

STATE OF TEXAS }  
COUNTY OF WILLACY }

THE BOARD OF NAVIGATION AND CANAL COMMISSIONERS OF THE WILLACY COUNTY NAVIGATION DISTRICT met in Regular Session Wednesday, March 10, 2021 at 9:00 A.M., 400 W. Hidalgo, Ste., 200, Raymondville, TX with the following members present:

COMMISSIONERS PRESENT:	CHAD KINNEY	CHAIRMAN
	ALBERTO TREVINO	MEMBER
	STEVEN KENDRICK	MEMBER
	ERNESTO CAVAZOS	MEMBER

ALSO PRESENT: RON MILLS PORT DIRECTOR  
JERRY STAPLETON ATTORNEY  
LETTY MARTINEZ ADMINISTRATIVE  
ASSISTANT

ABSENT: STACEY REYES SECRETARY

Chad Kinney, Chairman called the meeting to order at 9:05 a.m.; upon conclusion of roll call, it was ascertained that a quorum was present. Kinney called for affidavits of conflict of interest, and there were none.

Item No. 1: REVIEW & CONSIDERATION OF PREVIOUS BOARD MEETING MINUTES: Upon review of the February 10, 2021, board meeting minutes, Commissioner Cavazos made the motion to approve the previous board meeting minutes as presented. The motion was seconded by Commissioner Kendrick and the vote unanimously carried.

Item No. 2: *PUBLIC COMMENT:* None.

Item No. 3: DISCUSSION WITH VALIANT ENERGY SOURCES ON FUTURE ELECTRICAL AGREEMENTS: Eric Ramirez with Valiant Energy Sources and his colleague Juan Galvan discussed the electrical agreement, after discussion the board recommended for this item to be an action item on the next coming agenda.

Item No. 4: DISCUSSION AND ACTION ON AWARDING CONTRACT BIDDER FOR RIDER 38 PROJECT: There were 4 bidders for the queuing yard after discussion Commissioner Trevino made the motion to award Rhymer Construction Services, Inc for the RIDER 38 Project. The motion was seconded by Commissioner Kendrick and the vote unanimously carried.

Item No. 5: DISCUSSION AND ACTION ON THE SITE LOCATIONS FOR WCND BOARD MEETINGS: After discussion on the site locations for WCND Board meetings Commissioner Kendrick made the motion to have at least 1 meeting quarterly at Port Mansfield evening hours. The motion was seconded by Commissioner Trevino and the vote unanimously carried.

Item No. 6. DISCUSSION ON POSSIBLE INSTALLATION & ACQUISITION OF STANDBY GENERATOR UNITS: All lift stations have generators that were funded after Hurricane Dolly. Would like to have generators at the Harbor Office and the Police station and at least two trailer mounted units for use where needed.

Item No. 7: DISCUSSION ON DEBRIS FEES ASSESSED: After discussion on the assessment of debris fees, the board advised for this item to be an action item on the next meetings agenda.

Item No. 8: DISCUSSION ON UTILIZATION OF EAST PORT SUBDIVISION II, INTERIOR LOTS: Ron Mills, Port Director recommended that the discussion on usage be included in talks with strategic planners.

Item No. 9: DISCUSSION ON UNSCHEDULED REVENUES FROM LOT SALES AND AUCTION: Ron Mills, Port Director discussed with the board unscheduled revenues from lot sales and auction. The auction on February 26, 2021 for the following lots: Block 33, Lot 46/605 N. Shore (vacant lot) did not sale, the minimum starting bid \$50k, Block 33, Lot 19/533 N. Shore (includes improvements) the minimum starting bid \$100k, the highest bidder was for \$130k, Block A, Lot 21/404 N. Shore (vacant lot) the minimum starting bid \$85k, the highest bidder was for \$160k.

Ron also advised the board that 8 lots out of 16 on East Port Drive Subdv. II have been sold. Approximately 740k of revenues that are not budgeted including the auction lots have been received this fiscal year to date.

Item No. 10: PORT DIRECTOR'S REPORT: Port Director Ron Mills reported on the following:

- Report on effects of winter storm in services: WCND didn't have much impact only to the governing community which was out of power for about 72 hours. Two problems, 1: sewage and power, 2: approximately 1000 pipes broke and lost most of water from the water tower.
- Dredging update: there are 2 dredges right now rebuilding the Y project and channel they should be done by the end of March, 2021.
- IAMPE Strategic plan update: between the 26 & 27 they will be here and would like to have a session with the board on either one of those days.

Item No. 11: REVIEW AND DISCUSSION OF BUILDING AUTHORIZATIONS ISSUED FOR THE MONTH OF FEBRUARY, 2021: The building authorizations issued for the month of February, 2021 were reviewed or discussed.

Item No. 12: REVIEW & CONSIDERATION OF RESIDENTIAL & COMMERCIAL LEASE TRANSFERS: Upon review and discussion of each described and itemized lease, Commissioner Cavazos made the motion to accept and approve the leases as presented. The motion was seconded by Commissioner Kendrick and the vote unanimously carried.

Item No. 13: REVIEW & CONSIDERATION OF CHECKS AND VOUCHERS: After discussion of the checks and vouchers, Commissioner Trevino 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 February 11, 2021 through March 10, 2021. The motion was then seconded by Commissioner Kendrick the vote unanimously carried.

Item No. 14. ADJOURN: The meeting was adjourned at 10:42 a.m.