

STATE OF TEXAS }
COUNTY OF WILLACY }

THE BOARD OF NAVIGATION AND CANAL COMMISSIONERS OF THE WILLACY COUNTY NAVIGATION DISTRICT met in Regular Session Wednesday, December 14, 2022 at 9:00 A.M., 400 W. Hidalgo, Ste 200, Raymondville, TX with the following members present:

COMMISSIONERS PRESENT:	CHAD KINNEY STACEY REYES STEVEN KENDRICK ERNESTO CAVAZOS	CHAIRMAN SECRETARY MEMBER MEMBER
ALSO PRESENT:	RON MILLS ALLISON RODRIGUEZ LETTY MARTINEZ	PORT DIRECTOR ATTORNEY ADMINISTRATIVE ASSISTANT
ABSENT:	ALBERTO TREVINO FRANK VASQUEZ	MEMBER PORT SUPERINTENDENT

Chad Kinney, Chairman called the meeting to order at 9:00 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 November 09, 2022, 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 AND ACTION ON A VARIANCE FOR BLOCK 24, LOTS 32 & 33, 416 WHITE DRIVE TO ALLOW A REDUCTION IN THE SIDE EASEMENT FROM 5 FT. TO 20 INCHES: After discussion on a variance for Block 24, Lots 32 & 33, 416 White Drive, Commissioner Cavazos made the motion to allow a reduction in the side easement from 5 ft. to 20 inches since the structure is already there. Ms. Visser is allowed to build a 20x30 carport to provide structure for solar panels and a water system. The motion was seconded by Commissioner Kendrick and vote unanimously carried.

Item No. 4: DISCUSSION AND ACTION ON MODIFICATIONS TO NEW BOAT STALL LEASE SO THAT THEY CAN BE SENT OUT WITH THIS YEARS LEASE RENEWAL: Commissioner Kendrick tabled this item for December board meeting. The motion was seconded by Secretary Reyes and vote unanimously carried.

Item No. 5: DISCUSSION AND ACTION TO DISCONTINUE RELATIONSHIP WITH HOLLIS RUTLEDGE ASSOC. FOR GRANT WRITING AND TRANSFER AGREEMENT TO CSRS, INC.: Ron Mills, Port Director addressed the board that Hollis Rutledge and Associates, Grant writers forgot 1 component, a green element and we did not meet the qualification for the grant, Commissioner Cavazos made the motion to discontinue the relationship with Hollis Rutledge and Associates. The motion was seconded by Secretary Reyes and vote unanimously carried.

Item No. 6: DISCUSSION AND POSSIBLE ACTION ON PROPERTY RESTRICTIONS FOR NEW RESIDENTIAL SUBDIVISION AND OFFICIALLY NAMING OF SUBDIVISION FOR FILING AND ADMINISTRATIVE PURPOSES: The board discussed the property restrictions for the new residential subdivision and to officially name the subdivision. Commissioner Cavazos made the motion to use the Port South restrictions, however to remove items 10 & 11 amendment, to add a restriction to be able to build barndominiums of 1200 living space and the name for the subdivision will officially be named as New Port Subdivision. The motion was seconded by Secretary Reyes and vote unanimously carried.

Item No. 7: PORT POLICE CHIEF MONTHLY SUMMARY REGARDING LAW ENFORCEMENT OPERATIONS, INVESTIGATIONS, CRIME REPORTS AND STATISTICS, ARRESTS, CRIMINAL OR SUSPICIOUS ACTIVITY, MIGRANT ACTIVITY LAND AND WASTER RESCUES, PUBLIC SAFETY RELATED INFORMATION, PERSONNEL MATTERS AND EQUIPMENT OR TECHNOLOGY MATTERS: Chief Mayes reported on the following: Criminal activity, mental health disturbance caused several thousand dollars of damage. The migrant activity continues and Port Mansfield continues to focus on the transporting individuals.

Item No. 8: PORT DIRECTORS' REPORT: Port Director Ron Mills reported on the following:

- Signatures needed to finish application process for Tex Pool deposits as per Investment Policy
- Election Results for November 08, 2022
- Loan application presented to First Community Bank

Item No. 9: REVIEW AND DISCUSSION OF BUILDING AUTHORIZATIONS ISSUED FOR THE MONTH OF OCTOBER, 2022: The building authorizations issued for the month of October, 2022 were reviewed or discussed.

Item No. 10: REVIEW & CONSIDERATION OF RESIDENTIAL, COMMERCIAL, CANCELLED LEASES AND COLLATERAL TRANSFER OF LEASE: Upon review and discussion of each described and itemized leases. Commissioner Kendrick made the motion to accept and approve the leases as presented. The motion was seconded by Commissioner Cavazos and the vote unanimously carried.

Item No. 11: REVIEW & CONSIDERATION OF CHECKS AND VOUCHERS: After review of the checks and vouchers, Commissioner Cavazos 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 October 13, 2022 through November 09, 2022. The motion was then seconded by Secretary Reyes the vote unanimously carried.

EXECUTIVE SESSION CLOSED at approximately 9:32 a.m., Texas Open Meeting Act.

Item No. 12: EXECUTIVE SESSION: CLOSED SESSION PURSUANT TO (1) OBTAIN LEGAL COUNSEL PURSUANT TO SEC. 551.0712 TEX. GOV'T CODE, AND (2) TO DISCUSS THE LEASE AND VALUE OF LEASE C-514 IN THE WCND, PURSUANT TO SEC. 551.072, TEX. GOV'T CODE.

EXECUTIVE SESSION OPEN at approximately 10:10 a.m., the motion was made by Secretary Reyes to raise the lease linear ft. value, from \$7.00 to \$34.00 for C-514, same as other lessees. The motion was seconded by Commissioner Cavazos and the vote unanimously carried.

Item No. 13: ADJOURN: meeting was adjourned at 10:15 a.m..