

STATE OF TEXAS }
COUNTY OF WILLACY }

THE BOARD OF NAVIGATION AND CANAL COMMISSIONERS OF THE WILLACY COUNTY NAVIGATION DISTRICT met in Regular Session Wednesday, October 09, 2019 at 9:00 A.M., at 400 W. Hidalgo, Ste., 200, Raymondville, TX., with the following members present:

COMMISSIONERS PRESENT:	THOMAS RAINS JR	CHAIRMAN
	STACEY REYES	SECRETARY
	MARK BROWN	MEMBER
	ALBERTO TREVINO	MEMBER
	CHAD KINNEY	MEMBER
ALSO PRESENT:	RON MILLS	PORT DIRECTOR
	FRANK VASQUEZ	PORT SUPERINTENDENT
	LETTY MARTINEZ	ADMINISTRATIVE ASSISTANT
ABSENT:	DAVID MAYES	PORT POLICE CHIEF

Chairman Rains called the meeting to order at 9:00 a.m.; upon conclusion of roll call, it was ascertained that a quorum was present. Chairman Rains called for affidavits of conflict of interest and there was one signed and one notarized affidavit for Mark Brown.

Item No. 1: REVIEW & CONSIDERATION OF PREVIOUS BOARD MEETING MINUTES: Upon review of the September 18, 2019, board meeting minutes, Commissioner Brown made the motion to approve the previous board meeting minutes after corrections on items two and three. The motion was seconded by Commissioner Trevino and the vote unanimously carried.

Item No. 2: PUBLIC COMMENT:

Bill Gregson: Status on the dredging project.

Item No. 3: REVIEW & APPROVAL OF 2019/2020 TAX RATES: After review and discussion of the 2019/2020 tax rate assessments and proposals for rate adjustments, Commissioner Kinney made the motion to keep the current annual tax rate assessments and proposals the same .0892. The motion was seconded by Commissioner Trevino and the vote unanimously carried.

Item No. 4: PRESENTATION & DISCUSSION ON PORT MANSFIELD CHAMBER OF COMMERCE ON PROPERTY DEVELOPMENT: Mr. Floyd is asking to consider in expanding the lease to have Lots 17 & 18 to be able to build an office and be able to have handicap excess, he would like to increase the deck space to extend the walk way in front of the sea wall. When Mr. Floyd first arrived a new commercial kitchen and a new roof were built and a new air condition was installed. Brick siding was added all around the base of the building to prevent rust and they have other projects coming up. Ron Mills advised the board that the lease for Lot 16 had provisions prohibiting any

structure to be built on Lots 17 & 18. Mills, will reach out to the lessee for Lot 16 to attempt to get the provision modified and will work with the Chamber to identify alternate location for building.

Item No. 5: PORT POLICE CHIEF MONTHLY SUMMARY: Chief Mayes was not able to attend the meeting.

Item No. 6: PORT DIRECTOR'S REPORT: Port Director Ron Mills had no items to report, however, updated the public with the status on the dredging.

Item No. 7: REVIEW AND DISCUSSION OF BUILDING AUTHORIZATIONS ISSUED FOR THE MONTH OF SEPTEMBER, 2019: The board reviewed and discussed the building authorizations that were issued for the month of September, 2019.

Item No. 8: REVIEW & CONSIDERATION OF RESIDENTIAL & COMMERCIAL LEASES, CANCELLATIONS, TRANSFERS AND BOAT STALLS: Upon review and discussion of each described and itemized lease, Commissioner Brown made the motion to accept and approve the leases as presented with the addition of a language disclaimer on the assignment of lease transfer on Block 3, Lots 97 - 99. The motion was seconded by Secretary Reyes and the vote unanimously carried.

Item No. 9: REVIEW & CONSIDERATION OF CHECKS AND VOUCHERS: After discussion of the checks and vouchers, Commissioner Brown made the motion to accept the issued checks and approve the transactions for payment of the Willacy County Navigation District and to accept the transactions dated September 18, 2019 through October 09, 2019. The motion was then seconded by Secretary Reyes and the vote unanimously carried.

Item No. 10: EXECUTIVE SESSION SUBCHAPTER D, GOVERNMENT CODE:

-Deliberation on Real Estate Property, discussion on

Item 1: Block 17, Lots 1 – 112

Item 2: Block 13, Lots 27 to 40 and Block 11, Lots 6 to 9 (old USCG Bldg.) in accordance with Texas Government Code, Section 551.072

At approximately 9:54 a.m., the Commissioners closed the regular meeting and entered Executive Session pursuant to Session-Ch. 551.072, Subchapter D, Government Code.

At 10:32 a.m., the Executive Session ended regarding the discussion on Deliberation on Real Estate Property, discussion Item 1: Block 17, Lots 1 – 112 and Item 2: Block 13, Lots 27 to 40 and Block 11, Lots 6 to 9 (old USCG Bldg.) in accordance with Texas Government Code, Section 551.072.

Item No. 11: RECONVENE INTO OPEN SESSION TO CONSIDER ACTION, IF ANY ON THE ITEMS RELATED TO THE EXECUTIVE SESSION AND DESCRIBED ABOVE. Item 1: The board advised Ron Mills to proceed with establishing a lease of Block 17, Lots 1 -112.

Item 2: Commissioner Trevino made a motion to purchase the old USCG Property from TSC for \$650,000. Commissioner Kinney seconded the motion. Chairman Rains called for a vote and Commissioner Trevino, Secretary Reyes and Commissioner Kinney voted in favor. Chairman Rains and Commissioner Brown opposed and motion carried 3 to 2.

Item No. 12: ADJOURN at 11:32 a.m.