



CITY OF PORT LAVACA

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MINUTES OF 04/21/2020 REGULAR OF PORT COMMISSION MEETING

The Agenda having been properly posted, Chairman Davila called the meeting to order at 10:11 A.M. on Tuesday, April 21, 2020. Members attending were Commissioner David Roberts and Commissioner Mike McGuire. City Staff that were attending were Interim City Manager Jody Weaver, Finance Director Sandra Mason, Harbor Master Jim Rudellat, and Rachel Garza. Visitors in attendance were Tom Schmidt of Urban Engineering, Phillip Gonzales of Gonzales Construction, Steve and Jody Thorne, and Matt Glaze.

1. CONSENT AGENDA:

a. MINUTES OF REGULAR MEETING March 17, 2020

A motion was made to approve the minutes as is by Commissioner David Roberts, Seconded by Commissioner Mike McGuire.
Motion Carries.

2. REPORTS

- a. TARIFF REPORT
- b. ACCOUNT AGING REPORT
- c. REVENUE AND EXPENSE REPORT
- d. BALANCE SHEET
- e. PAYMENT REPORT
- f. PROFIT AND LOSS CASH FLOW REPORT

Unable to provide Profit and Loss Cash Flow Report due to unforeseen Cyber Attack.
Documents to be provided at a later date.
No Action Necessary.

3. RECEIVE REPORTS FROM STAFF REGARDING CITY HARBOR DOCK REPAIRS AND LEASES.

Harbor Master Jim Rudellat reported that Gonzales Contracting has begun demolition of the low dock. Comments from Chairman Alex Davila reported that the opening of the concrete has exposed continuous erosion underneath the Fulton side and the opening to the high dock has revealed a void and broken pipe which the City Street Dept. Wayne Shaffer advised that we eliminate and plug. However, just to the right of it is a retaining wall that has a two foot of erosion that needs to be addressed. Gonzales Contracting is to prepare a clean out proposal to be submitted for approval to keep the project going.

Matt Glaze shared recommendations for proposed scope of work; Option 1 - patch holes in steel sheet piling and backfill with base material (Limestone or Crushed Concrete). Option 2 - patch holes and thin spots in steel sheet piling, replace water bolts, backfill with base material (Limestone or Crushed Concrete).

Motion was made to move forward with Option 1 and a bid proposal for Option 2 as alternate and to include a cleanup of the retaining wall and entry way to the low dock.

Motion was made by Commissioner Mike McGuire and Seconded by Commissioner David Roberts.
Motion carries.

4. DISCUSS FINGER PIERS AND SEAWALL REPAIRS OR PLACEMENT ON THE SOUTH SIDE OF CITY HARBOR.

Finger piers that were damaged by the hurricane; Mr. Fowler of Gulf Coast Hydrographic & Coastal Consulting submitted a bid to straighten and repair the finger piers in the amount of \$24,350.00.

Chairman Alex Davila is also requesting that Mr. Fowler replace the bulkhead on the east side of Scully's that was washed out by the hurricane, requesting a motion to initiate the contract to move forward.

Motion was made to authorize the improvement of the seawall on the east side of Scully's from the City Harbor and Clements Cove area.

Motion was made by Commissioner Mike McGuire and Seconded by Commissioner David Roberts.

Motion carries.

5. RECEIVE REPORTS FROM STAFF REGARDING THE STATUS OF NAUTICAL LANDINGS BUILDING AND LEASES.

In review of Miller's Seafood, Commissioners have agreed to allow the extension of their current lease up to one year.

Motion was made to move forward in the renewing of the lease to Miller's Seafood.

Motion was made by Commissioner David Roberts and Seconded by Commissioner Mike McGuire.

Motion carries.

In Review of Edward Jones, no request was made to renew the lease.

No Action Necessary.

6. RECEIVE REPORTS FROM STAFF REGARDING THE STATUS OF NAUTICAL LANDINGS MARINA, REPAIRS TO MARINA, AND MARINA LEASES.

Requesting a demand letter to be sent to John Pena.

Finance Department is in the process of recreating most of the lost data including the aging report.

No Action Necessary.

7. DISCUSS DOCK B AT NAUTICAL LANDINGS MARINA.

Comments from Jody Weaver, Interim City Manager is having issues with FEMA reimbursements on the Nautical Landings Marina Project. They are requesting maintenance documents from 2007 to 2017 which is difficult to produce. Jody Weaver has reached out to Daren Gurley and Oscar Pena to prepare a written statement that while Port Commission was under their supervision, they did instruct their employees to conduct a routine maintenance check. She is requesting that moving forward Jim Rudellat, Harbor Master prepare a written monthly report on the condition of the floating docks and to keep a record of routine maintenance and repair log sheet.

8. RECEIVE REPORTS FROM STAFF REGARDING SMITH HARBOR, ASSOCIATED PROPERTIES AND LEASES.

Motion was made to authorize Jim Rudellat to make minor repairs to Smith Harbor and Nautical Landings properties. Motion for Jim Rudellat to acquire materials and a contractor to clean up the area as requested.

Motion was made by Commissioner David Roberts and Seconded by Commissioner Mike McGuire.

Motion carries.

9. RECEIVE REPORTS FROM STAFF REGARDING HARBOR OF REFUGE AND BULKHEAD REPAIRS.

No Action Necessary.

10. ANNOUNCEMENT BY THE CHAIRMAN THAT THE PORT COMMISSION WILL RETIRE TO CLOSED SESSION.

- TO DELIBERATE THE PURCHASE, EXCHANGE, LEASE OR VALUE OF REAL PROPERTY (DELIBERATION IN AN OPEN MEETING WOULD HAVE A DETRIMENTAL EFFECT ON THE POSITION OF THE GOVERNMENTAL BODY IN NEGOTIATIONS WITH A THIRD PARTY), IN ACCORDANCE WITH CHAPTER 551, TITLE 5, SECTION 551.072 OF THE TEXAS GOVERNMENT CODE

11. RETURN TO OPEN SESSION AND TAKE ANY ACTION NECESSARY ON THING DISCUSSED IN CLOSED SESSION.

Port Commission entered into closed session at 11:44 am and returned from closed session at 12:27 pm.
No Action Necessary.

12. DISCUSS 2020-2021 BUDGET AND TAKE ANY ACTION NECESSARY.

- a. Allocate money for Smith Harbor dredging.
- b. High dock that needs to be serviced.
- c. Clean up old landfill and Prestige Oyster Property.
- d. Breakwater

13. GENERAL COMMENTS FROM COMMISSIONERS.

No Action Necessary.

ADJOURN

A motion was made by Commissioner Mike McGuire to adjourn the meeting. It was seconded by Commissioner David Roberts. The meeting was adjourned at 12:48 P.M.