terminal Facilities-Other		64.24
125038		122570	M&R Terminal Facilities-Other		43.12

Vendor Expenditure

Period: 10/01/22..10/31/22

Port Freeport

Monday, November 28, 2022

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FREEPORTMARY

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125054	122571		M&R Bldgs-Gate 4	559.29	
			Line Amount Total	666.65	
91170	10/04/22	V00062	AT&T Mobility	702.56	
125032	122587		Telephone	87.82	
125032	122587		Telephone	219.55	
125032	122587		Telephone	43.91	
125032	122587		Other Receivables	351.28	
			Line Amount Total	702.56	
91171	10/04/22	V00067	Quill Corporation	213.92	
125035	122572		Office Supplies	20.91	
125035	122572		Office Supplies	10.46	
125035	122572		Office Supplies	2.61	
125035	122572		Office Supplies	10.46	
125035	122572		Office Supplies	10.46	
125048	122596		Office Supplies	0.01	
125048	122596		Office Supplies	0.01	
125048	122596		Office Supplies	0.01	
125074	122597		Office Supplies	158.99	
			Line Amount Total	213.92	
91172	10/04/22	V00071	Verizon Wireless	382.48	
125041	122585		Telephone	62.99	
125041	122585		Telephone	129.54	
125041	122585		Telephone	189.95	
			Line Amount Total	382.48	
91173	10/04/22	V00075	Vicki L. Smith	75.00	
125073	122640		Telephone	75.00	
			Line Amount Total	75.00	
91174	10/04/22	V00083	Jason Hull	136.75	
125060	122634		Telephone	136.75	
			Line Amount Total	136.75	
91175	10/04/22	V00096	Centerpoint Energy	25.59	
125044	122598		Water & Gas	25.59	
			Line Amount Total	25.59	
91176	10/04/22	V00098	Suburban Propane	714.98	
125036	122583		Fuel/Oil	714.98	
			Line Amount Total	714.98	
91177	10/04/22	V00100	LJA Engineering Inc.	1,195.56	
125068	111718		Construction In Progress-Area 3		
125068	111718		Construction in Progress-Area-3+		
125068	111718		Construction in Progress-Area-3+		
125068	111718		Construction in Progress-Area-3+		1,195.56
125068	111718		Construction In Progress-Area 4		
125068	111718		Construction In Progress-Area 5 Phase II		
125068	111718		Construction in Progress-Area 4		
125068	111718		Balance carried over from PO# 10615		
125068	111718		Board Approved 11/14/13		
			Line Amount Total		1,195.56

Vendor Expenditure

Period: 10/01/22..10/31/22

Port Freeport

Monday, November 28, 2022

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FREEPORTMARY

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91178	10/04/22	V00106	Freese & Nichols	9,988.99	
125001	120785		Professional Services for the		9,988.99
125001	120785		Parcel 14 Rail Expansion project		
125001	120785		Project No. 22-03		
125001	120785		Board Approved 3/10/2022		
			Line Amount Total		9,988.99
91179	10/04/22	V00112	Tricia Vela	58.94	
125050	122592		Community Event-Port Golf Tournament		58.94
			Line Amount Total		58.94
91180	10/04/22	V00114	AT&T:171-799-3737 001	726.10	
125055	122595		Telephone		141.65
125055	122595		Telephone		70.87
125055	122595		Telephone		283.18
125055	122595		Telephone		17.72
125055	122595		Telephone		70.94
125055	122595		Telephone		17.72
125055	122595		Telephone		17.72
125055	122595		Telephone		35.43
125055	122595		Telephone		70.87
			Line Amount Total		726.10
91181	10/04/22	V00118	Freeport Marina	4,788.00	
125064	122577		Boat Slip for Security Boat		
125064	122577		50' Boat Slip from 10-01-2022 to 09-30-2023		4,788.00
			Line Amount Total		4,788.00
91182	10/04/22	V00189	Energia Resources, Inc.	173.00	
124967	122535		M&R TOE-Gantry Crane		173.00
			Line Amount Total		173.00
91183	10/04/22	V00200	The Chamber Brazosport Area	1,000.00	
125040	122318		Community Events		1,000.00
125040	122318		Membership Luncheon Major Sponsor		
			Line Amount Total		1,000.00
91184	10/04/22	V00210	Mimecast North America, Inc.	561.51	
125053	122580		Contract Services		561.51
			Line Amount Total		561.51
91185	10/04/22	V00228	Department of Information Resources	369.92	
124953	122505		Telephone		72.17
124953	122505		Telephone		36.10
124953	122505		Telephone		144.27
124953	122505		Telephone		9.03
124953	122505		Telephone		36.14
124953	122505		Telephone		9.03
124953	122505		Telephone		9.03
124953	122505		Telephone		18.05
124953	122505		Telephone		36.10
			Line Amount Total		369.92
91186	10/04/22	V00389	Austin Seth	316.84	
125063	122639		Sales/Promotion Travel		107.24
125063	122639		Commerical Event-JOC Breakbulk-Business Developmen		209.60
			Line Amount Total		316.84

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
91187	10/04/22	V00390	Government Finance Officers Association of Texas	80.00	
	125052	122584		Dues & Memberships & Licenses	80.00
				Line Amount Total	80.00
91188	10/04/22	V00531	Rob Lowe	83.30	
	125062	122633		Commerical Event-JOC Breakbulk-Business Developmen	83.30
				Line Amount Total	83.30
91189	10/04/22	V00582	Jimmy Johns	1,542.08	
	125072	122497		Community Event-Port Golf Tournament	1,542.08
	125072	122497		Boxed lunches include: sandwich, chips, & cookie	
	125072	122497		Price includes delivery fee	
	125072	122497		Catered for golf tournament October 17, 2022	
				Line Amount Total	1,542.08
91190	10/04/22	V00647	Exagono dba Brand Fire Texas	2,100.08	
	125056	122635		Community Event-TACFT	290.63
	125056	122635		FY2022	
	125057	122636		Community Event-TACFT	602.11
	125057	122636		FY2022	
	125058	122637		Promotional Items - Community	889.20
	125058	122637		FY2022	
	125059	122638		Community Event-Port Golf Tournament	318.14
	125059	122638		FY2023	
				Line Amount Total	2,100.08
91191	10/04/22	V00691	SCBA Sales & Rentals LLC	279.12	
	125049	122599		M&R TOE-John Deere Gator	139.56
	125049	122599		M&R TOE-Utility Mule	139.56
				Line Amount Total	279.12
91192	10/04/22	V00698	Nena's Mexican Restaurant	555.00	
	125047	122600		Community Event-Port Golf Tournament	555.00
				Line Amount Total	555.00
91193	10/04/22	V00820	ADT Commercial LLC	854.00	
	125043	122594		Badge Supplies	854.00
				Line Amount Total	854.00
91194	10/04/22	V00891	Trico Tower Service, Inc.	2,465.00	
	125070	122175		Inspection: EOC and surfside camera towers	
	125070	122175		Produce Summary Report/M&R Security Eqp.	
	125070	122175		Surfside camera tower inspection	850.00
	125070	122175		Mobilization for Surfside camera tower inspection	175.00
	125070	122175		EOC tower inspection	1,250.00
	125070	122175		Mobilization for EOC tower inspection	190.00
				Line Amount Total	2,465.00
91195	10/04/22	V00899	SETRAC	1,990.00	
	125069	122576		Stop the Bleed Kits	
	125069	122576		Large Bleed Control Kit (Bag(1), Tourniquet (4)	1,820.00
	125069	122576		Chest Seal (2), Shears (1), & Gauze (12)	
	125069	122576		Israeli Bandage (4), & Hemostatic Gauze (2)	
	125069	122576		CAT 7 Tourniquet w/Rigid Holster	122.00
	125069	122576		CAT 7 Tourniquet	48.00
				Line Amount Total	1,990.00

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
91196	10/04/22	V00903	Jones Lang LaSalle Brokerage, Inc.	180,333.00	
	125065	122632		Consultant Fees - VW-Gulf Coast Port Project	180,333.00
				Line Amount Total	180,333.00
91197	10/11/22	V00007	Office Universe, Inc.	316.24	
	125033	122568		Office Supplies	302.10
	125034	122586		Office Supplies	14.14
				Line Amount Total	316.24
91198	10/11/22	V00012	FedEx	14.50	
	125094	122641		Other Receivables-NB	7.31
	125094	122641		Postage and Freight	7.19
				Line Amount Total	14.50
91199	10/11/22	V00015	Mike Wilson	524.23	
	125113	122687		Sales/Promotion Travel	424.48
	125113	122687		Commerical Event-JOC Breakbulk-Business Developmen	99.75
				Line Amount Total	524.23
91200	10/11/22	V00021	Gulf Coast Paper Company	751.35	
	125099	122656		Office Supplies	29.60
	125114	122679		Office Supplies	721.75
				Line Amount Total	751.35
91201	10/11/22	V00032	Matheson Tri Gas	304.56	
	125112	122668		Maint and Operations Supplies	304.56
				Line Amount Total	304.56
91202	10/11/22	V00039	Brazosport Tire	2,878.76	
	125080	122659		M&R TOE-Toyota Forklift	218.12
	125081	122660		M&R TOE-Toyota Forklift	159.56
	125082	122661		M&R TOE-Toyota Forklift	194.56
	125083	122662		M&R TOE-Toyota Forklift	588.87
	125084	122663		M&R TOE-Toyota Forklift	410.06
	125085	122664		M&R TOE-Toyota Forklift	410.06
	125086	122665		M&R TOE-Toyota Forklift	170.00
	125087	122666		M&R Groundskeeping Equipment-5510 John Deere	277.47
	125088	122667		M&R TOE-Toyota Forklift	450.06
				Line Amount Total	2,878.76
91203	10/11/22	V00041	Evco Industrial Hardware	1,325.21	
	125091	122646		M&R TOE-Gantry Crane	46.33
	125091	122646		M&R TOE-Gantry Crane	46.33
	125092	122647		M&R TOE-Gantry Crane	245.74
	125092	122647		M&R TOE-Gantry Crane	245.73
	125093	122648		M&R TOE-Gantry Crane	370.54
	125093	122648		M&R TOE-Gantry Crane	370.54
				Line Amount Total	1,325.21
91204	10/11/22	V00046	Sprint Waste Services	471.24	
	125102	122672		Contract Services	471.24
				Line Amount Total	471.24
91205	10/11/22	V00049	Brazos Fasteners	17.32	
	125079	122655		M&R TOE-Street Sweeper	17.32
				Line Amount Total	17.32

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
91206	10/11/22	V00052	KM&L,LLC	8,000.00	
125067		121556	Consultant Fees - Audit		8,000.00
125067		121556	Audit Services for FYE 9/30/22		
			Line Amount Total		8,000.00
91207	10/11/22	V00054	Summit Electric Supply	1,709.47	
125104		122657	M&R Terminal Facilities-Other		999.81
125105		122658	M&R Leased Facilities-T.S. 5 Offices		666.54
125117		122688	M&R Transit Shed-T.S. 3		43.12
			Line Amount Total		1,709.47
91208	10/11/22	V00070	Darlene Winkler	17.50	
125090		122680	Community Event-Port Golf Tournament		7.50
125090		122680	Community Events		10.00
			Line Amount Total		17.50
91209	10/11/22	V00071	Verizon Wireless	151.96	
125156		122685	Telephone		75.98
125156		122685	Telephone		37.99
125156		122685	Telephone		37.99
			Line Amount Total		151.96
91210	10/11/22	V00080	On Hold Marketing Works	39.00	
125075		122673	Lease Expense		39.00
			Line Amount Total		39.00
91211	10/11/22	V00087	Payment vendor ledger entry is not found check# 91211.	0.00	
			Line Amount Total		
91212	10/11/22	V00087	Payment vendor ledger entry is not found check# 91212.	0.00	
			Line Amount Total		
91213	10/11/22	V00087	Payment vendor ledger entry is not found check# 91213.	0.00	
			Line Amount Total		
91214	10/11/22	V00087	Reliant	79,704.46	
125118		122601	Electricity		33,321.67
125119		122602	Electricity		36.32
125120		122603	Electricity		235.81
125121		122604	Electricity		173.32
125122		122605	Electricity		4,110.82
125123		122606	Electricity		973.36
125124		122607	Electricity		68.38
125125		122608	Electricity		30.20
125126		122609	Electricity		69.53
125127		122610	Electricity		4,043.23
125128		122611	Electricity		20.66
125129		122612	Electricity		737.88
125130		122613	Electricity		64.70
125131		122614	Electricity		1,037.33
125132		122615	Electricity		41.89
125133		122616	Electricity		15.01
125134		122617	Electricity		5,706.29
125135		122618	Electricity		9.20

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125136	122619		Electricity	73.68	
125137	122620		Electricity	14.25	
125138	122621		Electricity	2,405.36	
125139	122622		Electricity	6,870.82	
125140	122623		Electricity	544.00	
125141	122624		Electricity	606.60	
125142	122625		Electricity	381.57	
125143	122626		Electricity	3,348.53	
125144	122627		Electricity	59.51	
125145	122628		Electricity	26.93	
125146	122629		Electricity	13,133.19	
125147	122630		Electricity	1,186.50	
125148	122631		Electricity	357.92	
			Line Amount Total	79,704.46	
91215	10/11/22	V00095	Swisher & Swisher	1,000.00	
125152	118205		M&R Other-Mowing, Weed Control Etc	1,000.00	
125152	118205		Annual Herbicide Application for Designated Areas		
125152	118205		7/01/21 - 6/30/23		
125152	118205		Two Year Service		
			Line Amount Total	1,000.00	
91216	10/11/22	V00098	Suburban Propane	668.82	
125103	122671		Fuel/Oil	668.82	
			Line Amount Total	668.82	
91217	10/11/22	V00104	Donald Mullett	40.76	
125162	122689		M&R TOE-Gantry Crane	20.38	
125162	122689		M&R TOE-Gantry Crane	20.38	
			Line Amount Total	40.76	
91218	10/11/22	V00110	Jason Miura	120.00	
125155	122690		Flexible Spending Emp Reimbursement	120.00	
			Line Amount Total	120.00	
91219	10/11/22	V00115	AT&T:979-373-0020 6635	1,428.10	
125161	122684		Telephone	542.67	
125161	122684		Telephone	271.34	
125161	122684		Telephone	71.41	
125161	122684		Telephone	271.34	
125161	122684		Telephone	271.34	
			Line Amount Total	1,428.10	
91220	10/11/22	V00144	Naylor, LLC	2,869.00	
125159	119912		Industry Advertising		
125159	119912		AAPA 2022 - Ad Size Top Leaderboard 12 Months		
125159	119912		Industry Advertising	2,869.00	
125159	119912		AAPA 2022 Insertion Print Q1 & Q3		
125159	119912		Buyers Guide		
125159	119912		Online directory/ Buyers Guide		
125159	119912		Contract# MC-218064		
			Line Amount Total	2,869.00	
91221	10/11/22	V00168	Junior Achievement of Brazoria County, Inc.	1,000.00	
125151	122378		Community Events	1,000.00	
125151	122378		Annual Business Hall of Fame		
125151	122378		Table Sponsorship-8 seats		

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125151	122378		September 2022		
125151	122378		FY 2021-2022		
			Line Amount Total	1,000.00	
91222	10/11/22	V00178	Waypoint	2,633.11	
125042	122581		Contract Services	616.79	
125071	122362		Replacement for the old Trade Development Show		
125071	122362		Dell Latitude 5520 Laptop	1,345.71	
125071	122362		Dell Pro Slim Backpack	27.77	
125071	122362		Dell USB Slim DVD Drive		
125071	122362		VDI Project		
125107	122642		Contract Services	642.84	
			Line Amount Total	2,633.11	
91223	10/11/22	V00187	Brazoria County Septic Service	1,477.00	
125109	122670		Contract Services	1,477.00	
			Line Amount Total	1,477.00	
91224	10/11/22	V00188	Steve Alongis	140.00	
125116	122675		M&R Other-Mowing, Weed Control Etc	140.00	
			Line Amount Total	140.00	
91225	10/11/22	V00192	Glomar International, Inc.	1,218.84	
125095	122653		M&R TOE-Gantry Crane	219.73	
125095	122653		M&R TOE-Gantry Crane	219.73	
125096	122654		M&R TOE-Gantry Crane	389.69	
125096	122654		M&R TOE-Gantry Crane	389.69	
			Line Amount Total	1,218.84	
91226	10/11/22	V00193	Grainger	1,674.87	
125097	122651		M&R TOE-Gantry Crane	276.93	
125097	122651		M&R TOE-Gantry Crane	276.93	
125098	122652		M&R TOE-Gantry Crane	179.57	
125098	122652		M&R TOE-Gantry Crane	179.56	
125100	122669		M&R Bldgs-Maintenance Bldg	761.88	
			Line Amount Total	1,674.87	
91227	10/11/22	V00240	A-1 Comfort Systems	4,807.38	
125108	122683		M&R Bldgs-Gate 4	582.07	
125149	121592		A/C Compressor Crane 1 Unit 3	4,225.31	
			Line Amount Total	4,807.38	
91228	10/11/22	V00249	JOC Group Inc.	3,200.00	
125157	120156		Full Page Ad-Gulf Trade Feb 2022		
125157	120156		Full Page Ad- Top 25 NA Ports May 2022		
125157	120156		Full Page Ad-Directory June 2022		
125157	120156		Half Page Ad FTZ- August 2022		
125157	120156		Half Page Ad-Texa Ports - September 2022	3,200.00	
			Line Amount Total	3,200.00	
91229	10/11/22	V00266	Pitney Bowes, Inc. Purchase Power	222.06	
125101	122681		Postage and Freight	43.32	
125101	122681		Postage and Freight	21.67	
125101	122681		Postage and Freight	86.60	
125101	122681		Postage and Freight	5.42	
125101	122681		Postage and Freight	21.70	
125101	122681		Postage and Freight	5.42	
125101	122681		Postage and Freight	5.42	

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125101	122681		Postage and Freight		10.84
125101	122681		Postage and Freight		21.67
			Line Amount Total		222.06
91230	10/11/22	V00345	Certified Laboratories	432.02	
125089	122650		M&R TOE-Gantry Crane		216.01
125089	122650		M&R TOE-Gantry Crane		216.01
			Line Amount Total		432.02
91231	10/11/22	V00365	Bill Spitzer & Associates	350.00	
125078	122649		M&R TOE-Gantry Crane		175.00
125078	122649		M&R TOE-Gantry Crane		175.00
			Line Amount Total		350.00
91232	10/11/22	V00391	Texas Department of Licensing and Regulation	20.00	
125076	122678		M&R Bldgs-Security Bldg		20.00
			Line Amount Total		20.00
91233	10/11/22	V00405	SLS Rigging LLC	10,446.00	
125153	122139		M&R TOE-Gantry Crane		5,223.00
125153	122139		M&R TOE-Gantry Crane		5,223.00
125153	122139		12 Pipe clamps with slap plates		
125153	122139		Galvanized and safety yellow coating		
125153	122139		Includes delivery		
			Line Amount Total		10,446.00
91234	10/11/22	V00517	Covenant K9 Detection Services	7,350.00	
125150	119365		Security Service Fees		7,350.00
125150	119365		Day Rate for K9 Detection Services (6 hours / Day		
125150	119365		October 2021 - September 2022		
125150	119365		Board Approved 9/23/2021		
			Line Amount Total		7,350.00
91235	10/11/22	V00668	DARE Capital Partners, LLC	3,109.14	
125110	122645		M&R Other-Mowing, Weed Control Etc		1,289.35
125110	122645		Contract Labor Expense		159.04
125111	122644		M&R Other-Mowing, Weed Control Etc		1,352.61
125111	122644		Contract Labor Expense		308.14
			Line Amount Total		3,109.14
91236	10/11/22	V00788	Montrose Environmental Solutions	2,553.75	
125158	120786		Professional Services for the		2,553.75
125158	120786		2022 Environmental Regulatory Compliance Services		
125158	120786		Project No. 22-05		
125158	120786		Board Approved 3/10/2022		
			Line Amount Total		2,553.75
91237	10/11/22	V00808	Whitener Enterprises Inc.	3,295.40	
125154	122494		600 Gallons of Unleaded Gasoline		1,824.00
125154	122494		400 Gallons of Diesel		1,471.40
			Line Amount Total		3,295.40
91238	10/11/22	V00864	Visual Edge IT	108.81	
125106	122643		Contract Services		108.81
			Line Amount Total		108.81
91239	10/11/22	V00872	Stericycle, Inc	275.56	
125115	122682		Office Supplies		53.77
125115	122682		Office Supplies		26.88

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	
	125205	112704		Retainage Payable	-162,534.83
				Line Amount Total	3,548,002.27
91243	10/18/22	V00001	Norma Cheline	1,300.00	
	125245	119523		Renewal of Storage Building Lease	1,300.00
	125245	119523		January 1, 2022 to December 31, 2022	
				Line Amount Total	1,300.00
91244	10/18/22	V00005	Phyllis Saathoff	1,697.07	
	125207	122734		Telephone	136.75
	125207	122734		Sales/Promotion Travel	55.23
	125207	122734		Commercial Events	1,344.47
	125207	122734		Commerical Event-JOC Breakbulk-Business Developmen	160.62
				Line Amount Total	1,697.07
91245	10/18/22	V00006	Michaela Bevers	75.00	
	125166	122731		Telephone	75.00
				Line Amount Total	75.00
91246	10/18/22	V00009	Williams Diesel, Inc	243.88	
	125178	122692		M&R Groundskeeping Equipment-5510 John Deere	112.16
	125179	122693		M&R Security Equipment-SeaArk Commander Boat	30.26
	125180	122694		M&R TOE-Street Sweeper	101.46
				Line Amount Total	243.88
91247	10/18/22	V00010	Specialties Company	94.75	
	125192	122705		M&R TOE-Gantry Crane	26.99
	125192	122705		M&R TOE-Gantry Crane	26.98
	125222	122749		M&R Bldgs-Maintenance Bldg	40.78
				Line Amount Total	94.75
91248	10/18/22	V00011	Gulftex Vending	44.58	
	125216	122712		Office Supplies	16.98
	125216	122712		Office Supplies	8.49
	125216	122712		Office Supplies	2.12
	125216	122712		Office Supplies	8.50
	125216	122712		Office Supplies	8.49
				Line Amount Total	44.58

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
91249	10/18/22	V00021	Gulf Coast Paper Company	1,017.51	
125187		122701	Office Supplies		903.75
125189		122730	Office Supplies		113.76
			Line Amount Total		1,017.51
91250	10/18/22	V00030	Girouard's Ace Hardware	897.30	
125243		122746	M&R Warehouse-WH51 Sprinkler System		111.99
125243		122746	Maint and Operations Supplies		15.98
125243		122746	M&R Warehouse-WH51 Sprinkler System		76.92
125243		122746	M&R Other-Mowing, Weed Control Etc		4.36
125243		122746	M&R Warehouse-Warehouse 51		90.83
125243		122746	M&R Bldgs-Gate 4		11.97
125243		122746	M&R Bldgs-Operations Bldg		28.48
125243		122746	M&R TOE-Taylor Generator #11878		120.98
125243		122746	Maint and Operations Supplies		-63.98
125243		122746	M&R Warehouse-WH51 Sprinkler System		45.58
125243		122746	M&R Leased Facilities-Other		22.30
125243		122746	M&R TOE-Taylor Generator #11878		3.08
125243		122746	M&R Docks-Dock Berth 7-VT		12.30
125243		122746	M&R Docks-Dock Berth 7-VT		14.57
125243		122746	M&R TOE-John Deere Gator		6.91
125243		122746	M&R TOE-General Terminal Ops Equip & Tools		10.99
125243		122746	M&R Bldgs-Admin Bldg 1100 Cherry St		187.96
125243		122746	M&R Leased Facilities-Other		17.99
125243		122746	M&R TOE-Toyota Forklift		8.69
125243		122746	M&R TOE-Street Sweeper		5.28
125243		122746	M&R Leased Facilities-Other		12.97
125243		122746	M&R Warehouse-Warehouse 51		99.47
125243		122746	M&R Bldgs-Gate 8-Guard Bldg		29.32
125243		122746	Maint and Operations Supplies		22.36
			Line Amount Total		897.30
91251	10/18/22	V00031	Culligan Water Systems	530.53	
125198		122258	Annual Contract for maintenance, filters, and		
125198		122258	cartridges to portable water supply		
125198		122258	M&R Bldgs-Operations Bldg		347.99
125198		122258	M&R Bldgs-Buildings VT Berth 7		91.27
125198		122258	M&R Transit Shed-T.S. 1		91.27
			Line Amount Total		530.53
91252	10/18/22	V00041	Evco Industrial Hardware	913.95	
125183		122703	M&R TOE-General Terminal Ops Equip & Tools		34.51
125184		122704	M&R TOE-Gantry Crane		92.77
125184		122704	M&R TOE-Gantry Crane		92.76
125218		122748	M&R TOE-General Terminal Ops Equip & Tools		693.91
			Line Amount Total		913.95
91253	10/18/22	V00043	Union Pacific Railroad Company	5,100.00	
125241		122713	Other Receivables		5,100.00
			Line Amount Total		5,100.00
91254	10/18/22	V00046	Sprint Waste Services	604.90	
125169		122710	Contract Services		214.12
125169		122710	Contract Services		170.82
125170		122711	Contract Services		219.96
			Line Amount Total		604.90

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91255	10/18/22	V00049	Brazos Fasteners	119.34	
125164		122695	M&R TOE-Gantry Crane		41.02
125164		122695	M&R TOE-Gantry Crane		41.02
125181		122696	M&R TOE-Street Sweeper		7.76
125182		122697	M&R TOE-Gantry Crane		14.77
125182		122697	M&R TOE-Gantry Crane		14.77
			Line Amount Total		119.34
91256	10/18/22	V00054	Summit Electric Supply	1,399.45	
125193		122706	M&R Transit Shed-T.S. 1		331.44
125194		122707	M&R Transit Shed-T.S. 3		153.60
125215		122708	M&R Bldgs-Gate 4		35.00
125223		122737	M&R Leased Facilities-Other		424.65
125224		122740	M&R Leased Facilities-Other		18.40
125237		122738	M&R Leased Facilities-Other		63.50
125238		122739	M&R Leased Facilities-Other		372.86
			Line Amount Total		1,399.45
91257	10/18/22	V00055	Jesse Hibbetts	560.59	
125227		122744	Commercial Event-JOC Breakbulk-Operations		560.59
			Line Amount Total		560.59
91258	10/18/22	V00058	Ravi K. Singhania	279.50	
125167		122733	Community Events		213.25
125167		122733	Commerical Event-JOC Breakbulk-Business Developmen		66.25
			Line Amount Total		279.50
91259	10/18/22	V00077	Brookside Equipment	285.67	
125217		122750	M&R Groundskeeping Equipment-5510 John Deere		66.39
125230		122751	M&R Groundskeeping Equipment-5510 John Deere		219.28
			Line Amount Total		285.67
91260	10/18/22	V00091	Wells Fargo	22,966.44	
125242		122763	Other Accounts Payable (JE)		22,966.44
			Line Amount Total		22,966.44
91261	10/18/22	V00097	Comcast Business	2,588.50	
125232		122758	Contract Services		2,588.50
			Line Amount Total		2,588.50
91262	10/18/22	V00101	Payment vendor ledger entry is not found check# 91262.	0.00	
			Line Amount Total		
91263	10/18/22	V00101	Sunstates Security, LLC	77,613.02	
125172		122715	Security Service Fees		200.57
125173		122716	Security Service Fees		604.31
125174		122718	Security Service Fees		986.34
125175		122720	Security Service Fees		705.41
125176		122721	Security Service Fees		949.75
125177		122723	Security Service Fees		934.28
125195		122726	Security Service Fees		121.68
125196		122728	Security Service Fees		977.67
125210		122717	Security Service Fees		34,961.88
125211		122719	Security Service Fees		2,443.68
125212		122722	Security Service Fees		33,573.29

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125214	122725		Security Service Fees	1,154.16	
			Line Amount Total	77,613.02	
91264	10/18/22	V00106	Freese & Nichols	23,092.95	
125199	120785		Professional Services for the	23,092.95	
125199	120785		Parcel 14 Rail Expansion project		
125199	120785		Project No. 22-03		
125199	120785		Board Approved 3/10/2022		
			Line Amount Total	23,092.95	
91265	10/18/22	V00108	Rudy R. Santos	585.08	
125168	122732		Commerical Event-JOC Breakbulk-Business Developmen	585.08	
			Line Amount Total	585.08	
91266	10/18/22	V00159	Principal Life Insurance-PLIC-SBD Grand Island	4,189.91	
125228	122762		Group Vision Insurance	73.68	
125228	122762		Group Vision Insurance	51.57	
125228	122762		Group Vision Insurance	140.79	
125228	122762		Group Vision Insurance	3.03	
125228	122762		Group Vision Insurance	61.23	
125228	122762		Group Vision Insurance	13.02	
125228	122762		Group Vision Insurance	12.08	
125228	122762		Group Vision Insurance	48.32	
125228	122762		Group Vision Insurance	25.14	
125228	122762		Group Vision Insurance	39.49	
125228	122762		Group Vision Insurance	25.14	
125228	122762		Other Receivables-Kresta	12.08	
125228	122762		Group Dental Insurance	375.40	
125228	122762		Group Dental Insurance	246.12	
125228	122762		Group Dental Insurance	676.41	
125228	122762		Group Dental Insurance	12.99	
125228	122762		Group Dental Insurance	292.23	
125228	122762		Group Dental Insurance	67.03	
125228	122762		Group Dental Insurance	51.43	
125228	122762		Group Dental Insurance	231.22	
125228	122762		Group Dental Insurance	123.26	
125228	122762		Group Dental Insurance	190.41	
125228	122762		Group Dental Insurance	123.26	
125228	122762		Other Receivables-Kresta	51.43	
125236	122761		Group Life Insurance	297.34	
125236	122761		Group Life Insurance	136.53	
125236	122761		Group Life Insurance	352.96	
125236	122761		Group Life Insurance	11.04	
125236	122761		Group Life Insurance	119.23	
125236	122761		Group Life Insurance	50.05	
125236	122761		Group Life Insurance	29.44	
125236	122761		Group Life Insurance	94.21	
125236	122761		Group Life Insurance	46.73	
125236	122761		Group Life Insurance	105.62	
			Line Amount Total	4,189.91	
91267	10/18/22	V00175	Gulf Machine Services	630.00	
125190	122702		M&R TOE-Gantry Crane	630.00	
			Line Amount Total	630.00	

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	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
91268	10/18/22	V00178	Waypoint	1,279.00	
	125239	122742		Contract Services	1,279.00
				Line Amount Total	1,279.00
91269	10/18/22	V00181	Canon Solutions America, Inc.	170.24	
	125231	122757		Maint & Repair - Office Equipment	170.24
				Line Amount Total	170.24
91270	10/18/22	V00185	Newbart Products, Inc.	450.00	
	125219	122735		Badge Supplies	198.00
	125220	122736		Badge Supplies	197.00
	125221	122741		Badge Supplies	55.00
				Line Amount Total	450.00
91271	10/18/22	V00187	Brazoria County Septic Service	1,688.00	
	125229	122754		Contract Services	1,688.00
				Line Amount Total	1,688.00
91272	10/18/22	V00193	Grainger	677.23	
	125165	122699		M&R TOE-Gantry Crane	45.30
	125165	122699		M&R TOE-Gantry Crane	45.30
	125185	122698		M&R TOE-Gantry Crane	39.36
	125185	122698		M&R TOE-Gantry Crane	39.35
	125186	122700		M&R Transit Shed-T.S. 1	507.92
				Line Amount Total	677.23
91273	10/18/22	V00200	The Chamber Brazosport Area	400.00	
	125077	122674		Dues & Memberships & Licenses	400.00
				Line Amount Total	400.00
91274	10/18/22	V00219	Toyotalift of Houston	647.85	
	125226	122752		M&R TOE-Toyota Forklift	647.85
				Line Amount Total	647.85
91275	10/18/22	V00250	Lincoln National Life Insurance Company	4,046.67	
	125235	122759		Retirement Expense	312.38
	125235	122759		Retirement Expense	136.16
	125235	122759		Retirement Expense	505.53
	125235	122759		Retirement Expense	11.13
	125235	122759		Retirement Expense	107.22
	125235	122759		Retirement Expense	37.10
	125235	122759		Retirement Expense	68.64
	125235	122759		Retirement Expense	53.43
	125235	122759		Retirement Expense	37.10
	125244	122760		Group STD Insurance	289.34
	125244	122760		Group STD Insurance	176.16
	125244	122760		Group STD Insurance	555.49
	125244	122760		Group STD Insurance	17.83
	125244	122760		Group STD Insurance	137.98
	125244	122760		Group STD Insurance	51.60
	125244	122760		Group STD Insurance	47.63
	125244	122760		Group STD Insurance	131.83
	125244	122760		Group STD Insurance	75.18
	125244	122760		Group LTD Insurance	93.09
	125244	122760		Group LTD Insurance	247.65
	125244	122760		Group LTD Insurance	145.17

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125244	122760		Group LTD Insurance	371.31	
125244	122760		Group LTD Insurance	10.78	
125244	122760		Group LTD Insurance	136.05	
125244	122760		Group LTD Insurance	48.65	
125244	122760		Group LTD Insurance	28.80	
125244	122760		Group LTD Insurance	91.97	
125244	122760		Group LTD Insurance	45.44	
125244	122760		Group LTD Insurance	76.03	
			Line Amount Total	4,046.67	
91276	10/18/22	V00400	Four Seasons Hotel	15,107.50	
125200	121278		Commerical Event-JOC Breakbulk-Business Developmen	14,042.50	
125200	121278		Audio Visual Charges	1,065.00	
125200	121278		Breakbulk Americas Customer Appreciation Reception		
125200	121278		9/28/2022 Toro Toro Event Space		
			Line Amount Total	15,107.50	
91277	10/18/22	V00413	PBK	3,528.00	
125206	122113		Construction in Progress	3,528.00	
125206	122113		Professional Services for Gate 8		
125206	122113		Guardhouse Expansion - Project No. 22-07		
125206	122113		Board Approved: 07/28/2022		
			Line Amount Total	3,528.00	
91278	10/18/22	V00426	Southern Publishing	550.00	
125191	122691		Community Advertising	550.00	
			Line Amount Total	550.00	
91279	10/18/22	V00452	Breakbulk US OPCI Inc.	3,100.00	
125197	121886		Breakbulk Full Page ad in Sep across from TOC		
125197	121886		first 3 pages of edition to FY 2022		
125197	121886		Industry Advertising-September FY 2022	3,100.00	
125197	121886		Proprietary Vendor		
			Line Amount Total	3,100.00	
91280	10/18/22	V00608	Economic Development Alliance for Brazoria Countv	130.00	
125234	122743		Community Events	90.00	
125234	122743		Community Events	40.00	
			Line Amount Total	130.00	
91281	10/18/22	V00660	PCG - Portal Crane	4,875.00	
125208	120691		Spreader Light Bar-ABC-16E	885.00	
125208	120691		Spreader Light Bar-ABC-16E	885.00	
125208	120691		Spreader Light Bar-ABC-16C	1,011.00	
125208	120691		Spreader Light Bar-ABC-16C	1,011.00	
125208	120691		Freight	429.00	
125208	120691		Freight	429.00	
125208	120691		Outbound Freight	112.50	
125208	120691		Outbound Freight	112.50	
125208	120691		Quotation# Q22060-KK(Rev.1)		
			Line Amount Total	4,875.00	
91282	10/18/22	V00663	B&K Motor Parts, Inc	2,116.24	
125240	122745		M&R TOE-Street Sweeper	545.02	
125240	122745		M&R Vehicles-Chevy Tahoe	322.49	
125240	122745		Maint and Operations Supplies	179.78	
125240	122745		M&R Vehicles-Nissan Rogue	100.64	

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125240	122745		M&R Groundskeeping Equip Zero Turn 61" Mower	218.38	
125240	122745		Maint and Operations Supplies	75.57	
125240	122745		M&R TOE-JLG 80 HX Manlift	287.64	
125240	122745		M&R Vehicles-Chevy Tahoe	302.38	
125240	122745		M&R TOE-Taylor Generator #12350	84.34	
			Line Amount Total	2,116.24	
91283	10/18/22	V00668	DARE Capital Partners, LLC	1,748.40	
125233	122753		M&R Other-Mowing, Weed Control Etc	1,271.28	
125233	122753		Contract Labor Expense	477.12	
			Line Amount Total	1,748.40	
91284	10/18/22	V00770	UniFirst Holdings Inc.	521.96	
125213	117829		Annual Contract - Ops Employees uniforms, mats		
125213	117829		towels, soap etc.		
125213	117829		Maint and Operations Supplies		
125213	117829		Other Receivables		
125213	117829		Other Receivables	55.36	
125213	117829		M&R Bldgs-Operations Bldg		
125213	117829		Annual Contract - EOC mats, soap etc.		
125213	117829		M&R Bldgs-Security Bldg		
125213	117829		M&R Bldgs-Security Bldg		
125213	117829		Annual Contract - Admin mats, soap etc.		
125213	117829		M&R Bldgs-Admin Bldg 1100 Cherry St		
125213	117829		M&R Bldgs-Security Bldg		
125213	117829		M&R Bldgs-Operations Bldg		
125213	117829		Other Receivables		
125213	117829		Maint and Operations Supplies		
125213	117829		3Year Agreement Effective June 2021 - May 2023		
125213	117829		M&R Bldgs-Admin Bldg 1100 Cherry St		
125213	117829		CHANGE ORDER #1		
125213	117829		2% Annual Increase based on BuyBoard - No auto		
125213	117829		Maint and Operations Supplies		
125213	117829		renewal after the end of Year 3		
125213	117829		Year 1 of 3 Year Agreement June 2021 - May 2022		
125213	117829		Maint and Operations Supplies		
125213	117829		Maint and Operations Supplies		
125213	117829		Maint and Operations Supplies		
125213	117829		Maint and Operations Supplies	466.60	
			Line Amount Total	521.96	
91285	10/18/22	V00821	Summit Fire & Security	2,066.94	
125171	122709		M&R Bldgs-Admin Bldg 1100 Cherry St	615.00	
125209	121855		EOC-inspection of fire system		
125209	121855		T.S. 3-Inspection of 12 Dry Pipe sprinkler systems		
125209	121855		T.S. 1-Inspection of 5 Dry Pipe sprinkler systems		
125209	121855		M&R Transit Shed-T.S. Sprinkler System		
125209	121855		Chi- Inspection of 2 Dry Pipe Sprinkler systems		
125209	121855		B51 -Inspection of Dry Pipe sprinkler systems		
125209	121855		B52 -Inspection of Dry Pipe sprinkler systems		
125209	121855		B51/52 Inspection of Fire Alarm system		
125209	121855		B51/52 Inspection of 14 fire hoses/valves		
125209	121855		Admin- Inspection Dry Pipe sprinkler system		
125209	121855		Admin- Inspection of 3 wet sprinkler systems		
125209	121855		Inspection of Fire Alarm system		

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125209	121855		3 Annual Fire Pump/flow Test		
125209	121855		Inspection of 175 fire extinguishers		750.00
125209	121855		Annual- fire/water/alarm/extinguisher inspection		
125225	122756		M&R Transit Shed-T.S. Sprinkler System		701.94
			Line Amount Total		2,066.94
91286	10/25/22	V00085	Moffatt & Nichol	47,220.90	
125203	117346		Construction in Progress		22,562.80
125203	117346		Velasco Terminal Ro/Ro Ramp @ Berth8		
125203	117346		Board Approved 3/25/2021		
125202	109484		Professional Services for the Velasco Terminal		
125202	109484		Berths 8 & 9		
125202	109484		Construction in Progress		24,658.10
125202	109484		Board Approved 1/24/19		
125202	109484		Change Order #1		
125202	109484		Construction in Progress		
125202	109484		Board Approved 1/28/2021		
			Line Amount Total		47,220.90
91287	10/25/22	V00107	HDR, Inc	146,500.00	
125201	114861		FHIP Reach 1		146,500.00
125201	114861		FHIP - Reach 4		
125201	114861		Professional Services for the FHCIP Reach 1 & 4		
125201	114861		Project No. 20-06		
125201	114861		Board Approved 6/25/2020		
125201	114861		2019 GO Bond		
125201	114861		Other Accounts Payable (JE)		
			Line Amount Total		146,500.00
91288	10/25/22	V00001	Norma Cheline	1,300.00	
125281	119523		Renewal of Storage Building Lease		1,300.00
125281	119523		January 1, 2022 to December 31, 2022		
			Line Amount Total		1,300.00
91289	10/25/22	V00004	City of Freeport	1,510.72	
125282	122816		Water & Gas		180.58
125311	122830		Water & Gas		494.01
125312	122831		Water & Gas		85.69
125313	122832		Water & Gas		68.24
125314	122833		Water & Gas		682.20
			Line Amount Total		1,510.72
91290	10/25/22	V00010	Specialties Company	54.74	
125262	122801		M&R Bldgs-Maintenance Bldg		54.74
			Line Amount Total		54.74
91291	10/25/22	V00012	FedEx	19.68	
125253	122781		Postage and Freight		7.19
125253	122781		Postage and Freight		12.49
			Line Amount Total		19.68
91292	10/25/22	V00014	Al Durel	1,560.00	
125286	122822		Flexible Spending Emp Reimbursement		1,560.00
			Line Amount Total		1,560.00
91293	10/25/22	V00023	Patrick's Enterprises, Inc.	8.00	
125257	122770		M&R Transit Shed-T.S. 3		8.00
			Line Amount Total		8.00

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91294	10/25/22	V00040	The Brazosport Facts	1,714.24	
125268	122779		Subscriptions	234.00	
125320	122837		Community Advertising	226.00	
125320	122837		M&R Leased Facilities-Dole	308.40	
125320	122837		Legal Fees	304.57	
125320	122837		M&R Parcel 14 Rail	641.27	
			Line Amount Total	1,714.24	
91295	10/25/22	V00041	Evco Industrial Hardware	524.77	
125251	122798		M&R Warehouse-Warehouse 51	125.54	
125252	122800		M&R TOE-Gantry Crane	109.95	
125252	122800		M&R TOE-Gantry Crane	109.95	
125272	122799		Maint and Operations Supplies	43.80	
125299	122826		M&R TOE-Gantry Crane	67.77	
125299	122826		M&R TOE-Gantry Crane	67.76	
			Line Amount Total	524.77	
91296	10/25/22	V00043	Union Pacific Railroad Company	2,000.00	
125306	122764		Other Receivables	2,000.00	
			Line Amount Total	2,000.00	
91297	10/25/22	V00054	Summit Electric Supply	807.95	
125264	122774		M&R Transit Shed-T.S. 1	92.84	
125265	122775		M&R Transit Shed-T.S. 1	697.17	
125266	122803		M&R Warehouse-Warehouse 51	17.94	
			Line Amount Total	807.95	
91298	10/25/22	V00055	Jesse Hibbetts	235.55	
125273	122780		Sales/Promotion Travel	235.55	
			Line Amount Total	235.55	
91299	10/25/22	V00066	The Wilderness Golf Club	7,475.00	
125304	122082		Charitable Golf Tournament -October 17,2022		
125304	122082		Community Event-Port Golf Tournament	6,930.00	
125304	122082		Green Fees-Drink Tickets \$2 to \$4.50 & Tea/Coffee		
125304	122082		Community Event-Port Golf Tournament	525.00	
125304	122082		2 Drink tickets each player & volunteer		
125304	122082		Community Event-Port Golf Tournament	12.50	
125304	122082		\$7.50/ player outside food/beverage		
125304	122082		Community Event-Port Golf Tournament	7.50	
125304	122082		Tea & Coffee service for 200 ppl Estimate \$1.25/ea		
			Line Amount Total	7,475.00	
91300	10/25/22	V00067	Quill Corporation	208.61	
125259	122765		Office Supplies	120.64	
125260	122766		Office Supplies	56.98	
125261	122767		Office Supplies	30.99	
			Line Amount Total	208.61	
91301	10/25/22	V00088	Blue Cross Blue Shield of Texas	69,493.90	
125317	122834		Other Receivables - Kresta	992.77	
125318	122835		Group Medical Insurance	10,424.08	
125318	122835		Group Medical Insurance	7,942.16	
125318	122835		Group Medical Insurance	22,833.71	
125318	122835		Group Medical Insurance	496.39	
125318	122835		Group Medical Insurance	6,949.39	
125318	122835		Group Medical Insurance	992.77	

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125318	122835		Group Medical Insurance	1,985.54	
125318	122835		Group Medical Insurance	5,956.62	
125318	122835		Group Medical Insurance	4,963.85	
125318	122835		Group Medical Insurance	1,985.54	
125318	122835		Group Medical Insurance	3,971.08	
			Line Amount Total	69,493.90	
91302	10/25/22	V00101	Sunstates Security, LLC	38,694.32	
125295	122724		Security Service Fees	650.64	
125295	122724		Security Service Fees	3,891.54	
125296	122727		Security Service Fees	5,683.33	
125296	122727		Security Service Fees	28,468.81	
			Line Amount Total	38,694.32	
91303	10/25/22	V00110	Jason Miura	303.45	
125319	122828		Telephone	136.75	
125319	122828		Commerical Event-JOC Breakbulk-Business Developmen	24.56	
125319	122828		Commercial Events	72.56	
125319	122828		Commercial Events	69.58	
			Line Amount Total	303.45	
91304	10/25/22	V00112	Tricia Vela	112.93	
125310	122827		Telephone	75.00	
125310	122827		Community Event-Port Golf Tournament	24.94	
125310	122827		Office Supplies	12.99	
			Line Amount Total	112.93	
91305	10/25/22	V00125	AT&T:979-230-9161 754-5	493.43	
125297	122820		Telephone	55.71	
125297	122820		Telephone	55.71	
125297	122820		Telephone	382.01	
			Line Amount Total	493.43	
91306	10/25/22	V00161	Strategic Roofing Solutions LLC	22,794.00	
125294	119174		Furnish labor, materials, equip. & insurance for		
125294	119174		Hurricane Nicholas Emergency Roof Repair		
125294	119174		Emergency Recovery Efforts - Hurricane	22,794.00	
125294	119174		Entrance Building Repairs (Gate 8)		
125294	119174		Emergency Recovery Efforts - Hurricane		
125294	119174		Replace decking at corner & reroof. New stainless steel gutter (TS#1)		
125294	119174		Roof Replacement 801 Port Road		
125294	119174		Full standing seam roof replacement(Chiquita Main)		
125294	119174		Roof replacement 801D Port Road		
125294	119174		Metal roof over truck scale, full standing seam replacement, one window (Chiquita)		
125294	119174		BOARD NOTIFIED 9/23/21		
			Line Amount Total	22,794.00	
91307	10/25/22	V00166	Van Scoyoc Associates	11,016.32	
125280	115717		Consultant Fees - Other	11,000.00	
125280	115717		Govt. Liaison Service Agreement Oct.2020-Sept 2023		
125280	115717		Consultant Fees - Other	16.32	
125280	115717		Expenses Incurred-Not to exceed \$8K over course of 3yrs contract-CA 10/8/2020		
125280	115717				
			Line Amount Total	11,016.32	

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Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
91308	10/25/22	V00200	The Chamber Brazosport Area	160.00	
125275	122790		Community Events		160.00
			Line Amount Total		160.00
91309	10/25/22	V00256	Blueline Shop & Copy Center	925.03	
125246	122805		M&R Bldgs-Gate 8-Guard Bldg		308.35
125246	122805		M&R Bldgs-Gate 4		308.34
125246	122805		M&R Terminal Facilities-Other		308.34
			Line Amount Total		925.03
91310	10/25/22	V00270	The Bulletin	495.00	
125267	122788		Community Advertising		495.00
			Line Amount Total		495.00
91311	10/25/22	V00316	National Association of Foreign Trade Zones	1,250.00	
125278	122768		Dues & Memberships & Licenses		1,250.00
			Line Amount Total		1,250.00
91312	10/25/22	V00389	Austin Seth	832.66	
125298	122817		Technical Training		832.66
			Line Amount Total		832.66
91313	10/25/22	V00422	Pinkey's Golf Carts	800.00	
125258	122791		Community Event-Port Golf Tournament		800.00
			Line Amount Total		800.00
91314	10/25/22	V00448	Brazoria County Day 2023	1,000.00	
125287	121488		Governmental Relations Travel		1,000.00
125287	121488		Brazoria County Day - February 27-28, 2023		
125287	121488		Breakfast Sponsor		
			Line Amount Total		1,000.00
91315	10/25/22	V00456	Superior Fence Services	682.00	
125274	122773		M&R Terminal Facilities-Other		682.00
			Line Amount Total		682.00
91316	10/25/22	V00593	McAllen Signal and Boring , LLC	500.00	
125279	120931		Monthly Hwy 36 Signal Inspection		500.00
125279	120931		March 2022-September 2022		
			Line Amount Total		500.00
91317	10/25/22	V00668	DARE Capital Partners, LLC	2,487.08	
125276	122796		M&R Other-Mowing, Weed Control Etc		1,253.20
125276	122796		Contract Labor Expense		318.08
125277	122797		M&R Other-Mowing, Weed Control Etc		915.80
			Line Amount Total		2,487.08
91318	10/25/22	V00689	Luz Martinez	24.02	
125309	122819		Automobile Expense		7.89
125309	122819		Community Events		16.13
			Line Amount Total		24.02
91319	10/25/22	V00700	National Sheriffs' Association	56.00	
125256	122776		Dues & Memberships & Licenses		56.00
			Line Amount Total		56.00

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
91320	10/25/22	V00706	Convergint Technologies LLC	3,343.77	
125316	122772		M&R Bldgs-Security Bldg		3,343.77
			Line Amount Total		3,343.77
91321	10/25/22	V00808	Whitener Enterprises Inc.	2,131.92	
125307	122686		600 Gallons of Unleaded Fuel for Tank		2,131.92
			Line Amount Total		2,131.92
91322	10/25/22	V00809	Thomson Reuters Holdings Inc.	187.00	
125303	122714		Subscriptions		187.00
125303	122714		Monthly Feature Fee for CLEAR Investigation/		
125303	122714		Background Services for 1 Year		
125303	122714		October 2022 - September 2023		
			Line Amount Total		187.00
91323	10/25/22	V00864	Visual Edge IT	113.49	
125269	122771		Contract Services		113.49
			Line Amount Total		113.49
91324	10/25/22	V00865	Surfside Marina	529.45	
125270	122777		Fuel/Oil		251.64
125271	122778		Fuel/Oil		277.81
			Line Amount Total		529.45
91325	10/25/22	V00875	Hannah Fitzsimmons	262.35	
125308	122818		Telephone		75.00
125308	122818		Telephone		75.00
125308	122818		Employment Related		112.35
			Line Amount Total		262.35
91326	10/25/22	V00890	Kerkton Security Technologies LLC	5,400.00	
125321	122747		Contract Services		4,950.00
125321	122747		Contract Services		450.00
125321	122747		ORNA Dispatch & Report Management Software		
125321	122747		for 45 Officers		
			Line Amount Total		5,400.00
91327	10/25/22	V00907	Colley Refrigeration, LLC	115.47	
125315	122829		M&R Bldgs-Security Bldg		115.47
			Line Amount Total		115.47
91328	10/26/22	V00075	Vicki L. Smith	359.50	
125323	122838		Flexible Spending Emp Reimbursement		359.50
			Line Amount Total		359.50
91329	10/26/22	V00201	CDW Government	824.42	
125322	122840		Contract Services		824.42
			Line Amount Total		824.42
91330	10/26/22	V00603	Insight Risk, LLC (dba R.E.M)	1,769.86	
125324	122839		Consultant Fees - Other		1,769.86
			Line Amount Total		1,769.86
91331	10/26/22	V00770	UniFirst Holdings Inc.	250.13	
125325	117829		Annual Contract - Ops Employees uniforms, mats		
125325	117829		towels, soap etc.		
125325	117829		Maint and Operations Supplies		
125325	117829		Other Receivables		

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
	125325	117829		Other Receivables	
	125325	117829		M&R Bldgs-Operations Bldg	
	125325	117829		Annual Contract - EOC mats, soap etc.	
	125325	117829		M&R Bldgs-Security Bldg	
	125325	117829		M&R Bldgs-Security Bldg	
	125325	117829		Annual Contract - Admin mats, soap etc.	
	125325	117829		M&R Bldgs-Admin Bldg 1100 Cherry St	
	125325	117829		M&R Bldgs-Security Bldg	13.00
	125325	117829		M&R Bldgs-Operations Bldg	
	125325	117829		Other Receivables	
	125325	117829		Other Receivables	
	125325	117829		Other Receivables	40.22
	125325	117829		Maint and Operations Supplies	
	125325	117829		3Year Aggreement Effective June 2021 - May 2023	
	125325	117829		M&R Bldgs-Admin Bldg 1100 Cherry St	22.88
	125325	117829		CHANGE ORDER #1	
	125325	117829		2% Annual Increase based on BuyBoard - No auto	
	125325	117829		Maint and Operations Supplies	
	125325	117829		renewal after the end of Year 3	
	125325	117829		Year 1 of 3 Year Agreement June 2021 - May 2022	
	125325	117829		Maint and Operations Supplies	
	125325	117829		Maint and Operations Supplies	
	125325	117829		Maint and Operations Supplies	
	125325	117829		Maint and Operations Supplies	
	125325	117829		Maint and Operations Supplies	174.03
	125325	117829		Maint and Operations Supplies	
				Line Amount Total	250.13
			Texas Gulf Bank Accounts Payable	4,488,868.09	

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This report also includes bank accounts that only have balances.

Bank Account: Date Filter: 11/01/22..11/30/22

Check Ledger Entry:

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91332	11/01/22	V00002	EM-Print Company	440.25	
125250		122786	Office Supplies		85.84
125250		122786	Office Supplies		42.98
125250		122786	Office Supplies		171.79
125250		122786	Office Supplies		10.74
125250		122786	Office Supplies		42.97
125250		122786	Office Supplies		10.74
125250		122786	Office Supplies		10.74
125250		122786	Office Supplies		21.48
125250		122786	Office Supplies		42.97
			Line Amount Total		440.25
91333	11/01/22	V00011	Gulftex Vending	72.88	
125255		122802	Office Supplies		72.88
			Line Amount Total		72.88
91334	11/01/22	V00016	Rodney Blackstock	14.84	
125350		122850	M&R TOE-2017 Atlas Light Tower V5+		14.84
			Line Amount Total		14.84
91335	11/01/22	V00021	Gulf Coast Paper Company	966.88	
125254		122787	Office Supplies		55.44
125254		122787	Office Supplies		27.71
125254		122787	Office Supplies		6.93
125254		122787	Office Supplies		27.71
125254		122787	Office Supplies		27.71
125331		122844	Office Supplies		821.38
			Line Amount Total		966.88
91336	11/01/22	V00023	Patrick's Enterprises, Inc.	152.00	
125300		122794	M&R Bldgs-Buildings VT Berth 7		57.00
125349		122916	M&R Terminal Facilities-Other		95.00
			Line Amount Total		152.00
91337	11/01/22	V00043	Union Pacific Railroad Company	22,360.00	
125373		122875	Property Lease Expense		22,360.00
			Line Amount Total		22,360.00
91338	11/01/22	V00044	Ready Refresh	403.62	
125340		122849	Office Supplies		45.30
125340		122849	Office Supplies		22.64
125340		122849	Office Supplies		5.66
125340		122849	Office Supplies		22.64
125340		122849	Office Supplies		284.74
125340		122849	Office Supplies		22.64
			Line Amount Total		403.62
91339	11/01/22	V00046	Sprint Waste Services	566.49	
125263		122806	Contract Services		471.24
125357		122917	Contract Services		95.25
			Line Amount Total		566.49
91340	11/01/22	V00054	Summit Electric Supply	2,228.06	
125337		122857	M&R Warehouse-Warehouse 51		538.45

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
	125338	122858		M&R Leased Facilities-24A (Chiquita)	880.00
	125363	122853		M&R Bldgs-Buildings VT Berth 7	809.61
				Line Amount Total	2,228.06
91341	11/01/22	V00058	Ravi K. Singhania	2,235.38	
	125367	122874		Sales/Promotion Travel	77.50
	125367	122874		Technical Training	2,157.88
				Line Amount Total	2,235.38
91342	11/01/22	V00062	AT&T Mobility	801.54	
	125339	122848		Telephone	108.37
	125339	122848		Telephone	211.32
	125339	122848		Telephone	88.38
	125339	122848		Telephone	42.19
	125342	122878		Telephone	87.82
	125342	122878		Telephone	219.55
	125342	122878		Telephone	43.91
				Line Amount Total	801.54
91343	11/01/22	V00070	Darlene Winkler	25.00	
	125346	122924		Community Event-Port Golf Tournament	25.00
				Line Amount Total	25.00
91344	11/01/22	V00071	Verizon Wireless	474.32	
	125360	122877		Telephone	62.99
	125360	122877		Telephone	69.38
	125360	122877		Telephone	189.97
	125361	122914		Telephone	76.00
	125361	122914		Telephone	37.99
	125361	122914		Telephone	37.99
				Line Amount Total	474.32
91345	11/01/22	V00073	Roger Johnston	117.10	
	125351	122866		Office Supplies	117.10
				Line Amount Total	117.10
91346	11/01/22	V00083	Jason Hull	224.25	
	125347	122927		Telephone	136.75
	125347	122927		Governmental Relations Travel	87.50
				Line Amount Total	224.25
91347	11/01/22	V00095	Swisher & Swisher	11,490.00	
	125369	122879		M&R Other-Mowing, Weed Control Etc	11,490.00
				Line Amount Total	11,490.00
91348	11/01/22	V00096	Centerpoint Energy	25.59	
	125345	122913		Water & Gas	25.59
				Line Amount Total	25.59
91349	11/01/22	V00100	LJA Engineering Inc.	597.78	
	125366	111718		Construction In Progress-Area 3	
	125366	111718		Construction in Progress-Area-3+	
	125366	111718		Construction in Progress-Area-3+	
	125366	111718		Construction in Progress-Area-3+	597.78
	125366	111718		Construction in Progress-Area-3+	
	125366	111718		Construction In Progress-Area 4	
	125366	111718		Construction In Progress-Area 5 Phase II	
	125366	111718		Construction in Progress-Area 4	

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125366	111718		Balance carried over from PO# 10615		
125366	111718		Board Approved 11/14/13		
			Line Amount Total		597.78
91350	11/01/22	V00101	Sunstates Security, LLC	40,372.61	
125358	122869		Security Service Fees		360.56
125359	122871		Security Service Fees		902.46
125370	122868		Security Service Fees		4,361.01
125371	122870		Security Service Fees		34,748.58
			Line Amount Total		40,372.61
91351	11/01/22	V00114	AT&T:171-799-3737 001	720.54	
125343	122915		Telephone		140.59
125343	122915		Telephone		70.32
125343	122915		Telephone		281.01
125343	122915		Telephone		17.58
125343	122915		Telephone		70.40
125343	122915		Telephone		17.58
125343	122915		Telephone		17.58
125343	122915		Telephone		35.16
125343	122915		Telephone		70.32
			Line Amount Total		720.54
91352	11/01/22	V00193	Grainger	452.44	
125328	122842		M&R Bldgs-Gate 14		226.22
125329	122843		M&R Bldgs-Gate 8-Guard Bldg		113.11
125330	122846		M&R Bldgs-Gate 14		113.11
			Line Amount Total		452.44
91353	11/01/22	V00207	ABC, Inc.	100.00	
125326	122851		Community Events		100.00
			Line Amount Total		100.00
91354	11/01/22	V00210	Mimecast North America, Inc.	561.51	
125332	122852		Contract Services		561.51
			Line Amount Total		561.51
91355	11/01/22	V00228	Department of Information Resources	323.11	
125285	122821		Telephone		63.04
125285	122821		Telephone		31.54
125285	122821		Telephone		126.01
125285	122821		Telephone		7.88
125285	122821		Telephone		31.57
125285	122821		Telephone		7.88
125285	122821		Telephone		7.88
125285	122821		Telephone		15.77
125285	122821		Telephone		31.54
			Line Amount Total		323.11
91356	11/01/22	V00256	Blueline Shop & Copy Center	965.04	
125247	122789		Community Event-Port Golf Tournament		965.04
			Line Amount Total		965.04
91357	11/01/22	V00285	Shoppa's Farm Supply	3,119.94	
125352	122918		M&R Groundskeeping Equipment-5510 John Deere		425.77
125353	122919		M&R Groundskeeping Equipment-5510 John Deere		361.71
125354	122920		M&R TOE-John Deere Gator		137.28
125355	122922		M&R Groundskeeping Equipment-5510 John Deere		532.68

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125356	122923		M&R Groundskeeping Equipment-5510 John Deere		532.96
125368	122921		M&R Groundskeeping Equipment-5510 John Deere		1,129.54
			Line Amount Total		3,119.94
91358	11/01/22	V00364	Brazosport Plumbing & Heating	353.56	
125248	122804		M&R Transit Shed-T.S. 1		353.56
			Line Amount Total		353.56
91359	11/01/22	V00402	Brazos Elevator Company LLC	265.00	
125344	122867		M&R Bldgs-Security Bldg		265.00
			Line Amount Total		265.00
91360	11/01/22	V00408	Everbridge	9,562.34	
125374	122574		Mass Notification Base for 150 Contacts		3,925.28
125374	122574		Mass Notification Base for 150 Contacts		356.84
125374	122574		Incident Management for 150 Contacts		2,714.30
125374	122574		Incident Management for 150 Contacts		246.76
125374	122574		Community Engagement for 150 Contacts		981.32
125374	122574		Community Engagement for 150 Contacts		89.21
125374	122574		Smart Weather Alerting for 1 Location		1,144.58
125374	122574		Smart Weather Alerting for 1 Location		104.05
125374	122574		Emergency Notification System (2023 Budget Item)		
125374	122574		Quote# 113797		
			Line Amount Total		9,562.34
91361	11/01/22	V00505	Doyle & Wachstetter	7,200.00	
125302	122317		Construction in Progress		7,200.00
125302	122317		Boundary Survey - Professional services for		
125302	122317		Broad and 7th Street Easements		
125302	122317		Project No. 22-08		
			Line Amount Total		7,200.00
91362	11/01/22	V00528	Kane Russell Coleman Logan	1,881.00	
125301	122814		Legal Fees		1,881.00
			Line Amount Total		1,881.00
91363	11/01/22	V00608	Economic Development Alliance for Brazoria Countv	600.00	
125249	122769		Community Events		600.00
			Line Amount Total		600.00
91364	11/01/22	V00697	Northern Safety Co., Inc.	702.08	
125348	122872		Safety Supplies		702.08
			Line Amount Total		702.08
91365	11/01/22	V00853	Empower Annuity Ins Co of America	237.50	
125341	122862		Contract Services		237.50
			Line Amount Total		237.50
91366	11/01/22	V00870	Angel Aluiso	35,300.00	
125364	122926		Construction in Progress		35,300.00
			Line Amount Total		35,300.00
91367	11/01/22	V00902	Fercam Group	18,090.00	
125365	122589		Construction in Progress		18,090.00
125365	122589		Asbestos Surveys (East End)		
125365	122589		Fercam Proposal No. 2209084.A.r1		
			Line Amount Total		18,090.00

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Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
91368	11/01/22	V00908	Exchange Club of Angleton	25.00	
125327	122854		Community Events		25.00
			Line Amount Total		25.00
91369	11/01/22	V00909	Randle Law Office Ltd.	11,744.88	
125375	122928		Legal Fees		11,744.88
			Line Amount Total		11,744.88
91370	11/08/22	V00004	City of Freeport	152,256.49	
125423	122943		Water & Gas		37,256.49
125423	122943		Other Accounts Payable (JE)		115,000.00
			Line Amount Total		152,256.49
91371	11/08/22	V00007	Office Universe, Inc.	746.07	
125333	122847		Office Supplies		523.15
125334	122859		Office Supplies		20.43
125335	122860		Office Supplies		176.68
125336	122861		Office Supplies		9.82
125336	122861		Office Supplies		4.92
125336	122861		Office Supplies		1.23
125336	122861		Office Supplies		4.92
125336	122861		Office Supplies		4.92
			Line Amount Total		746.07
91372	11/08/22	V00015	Mike Wilson	223.80	
125446	122981		Sales/Promotion Travel		223.80
			Line Amount Total		223.80
91373	11/08/22	V00016	Rodney Blackstock	1,950.00	
125495	122978		Flexible Spending Emp Reimbursement		1,950.00
			Line Amount Total		1,950.00
91374	11/08/22	V00021	Gulf Coast Paper Company	154.70	
125442	122975		Office Supplies		58.93
125442	122975		Office Supplies		29.47
125442	122975		Office Supplies		7.36
125442	122975		Office Supplies		29.47
125442	122975		Office Supplies		29.47
			Line Amount Total		154.70
91375	11/08/22	V00037	Briggs Equipment	70.75	
125439	122964		M&R TOE-Yale Forklift		70.75
			Line Amount Total		70.75
91376	11/08/22	V00039	Brazosport Tire	2,554.93	
125414	122936		M&R Groundskeeping Equipment-5510 John Deere		175.00
125436	122968		M&R Trailers-Top Hat 18' Car Hauler		127.00
125437	122969		M&R TOE-2021 John Deere Gator HPX615E		253.43
125438	122971		M&R TOE-Yale Forklift		999.50
125485	122970		M&R TOE-Yale Forklift		1,000.00
			Line Amount Total		2,554.93
91377	11/08/22	V00054	Summit Electric Supply	929.72	
125456	122953		M&R Bldgs-Buildings VT Berth 7		67.71
125457	122954		M&R Bldgs-Buildings VT Berth 7		103.53
125458	122955		M&R Warehouse-Warehouse 51		73.19
125459	122956		M&R Leased Facilities-24A (Chiquita)		301.45

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Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125460	122957		M&R Bldgs-Admin Bldg 1100 Cherry St		334.79
125467	122948		M&R IT Equipment		49.05
			Line Amount Total		929.72
91378	11/08/22	V00055	Jesse Hibbetts	687.93	
125443	122999		Technical Training		687.93
			Line Amount Total		687.93
91379	11/08/22	V00067	Quill Corporation	53.97	
125449	122960		Office Supplies		25.98
125450	122961		Office Supplies		27.99
			Line Amount Total		53.97
91380	11/08/22	V00075	Vicki L. Smith	75.00	
125465	122993		Telephone		75.00
			Line Amount Total		75.00
91381	11/08/22	V00077	Brookside Equipment	25.20	
125440	122979		M&R Other-Mowing, Weed Control Etc		25.20
			Line Amount Total		25.20
91382	11/08/22	V00101	Sunstates Security, LLC	81,320.92	
125461	122983		Security Service Fees		471.25
125462	122984		Security Service Fees		928.98
125463	122986		Security Service Fees		942.96
125464	122990		Security Service Fees		957.42
125496	122982		Security Service Fees		5,046.86
125497	122985		Security Service Fees		33,880.82
125498	122987		Security Service Fees		3,871.92
125499	122988		Security Service Fees		1,189.33
125500	122989		Security Service Fees		34,031.38
			Line Amount Total		81,320.92
91383	11/08/22	V00103	Nicholas Malambri	178.13	
125426	122977		Telephone		75.00
125426	122977		Construction in Progress		15.63
125447	122995		Telephone		75.00
125447	122995		Construction in Progress		12.50
			Line Amount Total		178.13
91384	11/08/22	V00104	Donald Mullett	2,965.88	
125489	122998		Consultant Fees - Other		2,965.88
			Line Amount Total		2,965.88
91385	11/08/22	V00119	JH Sanchez Holding Company	6,495.00	
125491	120825		Janitorial Services February 2022 - March 2023		
125491	120825		M&R Bldgs-Admin Bldg 1100 Cherry St		2,723.00
125491	120825		M&R Bldgs-Security Bldg		323.82
125491	120825		M&R Bldgs-Security Bldg		326.63
125491	120825		M&R Bldgs-Operations Bldg		889.45
125491	120825		M&R Bldgs-Buildings VT Berth 7		948.60
125491	120825		M&R Bldgs-Buildings VT Berth 7		
125491	120825		M&R Transit Shed-T.S. 3		
125491	120825		M&R Bldgs-Maintenance Bldg		110.00
125491	120825		M&R Bldgs-Security Bldg		880.00
125491	120825		M&R Transit Shed-T.S. 3		
125491	120825		M&R Bldgs-Buildings VT Berth 7		
125491	120825		M&R Transit Shed-T.S. 3		

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125491	120825		M&R Bldgs-Buildings VT Berth 7		
125491	120825		M&R Transit Shed-T.S. 3		
125491	120825		M&R Transit Shed-T.S. 3		91.50
125491	120825		M&R Bldgs-Buildings VT Berth 7		202.00
125491	120825		3rd Year of 3 Year Contract Feb 2022 - Jan 2023		
125491	120825		Board Approved 1/23/2020		
			Line Amount Total		6,495.00
91386	11/08/22	V00124	Carriage House Partners	25,500.00	
125424	116349		Government Liaison Agreement		17,000.00
125424	116349		January 2021 - December 2023		
125424	116349		Board Approved 12/10/2020		
125502	116349		Government Liaison Agreement		4,250.00
125502	116349		Government Liaison Agreement		4,250.00
125502	116349		January 2021 - December 2023		
125502	116349		Board Approved 12/10/2020		
			Line Amount Total		25,500.00
91387	11/08/22	V00178	Waypoint	454.92	
125380	122855		Furniture and Equipment Purchases <\$5,000		454.92
			Line Amount Total		454.92
91388	11/08/22	V00187	Brazoria County Septic Service	3,165.00	
125484	122973		Contract Services		1,477.00
125501	123017		Contract Services		1,688.00
			Line Amount Total		3,165.00
91389	11/08/22	V00189	Energia Resources, Inc.	191.00	
125362	122845		M&R Bldgs-Buildings VT Berth 7		191.00
			Line Amount Total		191.00
91390	11/08/22	V00198	Brazosport Starter & Alternator Service	399.90	
125434	122966		M&R TOE-Toyota Forklift		139.95
125435	122967		M&R TOE-Yale Forklift		259.95
			Line Amount Total		399.90
91391	11/08/22	V00201	CDW Government	798.00	
125468	122947		M&R IT Equipment		798.00
			Line Amount Total		798.00
91392	11/08/22	V00208	Brandon Robertson	225.00	
125425	122976		Telephone		150.00
125425	122976		Telephone		75.00
			Line Amount Total		225.00
91393	11/08/22	V00258	HubSpot, Inc.	3,600.00	
125490	122959		Contract Services		3,600.00
			Line Amount Total		3,600.00
91394	11/08/22	V00298	Integrated Power Services, LLC	5,366.00	
125422	121894		Repair of PCR motor removed from Crane 2		
125422	121894		M&R TOE-Gantry Crane		5,366.00
125422	121894		Proprietary Vendor		
125422	121894		Quote: RLP703968		
			Line Amount Total		5,366.00
91395	11/08/22	V00301	Texas Port Ministry	55,534.35	
125372	122873		Community Event-Port Golf Tournament		55,534.35
			Line Amount Total		55,534.35

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91396	11/08/22	V00337	Daikin Applied Inc	2,030.00	
125487	122963		M&R Bldgs-Security Bldg		2,030.00
			Line Amount Total		2,030.00
91397	11/08/22	V00403	Jennifer Barrera	2,113.13	
125416	122938		Sales/Promotion Travel		38.49
125416	122938		Commercial Events		1,873.61
125417	122937		Sales/Promotion Travel		59.41
125417	122937		Commercial Events		82.68
125476	122980		Sales/Promotion Travel		58.94
			Line Amount Total		2,113.13
91398	11/08/22	V00418	Greater Fort Bend Economic Development Council	6,000.00	
125429	122676		Economic Development - EDA		6,000.00
			Line Amount Total		6,000.00
91399	11/08/22	V00471	Honeywell International, Inc.	14,195.00	
125431	120157		M&R IT Equipment		3,548.75
125431	120157		M&R IT Equipment		10,646.25
125431	120157		Honeywell Pro-Watch Yearly ESSA-2022		
			Line Amount Total		14,195.00
91400	11/08/22	V00517	Covenant K9 Detection Services	1,200.00	
125486	122677		Security Service Fees		1,200.00
125486	122677		Day Rate for K9 Detection Services (6 hours/Day)		
125486	122677		October 2022 - September 2023		
125486	122677		Board Approved 9/23/2021		
			Line Amount Total		1,200.00
91401	11/08/22	V00625	PAS Property Acquisition Services LLC	9,006.25	
125419	122939		Construction in Progress		4,781.25
125420	122941		Construction in Progress		2,400.00
125421	122940		Construction in Progress		1,825.00
			Line Amount Total		9,006.25
91402	11/08/22	V00668	DARE Capital Partners, LLC	3,152.79	
125488	122974		M&R Other-Mowing, Weed Control Etc		1,379.73
125488	122974		Contract Labor Expense		407.54
125503	123018		M&R Other-Mowing, Weed Control Etc		1,141.87
125503	123018		Contract Labor Expense		223.65
			Line Amount Total		3,152.79
91403	11/08/22	V00691	SCBA Sales & Rentals LLC	1,302.19	
125432	122230		45 min. 4500 psi SCBA Carbon Fiber Cylinders		
125432	122230		DOT & ISO certified w/Lifetime warranty		625.00
125432	122230		Shipping and Handling		26.10
125432	122230		DOT & ISO certified w/Lifetime warranty		625.00
125432	122230		Shipping and Handling		26.09
125432	122230		Quotation# 6720		
			Line Amount Total		1,302.19
91404	11/08/22	V00697	Northern Safety Co., Inc.	1,335.61	
125478	123000		Safety Supplies		950.00
125479	123001		Safety Supplies		385.61
			Line Amount Total		1,335.61

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91405	11/08/22	V00761	AAR Incorporated	378,575.70	
125428	121744		Furnish labor, materials, equipment, & insurance	378,575.70	
125428	121744		for East End Properties 2022 project		
125428	121744		Project No. 21-04		
125428	121744		Board Approved: 06/23/2022		
			Line Amount Total	378,575.70	
91406	11/08/22	V00773	ABM Building Services, LLC	2,400.70	
125415	122934		M&R Bldgs-Admin Bldg 1100 Cherry St	449.75	
125418	122933		M&R Bldgs-Admin Bldg 1100 Cherry St	1,950.95	
			Line Amount Total	2,400.70	
91407	11/08/22	V00820	ADT Commercial LLC	427.00	
125433	122965		Badge Supplies	427.00	
			Line Amount Total	427.00	
91408	11/08/22	V00821	Summit Fire & Security	5,144.00	
125376	122929		M&R Terminal Facilities-Other	218.00	
125377	122930		M&R TOE-John Deere Gator	580.25	
125378	122932		M&R Vehicles-2020 Chev PU	699.00	
125379	122931		M&R TOE-Utility Mule	580.25	
125427	122298		M&R Warehouse-Warehouse 51	3,066.50	
125427	122298		Gamewell GWF-7075 FACP/Fire Alarm Teck Labor/Truck		
125427	122298		Charge/12V8AH Batteries		
125427	122298		Quote No. 2014106		
			Line Amount Total	5,144.00	
91409	11/08/22	V00833	M & J Environmental Services LLC	419.00	
125445	122997		Contract Services	419.00	
			Line Amount Total	419.00	
91410	11/08/22	V00864	Visual Edge IT	121.27	
125466	122958		Contract Services	121.27	
			Line Amount Total	121.27	
91411	11/08/22	V00887	UPS Supply Chain Solutions	1,260.41	
125430	122996		M&R TOE-Gantry Crane	630.21	
125430	122996		M&R TOE-Gantry Crane	630.20	
			Line Amount Total	1,260.41	
91412	11/15/22	V00085	Moffatt & Nichol	28,359.60	
125545	117346		Construction in Progress	4,936.70	
125545	117346		Velasco Terminal Ro/Ro Ramp @ Berth8		
125545	117346		Board Approved 3/25/2021		
125546	109484		Professional Services for the Velasco Terminal		
125546	109484		Berths 8 & 9		
125546	109484		Construction in Progress	23,422.90	
125546	109484		Board Approved 1/24/19		
125546	109484		Change Order #1		
125546	109484		Construction in Progress		
125546	109484		Board Approved 1/28/2021		
			Line Amount Total	28,359.60	
91413	11/15/22	V00107	HDR, Inc	65,000.00	
125544	114861		FHIP Reach 1	65,000.00	
125544	114861		FHIP - Reach 4		
125544	114861		Professional Services for the FHCIP Reach 1 & 4		

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Invoice No.	PO No.	GL Account Name	Line Description		Line Amount
125527		117954	Retainage Payable		
125527		117954	Retainage Payable		
125527		117954	Retainage Payable		
125527		117954	Retainage Payable		
125527		117954	Retainage Payable		
125527		117954	Retainage Payable		-48,291.52
			Line Amount Total		2,821,163.55
91415	11/15/22	V00001	Norma Cheline	1,300.00	
125494		119523	Renewal of Storage Building Lease		1,300.00
125494		119523	January 1, 2022 to December 31, 2022		
			Line Amount Total		1,300.00
91416	11/15/22	V00006	Michaela Bevers	106.88	
125552		123054	Telephone		75.00
125552		123054	Community Event-Port Golf Tournament		15.63
125552		123054	Office Supplies		16.25
			Line Amount Total		106.88
91417	11/15/22	V00007	Office Universe, Inc.	65.68	
125448		122994	Office Supplies		62.52
125508		123035	Office Supplies		3.16
			Line Amount Total		65.68
91418	11/15/22	V00010	Specialties Company	87.40	
125533		123037	M&R TOE-355 Sweeper		87.40
			Line Amount Total		87.40
91419	11/15/22	V00021	Gulf Coast Paper Company	581.18	
125471		123009	Office Supplies		59.20
125472		123016	Office Supplies		451.07
125470		123014	Office Supplies		27.01
125470		123014	Office Supplies		13.50
125470		123014	Office Supplies		3.38
125470		123014	Office Supplies		13.51
125470		123014	Office Supplies		13.51
			Line Amount Total		581.18
91420	11/15/22	V00026	Lowe's	1,662.90	
125504		123019	M&R TOE-Gantry Crane		284.53
125504		123019	M&R TOE-Gantry Crane		284.52
125504		123019	M&R Bldgs-Gate 8-Guard Bldg		51.95
125504		123019	Maint & Repair - Pallets		70.28
125504		123019	Maint & Repair - Pallets		126.50
125504		123019	M&R Bldgs-Buildings VT Berth 7		286.14
125504		123019	Maint & Repair - Pallets		126.50
125504		123019	M&R Bldgs-Buildings VT Berth 7		171.06
125504		123019	M&R Bldgs-Buildings VT Berth 7		-129.20
125504		123019	M&R Bldgs-Buildings VT Berth 7		149.32
125504		123019	M&R Bldgs-Buildings VT Berth 7		241.30
			Line Amount Total		1,662.90
91421	11/15/22	V00030	Girouard's Ace Hardware	1,615.74	
125543		123053	M&R Terminal Facilities-Other		155.56
125543		123053	M&R Terminal Facilities-Other		21.18
125543		123053	M&R Warehouse-Warehouse 51		15.98
125543		123053	M&R Bldgs-Admin Bldg 1100 Cherry St		17.18

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125543	123053		M&R Terminal Facilities-Other	41.18	
125543	123053		M&R Transit Shed-T.S. 1	33.37	
125543	123053		Safety Supplies	21.99	
125543	123053		M&R Terminal Facilities-Other	13.35	
125543	123053		M&R TOE-Street Sweeper	20.92	
125543	123053		M&R Transit Shed-T.S. 3	6.59	
125543	123053		M&R Transit Shed-T.S. 1	22.37	
125543	123053		M&R Terminal Facilities-Other	86.13	
125543	123053		M&R Bldgs-Maintenance Bldg	74.87	
125543	123053		M&R TOE-Gantry Crane	3.30	
125543	123053		M&R TOE-Gantry Crane	3.29	
125543	123053		M&R Bldgs-Gate 8-Guard Bldg	28.17	
125543	123053		M&R Bldgs-Gate 4	28.17	
125543	123053		M&R Bldgs-Gate 4	28.17	
125543	123053		M&R Bldgs-Gate 14	28.17	
125543	123053		M&R IT Equipment	29.99	
125543	123053		M&R Bldgs-Buildings VT Berth 7	87.87	
125543	123053		M&R Bldgs-Maintenance Bldg	32.98	
125543	123053		M&R Bldgs-Gate 8-Guard Bldg	19.90	
125543	123053		M&R Transit Shed-T.S. 1	39.75	
125543	123053		M&R Bldgs-Buildings VT Berth 7	33.10	
125543	123053		M&R Bldgs-Buildings VT Berth 7	155.70	
125543	123053		M&R Bldgs-Buildings VT Berth 7	10.99	
125543	123053		M&R TOE-Street Sweeper	8.66	
125543	123053		M&R Bldgs-Buildings VT Berth 7	53.98	
125543	123053		M&R Bldgs-Buildings VT Berth 7	66.00	
125543	123053		M&R IT Equipment	18.28	
125543	123053		M&R IT Equipment	21.67	
125543	123053		M&R Transit Shed-T.S. 1	49.75	
125543	123053		M&R Bldgs-Buildings VT Berth 7	39.96	
125543	123053		M&R Transit Shed-T.S. 1	94.45	
125543	123053		M&R Leased Facilities-24A (Chiquita)	68.73	
125543	123053		M&R Bldgs-Buildings VT Berth 7	60.35	
125543	123053		M&R Bldgs-Admin Bldg 1100 Cherry St	58.72	
125543	123053		M&R Bldgs-Admin Bldg 1100 Cherry St	14.97	
			Line Amount Total	1,615.74	
91422	11/15/22	V00031	Culligan Water Systems	404.69	
125540	122258		Annual Contract for maintenance, filters, and		
125540	122258		cartridges to portable water supply		
125540	122258		M&R Bldgs-Operations Bldg	222.15	
125540	122258		M&R Bldgs-Buildings VT Berth 7	91.27	
125540	122258		M&R Transit Shed-T.S. 1	91.27	
			Line Amount Total	404.69	
91423	11/15/22	V00032	Matheson Tri Gas	354.15	
125477	123008		Maint and Operations Supplies	354.15	
			Line Amount Total	354.15	
91424	11/15/22	V00037	Briggs Equipment	1,678.10	
125521	122784		M&R TOE-Yale Forklift	1,678.10	
125521	122784		Cylinder & Seal Tilt Kit		
			Line Amount Total	1,678.10	
91425	11/15/22	V00040	The Brazosport Facts	1,261.48	
125535	123024		Community Advertising	650.80	

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125535	123024		M&R Parcel 14 Rail	610.68	
			Line Amount Total	1,261.48	
91426	11/15/22	V00041	Evco Industrial Hardware	242.21	
125551	123052		M&R TOE-Gantry Crane	121.11	
125551	123052		M&R TOE-Gantry Crane	121.10	
			Line Amount Total	242.21	
91427	11/15/22	V00046	Sprint Waste Services	1,076.14	
125451	122972		Contract Services	471.24	
125480	123005		Contract Services	214.12	
125480	123005		Contract Services	170.82	
125481	123006		Contract Services	219.96	
			Line Amount Total	1,076.14	
91428	11/15/22	V00054	Payment vendor ledger entry is not found check# 91428.	0.00	
			Line Amount Total		
91429	11/15/22	V00054	Summit Electric Supply	2,302.62	
125452	122949		M&R Warehouse-Warehouse 51	380.00	
125453	122950		M&R Transit Shed-T.S. 1	397.63	
125454	122951		M&R Transit Shed-T.S. 1	380.00	
125455	122952		M&R Bldgs-Buildings VT Berth 7	131.60	
125482	123010		M&R TOE-Gantry Crane	17.15	
125482	123010		M&R TOE-Gantry Crane	17.15	
125513	123028		M&R Bldgs-Buildings VT Berth 7	200.56	
125514	123029		M&R Bldgs-Buildings VT Berth 7	401.13	
125515	123030		M&R Bldgs-Buildings VT Berth 7	192.76	
125516	123031		M&R TOE-General Terminal Ops Equip & Tools	22.52	
125547	123049		M&R TOE-General Terminal Ops Equip & Tools	69.63	
125548	123050		M&R Bldgs-Buildings VT Berth 7	65.24	
125549	123051		M&R TOE-General Terminal Ops Equip & Tools	27.25	
			Line Amount Total	2,302.62	
91430	11/15/22	V00067	Quill Corporation	247.44	
125511	123034		Office Supplies	36.99	
125518	123033		Office Supplies	34.07	
125518	123033		Office Supplies	17.04	
125518	123033		Office Supplies	4.26	
125518	123033		Office Supplies	17.04	
125518	123033		Office Supplies	17.04	
125529	123032		Office Supplies	46.09	
125529	123032		Office Supplies	23.05	
125529	123032		Office Supplies	5.76	
125529	123032		Office Supplies	23.05	
125529	123032		Office Supplies	23.05	
			Line Amount Total	247.44	
91431	11/15/22	V00080	On Hold Marketing Works	39.00	
125509	123026		Lease Expense	39.00	
			Line Amount Total	39.00	
91432	11/15/22	V00084	Crain, Caton & James	34,095.30	
125284	122808		Legal Fees	324.00	
125288	122807		Legal Fees	3,132.00	

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125288	122807		Legal Fees	165.30	
125289	122809		Legal Fees	27,432.00	
125290	122810		Legal Fees	1,800.00	
125291	122811		Legal Fees	1,242.00	
			Line Amount Total	34,095.30	
91433	11/15/22	V00087	Payment vendor ledger entry is not found check# 91433.	0.00	
			Line Amount Total		
91434	11/15/22	V00087	Payment vendor ledger entry is not found check# 91434.	0.00	
			Line Amount Total		
91435	11/15/22	V00087	Payment vendor ledger entry is not found check# 91435.	0.00	
			Line Amount Total		
91436	11/15/22	V00087	Reliant	75,086.94	
125381	122881		Electricity	31,468.85	
125382	122882		Electricity	36.48	
125383	122883		Electricity	189.13	
125384	122884		Electricity	149.81	
125385	122885		Electricity	429.33	
125386	122886		Electricity	3,686.99	
125387	122887		Electricity	935.66	
125388	122888		Electricity	64.98	
125389	122889		Electricity	30.31	
125390	122890		Electricity	58.30	
125391	122891		Electricity	4,054.67	
125392	122892		Electricity	19.57	
125393	122893		Electricity	750.40	
125394	122894		Electricity	64.89	
125395	122895		Electricity	989.06	
125396	122896		Electricity	42.06	
125397	122897		Electricity	44.47	
125398	122898		Electricity	6,086.45	
125399	122899		Electricity	4.59	
125400	122900		Electricity	169.96	
125401	122901		Electricity	17.11	
125402	122902		Electricity	2,308.39	
125403	122903		Electricity	6,405.77	
125404	122904		Electricity	542.24	
125405	122905		Electricity	547.38	
125406	122906		Electricity	402.84	
125407	122907		Electricity	3,128.51	
125408	122908		Electricity	59.73	
125409	122909		Electricity	26.73	
125410	122910		Electricity	10,821.03	
125411	122911		Electricity	1,177.94	
125412	122912		Electricity	373.31	
			Line Amount Total	75,086.94	
91437	11/15/22	V00090	Cordoba Law Firm, P.L.L.C.	425.00	
125283	122813		Construction in Progress	425.00	
			Line Amount Total	425.00	

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	Invoice No.	PO No.	GL Account Name	Line Description	Line Amount
91438	11/15/22	V00095	Swisher & Swisher	1,000.00	
	125530	118205		M&R Other-Mowing, Weed Control Etc	1,000.00
	125530	118205		Annual Herbicide Application for Designated Areas	
	125530	118205		7/01/21 - 6/30/23	
	125530	118205		Two Year Service	
				Line Amount Total	1,000.00
91439	11/15/22	V00097	Comcast Business	2,588.50	
	125541	123048		Contract Services	2,588.50
				Line Amount Total	2,588.50
91440	11/15/22	V00098	Suburban Propane	639.00	
	125512	123027		Fuel/Oil	639.00
				Line Amount Total	639.00
91441	11/15/22	V00102	ABB, Inc Marine & Ports	8,691.12	
	125539	122824		Consultant Fees - Other	8,691.12
	125539	122824		Inspection & service report of 2 cranes at TPT	
	125539	122824		Veracruz in Tuxpan, Mexico	
				Line Amount Total	8,691.12
91442	11/15/22	V00112	Tricia Vela	185.76	
	125538	123040		Telephone	75.00
	125538	123040		Community Events	93.89
	125538	123040		Community Event-Port Golf Tournament	16.87
				Line Amount Total	185.76
91443	11/15/22	V00115	AT&T:979-373-0020 6635	1,417.49	
	125520	123044		Telephone	538.65
	125520	123044		Telephone	269.32
	125520	123044		Telephone	70.88
	125520	123044		Telephone	269.32
	125520	123044		Telephone	269.32
				Line Amount Total	1,417.49
91444	11/15/22	V00178	Waypoint	9,231.17	
	125483	123012		Furniture and Equipment Purchases <\$5,000	215.67
	125507	123011		Contract Services	1,279.00
	125550	122880		Contract Services - MS OVL Renewal	7,091.79
	125550	122880		Contract Services - MS OVL Renewal	644.71
	125550	122880		AE VDA SNGL LANG SUB VL OLV NL 12 MO AP PER DEV	
	125550	122880		10/01/22-11/01/23	
	125550	122880		Agreement #V6740470	
				Line Amount Total	9,231.17
91445	11/15/22	V00181	Canon Solutions America, Inc.	170.24	
	125523	123045		Maint & Repair - Office Equipment	170.24
				Line Amount Total	170.24
91446	11/15/22	V00185	Newbart Products, Inc.	1,068.00	
	125493	122991		Badge Supplies	1,068.00
				Line Amount Total	1,068.00
91447	11/15/22	V00193	Grainger	1,283.94	
	125473	123002		M&R Bldgs-Buildings VT Berth 7	457.16
	125474	123003		M&R Bldgs-Maintenance Bldg	708.91
	125475	123004		M&R TOE-Gantry Crane	58.94

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Invoice No.	PO No.	GL Account Name	Line Description		
125475	123004		M&R TOE-Gantry Crane		58.93
			Line Amount Total		1,283.94
91448	11/15/22	V00214	McFarland PLLC	31,076.58	
125292	122812		Construction in Progress		28,550.00
125292	122812		Construction in Progress		2,526.58
			Line Amount Total		31,076.58
91449	11/15/22	V00250	Lincoln National Life Insurance Company	4,415.76	
125524	123042		Retirement Expense		325.18
125524	123042		Retirement Expense		141.73
125524	123042		Retirement Expense		542.23
125524	123042		Retirement Expense		12.06
125524	123042		Retirement Expense		108.70
125524	123042		Retirement Expense		37.10
125524	123042		Retirement Expense		70.86
125524	123042		Retirement Expense		59.73
125524	123042		Retirement Expense		37.10
125525	123043		Group STD Insurance		298.82
125525	123043		Group STD Insurance		177.97
125525	123043		Group STD Insurance		591.90
125525	123043		Group STD Insurance		19.09
125525	123043		Group STD Insurance		140.61
125525	123043		Group STD Insurance		51.60
125525	123043		Group STD Insurance		50.83
125525	123043		Group STD Insurance		137.11
125525	123043		Group STD Insurance		82.45
125525	123043		Group STD Insurance		188.13
125525	123043		Group LTD Insurance		262.12
125525	123043		Group LTD Insurance		156.16
125525	123043		Group LTD Insurance		401.36
125525	123043		Group LTD Insurance		11.55
125525	123043		Group LTD Insurance		138.00
125525	123043		Group LTD Insurance		53.29
125525	123043		Group LTD Insurance		30.72
125525	123043		Group LTD Insurance		99.55
125525	123043		Group LTD Insurance		49.88
125525	123043		Group LTD Insurance		139.93
			Line Amount Total		4,415.76
91450	11/15/22	V00266	Pitney Bowes, Inc. Purchase Power	520.99	
125510	123025		Postage and Freight		101.65
125510	123025		Postage and Freight		50.85
125510	123025		Postage and Freight		203.19
125510	123025		Postage and Freight		12.71
125510	123025		Postage and Freight		50.90
125510	123025		Postage and Freight		12.71
125510	123025		Postage and Freight		12.71
125510	123025		Postage and Freight		25.42
125510	123025		Postage and Freight		50.85
			Line Amount Total		520.99
91451	11/15/22	V00274	Texas Department of State Health Services	3,307.00	
125506	123015		Construction in Progress		3,307.00
125506	123015		311 E 2nd, 210 & 507 E Broad, 222 E 5th, 407 E 6th		

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125506	123015		401 A&B Poplar, 531 E 7th NESHAPS- 408 E 5th		
125506	123015		410 E 6th,307 E 7th,522 E 6th Demo only-231 E 2nd		
125506	123015		317 E 2nd, 503 E 2nd, 510 & 533 E Broad		
125506	123015		212 & 230 E 6th, 426 E 8th, 536 E 7th, 219 E 5th		
			Line Amount Total		3,307.00
91452	11/15/22	V00364	Brazosport Plumbing & Heating	512.50	
125522	123036		M&R Bldgs-Gate 8-Guard Bldg		256.25
125522	123036		M&R Bldgs-Buildings VT Berth 7		256.25
			Line Amount Total		512.50
91453	11/15/22	V00365	Bill Spitzer & Associates	215.18	
125469	123007		M&R TOE-Gantry Crane		107.59
125469	123007		M&R TOE-Gantry Crane		107.59
			Line Amount Total		215.18
91454	11/15/22	V00386	Industrial Disposal Supply Co., LLC	4,189.80	
125517	122782		M&R TOE-Street Sweeper		4,189.80
125517	122782		SS Seperator Assy, plus freight		
			Line Amount Total		4,189.80
91455	11/15/22	V00443	OverNite Software, Inc	7,972.80	
125528	123020		ExxTend Learning Management System Renewal		3,139.20
125528	123020		Environmental, Health & Safety Library Renewal		1,771.20
125528	123020		Port Facility Security Library Renewal		2,150.40
125528	123020		10 Course Mix & Match Renewal		912.00
125528	123020		Proprietary Vendor		
125528	123020		12 Month License Renewal		
125528	123020		November 5, 2022 - November 4, 2023		
125528	123020		40 Users		
125528	123020		Quote# 20221102rwl		
			Line Amount Total		7,972.80
91456	11/15/22	V00593	McAllen Signal and Boring , LLC	500.00	
125492	122863		M&R Rail-Other		500.00
125492	122863		Monthly Rail Crossing Inspection		
125492	122863		October 2022 - September 2023		
			Line Amount Total		500.00
91457	11/15/22	V00663	B&K Motor Parts, Inc	2,678.42	
125536	123046		M&R TOE-2020 John Deere HPX615E		118.91
125536	123046		M&R TOE-Toyota Forklift		202.35
125536	123046		M&R TOE-Taylor Generator #12216		463.08
125536	123046		M&R TOE-General Terminal Ops Equip & Tools		450.66
125536	123046		M&R TOE-Taylor Generator #12216		126.21
125536	123046		M&R Vehicles-Chevy Tahoe		211.16
125536	123046		M&R Trailers-Top Hat 18' Car Hauler		146.77
125536	123046		M&R Docks-Dock Berth 7-VT		175.96
125536	123046		M&R Docks-Dock Berth 7-VT		123.39
125536	123046		Fuel/Oil		179.94
125536	123046		M&R TOE-Toyota Forklift		160.00
125536	123046		M&R TOE-Toyota Forklift		160.00
125536	123046		M&R TOE-Toyota Forklift		159.99
			Line Amount Total		2,678.42

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91458	11/15/22	V00706	Convergint Technologies LLC	1,738.91	
	125537	123038		M&R IT Equipment	1,738.91
				Line Amount Total	1,738.91
91459	11/15/22	V00808	Whitener Enterprises Inc.	2,707.83	
	125519	122876		900 Gallons of Unleaded Fuel for Tank	2,707.83
				Line Amount Total	2,707.83
91460	11/15/22	V00809	Thomson Reuters Holdings Inc.	192.61	
	125534	122714		Subscriptions	187.00
	125534	122714		Amended Amount for Price Increase	5.61
	125534	122714		Monthly Feature Fee for CLEAR Investigation/	
	125534	122714		Background Services for 1 Year	
	125534	122714		October 2022 - September 2023	
				Line Amount Total	192.61
91461	11/15/22	V00821	Summit Fire & Security	842.00	
	125531	121855		EOC-inspection of fire system	
	125531	121855		T.S. 3-Inspection of 12 Dry Pipe sprinkler systems	
	125531	121855		T.S. 1-Inspection of 5 Dry Pipe sprinkler systems	
	125531	121855		M&R Transit Shed-T.S. Sprinkler System	
	125531	121855		Chi- Inspection of 2 Dry Pipe Sprinkler systems	
	125531	121855		B51 -Inspection of Dry Pipe sprinkler systems	
	125531	121855		B52 -Inspection of Dry Pipe sprinkler systems	
	125531	121855		B51/52 Inspection of Fire Alarm system	
	125531	121855		B51/52 Inspection of 14 fire hoses/valves	
	125531	121855		Admin- Inspection Dry Pipe sprinkler system	
	125531	121855		Admin- Inspection of 3 wet sprinkler systems	
	125531	121855		Inspection of Fire Alarm system	
	125531	121855		3 Annual Fire Pump/flow Test	
	125531	121855		Inspection of 175 fire extinguishers	116.25
	125531	121855		Inspection of 175 fire extinguishers	725.75
	125531	121855		Annual- fire/water/alarm/extinguisher inspection	
				Line Amount Total	842.00
91462	11/15/22	V00850	Kendra L. Conkle	595.00	
	125444	122992		Community Advertising	595.00
				Line Amount Total	595.00
91463	11/15/22	V00865	Surfside Marina	5,100.28	
	125532	123039		M&R Security Equipment-SeaArk Commander Boat	5,100.28
				Line Amount Total	5,100.28
91464	11/15/22	V00872	Stericycle, Inc	1,000.51	
	125505	123013		Office Supplies	195.22
	125505	123013		Office Supplies	97.62
	125505	123013		Office Supplies	390.44
	125505	123013		Office Supplies	24.40
	125505	123013		Office Supplies	97.61
	125505	123013		Office Supplies	24.40
	125505	123013		Office Supplies	24.40
	125505	123013		Office Supplies	48.81
	125505	123013		Office Supplies	97.61
				Line Amount Total	1,000.51

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91465	11/15/22	V00906	Marine Business Advisors	1,912.50	
125293	122815		Construction in Progress		1,912.50
			Line Amount Total		1,912.50
91466	11/18/22	V00007	Office Universe, Inc.	219.36	
125565	123065		Office Supplies		219.36
			Line Amount Total		219.36
91467	11/18/22	V00011	Gulftex Vending	254.35	
125542	123047		Office Supplies		96.89
125542	123047		Office Supplies		48.45
125542	123047		Office Supplies		12.11
125542	123047		Office Supplies		48.45
125542	123047		Office Supplies		48.45
			Line Amount Total		254.35
91468	11/18/22	V00012	FedEx	7.19	
125561	123057		Postage and Freight		7.19
			Line Amount Total		7.19
91469	11/18/22	V00013	Mary Campus	63.63	
125574	123056		Automobile Expense		63.63
			Line Amount Total		63.63
91470	11/18/22	V00055	Jesse Hibbetts	211.66	
125563	123061		Technical Training		11.90
125563	123061		Sales/Promotion Travel		40.65
125563	123061		Sales/Promotion Travel		54.71
125563	123061		M&R Bldgs-Admin Bldg 1100 Cherry St		60.00
125563	123061		Office Supplies		44.40
			Line Amount Total		211.66
91471	11/18/22	V00073	Roger Johnston	390.95	
125573	123055		Maint & Repair - Office Equipment		390.95
			Line Amount Total		390.95
91472	11/18/22	V00084	Crain, Caton & James	14,291.56	
125555	123070		Legal Fees		702.00
125555	123070		Legal Fees		85.56
125556	123071		Legal Fees		9,292.00
125557	123072		Legal Fees		324.00
125558	123073		Legal Fees		216.00
125559	123074		Legal Fees		3,672.00
			Line Amount Total		14,291.56
91473	11/18/22	V00091	Wells Fargo	21,014.75	
125572	123075		Other Accounts Payable (JE)		21,014.75
			Line Amount Total		21,014.75
91474	11/18/22	V00125	AT&T:979-230-9161 754-5	494.83	
125553	123058		Telephone		55.91
125553	123058		Telephone		55.91
125553	123058		Telephone		383.01
			Line Amount Total		494.83
91475	11/18/22	V00159	Principal Life Insurance-PLIC-SBD Grand Island	3,882.09	
125566	123063		Group Life Insurance		324.20

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125566	123063		Group Life Insurance	153.11	
125566	123063		Group Life Insurance	403.48	
125566	123063		Group Life Insurance	12.88	
125566	123063		Group Life Insurance	135.83	
125566	123063		Group Life Insurance	54.47	
125566	123063		Group Life Insurance	31.64	
125566	123063		Group Life Insurance	108.19	
125566	123063		Group Life Insurance	54.83	
125566	123063		Group Life Insurance	115.92	
125567	123064		Group Dental Insurance	375.40	
125567	123064		Group Dental Insurance	246.13	
125567	123064		Group Dental Insurance	676.41	
125567	123064		Group Dental Insurance	12.99	
125567	123064		Group Dental Insurance	292.23	
125567	123064		Group Dental Insurance	-374.14	
125567	123064		Group Dental Insurance	51.43	
125567	123064		Group Dental Insurance	231.22	
125567	123064		Group Dental Insurance	123.26	
125567	123064		Group Dental Insurance	190.41	
125567	123064		Group Dental Insurance	174.81	
125567	123064		Other Receivables-Kresta	51.42	
125567	123064		Group Vision Insurance	73.68	
125567	123064		Group Vision Insurance	51.57	
125567	123064		Group Vision Insurance	140.79	
125567	123064		Group Vision Insurance	3.03	
125567	123064		Group Vision Insurance	61.23	
125567	123064		Group Vision Insurance	-63.54	
125567	123064		Group Vision Insurance	12.08	
125567	123064		Group Vision Insurance	48.32	
125567	123064		Group Vision Insurance	25.14	
125567	123064		Group Vision Insurance	39.49	
125567	123064		Group Vision Insurance	32.10	
125567	123064		Other Receivables-Kresta	12.08	
			Line Amount Total	3,882.09	
91476	11/18/22	V00214	McFarland PLLC	43,147.54	
125564	123068		Construction in Progress	42,100.00	
125564	123068		Construction in Progress	1,047.54	
			Line Amount Total	43,147.54	
91477	11/18/22	V00255	Salt Water Salvage	54,150.00	
125570	121075		Funishing labor, materials, equipment & insurance	54,150.00	
125570	121075		for the Dock 1, 2, 3, and 5 Sheet Pile Repair 2022		
125570	121075		Project No. 22-02		
125570	121075		Board Approved 4/14/2022		
			Line Amount Total	54,150.00	
91478	11/18/22	V00256	Blueline Shop & Copy Center	87.84	
125554	123062		Community Event-Port Golf Tournament	87.84	
			Line Amount Total	87.84	
91479	11/18/22	V00270	The Bulletin	150.00	
125571	123067		Community Advertising	150.00	
			Line Amount Total	150.00	

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Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91480	11/18/22	V00307	Joyce Hudman, County Clerk	14,000.00	
125562	123060		Construction in Progress		14,000.00
			Line Amount Total		14,000.00
91481	11/18/22	V00821	Summit Fire & Security	651.00	
125569	123066		M&R Terminal Facilities-Other		651.00
			Line Amount Total		651.00
91482	11/18/22	V00909	Randle Law Office Ltd.	13,313.17	
125568	123069		Legal Fees		13,313.17
			Line Amount Total		13,313.17
91483	11/18/22	V00912	City of Manvel	20.00	
125560	123059		Community Events		20.00
			Line Amount Total		20.00
91484	11/18/22	V00531	Rob Lowe	4,069.57	
125575	123076		Telephone		136.75
125575	123076		Telephone		136.75
125575	123076		Automobile Expense		60.63
125575	123076		Technical Training		1,025.00
125575	123076		Construction in Progress		2,710.44
			Line Amount Total		4,069.57
91485	11/29/22	V00004	City of Freeport	2,013.83	
125579	123118		Water & Gas		449.74
125625	123146		Water & Gas		840.77
125626	123147		Water & Gas		68.24
125627	123148		Water & Gas		126.99
125628	123149		Water & Gas		528.09
			Line Amount Total		2,013.83
91486	11/29/22	V00005	Phyllis Saathoff	2,582.44	
125650	123130		Telephone		136.75
125650	123130		Governmental Relations Travel		156.42
125650	123130		Technical Training		2,289.27
			Line Amount Total		2,582.44
91487	11/29/22	V00015	Mike Wilson	157.20	
125594	123125		Sales/Promotion Travel		157.20
			Line Amount Total		157.20
91488	11/29/22	V00021	Gulf Coast Paper Company	353.20	
125591	123100		Office Supplies		353.20
			Line Amount Total		353.20
91489	11/29/22	V00041	Evco Industrial Hardware	118.86	
125584	123096		M&R Groundskeeping Equipment-5510 John Deere		27.48
125585	123097		M&R Groundskeeping Equipment-5510 John Deere		27.48
125586	123098		M&R TOE-Gantry Crane		31.95
125586	123098		M&R TOE-Gantry Crane		31.95
			Line Amount Total		118.86
91490	11/29/22	V00044	Ready Refresh	816.37	
125601	123124		Office Supplies		118.03
125601	123124		Office Supplies		59.02
125601	123124		Office Supplies		14.75

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125601	123124		Office Supplies	59.02	
125601	123124		Office Supplies	506.53	
125601	123124		Office Supplies	59.02	
			Line Amount Total	816.37	
91491	11/29/22	V00046	Sprint Waste Services	471.24	
125653	123079		Contract Services	471.24	
			Line Amount Total	471.24	
91492	11/29/22	V00048	Superior Fabrication	877.50	
125612	123111		M&R Bldgs-Gate 14	877.50	
			Line Amount Total	877.50	
91493	11/29/22	V00050	Northern Tool & Equipment	3,489.16	
125641	123138		M&R Bldgs-Gate 4	99.98	
125642	123139		M&R TOE-General Terminal Ops Equip & Tools	89.99	
125643	123140		M&R Vehicles-2020 Chev PU	119.98	
125644	123141		M&R TOE-Gantry Crane	59.98	
125644	123141		M&R TOE-Gantry Crane	59.97	
125645	123142		M&R TOE-General Terminal Ops Equip & Tools	95.98	
125646	123143		Safety Supplies	858.00	
125647	123144		M&R Bldgs-Maintenance Bldg	321.94	
125648	123145		M&R TOE-Gantry Crane	189.98	
125648	123145		M&R TOE-Gantry Crane	189.98	
125649	122495		Furniture and Equipment Purchases <\$5,000	1,403.38	
125649	122495		Vestil Fork Truck Work Platform		
125649	122495		With Dual-Side Entry Model#WP-3636-84B-DD		
			Line Amount Total	3,489.16	
91494	11/29/22	V00052	KM&L,LLC	13,050.00	
125637	121556		Consultant Fees - Audit	13,050.00	
125637	121556		Audit Services for FYE 9/30/22		
			Line Amount Total	13,050.00	
91495	11/29/22	V00062	AT&T Mobility	444.86	
125576	123123		Telephone	108.37	
125576	123123		Telephone	205.92	
125576	123123		Telephone	88.38	
125576	123123		Telephone	42.19	
			Line Amount Total	444.86	
91496	11/29/22	V00067	Quill Corporation	378.06	
125596	123122		Office Supplies	17.99	
125596	123122		Office Supplies	5.71	
125596	123122		Office Supplies	2.86	
125596	123122		Office Supplies	0.70	
125596	123122		Office Supplies	2.86	
125596	123122		Office Supplies		
125597	123120		Office Supplies	347.94	
			Line Amount Total	378.06	
91497	11/29/22	V00077	Brookside Equipment	305.97	
125577	123113		M&R TOE-John Deere Gator	305.97	
			Line Amount Total	305.97	
91498	11/29/22	V00101	Sunstates Security, LLC	83,232.96	
125602	123101		Security Service Fees	4,228.19	
125603	123102		Security Service Fees	1,223.10	

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
125604	123103		Security Service Fees	62.10	
125605	123104		Security Service Fees	35,495.51	
125606	123105		Security Service Fees	960.31	
125607	123106		Security Service Fees	3,913.02	
125608	123107		Security Service Fees	650.79	
125609	123108		Security Service Fees	610.92	
125610	123109		Security Service Fees	35,169.20	
125611	123110		Security Service Fees	919.82	
			Line Amount Total	83,232.96	
91499	11/29/22	V00119	JH Sanchez Holding Company	6,495.00	
125636	120825		Janitorial Services February 2022 - March 2023		
125636	120825		M&R Bldgs-Admin Bldg 1100 Cherry St	2,723.00	
125636	120825		M&R Bldgs-Security Bldg		
125636	120825		M&R Bldgs-Security Bldg		
125636	120825		M&R Bldgs-Security Bldg	650.45	
125636	120825		M&R Bldgs-Operations Bldg	541.36	
125636	120825		M&R Bldgs-Operations Bldg	348.09	
125636	120825		M&R Bldgs-Buildings VT Berth 7	202.00	
125636	120825		M&R Bldgs-Buildings VT Berth 7		
125636	120825		M&R Transit Shed-T.S. 3		
125636	120825		M&R Bldgs-Maintenance Bldg	110.00	
125636	120825		M&R Bldgs-Security Bldg	880.00	
125636	120825		M&R Transit Shed-T.S. 3		
125636	120825		M&R Transit Shed-T.S. 3	91.50	
125636	120825		M&R Bldgs-Buildings VT Berth 7		
125636	120825		M&R Transit Shed-T.S. 3		
125636	120825		M&R Bldgs-Buildings VT Berth 7		
125636	120825		M&R Transit Shed-T.S. 3		
125636	120825		M&R Transit Shed-T.S. 3		
125636	120825		M&R Bldgs-Buildings VT Berth 7		
125636	120825		M&R Bldgs-Buildings VT Berth 7	948.60	
125636	120825		3rd Year of 3 Year Contract Feb 2022 - Jan 2023		
125636	120825		Board Approved 1/23/2020		
			Line Amount Total	6,495.00	
91500	11/29/22	V00147	Greater Angleton Chamber of Commerce	495.00	
125587	123127		Dues & Memberships & Licenses	460.00	
125588	123128		Community Events	35.00	
			Line Amount Total	495.00	
91501	11/29/22	V00166	Van Scoyoc Associates	11,000.00	
125654	115717		Consultant Fees - Other	11,000.00	
125654	115717		Govt. Liaison Service Agreement Oct.2020-Sept 2023		
125654	115717		Consultant Fees - Other		
125654	115717		Expenses Incurred-Not to exceed \$8K over course of		
125654	115717		3yrs contract-CA 10/8/2020		
			Line Amount Total	11,000.00	
91502	11/29/22	V00178	Waypoint	17,236.86	
125655	123078		Dell Poweredge R450 Server	5,432.80	
125655	123078		Dell Storage MD 1400	10,796.59	
125655	123078		Dell PERC H840 RAID Adapter	1,007.47	
125655	123078		DIR Contract #DIR-Dell EMC DIR-TSO-3763		
			Line Amount Total	17,236.86	

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Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	
Invoice No.	PO No.	GL Account Name	Line Description	Line Amount	
91503	11/29/22	V00193	Grainger	347.02	
125589	123085		M&R TOE-Gantry Crane	50.25	
125589	123085		M&R TOE-Gantry Crane	50.25	
125634	123137		M&R TOE-Gantry Crane	123.26	
125634	123137		M&R TOE-Gantry Crane	123.26	
			Line Amount Total	347.02	
91504	11/29/22	V00201	CDW Government	88.32	
125578	123119		Office Supplies	55.32	
125582	123082		M&R IT Equipment	33.00	
			Line Amount Total	88.32	
91505	11/29/22	V00281	Cintas Corporation	630.21	
125583	123112		Office Supplies	100.73	
125583	123112		Office Supplies	170.61	
125583	123112		Office Supplies	214.83	
125583	123112		Office Supplies	144.04	
			Line Amount Total	630.21	
91506	11/29/22	V00403	Jennifer Barrera	1,449.85	
125592	123126		Sales/Promotion Travel	1,449.85	
			Line Amount Total	1,449.85	
91507	11/29/22	V00499	Occupational Health Centers of the Southwest, PA	428.00	
125581	123115		Employment Related	214.00	
125581	123115		Employment Related	214.00	
			Line Amount Total	428.00	
91508	11/29/22	V00534	City of Oyster Creek	40.00	
125580	123129		Community Events	40.00	
			Line Amount Total	40.00	
91509	11/29/22	V00668	DARE Capital Partners, LLC	2,807.93	
125629	123133		Contract Labor Expense	228.62	
125630	123134		Contract Labor Expense	159.04	
125631	123135		M&R Other-Mowing, Weed Control Etc	1,334.32	
125631	123135		Contract Labor Expense	1,085.95	
			Line Amount Total	2,807.93	
91510	11/29/22	V00697	Northern Safety Co., Inc.	340.39	
125595	123116		Safety Supplies	340.39	
			Line Amount Total	340.39	
91511	11/29/22	V00737	FordAV Systems, LLC	4,569.50	
125633	121554		Commission Meeting Room Projector		
125633	121554		CHIE.RPMAUW MOUN,UNIV.RPMA W/Q-LOCK WHITE	107.50	
125633	121554		HARDWARE	178.50	
125633	121554		EPSQ.V11HA26020 PROJ,L630U 60000 ANSI	1,699.50	
125633	121554		DESIGN,ENGINEERING,FABRICATION, PROJECT MANAGEMENT	2,584.00	
125633	121554		INSTALLATION, COMMISIONING, TRAINING AND WARRANTY		
			Line Amount Total	4,569.50	
91512	11/29/22	V00739	Port53 Technologies Inc.	950.40	
125598	123081		Contract Services	950.40	
			Line Amount Total	950.40	

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91513	11/29/22	V00788	Montrose Environmental Solutions	56,022.75	
	125638	120243		Construction in Progress	52,617.75
	125638	120243		Professional Services for the	
	125638	120243		East End Properties 2022	
	125638	120243		Project No. 21-04	
	125638	120243		Commission Approved 1/13/2022	
	125639	120786		Professional Services for the	3,405.00
	125639	120786		2022 Environmental Regulatory Compliance Services	
	125639	120786		Project No. 22-05	
	125639	120786		Board Approved 3/10/2022	
				Line Amount Total	56,022.75
91514	11/29/22	V00864	Visual Edge IT	73.48	
	125599	123080		M&R IT Equipment	73.48
				Line Amount Total	73.48
91515	11/29/22	V00887	UPS Supply Chain Solutions	75.62	
	125624	123084		M&R TOE-Gantry Crane	37.81
	125624	123084		M&R TOE-Gantry Crane	37.81
				Line Amount Total	75.62
91516	11/29/22	V00905	Industrial Scale Company	18,777.83	
	125593	123114		M&R Bldgs-Scale House	18,777.83
				Line Amount Total	18,777.83
91517	11/29/22	V00914	Synter Resource Group, LLC	40.50	
	125652	123131		M&R TOE-Gantry Crane	20.25
	125652	123131		M&R TOE-Gantry Crane	20.25
				Line Amount Total	40.50
91518	11/29/22	V00915	Emergency Management Association of Texas	150.00	
	125632	123150		Dues & Memberships & Licenses	150.00
				Line Amount Total	150.00
			Texas Gulf Bank Accounts Payable	4,484,017.93	



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MEMORANDUM

TO: Commissioners
Directors
Legal Counsel

FROM: Jason Hull, P.E. 
Director of Engineering

DATE: December 29, 2022

SUBJECT: Permanent road easement agreement

As previously discussed, the Port has requested a permanent road access agreement and right-of-way from Dow in order to cross their pipeline right-of-way with two future roadways that will ultimately connect Terminal Street to Port Road. Legal Council is reviewing the easement at this time.

I recommend approval of the permanent road access agreement and right-of-way after the legal review is completed.

PORT COMMISSION

JOHN HOSS, CHAIRMAN; RUDY SANTOS, VICE CHAIRMAN; DAN CROFT, SECRETARY; ROB GIESECKE, ASST. SECRETARY;
RAVI K. SINGHANIA, COMMISSIONER; SHANE PIRTLE, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

ROAD EASEMENT

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF BRAZORIA §

THAT THIS EASEMENT AGREEMENT (“**Agreement**”) entered into by **The Dow Chemical Company**, a corporation created and existing under and by virtue of the laws of the State of Delaware, and duly authorized to transact business in the State of Texas, its successors and assigns, hereinafter called “**GRANTOR**”, acting herein by and through its duly authorized agent, for and in consideration of the sum of Ten Dollars (\$10.00) cash and other good and valuable consideration, the receipt of which is hereby acknowledged, has GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY, subject to the reservations, exceptions, covenants and conditions hereinafter set out, unto **Port Freeport**, a conservation and reclamation district, a body politic, and a corporate and governmental agency of the State of Texas, collectively with its successors and assigns hereinafter referred to as “**GRANTEE**”, whose address is 1100 Cherry Street, Freeport, Texas 77541, a permanent road access easement and right-of-way (collectively, the “**EASEMENTS**”) for two (2) access roads and related infrastructure such as culverts, bridges, drainage ditches, gates, fences and sewer facilities (collectively, the “**Facilities**”) upon, over, through and across a tracts or parcels of land being more particularly described in Exhibit A, consisting of two (2) pages, and Exhibit B, consisting of two (2) pages, attached to and made a part of this Agreement (collectively, the “**Easement Tracts**”).

TO HAVE AND TO HOLD the above-described EASEMENTS unto GRANTEE, its heirs, executors, administrators, successors and assigns, expressly subject to the following matters to the extent that they are presently valid, subsisting and affect the Easement Tracts (a) all prior easements and/or rights-of-way, the rights of any parties in possession and all prior encumbrances, and (b) other matters: (i) of record in the county or counties where the EASEMENTS are located and/or (ii) visible and on the ground and that a correct survey would reveal that the same may exist and affect the EASEMENTS herein granted.

The EASEMENTS created by this instrument are granted and accepted upon and subject to the following terms and conditions:

The purpose of the EASEMENTS is to provide free and uninterrupted pedestrian and vehicular access over the Easement Tracts to and from lands owned by GRANTEE to the west of the Easement Tracts and public roads and lands now or hereafter owned by GRANTEE to the east of Easement Tracts. The EASEMENTS herein granted and the rights associated therewith shall continue in effect so long as the Easement Tracts are used for the intended purpose set forth.

GRANTEE shall follow GRANTOR’s TDCC Matting Policy, attached hereto as Exhibit C, for any heavy equipment crossing over GRANTOR’s lands in areas that have not been properly paved for roadway purposes.

Grantor shall provide Grantee with information necessary for proper design of the Facilities concerning any pipelines located within the Easement Tracts upon request. The design of the Facilities will be subject to Grantor’s prior written approval, which approval will not be

unreasonably withheld, conditioned or delayed provided that adequate clearance and protection for Grantor's pipelines are provided for and maintained.

Prior to commencing any operations on the lands covered by this Agreement including construction of the Facilities, GRANTEE shall submit to GRANTOR detailed design plans and specifications, including, without limitation, final plan and profile drawings, equipment and material specifications and construction methods, techniques, sequences, and procedures. Such design plans and specifications shall comply, at a minimum, with all applicable GOVERNMENTAL REQUIREMENTS. The design plans and specifications shall be submitted to GRANTOR in a "pdf" format or other equivalent format compatible with the GRANTOR'S system. GRANTOR reserves the right to disapprove, within a reasonable time after receipt from GRANTEE, any designs, specifications, materials, equipment or any construction, operation or maintenance procedure reasonably deemed by it to be unsatisfactory, unsafe or contrary to the maximum utilization of the LAND, in which event GRANTEE shall replace, revise or modify such designs, specifications, materials, equipment or procedures to comply with GRANTOR'S reasonable requirements. Neither review (including approval or disapproval) of GRANTEE'S plans and specifications, nor inspection of construction of the FACILITIES by GRANTOR shall imply any assumption of liability by GRANTOR including, without limitation, liability for proper location of the FACILITIES or the safety aspects of the construction or operation of the FACILITIES, all of which shall be the sole responsibility of GRANTEE. IT SHALL BE GRANTEE'S RESPONSIBILITY TO DESIGN, CONSTRUCT, AND OPERATE THE FACILITIES AND CONDUCT ALL OTHER ACTIVITIES UNDER THIS AGREEMENT IN A SAFE AND PRUDENT MANNER. GRANTEE SHALL NOT BE ENTITLED TO RELY ON GRANTOR'S REVIEW AND/OR APPROVAL OF ANY OF GRANTEE'S PLANS AND SPECIFICATIONS OR ANY OTHER ACTION OR INACTION OF GRANTOR RELATIVE TO THIS AGREEMENT AS RELIEVING GRANTEE OF ITS DUTY UNDER THIS AGREEMENT.

GRANTEE is responsible for all costs of maintaining, repairing and/or replacing the Facilities located on the Easement Tracts. GRANTOR reserves the right to excavate within the Easement Tracts if necessary for purposes of maintenance or repair of any pipelines located therein. Installation of new or replacement pipelines will be done by trenchless method under the Facilities. Except in the event of an emergency (in which case no notice will be required), GRANTOR shall give GRANTEE **not less than twenty (20) days'** prior written notice of any excavation or construction activities that could damage the Facilities or interfere with traffic thereon. In exercising its rights under this paragraph, GRANTOR agrees to use commercially reasonable efforts to minimize any damage to the Facilities and any interference with the traffic thereon. GRANTOR will not be responsible for damage to the Facilities caused in the exercise of GRANTOR's rights under this paragraph and any such damage will be repaired by GRANTEE at GRANTEE's expense.

It is understood and agreed that this Agreement does not constitute a conveyance of any part of the LAND, the surface of the LAND or of the minerals therein and thereunder, but grants only the EASEMENTS described.

GRANTEE shall be solely responsible for any accidents, injuries or property damage that occurs or is suffered by GRANTEE's employees, guests or business invitees while in transit over the Easement Tracts. To the extent allowed by the Texas Constitution, the Texas Tort Claims Act and applicable state law, GRANTEE hereby agrees to indemnify and hold GRANTOR harmless

from and against any claim for damages asserted by any such persons against GRANTOR. Nothing in this Agreement is to be deemed or construed as a waiver of sovereign or governmental immunity by GRANTEE.

GRANTEE shall notify GRANTOR if GRANTEE becomes aware that any requirement of GRANTOR or any action of GRANTOR may create an unsafe condition.

GRANTEE is not and shall not be construed as GRANTOR's agent and shall have no authority to pledge, mortgage, hypothecate or otherwise encumber any interest in the property covered by this Agreement. GRANTEE shall promptly pay and discharge (or bond around) any and all mechanics', materialmen's or other liens or claims (and all costs and expenses associated therewith including, without limitation, attorney's fees and court costs) asserted, filed or arising from any work performed by or on behalf of GRANTEE on or within the Easement Tracts.

All notices required or permitted to be given hereunder and communications by one party to the other party shall be in writing and may be rendered or served by a reputable overnight courier service or through the United States Postal Services, postage prepaid, certified mail, return receipt requested to the parties at the addresses set forth below, or at such other addresses as either party may designate from time to time in writing. Any notice or communication mailed in the manner herein prescribed shall be deemed received by the other party upon the expiration of five (5) days from the date of mailing (such five (5) day period to include the date of such mailing) unless the actual date of receipt is earlier.

GRANTOR: THE DOW CHEMICAL COMPANY
2301 N. Brazosport Blvd. – APB-2005
Freeport, TX 77541
Attention: Property Management Department

GRANTEE: PORT FREEPORT
1100 Cherry Street
Freeport, TX 77541
Attention: Executive Port Director/CEO

This Agreement contains the entire agreement between the parties relating to the rights herein granted and the obligations herein assumed. No waiver, modification or amendment of any of the provisions of this Agreement shall be binding unless it is in writing and signed by the duly authorized representatives of both parties.

This Agreement shall be governed by the laws of the state of Texas, regardless of its conflict of laws provisions. If any provision of this Agreement or the application thereof to any person or circumstance will, for any reason, and to any extent, be held to be invalid or unenforceable under applicable law, then such provision will be deemed limited or modified to the extent necessary to make the same valid and enforceable under applicable law. Any invalid or unenforceable provision shall be replaced with such new provision which will allow the parties to achieve the intended economic result in a legally valid and effective manner.

IN TESTIMONY WHEREOF, this Agreement is effective as of _____, 2023, although executed at an earlier or later date by GRANTOR and GRANTEE in multiple copies, any signed copy of which shall be deemed the original.

THE DOW CHEMICAL COMPANY

PORT FREEPORT

By _____
Craig Nisbett, Authorized Agent
Infrastructure & Property Leader

By _____
Phyllis Saathoff
Executive Port Director / CEO

THE STATE OF TEXAS §
 §
COUNTY OF BRAZORIA §

This instrument was acknowledged before me on ____ day of _____, 2023 by Craig Nisbett, Authorized Agent, Infrastructure & Property Leader, Texas Operations of THE DOW CHEMICAL COMPANY a Delaware corporation on behalf of said corporation.

Notary Public, State of Texas
Kari L. Oldham
My commission expires: 03-08-2025

THE STATE OF TEXAS §
 §
COUNTY OF BRAZORIA §

This instrument was acknowledged before me on ____ day of _____, 2023 by Phyllis Saathoff, Executive Port Director / CEO of PORT FREEPORT, an agency of the state of Texas, on behalf of said entity.

Notary Public, State of Texas

My commission expires: _____

Broad Street Roadway Tract

DRAFT - STILL UNDER REVIEW

DRAFT - STILL UNDER REVIEW

Seventh Street Roadway Tract

DRAFT - STILL UNDER REVIEW

DRAFT - STILL UNDER REVIEW

TDCC Matting Policy

Introduction

This policy is used by The Dow Chemical Company (TDCC) employees to address matting over pipelines.

Background

This policy defines the expectations for preventing undue stress on underground pipelines.

Use of Mats

Follow these guidelines for matting over pipelines and for laydown areas

1. Any traffic over a TDCC pipeline represents a risk and should be minimized unless adequate precautions are undertaken. Equipment with tracks, as opposed to having tires, is preferred if travel over the pipeline is required. A minimum cover of 48 inches over a pipeline is required where a vehicle crossing is to be made for axle loads up to 15,000 pounds. If there is less than 48 inches of cover, matting is required. Site conditions (such as damp soil), as determined by the TDCC Damage Prevention Representative, may require that the crossing location be matted or provided with additional cover to compensate for soil displacement due to the subsidence of tires.
 2. For axle loads greater than 15,000 pounds, TDCC's pipeline shall be protected from excessive stress by placing one-foot thick timber mats over the line. The crossing proposal may require evaluation by a TDCC Damage Prevention Representative to ensure that the installation/crossing will not cause an excessive amount of stress on the underlying pipeline. If TDCC determines that matting is required, then the mats shall be placed on a minimum of two feet undisturbed earth above the line and oriented with the timbers perpendicular (across) the pipeline. Enough mats shall be placed to cover the complete width of the proposed crossing. An appropriate roadway material, such as crushed stone, can then be distributed over the mats to complete the crossing. If the line has less than 2 feet of cover, it will be mat bridged/air gapped. Alternate means of protecting the line must be approved by TDCC.
 3. Store materials that will be accessed frequently on mats or an improved surface. Weather conditions could change unexpectedly, causing issues on accessing the area in compliance with the requirements above.
 4. Prior to setting up any material storage area in the corridors, check GPIMS and monument books to identify underground pipelines in the area. If underground pipelines are in the material storage area, validate depths of cover and adhere to the steps above in the policy.
-

**Document &
Records
Management**

The current policy is filed in the department electronic document and records management system in Approved / Management Systems and within WebEDMS under Site Pipeline Operations.

Revision History

The following information documents at least the last 3 changes to this document, with all the changes listed for the last 6 months.


Date	Revised by	Changes
8/10/2020	C. Cadenhead	Reviewed; No changes
4/23/2019	Mattison/ Jamison	As a part of a multiple projects: TXO Excavation Requirement rollout, Damage Prevention Program creation, Damage Prevention Training Program creation – all documents relating to the Damage Prevention program were reviewed for clarity, standardization, consolidation, and outdated references. See MOC - FREESPO2019040007 for details.
9/15/2017	C. Vaughn	Created for use in SPO&I MOC#: SI2017090007



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WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Commissioners
Directors
Legal Counsel

FROM: Jason Hull, P.E. 
Director of Engineering

DATE: January 9, 2023

SUBJECT: PSA for East End Rider 37 Expansion and Gate 12

I have selected Freese and Nichols, based on demonstrated qualifications, to submit a fee proposal for two related, but separate projects; The East End Rider 37 Expansion and Gate 12 project.

The East End Rider 37 Expansion project scope includes topographic surveying of the work areas, geotechnical sampling and testing of the soils, engineering for widening Terminal Street, 8th Street, and a truck route to 2nd Street from FM 1495, associated street lighting design, drainage, and permitting, materials testing, construction oversight to ensure compliance with the Rider 37 TxDOT grant.

The Gate 12 project is not Rider 37 grant funded and will be a separate bid package and construction contract from the project described above. The Gate 12 project will connect the portion of Terminal Street in the above scope of work, to Port Road with a 4-lane roadway across a portion of Dow property. The scope includes surveying of work areas, geotechnical sampling and testing of the soils, engineering for the roadway and guard building, permitting, materials testing, and construction oversight.

The fees by project breakdown as follows: East End Rider 37 Expansion project amount to \$1,196,718.00 and the Gate 12 project amount to \$350,134.00 for a total PSA amounting to **not to exceed \$1,546,852.00.**

I have reviewed the fees and recommend approval.

PORT COMMISSION

JOHN HOSS, CHAIRMAN; RUDY SANTOS, VICE CHAIRMAN; DAN CROFT, SECRETARY; ROB GIESECKE, ASST. SECRETARY;
RAVI K. SINGHANIA, COMMISSIONER; SHANE PIRTLE, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO



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**EXECUTIVE DIRECTOR/CEO
COMMISSIONER
TRAVEL ARRANGEMENTS
January – March 2023**

AAPA POWERS Summit & Expo

January 24-26, 2023

Tampa, FL

Hotel: Tampa Riverwalk

\$259/night

Registration Fee: \$1050 (Credits Utilized)

Attendees: Pirile

Texas Ports Day at the Capitol

February 21, 2023

Austin, TX

Attendees: Saathoff, Commissioners TBD

Brazoria County Day

February 28, 2023

Austin, TX

Hotel: Hyatt Regency Austin

\$259/night

Attendees: Saathoff, Commissioners TBD

NWC Legislative Summit

March 6-8, 2023

Washington, DC

Hotel: Hotel Washington

\$319/night

Registration Fee: \$375

Attendees: Saathoff

AAPA Legislative Summit

March 27-29, 2023

Washington, DC

Additional Details Forthcoming

Attendees: Saathoff, Commissioners TBD

PORT FREEPORT RULES OF ORDER
Adapted from Rosenberg's Rules of Order (Revised 2011)

Parliamentary procedures provide a framework within which a governmental entity may propose, amend, approve, or defeat matters to the regulating body. While not required, the Port Commission of Port Freeport believes that the adoption of these Port Freeport Rules of Order (these “Rules”) will help facilitate Meetings of the Port Commission, making such Meetings more efficient and providing security against procedural deficiencies while ensuring compliance with Chapter 551 of the Texas Government Code (i.e., the Texas Open Meetings Act). These Rules do not affect the legality of any item passed on any agenda. These Rules may be amended from time-to-time, upon action of the Port Commission, but should always be found to be based upon the following pillars:

1. **These Rules should establish order.** The first purpose of these Rules is to establish a framework for the orderly conduct of Meetings.
2. **These Rules should be clear.** Simple rules lead to wider understanding and participation. Complex rules create two classes: those who understand and participate; and those who do not fully understand and do not fully participate.
3. **These Rules should be user friendly.** That is, these Rules must be simple enough that the public is invited into the Port Commission and feels that it has been able to adequately observe the process.
4. **These Rules should enforce the will of the majority while protecting the rights of the minority.** The ultimate purpose of these Rules is to encourage discussion and to facilitate decision making by the Port Commission. In a democracy, majority rules. These Rules must enable the majority to express itself and fashion a result, while permitting the minority to also express itself, but not dominate, while fully participating in the process.

ESTABLISHING A QUORUM

Sec. 1.01 Establishing a Quorum.

- (a) A quorum is the minimum number of Port Commissioners who must be present at a meeting for business to be legally transacted.
- (b) A quorum is four Port Commissioners (or, one more than half the number of total Port Commissioners) unless otherwise specified or reduced because of a legal conflict of interest..

Sec. 1.02 Absence or Loss of a Quorum.

- (a) If the Port Commission has less than a quorum of Port Commissioners physically present for a Meeting of the Port Commission, the Port Commission cannot transact business.

(b) If the remaining Commissioners do not equal four (4), a quorum shall be considered lost if a Port Commissioner departs from the Port Commission Meeting or leaves the room in which the Port Commission Meeting is being held.

(c) A Commissioner who is attending via video is not considered present for establishing a quorum but may participate and vote in all Port Freeport business. If a member appearing by video is no longer visible and able to be heard, the Port Commission Meeting will be paused for a reasonable period of time to attempt to re-establish the connection. If the connection is not re-established after a reasonable period of time, the Port Commission Meeting will continue with those Commissioners in attendance.

(d) If a quorum is lost, the Port Commission loses its ability to transact business until and unless a quorum is reestablished.

ROLE OF THE CHAIR

Sec. 2.01 General.

The Chair of the Port Commission is charged with applying these Rules at all Meetings of the Port Commission. The Chair shall make the final ruling on these Rules every time the Chair states an action. All decisions by the Chair shall be final unless overruled by or appealed through simple majority of the Port Commission itself. The Chair has the full right to participate in the debate, discussion, and decision-making of the Port Commission.

Sec. 2.02 Agenda Item Discussion.

A meeting of the Port Commission is governed by that Meeting's Agenda. The Chair of the Port Commission leads the Meeting and guides the Port Commission through the Agenda. Each Agenda Item may be discussed, considered, or acted upon as follows. In the following order, the Chair shall:

- (a) Clearly announce the Agenda Item number and clearly state what the Agenda Item subject is. Generally, while Agenda Items should be heard in the order in which they appear in the Agenda, the Chair shall have the ability to call forward certain Agenda Items, out of order, upon his or her own authority for the sake of efficiency, clarity, or public participation.
- (b) Invite public comments or, if appropriate, at a formal meeting, open the public meeting for public input. At the conclusion of public comments, the Chair should announce that public input has concluded. Only for a public meeting, public input is sought at the beginning of the meeting.
- (c) Announce the format, as outlined below, that will be followed in considering that Agenda Item.

- (d) Invite the appropriate person or persons to report on the Agenda Item, including the provision of a recommendation.
- (e) The Chair may ask members of the Port Commission if they have any technical questions of clarification or items for discussion before seeking a Motion.
- (f) Invite a Motion and a second to the Motion, then announce the name of the member who makes the Motion and

the name of the Port Commissioner who seconds the Motion.
- (g) Make sure the Port Commissioners understand the Motion either by (1) asking the maker of the Motion to repeat it, (2) repeating the Motion, or (3) asking the Port Secretary to repeat the Motion.
- (h) Invite discussion of the Motion by the Port Commission or, if there is no desired discussion, announce that the Port Commission will vote on the Motion.
- (i) Take a voice vote or a roll call vote at the discretion of the Chair.
- (j) Announce the result of the vote and what action, if any, the Port Commission has taken.

MAKING AND RESPONDING TO MOTIONS

Sec. 3.01 Motions.

Most Motions ~~are~~ can be subject to discussion and debate. The Chair may invite a Motion in one of three ways:

- (a) Inviting the Port Commissioners to make a Motion.
- (b) Suggesting a Motion to the Port Commissioners.
- (c) Making the Motion.

Sec. 3.02 Simple Majority; Super Majority.

The Port Commission consists of six Port Commissioners. For purposes of calculating both a simple majority and a super majority, the entirety of the Port Commission shall be considered. As such, a simple majority of the Port Commission consists of four of the six Port Commissioners, no more and no less, even in consideration of an abstention or absence. A super majority of the Port Commission consists of five of the six Port Commissioners, no more and no less, even in consideration of an abstention or absence.

Sec. 3.03 **Counting Votes.**

- (a) *Absence.* The absence of a Port Commissioner shall not be counted toward a quorum of the Port Commission but nevertheless said absence shall not reduce the number of affirmative votes needed to pass a motion.
- (b) *Abstention.* Should a Port Commissioner abstain from a vote required by law, then the majority vote required shall **never be less than four (4) votes,** provided that any abstention not required by law shall be counted as a vote against the matter under consideration. **In accordance with Section 171.004 of the Local Government Code, in the event that there are more than two (2) abstentions as required law, then all Port Commissioners having such legal conflicts shall not be required to abstain from further participation in the matter, as a majority of the Port Commission is then composed of persons who have similar interests in the same official action.**
- (c) *Tied Vote.* In the event of a tie, a Motion always fails since an affirmative vote **of at least four (4) Port Commissioners** is required to pass any Motion **unless otherwise provided herein.**
- (d) *Other Voting Requirements.* **In all cases except otherwise provided herein, the minimum number of Port Commissioners required to vote for a Motion shall be four (4) Commissioners. In cases of vacancies on or appointments to the Port Commission, the minimum number of Port Commissioners required to vote for an appointment shall be three (3) Commissioners.**

Sec. 3.04 **Making a Motion.**

A Motion may be made through a two-step process: (1) the Chair should recognize the Port Commissioner making the Motion and (2) the Port Commissioner makes the Motion by preceding the Port Commissioner's desired approach with the words, "I move . . ."

Sec. 3.05 **Basic Motions.**

- (a) There are two Motions that are the most common. These Motions are subject to the free and open debate of the Port Commission, require a simple majority, and include:
 - 1. *The Basic Motion.* The Basic Motion is one that puts forward a decision for Port Commission's consideration (e.g., "I move that we create a five-member committee to plan and put on our annual fundraiser.").
 - 2. *The Motion to Amend.* A Motion to Amend takes the Basic Motion that is before the Port Commission and seeks to change it in some way. If a Port Commissioner wants to change a Basic Motion that is before the Port Commission, that Port Commissioner would move to amend it (e.g., "I move that we amend the motion to have a 10-person committee.").
- (b) If any confusion as to the classification of a Motion arises, the decision as to how to classify a Motion is left to the Chair.

Sec. 3.06 Amendment to the Original Motion.

In the discussion of a pending Motion, a change to the Motion may be desirable. When that happens, the Port Commissioner who has the floor may say, “I want to suggest an amendment to the motion.” The Port Commissioner then suggests the amendment, and if the maker of the original Motion. and the Port Commissioner who seconded the Motion pending on the floor accepts the ~~friendly~~ amendment, that then becomes the pending Motion on the floor. If either the maker or the Port Commissioner seconding rejects the proposed ~~friendly~~ amendment, then the proposer can formally move to amend.

Sec. 3.07 Multiple Motions Before the Body.

There can be up to two motions on the floor at the same time. The Chair may reject a third motion until the Chair has resolved the two pending motions on the floor. When there is more than one motion on the floor (after motions and seconds) at the same time, the vote should proceed first on the last motion that is made, with a Motion to Amend a Basic Motion being heard prior to discussion and consideration of the Basic Motion to be amended.

As an example, assume that the first Motion made is a Basic Motion to “have a five-member committee to plan and put on our annual fundraiser.” This is the **first Motion**. During the discussion of this Motion, a Port Commissioner might make a **second Motion** to “amend the Motion to have a 10-member committee, not a five-member committee to plan and put on our annual fundraiser.” The proper procedure would include:

1. The Chair would first consider the last Motion on the floor (i.e., the Motion to Amend). The discussion and debate would focus strictly on the amendment. If the Motion to Amend passed, the Chair would then move to consider the Basic Motion – the first Motion – as amended. If the Motion to Amend failed, the Chair would then move to consider the Basic Motion in its original format, not amended.
2. Lastly, the Chair would consider the first Motion that was placed on the floor (i.e., the Basic Motion). The Basic Motion would either be in its original format or, if amended, would be in its amended format. The question on the floor for discussion and decision would be whether a committee should plan and put on an annual fundraiser.

3.08 Failed Original Motion

If a Motion fails for either a lack of a second or is not supported by the majority of the Commissioners voting, then a new Motion may be made by another Commissioner and the required procedures for such a Motion shall be followed.

Sec. 3.09 **Motions Not Subject to Debate.**

A Port Commissioner may make one or more of the following Motions, which **shall not be subject to debate** and on which the Chair must immediately call for a vote of the Port Commission:

- (a) *Motion to Adjourn.* The Port Commission may adjourn if there is no objection made to adjournment. Upon such objection, a Motion to Adjourn requires a simple majority vote. If passed, this motion requires the Port Commission to immediately adjourn to its next regularly scheduled Meeting.
- (b) *Motion to Recess.* This Motion requires the Port Commission to take an immediate recess. The Chair shall determine the length of the recess. It requires a simple majority vote.
- (c) *Motion to Fix the Time to Adjourn.* If passed, this Motion requires the Port Commission to adjourn the Meeting of the Port Commission at a specific time set in the Motion (e.g., “I move we adjourn this meeting at midnight.”). It requires a simple majority vote.
- (d) *Motion to Postpone.* This Motion, if passed, requires the discussion of the Agenda Item to be halted and an Agenda Item to be placed on “hold.” The Motion does not have to contain a specific time at which the Agenda Item can come back to the Port Commission (e.g., “I move we postpone this item.”) . The postponed Agenda Item could then be brought back as an Agenda Item at a later Meeting without requiring an additional Motion to do so. A Motion to Postpone requires a simple majority vote.
- (e) *Motion to Limit Debate (or, Motion to Call the Question).* Instead of requiring formal action, when a Port Commissioner makes a Motion to Limit Debate, the Chair may treat such a Motion as a request to either move forward with the pending Motion on the floor if no Port Commissioner wishes to discuss the Agenda Item further or, if one member of the Port Commission wishes to discuss the pending Motion, the Chair should treat the Motion to Limit Debate as a formal Motion. When such a Motion is made, the Chair should ask for a second, stop debate, and vote on the Motion to Limit Debate. The Motion to Limit Debate requires a simple majority vote of the Port Commission.
 - 1. A Motion to Limit Debate may include a time limit (e.g., “I move we limit debate on this agenda item to 15 minutes.”). Even with a time limit, it requires a two-thirds vote of the Port Commission.
- (f) *Motion to Object to Consideration of an Agenda Item.* This Motion is not debatable and, if passed, precludes the Port Commission from even considering an Agenda Item. It requires a super majority vote.

Sec. 3.10 Motions Requiring a Super Majority.

Motions requiring a super majority concern action that effectively cuts off the ability of a minority of the Port Commission to take an action or discuss an Agenda Item. Motions requiring a super majority include:

- (a) *Motion to Close Nominations.* When choosing officers of the Port Commission, nominations are in order either from a nominating committee or from the floor of the Port Commission itself. A Motion to Close Nominations effectively cuts off the right of the minority to nominate officers.
- (b) *Motion to Object to the Consideration of an Agenda Item.* See Sec. 3.09(f) of these Rules.
- (c) *Motion to **Modify or** Suspend the Rules.* This Motion allows the Port Commission to **modify or** suspend these Rules for a particular purpose.
- (d) ***Motion to Adopt or Modify Policy.*** This Motion allows the Port Commission to **adopt or modify the policies of Port Freeport.**

3.11 Motion to Reconsider.

- (a) A Port Commissioner may make a Motion to Reconsider, subject to passage by a simple majority, so long as:
 - 1. The Motion to Reconsider was made at the Meeting where the Agenda Item was first voted upon. A Motion to Reconsider made at any other time shall be deemed untimely; and
 - 2. The Motion to Reconsider is made only by a Port Commissioner who voted for the prevailing side on the original motion. A Port Commissioner who voted in the non-prevailing side and who attempts to make a Motion to Reconsider shall be ruled out of order.
- (b) If the Motion to Reconsider passes, then the original matter is back before the Port Commission, and a new Basic Motion is in order. The matter may be discussed and debated as if it were on the floor for the first time.

COURTESY AND DECORUM

Sec. 4.01 General.

These Rules are meant to create an atmosphere that allows business to be performed efficiently and fairly. It is the Port Commission's responsibility to maintain common courtesy and decorum. The debate and discussion of the Port Commission should focus on the Agenda Item

presented not the personalities of the Port Commission itself. The Chair has the right to cut-off any discussion that is too personal, too loud, or too crude.

Sec. 4.02 Interrupting the Speaker.

Generally, the speaker should not be interrupted, unless a Port Commissioner wishes to make the following:

- (a) *Point of Privilege.* Upon making a “point of privilege,” the Chair should ask the interrupter to state his or her point. Appropriate points of privilege relate to anything that would interfere with the normal comfort of the Meeting (e.g., the room may be too hot or too cold).
- (b) *Point of Order.* The Chair should ask the interrupter to state his or her point. Appropriate points of order relate to anything that would be considered appropriate conduct of the Meeting (e.g., if the Chair moved on to a vote on a Motion that permits debate without allowing that discussion or debate).
- (c) *Appeal.* If the Chair makes a ruling that a Port Commissioner disagrees with, that Port Commissioner may appeal the ruling of the Chair. If the Motion is seconded, and after debate, if it passes by a simple majority vote, then the ruling of the Chair is deemed reversed.
- (d) *Calls for Orders of the Day.* If a Port Commissioner has drifted from the Agenda, such a call may be made. It does not require a vote, and when the Chair discovers that the Agenda has not been followed, the Chair simply reminds the Port Commission to return to the Agenda Item properly before them. If the Chair fails to do so, the Chair’s determination may be appealed.
- (e) *Withdraw a Motion.* During debate and discussion of a Motion, the maker of the Motion on the floor, at any time, may interrupt a speaker to withdraw his or her Motion from the floor. The Motion is immediately withdrawn, although the Chair may ask the person who seconded the Motion if he or she wishes to make the Motion, and any other Port Commissioner may make the Motion if properly recognized.

Election of Officers

Policy:

The first meeting after each general election the board canvases the general votes, declares winners and any new commissioners take their seat. Once any new commissioners are seated, the commission elects its new slate of officers. Per policy, no officer holder may hold the same office for more than one consecutive term.

Procedure:

- I. **General.** The incumbent Chair shall preside over the Meeting at which the election takes place, and shall preside over the election itself, until all open offices have been voted upon and filled. Once the election has been completed, the incumbent Chair shall cede office and the newly elected Chair shall assume office.

All eligible Commissioners shall be subject to election for the then open offices. The current office holder is excluded from holding the same office for the coming term as he or she held during the previous two-year term.

- II. **Order of Operation.** Generally, elections shall be held in accordance with the order of operation found in this Section.

- (1) **Recusal.** If a Commissioner does not wish to hold a specific office, that Commissioner must recuse himself or herself from consideration for that office prior to any vote being made for that specific office. Recusing oneself from consideration for a specific office does not then preclude that Commissioner from consideration for another office. After hearing recusals, any Commissioner can then bring forth a vote for the respective office.

- (2) **Elections.** After recusals have been declared, voting may occur. All eligible Members of the Port Commission, not to include those Members who have recused themselves, shall be considered for each open office. All Port Commission Members shall be required to vote by written ballot with individual ballots to be provided to the Members so that they may write-in their selection for the office being considered at that time. This process shall be repeated, office-by-office, until all open offices have been filled.

- i. *Order of Open Positions to be Considered.* The Chair shall be the first office considered for election, with the election process being repeated for each office until all offices have been filled from the shrinking pool of eligible Members. Office elections shall be held, in succession, one-by-one, in the following order:

1. Chair
2. Vice-Chair

3. Secretary
4. Assistant Secretary

- ii. *Candidates.* All eligible Members of the Port Commission, not to include those Members who have recused themselves, shall be considered for each open office. Even if there is only one candidate for each office, the Members of the Port Commission must nevertheless vote for that office.

(3) **Tallying; Results.** Upon the completion of each election for each open office, staff shall collect the ballots, tally the vote, and announce the winner for that specific office. The Member receiving the simple majority vote wins the seat for that office and shall not be eligible for consideration of any other open office.

- i. *Tie Vote.* In cases of a tied vote, meaning that two or more candidates have received the same number of votes, a vote shall be taken again. In cases of a second tied vote, the tie shall be broken and the office filled through the drawing of lots, meaning that the names of the candidates receiving the same number of votes shall be written on individual pieces of paper and one shall be selected at random (e.g. picked out of a hat). The candidate whose name was drawn shall then fill the position then being considered.
- ii. *No Simple Majority Vote Received.* In cases when no candidate receives a simple majority vote, a run-off election shall occur between the two candidates receiving the most votes. This run-off election shall occur in a manner similar to that of the regular election for the office then being considered with the exception that the only candidates to be considered shall be those two candidates receiving the most votes for that position in the regular election.