

MINUTES OF MEETING

BE IT REMEMBERED that the Commissioners of the Port of Bay City Authority met Thursday, May 14, 2026 at 6:30pm in a regular meeting at the Office of the Authority, 1305 Seventh St, Bay City, Texas. The following Commissioners, staff, and guests were present:

George Harrison	Chairman
Joey Sliva	Vice- Chairman
Matt Ashcraft	Secretary
Lee Weathers	Commissioner
Buddy Treybig	Commissioner
Craig Hlavinka	Harbor Master
Jessica Russell	Director of Business Development
Sharron Jones	Office Manager
Leslie Bacon	Norton Rose Fulbright
Dimitri Millas	Norton Rose Fulbright
Absent:	
Trey Treybig	Commissioner
Visitors:	
Mike Ferdinand	Executive Director MCEDC
Mike Reddell	The Bay City Sentinel
Hayden Smith	Anchor QEA
Virtual:	
Ian Fisher	Anchor QEA
Anthony Allen	HDR Engineering

The meeting was called to order at 6:30pm by Chairman George Harrison.

Item 1 – Commissioner Joey Sliva led those in attendance in prayer.

Item 2 – Chairman George Harrison led those in attendance in the pledge of allegiance to the flags.

Item 3 – The minutes of the regular meeting of April 20, 2026 were provided to the Commissioners prior to the meeting. On motion of Commissioner Matt Ashcraft, seconded by Commissioner Joey Sliva, the Commissioners unanimously approved the minutes of the regular meeting of April 20, 2026.

Item 4 – On motion of Commissioner Joey Sliva, seconded by Commissioner Lee Weathers, the following disbursements were unanimously ratified:

ABZ LANDSCAPING	600.00
--REPAIRS & MAINTENANCE - HARBOR	
ACE HARDWARE	794.42
--OPERATING SUPPLIES	
ALLISON CUSTOM HOMES LLC	532.52
--OPERATING SUPPLIES	
ANCHOR QEA	25,988.40
--MATAGORDA HARBOR IMPROVEMENTS	
ANCHOR QEA	38,540.75
--MATAGORDA HARBOR IMPROVEMENTS (TPWD)	
ANCHOR QEA	3,317.50
--MATAGORDA HARBOR IMPROVEMENTS	
ANCHOR QEA	5,513.75
--SARGENT PROJECT	
ANCHOR QEA	29,181.75
--SARGENT PROJECT	
AQUA-ZYME SERVICES INC	320.00
--PUBLIC UTILITIES	
AQUA-ZYME SERVICES INC	320.00
--PUBLIC UTILITIES	
A-TEAM LANDSCAPING	500.00
--REPAIRS & MAINTENANCE – OFFICE	
AT&T	209.27
--TELEPHONE	
AT&T	767.54

--TELEPHONE	
AT&T	85.31
--TELEPHONE	
B&C MOWING AND LANDSCAPING	250.00
--REPAIRS & MAINTENANCE – HARBOR	
B&C MOWING AND LANDSCAPING	500.00
--REPAIRS & MAINTENANCE – HARBOR	
DANIEL INDUSTRIES	205.00
--REPAIRS & MAINTENANCE – PORT	
DANIEL INDUSTRIES	205.00
--REPAIRS & MAINTENANCE – PORT	
DIRECT ENERGY	3,942.59
--PUBLIC UTILITIES	
DIRECT ENERGY	266.76
--PUBLIC UTILITIES	
DIRECT ENERGY	3,624.90
--PUBLIC UTILITIES	
DIRECT ENERGY	58.08
--PUBLIC UTILITIES	
DIRECT ENERGY	125.78
--PUBLIC UTILITIES	
DIRECT ENERGY	125.76
--PUBLIC UTILITIES	
DIRECT ENERGY	24.22
--PUBLIC UTILITIES	
ELLEN DODD	1,600.00
--SPECIAL DISTRICT ACCOUNTING	
GFL ENVIRONMENTAL	1,171.20
--PUBLIC UTILITIES	
GRAINGER	847.85
--REPAIRS & MAINTENANCE - HARBOR	
GRAINGER	369.55
--OPERATING SUPPLIES	
GRAINGER	100.38
--OPERATING SUPPLIES	
GRAINGER	353.35
--OPERATING SUPPLIES	
HDR ENGINEERING INC	2,876.00
--WEST BASIN BULKHEAD PROJECT	
CRAIG HLAVINKA	10,107.82
--TRAVEL	
--VEHICLE EXPENSE	
--OPERATING SUPPLIES	
--REPAIRS & MAINTENANCE - HARBOR	
--SAFETY & SECURITY	
--MISCELLANEOUS EXPENSE	
--PUBLIC UTILITIES	
--TELEPHONE	
--SEMINARS & DUES	
INSYTEFUL	1,680.00
--PROMOTION & DEVELOPMENT	
KLEPAC PEST & TERMITE CONTROL	74.00
--REPAIRS & MAINTENANCE – OFFICE	
KRONBERGS FLAGS AND FLAGPOLES	425.00
--OPERATING SUPPLIES	
LOWE'S	999.38
--OPERATING SUPPLIES	
MARINA INDUSTRIES	275.00
--SEMINARS & DUES	
MATAGORDA COUNTY APPRAISAL DISTRICT	8,393.68
--APPRAISAL DISTRICT FEES	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	1,363.10
--PUBLIC UTILITIES (SPRINKLER)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	503.45
--PUBLIC UTILITIES (BOAT SHED)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	142.30
--PUBLIC UTILITIES (HOUSE)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	89.90
--PUBLIC UTILITIES (MEETING HOUSE)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	216.50

--PUBLIC UTILITIES (TRAILER PARK)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	98.00
--PUBLIC UTILITIES (RESTROOM)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	47.50
--PUBLIC UTILITIES (PUMP)	
MATAGORDA WASTE DISPOSAL AND WATER SUPPLY CORPORATION	400.50
--PUBLIC UTILITIES (TENT & FISH CLEANING TABLE)	
MCCOY'S BUILDING SUPPLY	343.83
--REPAIRS & MAINTENANCE – HARBOR	
NAPA AUTO & TRUCK PARTS	452.74
--VEHICLE EXPENSE	
NORTON ROSE FULBRIGHT	3,862.84
--ATTORNEY FEES	
NORTON ROSE FULBRIGHT	8,043.75
--ATTORNEY FEES	
PROSPERITY BANK	2,152.26
--OPERATING SUPPLIES	
--TELEPHONE	
--SEMINARS, DUES	
--TRAVEL	
ANDREA SAVAGE	500.00
--REPAIRS & MAINTENANCE – BAY CITY OFFICE	
JAY SCHOLTEN	1,600.00
--REPAIRS & MAINTENANCE – HARBOR	
SHARRON'S BOOKKEEPING AND TAX SERVICE	7,516.64
--OPERATING SUPPLIES	
--OFFICE MANAGER	
--PROFESSIONAL SERVICES	
--TRAVEL	
SHORELINE CONSTRUCTION	35,435.86
--REPAIRS & MAINTENANCE – HARBOR	
SOUTH TEXAS CORRUGATED PIPE	4,489.50
--REPAIRS & MAINTENANCE – HARBOR	
SUTHERLANDS	856.26
--REPAIRS & MAINTENANCE – HARBOR	
THE HOME DEPOT	1,651.32
--OPERATING SUPPLIES	
THRYV	30.95
--PROMOTION & DEVELOPMENT	
THRYV	
--PROMOTION & DEVELOPMENT	
VERIZON WIRELESS	345.54
--TELEPHONE	
LINDSEY THOMPSON	350.00
--SECURITY DEPOSIT REFUND	

Item 5 – The Commissioners were provided the financial reports and monthly billing and collection reports for April 2026. Sharron Jones reviewed the financial reports and asked the Commissioners if there were any questions. There being none, on motion of Commissioner Matt Ashcraft, seconded by Commissioner Lee Weathers, the Commissioners unanimously approved the financial reports and monthly billing and collection reports for April 2026.

Item 6 – Sharron Jones advised the Commissioners that there are twenty delinquent accounts that ten-day letters will be sent to. There are no accounts that she is concerned about at this time.

Item 7 – Craig Hlavinka gave a report on the activity at the Port of Bay City. GulfMark Energy has slowed its shipments to three barges. The US Coast Guard inspected the site and found no deficiencies.

Craig Hlavinka gave a report on the activity at Matagorda Harbor. Everything is running smoothly. Snapper season is starting, as well as hurricane season which begins June 1, 2026.

Item 8 – The Commissioners discussed the HDR contract for the Port of Bay City West Basin Bulkhead Detail Design. On motion of Commissioner Matt Ashcraft, seconded by Commissioner Joey Sliva, the Commissioners unanimously ratified the Proposal for Port of Bay City West Basin Bulkhead Detail Design, Bay City, Texas.

Item 9 – Craig Hlavinka discussed the proposal from G& W Engineers Inc for the engineering, bid and oversight services for the replacement of the roofs on A Dock and B Dock at Matagorda Harbor. On

A dock, some trusses need replaced. The older ones are still good; however, some of the new ones are bad. B dock only need sheet metal replaced that can be done while the contractor is there. George Harrison advised that these were both noted on the aging infrastructure assessment at Matagorda Harbor. All boats will have to be moved. The proposed cost of the engineering, bidding process, and oversight is \$42,000.

Item 10 – Craig Hlavinka discussed the proposal from G&W Engineers Inc for the engineering, bid process, and oversight services for the demolition and reconstruction of the elevated deck at Harbor Bait and Tackle to include an ADA-compliant ramp. The existing ramp is too steep. There is room between the deck and the boat ramp to construct a new ADA-compliant ramp. The existing ramp will be left for deliveries. The proposed cost of the engineering, bidding process, and oversight is \$39,000.

On motion of Commissioner Matt Ashcraft, seconded by Commissioner Buddy Treybig, the Commissioners unanimously approved the proposal from G&W Engineers, Inc for the engineering, bid, and oversight services for the replacement of the roofs on A Dock and B Dock at Matagorda Harbor for \$42,000 and the engineering, bid, and oversight services for the demolition and reconstruction of the elevated deck at Harbor Bait and Tackle to include an ADA-compliant ramp for \$39,000.

Item 11 – Anthony Allen, with HDR Engineering, updated the Commissioners on the Port of Bay City Turning Basin – West Basin Bulkhead Improvement project. HDR Engineering has completed the internal review and are moving forward with the design. Anthony Allen advised that there would be a virtual meeting to discuss the design, questions, and developments that could save money on the project. George Harrison asked Anthony Allen to look into the public notification timeline and meeting with the Matagorda County Economic Development Board. The rendition of the project and an informational notice of the project and the grant will be made available for the public notification.

Item 12 – Hayden Smith, with Anchor QEA, updated the Commissioners on the Commercial Fishing Port project. It is in senior review today. Anchor QEA will have a power point ready with all before project studies. George Harrison advised that the Commissioners will review the information and get in touch with Hayden Smith after the review. This will complete the initial scope on the project.

Item 13 – Ian Fisher, with Anchor QEA, updated the Commissioners on the Matagorda Harbor Improvements project. The thirty percent design phase had been reviewed. Anchor QEA is now working toward the sixty percent design phase incorporating the comments made during the thirty percent design phase review. There has been no response from regulatory regarding the permitting. Jessica Russell will look for the deeds and easements. George Harrison will look for an additional contact with the US Army Corps of Engineers. Craig Hlavinka questioned if the US Army Corps of Engineers claims jurisdiction will the Corps have to approve the improvements.

Item 14 – Ian Fisher, with Anchor QEA, updated the Commissioners on the West Mooring Dock Park Restoration. This project is awaiting permitting also which will be under the nationwide permit. The sixty percent design phase is in the works.

Item 15 – Leslie Bacon, with Norton Rose Fulbright, had no other items to discuss at this time.

Item 13 – Mike Ferdinand, MCEDC Executive Director, updated the Commissioners on prospects interested in Matagorda County. Air Liquide has submitted a tax abatement application to Commissioners Court for phase two of their project. Norton Rose Fulbright will review the tariff amounts for Air Liquide. Mike Ferdinand advised that phase two will be on the Oxea side of the fence. STLNG had their second meeting with MARAD. There was only one individual attending the data center public hearing that spoke against the data centers. There will be one more public hearing. George Harrison advised that the Port Authority has been working with Stephen Lebo at MARAD on the West Basin Bulkhead project. MARAD is very professional. There is a project currently looking for a warehouse in Bay City. More requests have been received. There is a possible second project looking offshore.

Item 17 – George Harrison advised that a section needs to be added on future agendas for an update from the Port Director of Business Development. Matagorda County has requested a letter of support for “Little Stubby” in Sargent. George Harrison asked for concurrence. The Commissioners agreed.

There were no public or Commissioner comments at this time.

Item 18 – At approximately 7:02pm, on motion of Commissioner Joey Sliva, seconded by Commissioner Matt Ashcraft, the Commissioners adjourned to Executive Session. All members of the general public exited the meeting.

Item 19 – At approximately 7:49pm, on motion of Commissioner Joey Sliva, seconded by Commissioner Matt Ashcraft, the Commissioners unanimously entered back into Regular Session with no action having been taken in Executive Session.

Item 20 – There was no new or unfinished business to discuss at this time. At approximately 7:50pm, on motion of Commissioner Matt Ashcraft, seconded by Commissioner Joey Sliva, the Commissioners unanimously adjourned the meeting.

Attest:

Approve:

/S/ George Harrison

/S/ Matthew Ashcraft