



Port of Bay City Authority

1305 Seventh Street P. O. Box 1426
Bay City, Texas 77404-1426
979-245-5831

April 8, 2022

NOTICE OF MEETING

The Board of Commissioners of the Port of Bay City Authority of Matagorda County, Texas, a political subdivision of the State of Texas, hereby gives notice in accordance with the Texas Government Code, section 551 et seq, that a public meeting is to be held at the Office of the Authority, **1305 Seventh Street, Bay City, Texas, Wednesday, April 13, 2022 at 6:30pm**. The purpose of the meeting is for:

1. Action of the minutes of the regular meetings of February 10, 2022 and March 10, 2022 and the workshop of March 10, 2022;
2. Presentation, approval, and ratification of bills;
3. Presentation and approval of financial reports and monthly billing and collection for February 2022 and March 2022;
4. Discuss and take required action on delinquent accounts and pending suits for collection;
5. Discuss and take required action on activity at the Port and Matagorda Harbor;
6. Report from Port of Bay City Authority subcommittee regarding the Waterfront Restaurant;
7. Discuss and consider the possible assumption of the current Waterfront Restaurant lease and/or consideration of a new lease for the Waterfront Restaurant located at Matagorda Harbor by Craig Hinton, Brandy Ryman, and Russell Durham;
8. Discuss, consider and possibly act regarding the current problem for Harbor Bait & Tackle resulting from silting around the intake pipes for the live shrimp tanks;
9. Discuss, consider and possibly act regarding Amendment No. 1 to the City of Bay City and Port of Bay City Authority Agreement to Participate in Tax Increment Zone Number One, City of Bay City, Texas;
10. Discuss, consider and possibly act regarding the rail easement from the Port of Bay City Authority requested by Air Liquide;
11. Discuss, consider and possibly act regarding additional rail spurs and rail access for the Port Authority and other possible users of the Port property;
12. Discuss, consider and possibly act regarding the AEP electric line, substation, and access easements at the Port of Bay City;
13. Discuss, consider and possibly act regarding the possible lease of approximately ten acres at the Port of Bay City to Roehm America LLC;



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14. Discuss, consider and possibly act on the execution of an agreement to hire and retain outside counsel for the Big Hill project;
15. Discuss, consider, and possibly approve Port of Bay City Authority Resolution No. PA-R-001-2022 concerning the adopting tax abatement guidelines by the Port of Bay City Authority for 2022-2024;
16. Discuss, consider and possibly act upon Tariff No. 17 for the Port of Bay City Authority;
17. Discuss, consider and possibly act upon entering into an agreement with Shellmark Engineering for the cap rail repairs by the fuel dock at Matagorda Harbor;
18. Discuss, consider and possibly act upon the request from Matagorda Volunteer Fire Department for equipment donation;
19. Update on website;
20. Monthly report from Matagorda County Economic Development Corporation;
21. Public comments and comments from the Commissioners;
22. Any new or unfinished business.
23. Executive Session pursuant to:
 - (1) Section 551.087 of the Texas Government Code concerning 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) Section 551.072 of the Texas Government Code to deliberate the purchase, exchange, lease, or value of real property if deliberation in an open meeting would have a detrimental effect on the position of the governmental body in negotiations with a third party;
 - (3) Section 551.071 of the Texas Government Code to conduct a private consultation with its attorney when:
 - (A) When the governmental body seeks the advice of its attorney about:
 - (1) Pending or contemplated litigation; or
 - (2) A settlement offer; or



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(B) On a matter in which the duty of the attorney to the governmental body under the Texas Disciplinary Rules of Professional Conduct of the State Bar of Texas clearly conflicts with this chapter;

24. Regular Session at the conclusion of executive session to:

- (1) Consider, discuss and possibly act upon requirements for access to commercial property by business prospect;
- (2) Consider, discuss and possibly act upon the purchase, exchange, lease, or value of real property;

/s/ Sharron Perez

Sharron Perez, Office Manager
Port of Bay City Authority

FILED

at 4:28 o'clock P. M.

APR 08 2022

Stephanie Wurtz
County Clerk, Matagorda Co., Texas
By *Melba J. Bryant* DEPUTY

The Port of Bay City Authority of Matagorda County, Texas is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations and equal opportunity for effective communications will be provided upon request. Please contact the Office of the Authority at 979-245-5831 at least 24 hours in advance if accommodations are needed.