

AGENDA

**Port Freeport
Finance Advisory Committee
Special Meeting
Thursday, July 28, 2022, 11:30 am - 12:45 pm
In Person & Videoconference - Administration Building - 1100 Cherry Street - Freeport**

This meeting agenda with the agenda packet is posted online at www.portfreeport.com

The meeting will be conducted pursuant to Section 551.127 of the Texas Government Code titled "Videoconference Call." A quorum of the Finance Advisory Committee, including the presiding officer, will be present at the Commissioner Meeting Room located at 1100 Cherry Street, Freeport, Texas. The public will be permitted to attend the meeting in person or by videoconference.

The videoconference is available online as follows:

Join Zoom Meeting

<https://us02web.zoom.us/j/84103188745?pwd=V0doVkdjT3oxd0RVMDJPd0YvTkoxQT09>

Meeting ID: 841 0318 8745

Passcode: 691015

Dial by your location

1 346 248 7799 US (Houston)

Meeting ID: 841 0318 8745

Find your local number: <https://us02web.zoom.us/u/kjMeYbvos>

1. Committee Members: Croft (Chairman), Pirtle, Giesecke
2. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
3. Roll Call.
4. Public Comment. (Public comment on any matter not on this Agenda will be limited to 5 minutes per participant and can be completed in person or by videoconference)
5. Public Testimony. (Public testimony on any item on this Agenda will be limited to 3 minutes per agenda item to be addressed per participant and can be completed in person or by videoconference. The participant shall identify in advance the specific agenda item or items to be addressed.
6. Review of quarterly investment reports, portfolio allocation and investment strategies.
7. Discussion regarding revenues for Fiscal Year 2022/2023 Budget for Port Freeport.
8. Discussion regarding the 2022 Port Freeport Golf Tournament budget and benefactor.
9. EXECUTIVE SESSION in accordance with Subchapter D of the Open Meetings Act, Texas Government Code Section 551.001, et. seq., to review and consider the following:
 - A Under authority of Section 551.072 (Deliberation of Real Property Matters) for discussion regarding:
 1. The potential purchase, exchange, lease or value of real property located at Port Freeport, including but not limited to the real property located at and contiguous to Berths 1, 2, 5 and 7.
 2. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcel 14.
10. RECONVENE OPEN SESSION:
11. Adjourn.

The Committee does not anticipate going into a closed session under Chapter 551 of the Texas Government Code at this meeting for any other items on the agenda, however, if necessary, the Committee may go into a closed session as permitted by law regarding any item on the agenda.

A handwritten signature in cursive script, reading "Phyllis Saathoff".

Phyllis Saathoff, Executive Director/CEO

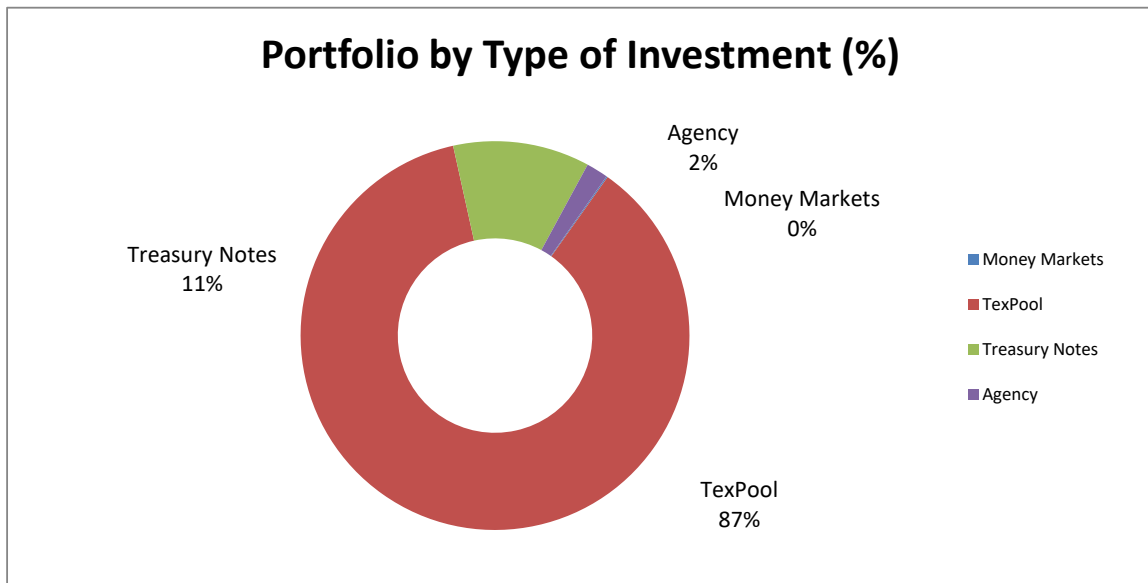
PORT FREEPORT

In compliance with the Americans with Disabilities Act, the District will provide for reasonable accommodations for persons attending its functions. Requests should be received at least 24 hours in advance.

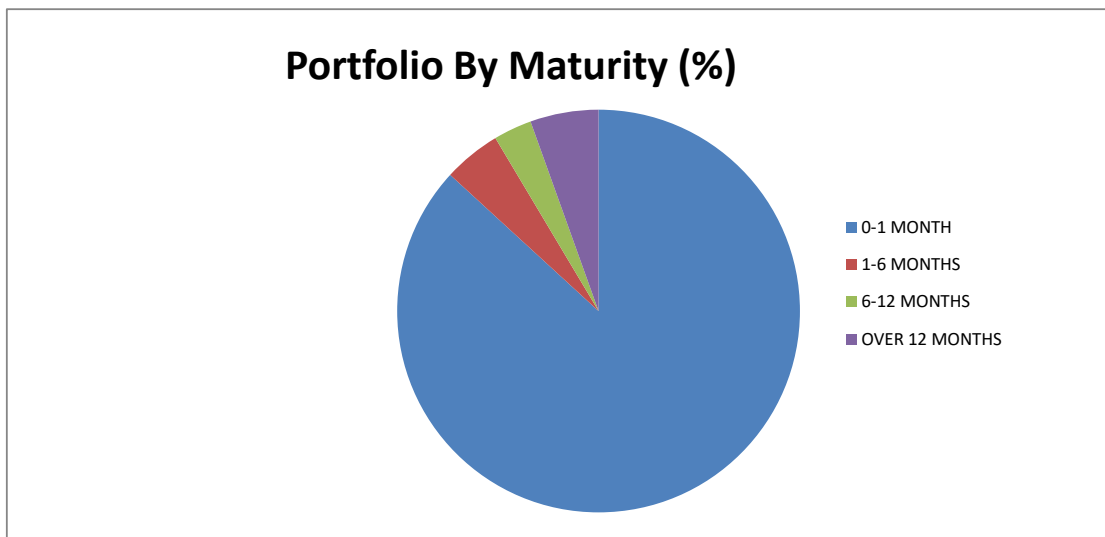
Port Freeport
Finance Committee Investment Review

Portfolio position as of 6/30/22

Money Markets	\$	138,655	0.1%
TexPool		113,132,690	86.7%
Treasury Notes		14,829,000	11.4%
Agency		2,370,000	1.8%
TOTAL	\$	130,470,345	



7/1/22-9/30/22 MATURITIES \$ 6,030,000



Port Freeport
Finance Committee Investment Review

	Unrestricted:	Restricted:
Current Cash & Money Market:		
Cash & MM accounts	\$ 1,977,977	135,850
Texpool	54,764,732	58,367,958
Maturing in next 90 days:		
Jul-22	-	-
Aug-22	-	-
Sep-22	6,030,000	-
Total Funds Available	<u>\$ 62,772,709</u>	<u>\$ 58,503,808</u>
Estimated Cash Flow For Next Quarter		
Estimated Revenues	\$ 9,988,553	\$ -
Estimated expenses	(3,482,383)	
Debt Service		(3,318,946)
Port Improvement Projects, estimated	(8,500,000)	-
2019 & 2021 G.O. Bond Project Funds		(44,000,000) **
2019B Revenue Bond Project Funds		(676,796)
Total Cash Flow	<u>\$ (1,993,830)</u>	<u>\$ (47,995,742)</u>
Excess (Shortfall) Cash Available for Investment	\$ 60,778,879	\$ 10,508,066

Recommendation for excess cash- subject to market conditions:

Investments:			
Cash & MM accounts	2,484,147	135,850	
Texpool	52,294,732	10,372,216	
3 month investment	-	-	
6-12 month investment	6,000,000	-	- Agencies,Treasuries, Municipal or CD's ☐
12-18 month investment	-	-	- Agencies,Treasuries, Municipal or CD's ☐
18 month investment	-	-	- Agencies,Treasuries, Municipal or CD's ☐
24 month investment	-	-	- Agencies,Treasuries, Municipal or CD's ☐
36 month investment	-	-	- Agencies,Treasuries, Municipal or CD's ☐
60 month investment	-	-	- Agencies,Treasuries, Municipal or CD's ☐
Total investment recommendations	<u>\$ 60,778,879</u>	<u>\$ 10,508,066</u>	

☐ Subject to Market Conditions/Interest Rate Conditions and Evaluated Daily.

** Port Freeport Channel Improvement Project - subject to USACE request for funding

Port Freeport
Finance Committee Investment Review
rates as of: 7/12/2022

	Texpool	MM-Hilltop	CD's	Tbill/Note
MM	1.3966%	0.430%		
3 month			0.550%	2.110%
6 month			0.600%	2.700%
12 month			0.750%	2.880%
18 month			0.800%	3.000%
24 month			0.850%	3.030%
36 month			1.050%	3.050%

Agencies Available:

Federal Home Loan Bank -FHLB
Fannie Mae-FNMA
Freddie Mac - FHLMC
Federal Farm Credit Bank - FFCB

**PORT FREEPORT
2022/2023 BUDGET**

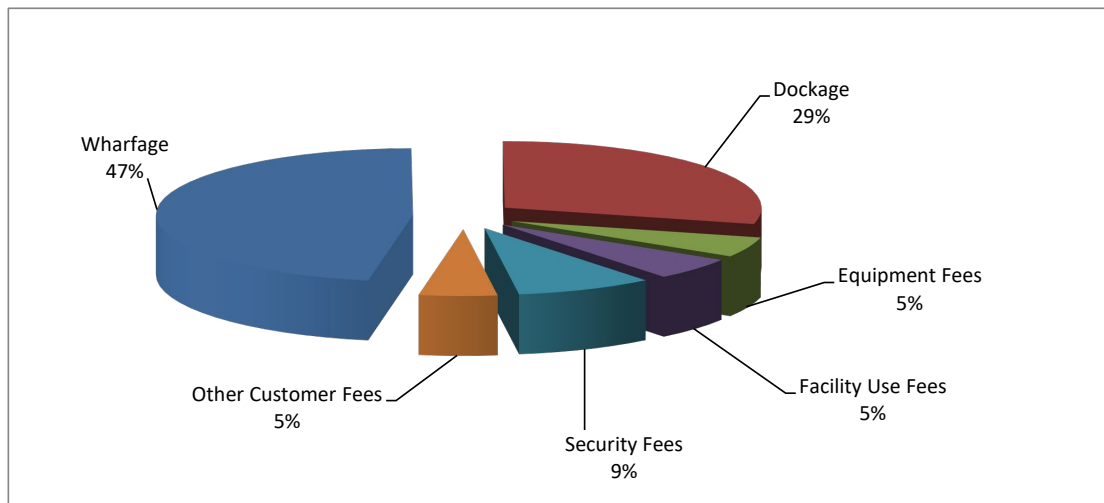
TOTAL REVENUE

	2019 Actual	2020 Actual	2021 Actual	2022 Budget	2022 Forecasted	2023 Budget
OPERATING REVENUES:						
Wharfage	\$7,886,541	\$10,853,640	\$13,526,823	\$ 13,608,300	\$ 11,142,018	\$ 12,546,200
Dockage	1,958,713	4,181,863	7,356,823	7,864,100	6,932,592	7,743,700
Equipment Fees	1,244,184	1,686,489	1,098,167	1,277,800	1,332,994	1,303,450
Facility Use Fees	439,822	880,516	1,168,335	1,150,000	1,636,144	1,437,600
Security Fees	873,501	1,521,840	2,458,595	2,608,300	2,183,457	2,294,250
Other Customer Service Fees	1,074,896	1,051,900	1,075,780	1,072,100	1,361,412	1,308,300
Ground Leases	13,372,587	12,423,239	12,101,850	11,300,600	11,483,014	11,699,000
Other Leases	1,057,420	964,948	868,345	944,700	878,200	885,300
Other Revenue	37,478	8,880	8,303	25,000	36,173	25,000
Total Operating Revenue	\$27,945,142	\$33,573,315	\$39,663,021	\$39,850,900	\$36,986,004	\$ 39,242,800

**PORT FREEPORT
2022/2023 FISCAL YEAR BUDGET**

HARBOR OPERATIONS

	2019 Actual	2020 Actual	2021 Actual	2022 Budget	2022 Forecasted	2023 Budget
OPERATING REVENUES:						
Wharfage	\$7,886,541	\$10,853,640	\$13,526,823	\$ 13,608,300	\$ 11,142,018	\$ 12,546,200
Dockage	1,958,713	4,181,863	7,356,823	7,864,100	6,932,592	7,743,700
Equipment Fees	1,244,184	1,686,489	1,098,167	1,277,800	1,332,994	1,303,450
Facility Use Fees	439,822	880,516	1,168,335	1,150,000	1,636,144	1,437,600
Security Fees	873,501	1,521,840	2,458,595	2,608,300	2,183,457	2,294,250
Other Customer Fees	1,074,896	1,051,900	1,075,780	1,072,100	1,361,412	1,308,300
TOTAL HARBOR REVENUE	\$ 13,477,657	\$ 20,176,248	\$ 26,684,523	\$ 27,580,600	\$ 24,588,617	\$ 26,633,500
TOTAL TONNAGE	2,822,412	8,702,200	17,035,929	16,776,234	12,745,284	14,707,260
SHIP CALLS	325	412	531	541	453	483





1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 233-5625
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Port Commissioners
Phyllis Saathoff, Executive Director/CEO

FROM: Darlene Winkler, Communications Specialist

DATE: July 28, 2022

SUBJECT: 2022 Port Freeport Annual Golf Tournament

The 2022 Port Freeport Annual Golf Tournament has been scheduled for Monday, October 17, 2022, at The Wilderness Golf Course.

Considering that the event will take place during FY 2023 and certain preparations need to be made, staff seeks approval for a total budget amount of \$21,000 with a Port Freeport contribution of \$3,000, the same amount contributed by Port Freeport in 2021 and 2020.

Since 2012, proceeds from the Port Freeport Annual Golf Tournament have benefitted the Texas Port Ministry, which provides a valuable service for all users of the Freeport Harbor Channel, especially for our international seafarers, truckers, and port labor.

Staff recommends that Texas Port Ministry be the benefactor for the 2022 Golf Tournament with the proposed budget.

PORT COMMISSION

JOHN HOSS, CHAIRMAN; RUDY SANTOS, VICE CHAIRMAN; DAN CROFT, SECRETARY; ROB GIESECKE, ASST. SECRETARY;
RAVI K. SINGHANIA, COMMISSIONER; SHANE PIRTLE, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO