

AGENDA

**Port Freeport
Port Commission
Regular Meeting
Thursday, January 30, 2025, 1:00 pm - 5:00 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 Port Commission, 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/81620895936?pwd=VHHC7OTRD6YVL4Dol2FbdaNFQgmluQM.1>

Meeting ID: 816 2089 5936

Passcode: 761061

Dial by your location

• 1 346 248 7799 US (Houston)

Meeting ID: 816 2089 5936

Find your local number: <https://us02web.zoom.us/j/kuEo6y20v>

1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Invocation.
3. Pledge of Allegiance: U.S. Flag & Texas Flag
4. Roll Call.
5. Safety Briefing.
6. Call to identify and discuss any conflicts of interest that may lead to a Commissioner abstaining from voting on any posted agenda item.
7. 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)
8. Public Testimony. (Public testimony on any item on this Agenda will be limited to 5 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)
9. Approval of minutes from the December 19, 2024 Special Meeting (Workshop Continuation) and the December 19, 2024 Regular Meeting.
10. Receive reports from Executive Staff on activities and matters related to administrative affairs, financial results, facility engineering matters, operations and vessel activity, port safety matters, port security matters, port tenant updates, USCOE, and other related port affairs.
 - A. Executive Director/CEO
 - B. Director of Engineering
 - C. Director of Operations
 - D. Director of Business & Economic Development
 - E. Chief Financial Officer

11. Approval of financial reports presented for the period ending November 30, 2024 and December 31, 2024.
12. Receive report from Commissioners on matters related to:
 - A. January 23 Finance Committee Meeting
 - B. January 27 Personnel Committee Meeting
 - C. January 27 ESG&S Committee Meeting
 - D. Port Commission related meetings or conferences, Port presentations and other Port related matters.
13. Adoption of a Resolution Ordering an Election to be held May 3, 2025 for the purpose of electing two Port Commissioners, Positions 3 and 5.
14. Approval of a Joint Contract for Election Services between Brazoria County and Port Freeport for the May 3, 2025 Election.
15. Approval of a Professional Services Agreement with WSP for the 2025 Underwater Inspections of Berths 1, 2, 3, and 5 project, for an amount not to exceed \$88,300.00.
16. Approval of First Amendment to the Janitorial Contract between Port Freeport and JH Sanchez Holding Company, LLC dba Superior Cleaning Services.
17. Discuss and consider proposals received for Energy Broker Services.
18. Discuss and consider annual general obligation debt payment process.
19. Approval of budget for the 2025 Breakbulk Americas Conference.
20. Approval of an RFP for Grant Management Services for EPA Climate and Clean Air Grant.
21. 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 551.071 (Consultation with Attorney):
 1. Consultation with attorney under Government Code Section 551.071(1) to seek or receive attorney's advice on pending or contemplated litigation.
 2. Consultation with attorney under Government Code Section 551.071(2) to seek or receive attorney's advice on legal matters that are not related to litigation.
 - B. Under authority of Section 551.076 (Deliberation of Security Matters) for discussion regarding:
 1. Discussion regarding issues related to the deployment, or specific occasions for implementation of security personnel or devices or security audit and services.
 - C. Under authority of Section 551.087 (Economic Development Negotiations or Incentives):
 1. To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
 - i. Business and Economic Development Reports.
 2. To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).
 - D. Under authority of Section 551.072 (Deliberation of Real Property Matters) for discussion regarding:
 1. The potential lease or value of real property located at Port Freeport, including but not limited to Parcel 1.
 2. 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, 7 and 8.
 3. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 14, 19, 27, 34 and property on Quintana Island.
 - E. Under authority of Section 551.074 (Deliberation of Personnel Matters) for discussion regarding:
 1. Deliberation regarding the appointment, employment, evaluation, reassignment, duties of a public officer or employee, including but not limited to: Executive Director/CEO.
22. RECONVENE OPEN SESSION to review and consider the following:
23. Approval of Centennial Logo.
24. Approval of Port Freeport Mission, Vision and Core Values.

25. Adjourn.

The Port Commission 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 Port Commission may go into a closed session as permitted by law regarding any item on the agenda.

With this posted notice, Port Commissioners have been provided certain background information on the above listed agenda items. Copies of this information can be obtained by the public at the Port Administrative offices at 1100 Cherry Street, Freeport, TX.



Phyllis Saathoff, Executive Director/CEO

PORT FREEPORT

Participation is welcomed without regard to race, color, religion, sex, age, national origin, disability or family status. In accordance with Title II of the Americans with Disabilities Act and Section 504 of the Rehabilitation Act, persons with disabilities needing reasonable accommodations to participate in this proceeding, or those requiring language assistance (free of charge) should contact the Executive Assistant no later than forty-eight (48) hours prior to the meeting, at (979) 233-2667, ext. 4326, email: bevers@portfreeport.com.

La participación es bienvenida sin distinción de raza, color, religión, sexo, edad, origen nacional, discapacidad o situación familiar. De acuerdo con el Título II de la Ley de Estadounidenses con Discapacidades y la Sección 504 de la Ley de Rehabilitación, las personas con discapacidades que necesiten adaptaciones razonables para participar en este procedimiento, o aquellas que requieran asistencia lingüística (sin cargo), deben comunicarse con el Asistente Ejecutivo a más tardar cuarenta -ocho (48) horas antes de la reunión, al (979) 233-2667, ext. 4326, correo electrónico: bevers@portfreeport.com.

Minutes of Port Commission Special Meeting
December 19, 2024
In Person & Videoconference

A Special Meeting of the Port Commission of Port Freeport was held December 19, 2024, beginning at 8:37 AM at the Administration Building, 1100 Cherry Street, Freeport, Texas.

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 Port Commission, 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.

Join Zoom Meeting

<https://us02web.zoom.us/j/88625321386?pwd=zc4xvAOYNHrxEZNIwaMPoFSjNaZlt.1>

Meeting ID: 886 2532 1386

Passcode: 382563

Dial by your location

• +1 346 248 7799 US (Houston)

Meeting ID: 886 2532 1386

Find your local number: <https://us02web.zoom.us/u/kd1C9R24LE>

Commissioners present in person:

Mr. Ravi Singhania, Chairman
Mr. Rob Giesecke, Vice Chairman
Ms. Barbara Fratila, Secretary
Mr. Kim Kincannon, Asst. Secretary
Mr. Rudy Santos, Commissioner
Mr. Dan Croft, Commissioner

Staff Members Present:

Mr. Grady Randle, General Counsel
Ms. Phyllis Saathoff, Executive Director/CEO
Mr. Rob Lowe, Director of Administration/CFO
Mr. Jason Hull, Director of Engineering
Mr. Chris Hogan, Director of Protective Services
Mr. Jason Miura, Director of Business & Economic Development
Ms. Missy Bevers, Executive Assistant
Mr. Rico Arbolante, Help Desk Technician
Mr. Jesse Hibbetts, Director of Operations
Ms. Amanda Veliz, Public Affairs Manager
Mr. Chas Gryseels, Project Engineer
Ms. Christine Lewis, Safety Coordinator

Also, present:

Ms. Jessica Scanlon, Hot Dog Marketing

1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Roll Call - Commissioner Singhania noted that all Commissioners were present in the board room.
3. Call to identify and discuss any conflicts of interest that may lead to a Commissioner abstaining from voting on any posted agenda item.

There were no conflicts noted by Commissioners.

4. Public Comment – There was no public comment.
5. Public Testimony – There was no public testimony.
6. Continuation of November 14, 2024 Workshop, including but not limited to the following:
 - A. Safety Update.
 - B. Website Redesign and Mission, Vision & Core Values Update.
 - C. Accessibility Plans & Community Engagement Update.
 - D. Policy Matters including but not limited to Matters Unrelated to Port, Whistleblower Policy, Ethics Policy, Conflict of Interest Policy and Purchasing Policy.

Safety Update

Ms. Lewis gave a safety update that covered activities the department handles including inspections, meetings, investigations and continuing back to basics. She explained that some of the inspections conducted are for the two fire buggies and the fire suppression systems in the back of a patrol vehicles which are checked monthly. Emergency equipment, including the AEDS and fire extinguishers, are also maintained and checked to ensure everything is current. The safety department holds quarterly tenant meetings, quarterly walkabouts and conducts port staff safety training. Ms. Lewis noted she frequents the Freeport Warehouse LLC project to make sure everything is in compliance adding there hasn't been any safety issues with them. Meetings have also been held regarding FM1495 crossing and with stevedores when there are safety related concerns. In addition, Ms. Lewis attends the ABC Safety Council and the Brazoria County Petrochemical Council safety programs. She also stated that safety maintains a proactive approach with new tenants and businesses offering welcome packets that outline safety requirements and documents needed to help maintain consistency. Safety is also available 24/7 to answer any questions or address issues that may arise. Ms. Lewis noted that she observes vessel operations and attends tailgate meetings to ensure information being put out is correct adding that being visible helps noting regular patrols. With regard to investigations and corrections, once safety is notified of an incident, pictures and information are collected for the investigation. Depending on the incident, a comprehensive review is done with the tenant or person involved to come up with proactive measures whether it's additional training, disciplinary or restrictive activity. Safety continues with back to basics which includes closed-toed shoes and Class 2 Type R safety vests. Safety vests are available at a low cost for those who come to the Port and have incorrect PPE. Safety also monitors all the truck staging areas, the non-TWIC lot and the lots at Parcel 14 and 19 to make sure things flow properly. She explained the non-TWIC lot has some

areas they're working on to make it more manageable noting the Del Monte cross-dock project opening up will alleviate a lot of trucks in the non-TWIC lot. Safety projects the department continues to work on included the following:

- FM 1495 Crossing
- Low line Identification
- Hands on training
- Speed limit issue on long straights and sign relocation
- NON-TWIC parking area and security check-in
- Delineator lane designation
- Project Cargo movements
- Traffic flow for Gate 12

FM 1495 Crossing and Improvements.

Safety has added more signage, uniformed officers with lighted vehicles, automatic flaggers, restriping of the roadway, extra lighting and the corner of Highway 36 has been mowed and now provides better visibility. Lighting has been added to both sides of the street and the automatic arms are still in place and are utilized which helps with the Port traffic. The uniformed officers take care of the FM 1495 traffic which has reduced issues. She also noted that if the port gets any additional business on Parcel 19, it will impact the intersection and additional safety precautions will have to be implemented. Ms. Saathoff noted this intersection will eventually be a lighted intersection which will help manage the traffic. Ms. Lewis also noted the uniformed officers will be able to control traffic lights at the intersection which will be an added benefit with the cross traffic. Staff continues to meet with TxDOT throughout the project, adjusting tenant flags as construction shifts, making sure the port is in compliance with what is currently in place for that traffic control area.

Low Line Identification.

Staff has ordered identifiers (reflective discs) to hang on low lying lines that some equipment is too tall or comes too close to the communication lines throughout the port. The reflective discs have been added to these lines. Additionally, signage has been ordered that indicates how high a line is to also alert operators to the low line.

Training.

Staff is looking to do hands-on training with the rescue container and the fire buggies. Safety has added extra safety equipment to the rescue container that includes a complete first aid bag, extra battery operated lighting that can be hung to illuminate the container and head lamps. Mr. Hogan is working with the fire department for them to do training with the rescue container as well. Ms. Lewis has done training with ILA and stevedores, but for new customers coming on board, more training will be offered for anyone wanting to participate. The same hands on training will be offered for the fire buggy. Additionally, how-to sheets with step-by-step instructions will also be available.

Speed Limit Issues.

Safety and security monitor the speed limits. The long straights, Parcel 14 roadway, Pete Schaff Road and Turning Basin Road, are a problem for the port. Staff has discussed installing speed bumps across the road to get the over the road trucks to slow down a bit. Ms. Lewis identified signage that needs to be updated or replaced throughout the port due to storm damage or have faded out. She also noted some signs that need to be relocated where there's no purpose or traffic. These signs will be reused in areas needed.

Non-TWIC parking area and security check-in.

Since the last update, a check-in booth has been put in place for security to do non-TWIC check-ins which has reduced foot traffic crossing FM 1495 as well as relieve the congestion at Gate 8.

Delineator lane designation (Amports traffic lanes).

The traffic lanes need to be repainted, and in the meantime, staff ordered delineator cones that will be adhered down the lane to identify outbound / inbound traffic lane designation. Ms. Lewis explained that there are six inbound lanes, one outbound lane and a parking lane. Issues arise when an OTR truck or car hauler parks in the outbound lane, forcing cars or trucks going to Parcel 4, 19 or the yellow yard to go around them putting them in the incoming lane creating head on traffic. The painter will add new arrows, and a solid white line as well as other designated items.

Project Cargo Movements.

Safety has assisted with escorting two projects from the Dock 8 area, through the port and out Gate 4. Traffic was stopped for the cargo to move freely through the port which took less than 45 minutes. Safety ensured all tenants were made aware when the two major project cargos moves were happening. The moves were made without any issues with everyone on board helping with the process.

Gate 12 Traffic Flow.

Safety is reviewing what signage will be needed at the gate, what safety equipment will be needed on board at the site and how traffic will flow coming into the port and going out of the port, before gate operations begin.

Ms. Lewis ended her presentation highlighting some of the items discussed and noting a few things she would like to see moving forward:

- Updated signage throughout the Port
- Identifying all the emergency equipment throughout the port (stickering, cataloging and mapping)
- Employee Safety Appreciation Luncheon recognizing 2085 no time lost days.
- Evaluate budget for safety needs.
- Another set of automatic flaggers
- Radar gun for the safety vehicle
- Solar panel flashing lights for traffic control.
- Added emergency equipment bag and AED to safety vehicles.
- All AEDs have been checked with batteries replaced, if needed.
- Hosting quarterly and tenant safety meetings and walkabouts
- Safety training with port staff with all new material
- Added safety equipment to the rescue container.

Website Redesign and Mission, Vision & Core Values Update

Mr. Miura introduced Ms. Jessica Scanlon, CEO of Hot Dog Marketing who joined the meeting virtually to present draft statements related to the mission, vision and core values. The statements were drafted using data collected from the surveys. He noted that Hot Dog is also working on redeveloping the Port's website and creating new marketing material. Ms. Scanlon explained that Hot Dog has already done quite a bit of discovery and market research for the project in addition to holding a customer insight workshop with stakeholders to discuss the now and future of the port. One-on-one interviews were also held along with

the survey. She further explained that for the purpose of the presentation, she'll be using the results of the Commissioner survey, then briefly discuss what the mission, vision, core values are and how they will play together with the identity and marketing messaging. Lastly, she will present the draft statements for consideration. She gave a brief overview of the customer insight summary which gathered a diverse group of stakeholders including tenants, port leadership, community partners and stevedores, to discuss the port get feedback on goals, mission and values. The discussion also included competitors, SWOT analysis, exercises and customer mapping. Goals discussed at the workshop included develop land, technology improvements, channel operations without restrictions, zero emissions for vessels and greater sustainability, resiliency and community buy in and support. Ms. Scanlon explained that a SWOT analysis was also done with the group and highlighted some of the strengths and opportunities noted including opportunity for growth while remaining flexible and accessible, having global reach, working on attracting new partners and creating space for new business. Sustainability and efficiency were also key points. With regard to the one-on-one interviews, Hot Dog spoke with a wide variety of individuals, including partners, commissioner, former commissioners, customers, leadership team and tenants. Major themes from the conversations included the port focusing on high growth and strategic expansion, prioritizing community engagement and public relations, team's dedication to the people being its main point of culture difference with other ports as it's a very people centric culture and finally, operational efficiency and strategic location one of the major reasons why customers choose to do business at Port Freeport. Ms. Scanlon also shared impactful quotes pulled from the interviews stating that growing responsibly came up quite a bit along with the people aspect. "We are all working for efficiency and effectiveness." and "Have respect for every person and position in the organization. This place doesn't work without good people in all positions." Lastly, one person clearly stated, "The vision is to put this port in a position to develop the infrastructure that will compel commerce to come here." The Commissioners survey revealed three major themes. Economic development - the port's vision needs to be centered around job creation and economic growth for the County. Infrastructure and location - the port should be capitalizing on its location and upgraded infrastructure for years to come. Responsibility - the port needs to make sure it includes some sort of statement about responsible growth. Ms. Scanlon then shared a slide that showed values in order of importance/priorities based on the feedback. Economic development lead the way, followed by port growth, innovation and modernization, community engagement, sustainability and accessibility. Words that resonate with the team helps Hot Dog see how the team sees the port and also helps Hot Dog draft statements that align with the team views. These words included proactive and efficient, strategic, business friendly, engaged, resilient, innovative and responsible. Ms. Scanlon then briefly went over the following terms:

Why = Purpose Statement

The main reason why anyone would choose to do business with the Port or choose to work for the organization. It is also the driving force behind marketing efforts

How = Mission Statement

How the Port will live its purpose and reach its vision

What = Vision Statement

The direction the Port is currently going and what it hopes to achieve in the future

Who = Your Audience.

Business partners, community members, community partners and the people who work at the port.

Ms. Scanlon also shared a graphic recommended by Hot Dog for the Port's purpose statement. It covers the three pillars of how the Port lives the brand identity purpose by partnering with businesses, driving job creation and economic growth and engaging with the community. She stated the mission statement was drafted based on the research and survey completed knowing it needs to speak to responsible growth, work closely with the community while focusing on what makes the port special (the people) and mentioning sustainability. The mission statement for consideration states the following...

"To foster economic growth by providing efficient and world-class port services. We do this while promoting sustainable and responsible development and prioritizing community and people-first values."

The vision statement was drafted to include information about responsible growth, becoming a highly competitive world class port while staying centered on its core function of being an economic engine and speak to the neighbor and community partner it wants to be and should be slightly aspirational. The vision statement drafted for consideration is...

"To be a globally recognized gateway for commerce, known for our efficiency, innovation, and commitment to sustainability, while fostering economic opportunity and building strong connections with our community and partners."

Lastly, Ms. Scanlon presented four core values to consider for adoption that include aspects of the organization that will help to find alignment with all the people the Port comes across and will help the Port understand who will make good business partners in the future. The values include the following:

- Respect and integrity
- Operational excellence
- Collaboration
- Community
-

Ms. Scanlon asked the Commission to please send any thoughts or considerations they may have after having time to review the information. Commissioner Singhania commented that he would like to see is "while fostering responsible economic opportunity and growth," adding that you can do economic growth but not be responsible. Commissioner Croft commented that while it's a lot of information to absorb, they will share their ideas to come up with something that can be finessed a bit. Commissioner Singhania also noted the port should be a globally recognized gateway for maritime commerce. He also suggested adding this to the January agenda to review after Commissioners have had time to submit their comments.

Accessibility Plans & Community Engagement Update

Mr. Lowe covered the public information request, language assistance, and Americans with Disabilities Plan update. He began with the public information requests stating that as of November 12, the Port had received 21 requests for the year. Breaking down the requests, he stated there were seven requests for bid information, six that were legal in nature and three staff directory related matters. He noted here that there are a couple of organizations who routinely ask for a breakdown of staff positions adding the port did receive three that were not related to Port Freeport, just as a governmental entity. Additionally, there was one request for a disbursement and one for a commercial contract. The bid information requests are typically for the bid tabulation sheet. Staff will continue to update the commission monthly. Mr. Lowe stated that staff has added a Language Assistance Plan (LAP) in the past year. The Port entered into an agreement with a company known as Language Line under a Texas DIR contract. He explained that through the Language Line, the Port has access to on demand interpretation services for over 240 languages. To date, there have been no requests

for assistance from anyone in the community. Likewise, with regard to the Americans with Disabilities Access, there have been no requests made for assistance, to date. He also noted that staff identified and updated six areas throughout the Port that needed ADA improvements which were previously covered by Mr. Hull. Ms. Saathoff then followed up with an additional update regarding the Language Assistance Plan and other Title VI compliance matters that she's been working on in order for the Port to proceed with contracting for the federal grant funds and respond to TxDOT in their compliance check of the Port. She noted the Port received an extensive pre-grant checklist from Maritime Administration - USDOT which was related to the PIDP Grant. The Port responded to the request but was then asked for more detail on several areas including updating the years which staff determined the households or the number of people that are limited English proficient. Ms. Saathoff noted its consistent across the navigation district that Spanish or Hispanic is the most frequent limited English proficiency population, with the same in Freeport. Additionally, households were consistent in the ratio of number of limited English proficient language per household; Spanish was much higher than the next highest limited English proficient language in the county. She explained the question was asked because the next highest limited English proficient language was Asian and MARAD thought the Port met the threshold of having to provide all vital documents in that language as well. Moving forward, Spanish or Hispanic will be the language the Port will translate its vital documents and other information requests within reason. Ms. Saathoff has updated the appendix and the Language Assistance Plan to show the new data. The plan will ultimately be available on the new website for anyone that wants to look at it. Additionally, the language tool reference guide (for handing out) was also simplified and reflects that Port Freeport is providing the guide. Additionally, the Port has other compliance areas that come with the requirement that any subrecipients as well as anyone the Port contracts with the federal funds they have certain requirements for compliance. The Port now has checklists that will need to be provided to subrecipients. Ms. Saathoff created the checklists and will be put on the website. There are also checklists regarding ADA accessibility and Title VI, all parts of the Port's comprehensive Title VI Compliance Program which includes the ADA Plan, Language Assistance Plan and a Public Participation Plan. The Port must demonstrate its doing things in a way that provides opportunity for everyone to participate from competitive bidding, to accessing agendas for meetings, to reaching the community through the Community Advisory Panel, and the Port's liaisons for different chambers throughout the navigation district as well as participation with the economic alliances. She noted that the Port is, and has been, meeting the requirements, but it's now documented in a plan. Additionally, the Port received a MARAD letter of notification that its Title VI Compliance Plan has been reviewed and accepted.

Policy Matters including but not limited to Matters Unrelated to Port, Whistleblower Policy, Ethics Policy, Conflict of Interest Policy and Purchasing Policy

Mr. Lowe reminded the Commission that the policy related to the ban on TikTok was previously approved at the November Workshop. In addition, there are a few other concepts that have been brought up with different board members and staff recently that staff is seeking direction on whether or not the board wants staff to pursue presenting these matters to committees for further consideration. With regard to the conflict of interest policy, Mr. Lowe stated the policy requires acknowledgement by the board members and staff every two years. The board previously agreed this acknowledgement would fall in sync with the election of board members and staff will maintain that two year cycle. In addition, the first new policy to consider is the Port's position on matters unrelated to the Port. Commissioner

Singhania commented that topics may arise that aren't related to the port, but that the Port may try to get pulled into it either by other institutions or by individual beliefs. Mr. Lowe has looked at the University of Texas policy and feels he could create a policy for consideration to a committee if the board wants to pursue. Likewise, with a whistleblower policy and ethics policy (code of conduct). Commissioner Singhania feels that with several commissioners serving on other boards, issues may come up that something is not happening in a certain way, a policy would offer a level of protection to the board. Mr. Lowe stated that staff will draft policies to present to committee if it's something the board wants to pursue. The board had no objections.

7. RECONVENE 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 551.0760 (Deliberation of Security Matters):
 1. Issues related to the deployment, or specific occasions for implementation of security personnel or devices or security audit and services.
 - B. Under authority of Section 551.087 (Economic Development Negotiations or Incentives):
 1. To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
 - C. Under authority of Section 551.072 (Deliberation of Real Property):
 1. The potential lease or value of real property located at Port Freeport, including but not limited to Parcels 1 and 19.
 2. 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, 7 and 8.
 3. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 4, 5, 6, 7, 8, 9, 10, 34, 37 and 38.
 4. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 14, 15, 16, 17, 26, 27, 31 and 35.
8. RECONVENE OPEN SESSION:
9. Adjourn.

With no further business before the Commission, the meeting adjourned at 12:51 PM.

Ravi Singhania, Chairman

Rob Giesecke, Vice Chairman

Barbara Fratila, Secretary

Kim Kincannon, Asst. Secretary

Rudy Santos, Commissioner

Dan Croft, Commissioner

Minutes of Port Commission Regular Meeting
December 19, 2024
In Person & Videoconference

A Regular Meeting of the Port Commission of Port Freeport was held December 19, 2024, beginning at 1:03 PM at the Administration Building, 1100 Cherry Street, Freeport, Texas.

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 Port Commission, 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.

Join Zoom Meeting

<https://us02web.zoom.us/j/85008454020?pwd=IiSCqVgZukFYbaWEpbrtoNwbvD6g75.1>

Meeting ID: 850 0845 4020

Passcode: 821245

Dial by your location

• +1 346 248 7799 US (Houston)

Meeting ID: 850 0845 4020

Find your local number: <https://us02web.zoom.us/u/kdw3Bq4oPP>

Commissioners present in person:

Mr. Ravi Singhania, Chairman
Mr. Rob Giesecke, Vice Chairman
Ms. Barbara Fratila, Secretary
Mr. Kim Kincannon, Asst. Secretary
Mr. Rudy Santos, Commissioner
Mr. Dan Croft, Commissioner

Staff Members Present:

Mr. Grady Randle, Randle Law Firm
Ms. Phyllis Saathoff, Executive Director/CEO
Mr. Rob Lowe, Director of Administration/CFO
Mr. Jason Hull, Director of Engineering
Mr. Chris Hogan, Director of Protective Services
Mr. Jason Miura, Director of Business & Economic Development
Mr. Jesse Hibbetts, Director of Operations
Ms. Missy Bevers, Executive Assistant
Ms. Amy O'Brien, Controller
Ms. Amanda Veliz, Public Affairs Manager
Ms. Christine Lewis, Safety Coordinator
Mr. Cecil Booth, Engineering Manager
Mr. Chas Gryseels, Project Engineer
Ms. Holly Soria, Operations Coordinator
Ms. Christie Garcia, Customer Service Coordinator
Ms. Darlene Winkler, Marketing & Public Relations Rep
Ms. Tricia Vela, Public Affairs Assistant
Ms. Ruby Dunn, Receptionist

Mr. Jason Caywood, System Administrator
Ms. Emily Henderson, Sales & Marketing Specialist (Virtual)
Ms. Mary Campus, Controller (Virtual)
Ms. Bailee Anderson, Accounting Analyst (Virtual)

Also, present:

Mr. Chris Moore, Texas Port Ministry
Mr. Mike Hayes, Texas Port Ministry
Mr. Dara Grogue, Texas Port Ministry
Ms. Patty Leowe, Texas Port Ministry
Mr. Cesar Escamilla, SSA Marine
Mr. Joshua Warren, SSA Marine
Mr. Jake Ying
Mr. Mike Meagher, Wood Branch

1. CONVENE OPEN SESSION in accordance with Texas Government Code Section 551.001, et. seq., to review and consider the following:
2. Invocation – Mr. Chris Moore – Texas Port Ministry
Mr. Moore thanked the Port staff, commissioners and volunteers for a successful golf tournament recently held to benefit Texas Port Ministry.
3. Pledge of Allegiance – U.S. Flag and Texas Flag
4. Roll Call – Commissioner Singhania noted that all Commissioners were present in the board room.
5. Safety Briefing – Ms. Christine Lewis provided tips to help ensure a joyful holiday season for all.
6. Call to identify and discuss any conflicts of interest that may lead to a Commissioner abstaining from voting on any posted agenda item.

Commissioner Croft noted a conflict regarding agenda item #17, adding he would be abstaining from discussion and voting.
7. Public Comment – There were no public comment.
8. Public Testimony – There was no public testimony.
9. Presentation of check to Texas Port Ministry from proceeds of Port Freeport Golf Tournament.

Ms. Saathoff stated that on November 4, the Port hosted the 13th Annual Golf Tournament benefiting Texas Port Ministry at the Wilderness Golf Course. A total of 36 teams, 79 sponsors and more than 15 volunteers worked behind the scenes to help make the tournament a success. Ms. Saathoff thanked and commended the Port Commission for continuing to support the event each year and shared her heartfelt thanks to staff and volunteers at Port Freeport and Texas Port Ministry for their hard work and commitment. The net total for the tournament was \$85,000, surpassing last year's total of \$84,000 and brings the total amount

raised since the tournament's inception to \$691,220. Commissioner Singhanian commented that the results speak very well to how much the Port community values what Texas Port Ministry does for them and how much they are appreciated. A check was presented to Mr. Chris Moore and staff of Texas Port Ministry. Mr. Moore then addressed members of the Board, Port employees and sponsors to thank them for their efforts and success of this tournament.

10. Approval of minutes from the Special Meeting held November 14, 2024 and the Regular Meeting held November 21, 2024.

Commissioner Singhanian asked for a motion to approve the November 14, 2024 minutes.

A motion was made by Commissioner Giesecke to approve the November 14, 2024 minutes. The motion was seconded by Commissioner Croft with all Commissioners voting in favor of the motion.

Commissioner Singhanian then asked for a motion to approve the November 21, 2024 minutes.

A motion was made by Commissioner Croft to approve the November 21, 2024 minutes. The motion was seconded by Commissioner Giesecke with all Commissioners voting in favor of the motion.

11. Receive reports from Executive Staff on activities and matters related to administrative affairs, financial results, facility engineering matters, operations and vessel activity, port safety matters, port security matters, Port tenant updates, USCOE, and other related port affairs.

A. Executive Director/CEO

Ms. Saathoff stated that the proposed meetings dates for 2025 have been sent out noting two proposed deviations from the regular 4th Thursday meeting day. The first deviation is to meet January 30th instead of the 23rd and the second request is in May to meet on the 29th instead of the 22nd. The Commission agreed on the proposed dates with changes and took action on agenda item 29. Ms. Saathoff noted from her written report that January 14th will be the start of the legislative session and February 25th is Brazoria County Day and Texas Ports Day, adding that staff is still working toward having recognition in both the House and the Senate for the Centennial. March 14th will be the 60-day deadline for bill filing with the Port filing two local bills. The required public notice for both bills was done November 19th and the affidavit confirming the publication was shared with Representative Vasut and Senator Huffman offices. Ms. Saathoff expects the bills to be filed as early as tomorrow (December 20) and will notify the Commission when that occurs. The notice of deadline to apply for a place on the ballot was posted December 16th. The first day candidates can file for a place on the ballot is January 15th and the last day to file and order an election is February 14th. Ms. Saathoff stated the Continuing Resolution (CR) for the federal government expires tomorrow (December 20) adding that its looking optimistic that a resolution will be passed. She noted there had been a negotiated CR that would have carried the operation of the government into the first quarter however the president-elect encouraged it to not be passed. Ms. Saathoff noted that with the Port's contracts with federal agencies could come to a halt over the holidays should things not work out but added that everything with the channel project that is under contract will continue. She also noted that until an appropriations package is approved, the Port can't get additional funding for maintenance of the channel. Staff is also monitoring

the ILA USMX contract extension that expires January 15th. Discussions are ongoing. The Port's new ship-to-shore cranes under construction are progressing and ahead of schedule with a forecasted August arrival. Ms. Saathoff shared photos of the vertical erection in her written report. Scott Savage and Matt Gillette from Tenaris visited the Port December 17 and was able to see the discharge of steel bars from a Tenaris vessel and understand how the operation works on this end. Finally, Ms. Saathoff will be attending the HGAC Transportation Policy Council meeting December 20 where they will be voting on bylaw changes. She noted that Houston wanted to have a permanent seat on the council, and instead of them taking the Other Transportation seat permanently, Freeport will now have a permanent seat along with Houston, thanks to TxDOT's push for Port Freeport. Commissioner Singhanian inquired about Ms. Veliz's departmental report, specifically the Facebook posting regarding bids asking if it includes construction bids. Ms. Veliz stated that it was only for the property the Port was selling but staff can discuss if it's something to include in the future. Ms. Saathoff added that staff has been discussing other ways to utilize the platforms for communication. Ms. Veliz also reported the public affairs team has achieved notable milestones highlighting its commitment to community engagement. A key accomplishment was the announcement of the \$1.487 million Clean Ports Program grant from the U.S. Environmental Protection Agency with the Port receiving significant media coverage from 11 media outlets when it was released. Additionally, the team delivered cookie platters to first responders in appreciation of their service and also launched the annual employee United Way campaign. She also reported the team is actively sharing updates on safety awareness, Port activities and key events to strengthen the Port's connection with the public.

B. Director of Engineering

Mr. Hull shared photos of the new gate guard house arrival (a week ago) noting the canopy is currently being installed. He also shared a current photo of the progress work on Terminal Street. With regard to the Corps possibly funding the channel project to 55 feet plus maintenance, Commissioner Singhanian inquired if it would be retroactive for the Port to get its share. Mr. Hull stated that the Port has a signed PPA contract with the Corps of Engineers that says they will cost share at a certain rate. If the funding passes in the WRDA, the Port will have to renegotiate its PPA in order to take advantage of that.

C. Director of Operations

Mr. Hibbetts reported on statistics for the month of November stating the Port handled 52 ships for the month bringing the total to 99 which is 12 more than prior year. He noted that tonnage is a little down from last year, but December will quickly get it caught up. The Port handled 957 rail cars for the month of November, 18 LNG vessels, 1 rice vessel, 17 RoRo vessels, 1 steel vessel and 13 container calls for 116 total vessels port wide. Year to date, the Port has handled 37 LNG vessels while steel has seen 2 vessels, 25 barges and 35 railcars. 30 RoRo vessels have called the port along with 25 container vessels. Mr. Hibbetts is expecting 17 LNG vessels, 11 rice ships, 21 RoRo vessels, 3 steel vessels and 14 container ships for the month of December. He also shared photos of the *Way Forward* the sister ship of the *Future Way*, which is in the Wallenius Wilhelmsen line of ships chartered by Volkswagen and are sustainable ships running on LNG. Mr. Hibbetts also reported that the Customs and Border Protection new radiation portal office has been installed that is located on Pete Schaff Blvd right inside Gate 8.

D. Director of Business & Economic Development

Mr. Miura gave an update on the market study reporting that staff continues weekly discussions with KPMG to provide them information to support their effort in forecasting

the cargo flows into Port Freeport from different segments such as containers, RoRo, breakbulk and liquor bulk. Development work also continues on the SWOT (Strengths, Weaknesses, Opportunities, and Threats) analysis. Mr. Miura stated that KPMG will be visiting the Port on January 7 and would like to meet with Ad Hoc Committee to give a presentation of their findings thus far. For the SWOT analysis, staff will then work with them on market outreach to shippers and carriers to understand what they desire at Port Freeport and what would help them make the decision to place their service or cargo here.

E. Chief Financial Officer

Mr. Lowe presented financials for the months of September and October 2024, noting staff should get caught up in January with the November and December financials.

12. Approval of financial reports presented for the periods ending September 30, 2024 and October 31, 2024.

A motion was made by Commissioner Croft to approve the financials. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

13. Approval to pay legal bills submitted for the month of November 2024.

Mr. Lowe stated that as staff navigates getting year end completed and back on schedule, he requests approval to pay the November legal bills in the amount of \$31,127.58.

A motion was made by Commissioner Kincannon to pay the legal bills as presented. The motion was seconded by Commissioner Croft with all Commissioners present voting in favor of the motion.

14. Receive report from Commissioners on matters related to Port Commission related meetings or conferences, Port presentations and other Port related matters.

December 10 Finance Committee Meeting – Commissioner Giesecke reported the committee received an update on the quarterly investment report, reviewed workers compensation policy, which is on the agenda for approval, reviewed documents associated with the assignment of lease for the Volkswagen facility, discussed Cross Dock 2 and reviewed the bids received for the sale of lots in Freeport which is also on the agenda for approval.

Commissioner Croft reported attending County Commissioner Linder Holiday Party, Friends of the River Breakfast, Dude Payne Retirement, Finance Committee meeting, Brazoria County Economic Development Alliance Executive Committee meeting and the Tenaris Visit to the Port.

Commissioner Kincannon reported attending the Port's CAP meeting, Tenaris-Bay City Facility Visit, Commissioner Linder Holiday Lunch, 36A Coalition Zoom meeting and the Finance Committee meeting.

Commissioner Giesecke reported attending the CAP Meeting, Commissioner Linder Holiday Lunch, Tenaris-Bay City Facility Visit, Tenaris Port Visit, Freeport City Council meetings and CBP meeting.

Commissioner Fratila reported attending the same meetings previously mentioned noting the Tenaris-Bay City Facility tour was very impressive and helped at the Friends of the River Breakfast as she was able to explain some of what she learned.

Commissioner Santos reported attending the Tenaris-Bay City Facility Visit, CAP meeting and the Dude Payne Retirement.

Commissioner Singhania reported also attending Tenaris-Bay City Facility Visit, CAP meeting and the Dude Payne Retirement.

15. Approval of renewal with Waypoint for Artic Wolfs Managed Network Security Services, for an amount not to exceed \$165,411.00, to be cost-shared through the 2024 Port Security Grant. Mr. Lowe stated this request is to approve a subscription renewal with Arctic Wolf who is the Port's network security provider. It is a 75/25 cost-share based on the 2024 Port Security Grant and staff recommends approval of the renewal with Artic Wolfs Managed Network Security Services, for an amount not to exceed \$165,411.00 to be cost-shared through the 2024 Port Security Grant.

A motion was made by Commissioner Santos to approve the renewal with Waypoint for Artic Wolfs Managed Network Security Services, for an amount not to exceed \$165,411.00. The motion was seconded by Commissioner Kincannon with all Commissioners present voting in favor of the motion.

16. Approval to rescind award of contract to Rosehill Roofing and Restoration and award a Construction Contract with Frost Construction Company, Inc. for the Hurricane Beryl Repairs project, for an amount not to exceed \$4,190,000.00.

Mr. Hull stated that on October 24, the Port Commission awarded the contract to the low bidder, Rosehill Roofing and Restoration. Mr. Hull then sent a notice of award to Rosehill so they could get their payment and performance bonds. Rosehill was unable to get payment and performance bonds because the delta on their bid was so great it made their bonding company very nervous. He went on to say that after multiple attempts to multiple bonding companies, Rosehill was unable to get anyone to bond them. They subsequently sent a letter explaining the situation and asked the Port to throw out the bid and award a contract to the second low bidder, which is Frost Construction in the amount of \$4,190,000. Mr. Hull noted that before he made the recommendation to award Rose Hill, he contacted their references, the bonding company, and in spite of the fact of personally getting assurance from Merchants Bonding Company Mutual, Rosehill could not get bonded. Staff contacted Frost Construction's references and bonding company and got both verbal assurances and a written letter from Frost's bonding company that they would bond them up to \$10 million of work. Mr. Hull requests the Commission rescind the award to Rosehill Roofing and Restoration and award contract to Frost Construction. This was discussed with the Capital Planning Committee.

A motion was made by Commissioner Kincannon to rescind contract to Rosehill Roofing and Restoration and award a Construction Contract with Frost Construction Company, Inc. for the Hurricane Beryl Repairs project, for an amount not to exceed \$4,190,000.00. The motion was seconded by Commissioner Croft with all Commissioners voting in favor of the motion.

17. Approval of a Professional Services Agreement with LJA/Berg Oliver for Jurisdictional Determination for Parcels 27 and 34, for an amount not to exceed \$42,300.00.

Commissioner Singhania noted that Commissioner Croft stated he has a conflict of interest and will abstain from discussion and voting on this item. Mr. Hull stated that he selected Berg Oliver as the most qualified firm based on their demonstrated qualifications and requested a fee proposal to submit the field and office work to the Corps of Engineers to get a jurisdictional determination on Parcels 34 and 27. Berg Oliver submitted a fee of \$42,300. Mr. Hull pointed out the review period normally takes 6 months; however, the Corps is currently experiencing a heavy backlog at this time. Mr. Hull doesn't know how long it will take but is confident the right people are on board to get this done as fast as possible. They are estimating 45 days to do the field work, the office work and submit what is normal and customary to the Corps of Engineers. Mr. Hull also noted that with regard to the Continuing Resolution Ms. Saathoff spoke to earlier, should the government shutdown, this is one of the items that will come to a halt. Commissioner Giesecke commented that in discussions with Mr. Hull regarding the work already done (and permitted) for Parcel 19 and this being the first step towards getting Parcels 27 and 34 ready for development, he would like to have a discussion item on the January agenda to identify other parcels that also need to have the process started on.

A motion was made by Commissioner Santos to approve Berg Oliver for the work as presented by staff for the amount not to exceed \$42,300. The motion was seconded by Commissioner Giesecke with all Commissioners voting in favor of the motion and Commissioner Croft abstaining.

18. Approval of Stevedore License renewal submitted by SSA Marine.

Mr. Hibbetts stated that last month staff brought the stevedore license renewals for approval with the exception of SSA Marine who lacked proper insurance. He stated that after discussions with SSA and staff, SSA has provided the insurance requirements and submitted a complete application. He noted their TRIR number is 3.37 and had two corporate recordables. Staff recommends approval of the license renewal for SSA Marine. Mr. Cesar Escamilla with SSA Marine thanked the Commissioners for their consideration and looks forward to continued business.

A motion was made by Commissioner Santos to renew the stevedore license for SSA Marine. The motion was seconded by Commissioner Fratila with all Commissioners voting in favor of the motion.

19. Adoption of a Resolution declaring items surplus and ordered sold separately for cash, after notice of sale and receipt of bids to the highest bidder; destroyed or otherwise disposed of if no bids are received; or offered as trade-in for new property of the same general type.

Mr. Hogan stated that staff is seeking approval to surplus a 2015 Chevy Tahoe, which is the old P3 unit in Protective Services and currently has a little over 240,000 miles on it.

A motion was made by Commissioner Giesecke to approve the resolution to surplus the 2015 Chevy Tahoe. The motion was seconded by Commissioner Santos with all Commissioners present voting in favor of the motion.

20. Approval to purchase a 2024 Ford Maverick Super Crew Truck, for an amount not to exceed \$24,975.00.

Mr. Hogan stated that staff would like to purchase a Ford Maverick for Protective Services which would replace the unit just surplused. Mr. Hogan noted that like the other Mavericks

purchased, this vehicle would also be hybrid. Patrol vehicles usually see a little over 20,000 miles per year with most of it being idle time, whether it's parking the vehicle to talk to someone, investigating something or speed radar. Mr. Hogan compared the Chevy pickup, and the current Ford Maverick the Port has, noting that both had about 24,000 miles last year. The mileage (average miles per gallon) for the entire 2023 fiscal year was 9.6 miles for the Chevy pickup while the mileage for the Ford Maverick was 30.5. Additionally, the Chevy Tahoe saw 5.0 miles per gallon for the year. The Mavericks are proving themselves on the mileage noting staff hasn't seen any issues other than a few recalls which is normal with any vehicle. Regarding the price, Mr. Hogan stated the hybrid motor was technically an add-on, which was a \$1750 addition, but was the only option the dealership had when they got it, so it's listed as an add on. The Port added floor mats for \$135 and with the trade in value of \$2600 on the Chevy Tahoe, it brings the final price to \$24,975.00. Staff requests approval to purchase the Ford Maverick for a price not to exceed \$24,975.00 from local dealership, Gulf Coast Ford.

A motion was made by Commissioner Fratila to approve the purchase of 2024 Maverick Super Crew hybrid for the amount not to exceed \$24,975.00. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

21. Discuss and consider bids received for Freeport Lots.

Mr. Lowe stated that staff discussed the Port valuation of the lots in the Finance Committee as it related to the advertisement for the sale of nine individual lots or combinations of lots. Mr. Lowe noted that he included the property ID and property number (1-9) so bidders could identify that on the bid. Additionally, the advertisement included full formal nomenclature of the lots and parcels in addition to where there was an address to make it as transparent as possible. Mr. Lowe then read through each property # below along with the bid amount and staff's recommendation...

Property #	Brazoria County Property ID	Block	Lot	Address	Bid Amount
1	259901	36	15-18	S Ave G	\$ 15,010.00
2	259907	37	4-5	S Ave G	\$ 15,050.00
3	259984	51	7-8	S Ave F	\$ 15,050.00
4	260179	87	11	S Ave F	
5	209745	92	1	W 6th Street (6th @ Walnut)	\$ 16,100.00
6	209791	95	2	W Broad Street	\$ 16,100.00
7	210012	116	15	1026 W 4th Street	\$ 16,100.00
8	260821 and 260822	623	5-6	N Ave G	\$ 15,600.00
9	261936	781	14	1621 N Ave T	

Property 1 - ID 259901 - Bid of \$15,010.00. Staff recommends that we decline this offer based on conversations with the Finance Committee. Commission Singhania inquired about the lot size. Mr. Lowe stated this first property is 4 lots totaling 12,500 square feet (3125 sq. ft each) at \$1.20 per square foot. Commissioner Giesecke noted this property is the only one this large as the others are all in the 6,000 to 7,000 square foot range. Mr. Lowe also noted the bidder may not have realized there were four lots to this property. He also stated there were no bids received for properties #4 and #9 and after consulting with legal, because it's real estate,

these properties would go through the same bid process again. For the lots left after the approval process, including the ones that received no bids and those the Port Commission declined, staff will have to advertise those again in the future. Commissioner Giesecke asked if the Port would be stuck with the lots if no bids were ever received. Mr. Randle stated the Port could donate to charity or to the City although there are exceptions to that. Generally, you have to either auction them or do a sealed bid to dispose of real property. Commissioner Giesecke stated the two no bid properties are 25-foot lots with one sandwich between two properties while the other is adjacent to a vacant lot that the City owned. Mr. Lowe mentioned there is some legislation that will need to be discussed separately that may give the Port an avenue on it. Commissioner Santos inquired about the advertisement costs for the nine lots. The Port spent about \$1,000 on advertising and about the same amount for the signs.

A motion was made by Commissioner Santos to accept staff's recommendation to deny the bid on Property 1 - ID 259901. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

Mr. Lowe then proceeded presenting the bids received on the remaining properties...

Property 2 - ID 259907 – Bid of \$15,050. Staff recommends approval.

A motion was made by Commissioner Santos to accept staff's recommendation to accept the bid on Property 2 - ID 259907. The motion was seconded by Commissioner Kincannon with all Commissioners present voting in favor of the motion.

Property 3 – ID 259984 – Bid of \$15,050. Staff recommends approval.

A motion was made by Commissioner Santos to accept staff's recommendation to accept the bid on Property 3 - ID 259984. The motion was seconded by Commissioner Kincannon with all Commissioners present voting in favor of the motion.

Property 4 – No bids received.

Property 5 – ID 209745 – Bid of \$16,100. Staff recommends approval.

A motion was made by Commissioner Santos to accept staff's recommendation to accept the bid on Property 5 - ID 209745. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

Property 6 – ID 209791 – Bid of \$16,100. Staff recommends approval.

A motion was made by Commissioner Santos to accept staff's recommendation to accept the bid on Property 6 - ID 209791. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

Property 7 – ID 210012. – Bid of \$16,100. Staff recommends approval.

A motion was made by Commissioner Santos to accept staff's recommendation to accept the bid on Property 7 - ID 210012. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

Property 8 – ID 260821 and ID 260822. Bid of \$15,600. Staff recommends declining this offer. Mr. Lowe stated that since staff has to go back to bid another property, the valuation of

this property versus what was discussed is at a threshold he feels it would be worthwhile to bid a second time.

A motion was made by Commissioner Santos to accept staff's recommendation to decline the bid on Property 8 - ID 260821 and ID 260822. The motion was seconded by Commissioner Kincannon with all Commissioners present voting in favor of the motion.

Property 9 – No bid received.

22. Approval of a renewal for Port Freeport Workers Compensation Policy.

Mr. Lowe stated that staff discussed the policy renewal with the Finance Committee noting the Port's policy expires December 31. The Port's workers compensation insurance has been insured through Texas Association of Counties for over 28 years. The estimated premium from Texas Association of Counties for calendar year 2025 is \$42,109. The final number is based on the actual payroll. That is how it's always approved. Staff has always gotten a competitive bid to make sure it's in line and historically, the competitive bid has been just a little higher than the Texas Association of Counties; however, this year Arthur J. Gallagher received a quote from Texas Mutual in the amount of \$22,879 which is a significant savings. Staff had in-depth conversations with the Finance Committee and went back and forth with Gallagher multiple times ensuring that it was apples and apples. Mr. Lowe stated that they're not apples and apples on the classifications but Texas Mutual was comfortable bidding it in a manner that the coverage was the same. Mr. Lowe explained that workers compensation is based on your risk category whereas your accountant is going to be viewed differently from an insurance company than a dockworker, carpenter or an electrician would. Staff provided a complete breakdown of the Port's employee base and that's what the bid is based on. Texas Mutual has made the offer based on a generalization of the entire group rather than breaking down the classification which is why it's significantly less. Mr. Lowe had extensive conversations with Gallagher to ensure this was a reputable firm, reputable coverage and there weren't going to be any issues regardless of any number of employees who needed worker's compensation and was guaranteed that there was none. Mr. Lowe feels comfortable recommending the Port go with Texas Mutual. Commissioner Giesecke commented that the committee discussed this quite a bit noting that if Texas Mutual changes their stance next year and the Port needs to go back to Texas Association of Counties, it can do so without any difficulty.

A motion was made by Commissioner Giesecke to approve the renewal with Texas Mutual. The motion was seconded by Commissioner Santos with all Commissioners present voting in favor of the motion.

23. Adoption of a Resolution approving the acceptance of the Port's portion of proceeds received from high bidders on delinquent tax property held in trust by Brazoria County, Texas and authorizing the Chairman to join in conveyance to high bidders.

A motion was made by Commissioner Giesecke to approve the resolution. The motion was seconded by Commissioner Kincannon with all Commissioners voting in favor of the motion.

24. Adoption of a Resolution Committing Matching Funds to Support a Grant Awarded through the U.S. Department of Transportation Maritime Administration Port Infrastructure Development Program (PIDP) for the Velasco Terminal Sustainable Expansion Project.

Mr. Miura stated the Port submitted in three consecutive years an application to MARAD for the Port Infrastructure Development Program for the Velasco Terminal Sustainable Expansion Project that covered two components. The first was construction of a chilled cross dock warehouse and the second was a gate. The Port was awarded funding through PIDP and Community Project Funding, for the cross dock only. The total amount of the project is \$31,191,283, of which the federal funding would be \$22,481,425. The Port's portion would be \$8,709,858. He explained that to accept the funds from MARAD, the Port must enter into a grant agreement and for MARAD to draft the agreement, they need a commitment from the Port that it will fund its portion of the project. Staff prepared a resolution stating the Port's commitment to fund their local portion and if adopted, staff will work with MARAD to finalize the agreement. Mr. Miura explained that the agreement would go through the concurrence process at MARAD and then to the Maritime Administrator's desk for signature. Once signed, the Port would be able to start the project related to Cross Dock 2 which is (conceptually) a 48,000 square foot warehouse with chilling capabilities located in Parcel 1. Mr. Miura then read the resolution into record...

RESOLUTION

COMMITTING MATCHING FUNDS TO SUPPORT A GRANT AWARDED THROUGH THE U.S DEPARTMENT OF TRANSPORTATION MARITIME ADMINISTRATION PORT INFRASTRUCTURE DEVELOPMENT PROGRAM (PIDP) FOR THE VELASCO TERMINAL SUSTAINABLE EXPANSION PROJECT

At a regular meeting of the Port Commission of Port Freeport of Brazoria County, Texas ("Port") held at the office of the Port at 1100 Cherry Street, Freeport, Texas, on the 19th day of December 2024, among other business, on motion duly made and seconded, the following Resolution was passed and adopted:

FINDINGS

WHEREAS, the Infrastructure Investment and Jobs Act, Pub. L. No. 117-58 (Nov. 15, 2021), and the Consolidated Appropriations Act, 2023, Pub. L. No. 117-328 (Dec. 29, 2022) appropriated funds to the United States Department of Transportation (the "USDOT") Maritime Administration ("MARAD") for fiscal year (FY) 2023 to make grants to improve port facilities at coastal seaports, inland river ports, or Great Lakes ports; and

WHEREAS, the MARAD program ("Program") administering those funds is the Port Infrastructure Development Program (PIDP), which provides grants to ports for projects that improve the safety, efficiency, or reliability of the movement of goods into, out of, around, or within a port; and

WHEREAS, the Port is eligible for grant funds under the Program and identified its proposed Velasco Terminal Sustainable Expansion Project ("Project"), identified in the MARAD Program as the "Velasco Terminal Sustainable Expansion Project" as an eligible project for support through said Program; and

WHEREAS, the Port submitted said Project to the Program, and MARAD awarded the Port a grant under the Program in the amount of \$22,481,425 to be used for engineering, design, planning, construction and other expenses related to the Project; and

WHEREAS, the Port commits non-federal funds in amount of \$8,709,858 to be used for engineering, design, planning, construction and other expenses related to the Project.

NOW THEREFORE, BE IT RESOLVED and ordered that Phyllis Saathoff, Executive Director / CEO, for Port Freeport, is authorized and designated as the Port's representative to take all steps necessary to finalize, accept, and modify as needed all instruments, documents, agreements, and/or contracts necessary to memorialize and/or formalize the Port's acceptance of the approved grant funds and the terms and conditions related to same, and is further authorized to execute all documents necessary to accomplish same, including those necessary to accept any funds received through said Program on behalf of the Port; and

BE IT FURTHER RESOLVED that the Port hereby acknowledges and accepts responsibility for payment of any construction expenses, cost overruns, or additional expenses associated with the Project which are in excess of the cumulative total of the Program grant amount and the Port's committed matching funds.

Mr. Miura stated that staff recommends adoption of the resolution as presented.

A motion was made by Commissioner Croft to approve the resolution. The motion was seconded by Commissioner Giesecke with all Commissioners present voting in favor of the motion.

25. Adoption of a Resolution authorizing the Executive Director/CEO to execute a Grant Agreement with the Environmental Protection Agency (EPA) for a Clean Ports Program Climate and Air Quality Planning Grant.

Mr. Miura stated the Environmental Protection Agency has the Clean Ports Program with two separate programs. One is for the deployment of zero emissions technology equipment which is cargo handling equipment. The second program is the climate and air quality planning. He explained that to get the zero emissions technology deployment grant you need to already have a climate and air quality plan, which unfortunately, the Port does not have. The grant awarded to the Port will pay (100%) for the planning effort, which includes a third party grant administrator and manager that will handle all the processes of preparing the plan which includes inventory of the Port's equipment and the stevedore's equipment to determine what admissions are created by that equipment. Mr. Miura shared the budget submitted with the application as well as the timeline, adding that staff hopes to have the agreement this month; however, it most likely will be January. He stated that once the agreement is received and executed, staff will then get a grant manager to begin work on the process which is a long, multi-year process. Commissioner Fratila stated that the Commission needs to keep in mind that we want to proceed the right way as efficiently and quickly as possible, noting there's a potential the money may go away depending on how quickly people act on things and how quickly they may change their mind. The Commission needs to proceed with the assumption that we'll get it, but with the knowledge that we might not.

A motion was made by Commissioner Giesecke to adopt the resolution authorizing the Executive Director/CEO to execute a grant agreement with the Environmental Protection Agency for a Clean Ports Program Climate and Air Quality Planning Grant. The motion was seconded by Commissioner Fratila with all Commissioners voting in favor of the motion.

26. Discuss and consider authorization of expenditure funds for the 2025 Breakbulk Americas Customer Appreciation Reception to be held October 1, 2025.

Mr. Miura stated that Breakbulk Americas will start in Fiscal Year 2025 and end in Fiscal Year 2026. Staff has reserved the space for the Port's Customer Appreciation Reception at Toro Toro which requires deposits to be made. Staff is requesting the approval to begin spending funds related to this event. Mr. Miura noted that he will come back in January to request approval of funds for the entire event since it does end in Fiscal Year 2026. At this time, staff seeks approval to spend funds up to \$21,000 for the Port's Customer Appreciation Reception.

A motion was made by Commissioner Santos to approve the funds. The motion was seconded by Commissioner Croft with all Commissioners voting in favor of the motion.

27. Approval of Government Liaison Services Agreement with Carriage House Partners, LLC for legislative consulting services.

Ms. Saathoff stated the two-year agreement currently in place with Carriage House Partners expires at the end of December. Staff recommends the Port renew its agreement for another two years beginning January 1, 2025, expiring December 31, 2026 with the same terms and same rate of \$ 5,000 per month or \$60,000 annually. Ms. Saathoff surveyed Texas ports of similar size, and the rate is comparable to the rates other ports are paying. She stated that Carriage House does a good job representing the Port noting it's team of individuals working for the Port utilizing their services to monitor legislation that might be impactful to the Port adding that they've already been working (on the Port's behalf) on the bills that will be filed. Staff recommends the contract be renewed with Carriage House.

A motion was made by Commissioner Croft to approve the agreement with Carriage House Partners, LLC for legislative consulting services. The motion was seconded by Commissioner Giesecke with all Commissioners voting in favor of the motion.

28. Approval of Executive Director/CEO and Commissioners' travel for the months of January - March 2025.

Ms. Saathoff stated there are several trips and conferences in the first quarter of 2025 that will be attended starting with an anticipated business development sales trip that would involve her, Commissioner Singhania, Commissioner Giesecke and Jason Miura. Commissioner Fratila will be attending the AAPA Powers Summit in January followed by Brazoria County Day in February will all Commissioners and Ms. Saathoff attending. Ms. Saathoff will be attending the RILA Conference in February along with the sales team. Next will be the JOC Trans-Pacific Maritime Conference in March with Ms. Saathoff, Commissioners Singhania, Giesecke and Croft. The National Waterways Legislative Summit in March will have Commissioner Kincannon and Jason Hull attending followed by the AAPA Legislative Summit that will be held in Washington, DC where Ms. Saathoff and Commissioners Singhania, Santos, Giesecke and Fratila will be attending.

A motion was made by Commissioner Santos to approve the travel. The motion was seconded by Commissioner Giesecke with all Commissioners voting in favor of the motion.

29. Discuss and consider setting the 2025 Port Commission meeting dates.

Ms. Saathoff stated that the meetings dates for 2025 are being proposed with two deviations from the regular 4th Thursday meeting day. The first is to meet January 30th instead of the 23rd and the second is in May to meet on the 29th instead of the 22nd.

A motion was made by Commissioner Santos to approve the proposed meeting dates for 2025. The motion was seconded by Commissioner Giesecke with all Commissioners voting in favor of the motion.

30. 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 551.071 (Consultation with Attorney) for discussion regarding:
 1. Consultation with attorney under Government Code Section 551.071(1) (to seek or receive attorney's advice on pending or contemplated litigation).
 2. Consultation with attorney under Government Code Section 551.071(2) (to seek or receive attorney's advice on legal matters that are not related to litigation).
 - B. Under authority of Section 551.076 (Deliberation of Security Matters) for discussion regarding:
 1. Discussion regarding issues related to the deployment, or specific occasions for implementation of security personnel or devices or security audit and services.
 - C. Under authority of Section 551.087 (Economic Development Negotiations or Incentives):
 1. To discuss or deliberate regarding commercial or financial information that the governmental body has received from a business prospect that the governmental body seeks to have locate, stay or expand in or near the territory of the governmental body and with which the governmental body is conducting economic development negotiations.
 - i. Business and Economic Development Reports.
 2. To deliberate the offer of a financial or other incentive to a business prospect described by Subdivision (1).
 - D. Under authority of Section 551.072 (Deliberation Concerning Real Property Matters) for discussion regarding:
 1. The potential lease or value of real property located at Port Freeport, including but not limited to Parcel 1.
 2. 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, 7 and 8.
 3. The potential exchange, lease, or value of real property located at Port Freeport, including but not limited to Parcels 14, 19, 27, 34 and property on Quintana Island.
 - E. Under authority of Section 551.074 (Deliberation of Personnel Matters) for discussion regarding:
 1. Deliberation regarding the appointment, employment, evaluation, reassignment, duties of a public officer or employee, including but not limited to: Executive Director/CEO.
31. RECONVENE OPEN SESSION to review and consider the following:
32. Discuss and consider approval of Assignment of Lease Agreement by PRP KDC Freeport Development, LLC to Freeport TIC I, LLC, Freeport TIC II, LLC and Freeport TIC III, LLC.

Mr. Lowe stated that staff has worked over the last couple of months with Wood Ranch Investments and TIC I, TIC II and TIC III in regard to lease requirements to approve the assignment of the lease. Staff recommends approval of the Assignment of the Lease Agreement by PRP KDC Freeport Development LLC to Freeport TIC I, LLC, Freeport TIC II, LLC and Freeport TIC III, LLC, and execution of related consenting agreement by Port Freeport. Mr. Lowe introduced Mike Meagher who joined the meeting in person and represents the entities behind the transaction. Mr. Lowe added that he appreciates Mr. Meagher's efforts and has had a good working relationship throughout the process. Mr. Meagher addressed the Commission thanking them for their consideration stating that he's excited to be a part of the project and represent the family of TIC I, TIC II and TIC III who has been an investor in the Houston area for a very long time.

A motion was made by Commissioner Giesecke to approve the assignment of the lease. The motion was seconded by Commissioner Kincannon with all Commissioners present voting in favor of the motion.

33. Adjourn.

With no further business before the Commission, the meeting adjourned at 4:51 PM.

Ravi K. Singhanian, Chairman

Rob Giesecke, Vice Chairman

Barbara Fratila, Secretary

Kim Kincannon, Asst. Secretary

Dan Croft, Commissioner

Rudy Santos, Commissioner



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Phyllis Saathoff, Executive Director/CEO

FROM: Amanda Veliz, Public Affairs Manager

DATE: January 30, 2025

SUBJECT: Public Affairs – January 2025

PUBLIC AFFAIRS

Communications and Media

Staff continues to post port facts, press releases, safety awareness, hurricane preparedness, and other information pertinent to our community on social media.

Freeport Harbor Channel Marine Traffic—The website provides information on marine traffic related to FHCIP dredging for the Freeport Harbor Channel community. On May 30, the United States Corps of Engineers awarded Great Lakes Dredge and Dock Co. LLC (GLDD) the contract for Reaches 1, 2, and 4. Currently, one mechanical dredge is working in Reach 1. The dredged material is being placed in an EPA-approved area offshore in the Gulf of Mexico. Updates will be posted as needed.

Freeport Harbor Channel Improvement Project – Staff continues to respond to public inquiries regarding Port Freeport and the Freeport Harbor Channel Improvement Project and maintain updated information on www.portfreeport.com and www.portfreeportbondelection.com.

Print and Social Media Monitoring – Staff continues to monitor publications, newspapers, agendas, and social media for matters pertaining to Port Freeport, its partners, and the harbor community.

Press Releases and News Postings – The following press release was distributed on December 19, 13th ANNUAL PORT FREEPORT GOLF TOURNAMENT RAISES FUNDS FOR TEXAS PORT MINISTRY. The following media outlets picked up the press release and published the information (4): American Journal of Transportation, The Bulletin, The Facts Giants Magazine, and WGMA.

Additional press releases regarding the fiscal year vessel and tonnage records and the TACFT Logo Drawing Contest Winners will be issued in the coming weeks.

Social Media Postings – The following Facebook posts have been made or are scheduled for late December and January. Other posts of interest related to Port activities and events may be made.

*December 18 - Workshop Continuation

*December 18 - Tenaris Tour

*December 19 - Press Release - 13th ANNUAL PORT FREEPORT GOLF TOURNAMENT RAISES FUNDS FOR TEXAS PORT MINISTRY

*December 26 - Port Freeport Annual First Responder Agencies Appreciation. Spreading Holiday Cheer and Gratitude! (Video)

December 31 - New Year Holiday Observation Office Closure

January 1 - Happy New Year 2025 Holiday Post

January 3 - Port Facts

January 5 - Weather Alert

January 5 - Notice To Bidders: "East 5th Street Replacement Project (CSJ 9400-00-011)"

January 9 - Law Enforcement Appreciation Day

January 13 - Economic Impact

January 17 - Holiday: MLK Office Closure

January 17 - Weather Post - NWS Shared Post

January 17 - Centennial: Did You Know: First Ship to Unload Bananas at PF

January 17- Notice to Bidders: Pre-Bid meeting on 1/21 for “East 5th Street Replacement Project”

January 18 - TACFT Logo Drawing Contest Flier

January 20 - Weather Post - Winter Weather Update Post 1

January 21 - Weather Post - Winter Weather Update Post 2

January 22 - Reminder: Finance Committee Meeting

January 22 - Weather Post - Winter Weather Update Post 3

January 23 - TACFT Logo Drawing Contest Flier

January 27 - Reminder: Personnel Committee Meeting

January 27 - Reminder: ESG & Sustainability Advisory Committee Meeting

January 28 - TACFT Logo Drawing Contest Flier

January 29 - Reminder - Pilot Commission Meeting

January 29 - Reminder - Commission Meeting

January 30 - Port Traffic & Visibility Safety Tips

January 30 – TACFT Sponsorship Opportunity

January 31 - Recap: Port Commission

*Additional social media posts were created following the creation of the previous departmental monthly report.

Port/Community Events

Community Advisory Panel (C.A.P.) – Dates for the upcoming C.A.P. meetings are as follows:

Tuesday, February 18th - Guest speaker: Capt. Ross Coviello, Brazos Pilot - Location: Clute Event Center

Tuesday, June 10th

Tuesday, September 16th

Tuesday, December 2nd

Port Freeport Take-A-Child Fishing Tournament (TACFT) – Save the dates: Captain's Dinner on May 8, 2025, will be held at River Place in Freeport, and the 25th Annual Take-a-Child Fishing Tournament will take place on May 10, 2025, at Freeport Municipal Park.

The Public Affairs staff has officially launched the annual logo drawing contest, with a deadline for entries for February 14th. The entry forms for the logo contest have been approved and distributed to school districts and homeschool groups within the navigation district. We are currently seeking tournament sponsorships. If you have any contacts at businesses or individuals interested in becoming a sponsor, please forward their information to Darlene Winkler.

Port Freeport Golf Tournament – The tentative date for the 14th Annual Golf Tournament at The Wilderness is Monday, October 27, 2025.

Employee United Way of Brazoria County Campaign (UWBC)

Port Freeport employees pledged a total of \$3,580, which was donated to UWBC in December.

Port Presentations, Tours, and Meetings

January 21 - Katy Area Economic Development Council General Assembly Meeting (Jason M., speaker) *Canceled*

February 10 - NOAA - Port Tour and Presentation

March 6 - Brazosport Chamber Leadership Group - Port Tour and Presentation

April 10 - Commerce Club Luncheon (*Rescheduled from 7/11/24*)

Community Events and Meetings - (Informational purpose only)

January 14 - Brazoria County Hispanic Chamber of Commerce Lioness Leadership Luncheon

January 16 - Pearland Chamber of Commerce - Membership Luncheon

January 23 - Angleton Chamber of Commerce - 15th Annual Award Luncheon & Chairman's Address

January 23 - Highway 36A Coalition January Luncheon

January 23 - Pearland Chamber of Commerce - Annual Banquet

January 29 - Brazosport Chamber of Commerce Membership Luncheon

January 30 - The Alliance - Membership Luncheon Danny Massey, BISD

Upcoming Community Events and Meetings - (Informational purpose only)

January 31 - Boys and Girls Club Annual Gala

February 6 - Brazoria County Hispanic Chamber of Commerce - 2025 Annual Gala

February 13 - ABC Texas Gulf Coast BCPC Eh & H Safety Forum

February 13 - Angleton Chamber of Commerce - Heritage Gala

February 19 - Brazosport Chamber of Commerce Awards Luncheon

February 20 - ABC Contractor - Member Mixer

February 24 – 25 - Brazoria County Day 2025

March 1 - Brazoria Heritage Foundation - 21st Annual Texas History March Celebration

Strategic Initiatives Overview

This section of the report provides a high-level overview of our upcoming initiatives. As plans are further developed, detailed proposals and timelines will be shared and presented for review.

100-Year Anniversary Celebration – We are in the early planning stages for a year-long celebration of Port Freeport’s centennial. The celebration will include community engagement, media outreach, and public relations efforts to enhance the port’s visibility and strengthen relationships with our community, governmental officials, industry leaders, and media.

Crisis Management Communication Plans – We will develop proactive communication strategies for potential crises, such as severe storms, power outages, and work stoppages. The goal is to ensure swift, clear communication and effective outreach, improving our preparedness and response capabilities.

Efficiency & Innovation – We are exploring innovative tools and software to improve the department’s efficiency, automate processes, and reduce costs. These efforts will focus on saving time in project management, streamlining communications, and providing data-driven insights to support our public affairs strategy.



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Commissioners
Directors
Legal Counsel

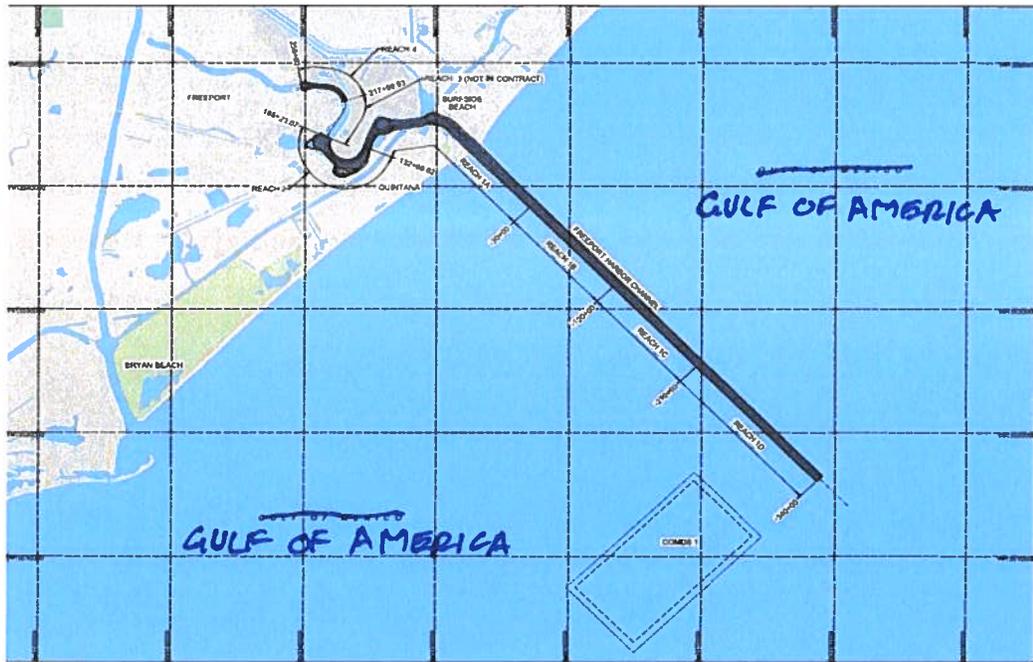
FROM: Jason Hull, P.E. 
Director of Engineering

DATE: January 21, 2025

SUBJECT: Departmental Report

PROJECTS

1. **FHCIP Reaches 1, 2, and 4** – This project involves deepening the Freeport Ship Channel to various depths ranging from 26-ft to 56-ft depending on the Reach and is funded through Bond funds and Civil Works Budget Appropriation. The final contract is with Great Lakes Dredge & Dock for \$159,743,430. Anticipated completion is December 2025. The bucket dredge GL 58 is also working in Reach 1. Over the next several months, various dredges will come work, and leave as necessary, to complete the dredging. Due to the emergency maintenance SATOC contract with Great Lakes for the Hurricane Beryl effort, the contractual completion date has been extended to February 20, 2025. However, all expectations are that the dredging work will still be completed in late 2025. At this time, there is only the Dredge 58 in Freeport working on the deepening contract.



- Gate 12** – This project involves constructing a new gate entrance into the Port off the old Terminal Street at Broad Street. This was awarded at the December 14th Commission meeting to Zachry Construction for \$2,929,297. This is funded with Port money. Construction has begun and it is anticipated to be finished in February 2025.



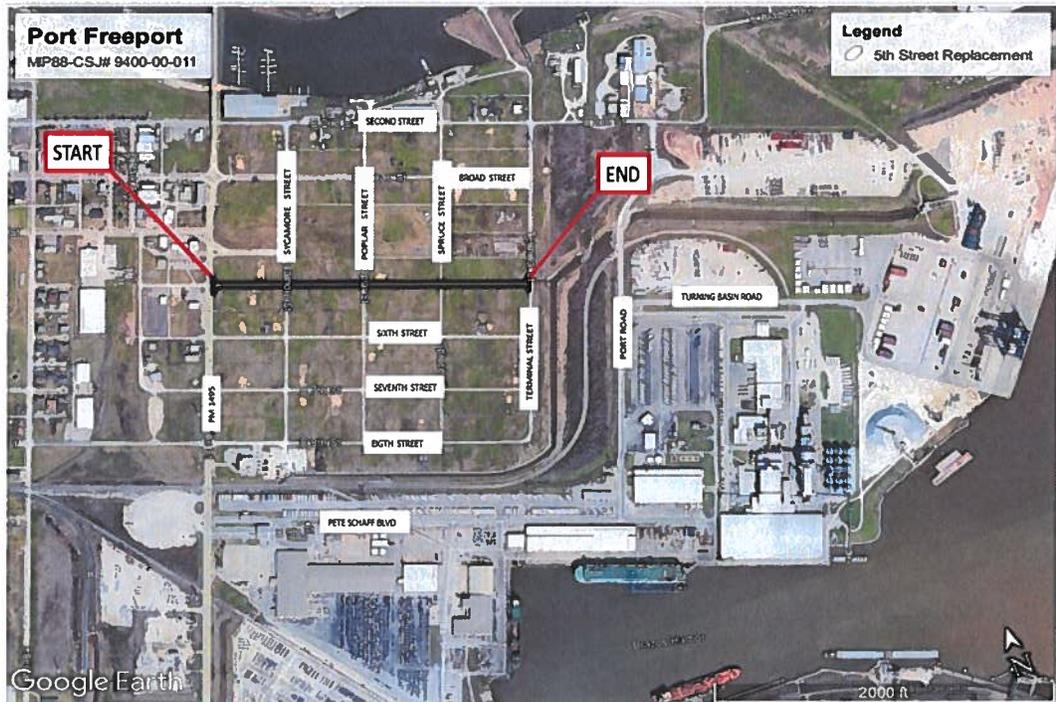
- 3. Velasco Terminal Rider 37** – This project involves reconstructing portions of 8th Street, Poplar Street, and Terminal Street. It also involves building a truck parking area at Terminal Street and 5th Street and a Jug-handle intersection to connect FM 1495 to 2nd Street. This is partially funded through a RIDER 37 program that will pay up to \$6,228,128. The Port will pay the remaining \$2,771,872. Work has begun and completion is expected in June 2025.



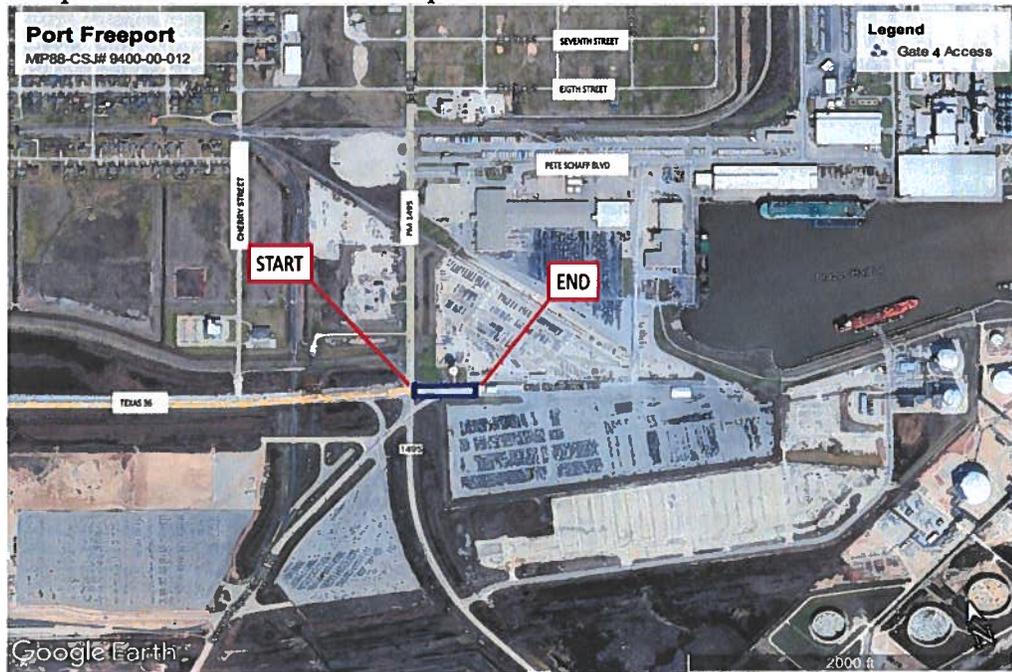
- 4. Velasco Terminal Area 5** – This project involves development of a container yard in Velasco Terminal. TxDOT will fund up to \$11,565,621. The project was awarded to Harper Brothers for \$18,508,603.35. Material will arrive in February 2025.



- 5. East 5th Street** – This project involves rebuilding E. 5th Street in the expansion area to be suitable for truck traffic from FM 1495 to Terminal Street. TxDOT will fund up to \$3,802,189 which is 75% of the estimated costs. The Port will pay remainder of the project costs, which is estimated to be \$1,267,396. The Geotech sampling and surveying efforts have begun. Bidding is expected in the May 2025 timeframe. Project completion will be finished in September 2026.



- Gate 4 Access** – This project involves widening the access road to Gate 4 from FM 1495 to Gate 4. TxDOT will fund up to \$950,547 which is 75% of the estimated costs. The Port will pay remainder of the project costs, which is estimated to be \$316,849. The geotechnical and surveying efforts have begun. This project will be designed in-house. Bidding is expected in the May 2025 timeframe. Project completion will be finished in September 2026.



- Docks 1, 2, and 5 Sheet Pile Repairs 2024** – This project involves repairing corroded holes in the steel sheet pile at Docks 1, 2, and 5. The project was awarded to SWS / Saltwater Salvage for \$191,000.00 on 4/25/24. Contracts have now been signed and the contractor is working between vessel calls.



- Docks 1, 2, 3, 5 and 7 Cathodic Protection** – This project involves replacing depleted deep-well anode beds and replacing cabling & bonding to the submerged steel structure of the wharfs. The project, once completed, will protect the steel structure from corrosion and deterioration. The budget is \$6,000,000. Contracts have been signed for this project amounting to \$4,026,577. Work has begun.



9. **Yearly maintenance of NOAA PORTS sensors by TAMU-CC - Texas A&M Corpus Christi** is the Port's contracted service provider of maintenance for the Port's NOAA PORTS sensors in the ship channel. Twice per year the sensors are removed and exchanged with backup sensors, the batteries recharged, and the sensors cleaned of marine growth (repaired if necessary) and bench tested, then placed on the shelf for re-deployment. Periodically, unscheduled service is needed, and that work is performed and invoiced to the port on a time & materials rate. Below is a summary of all work and cost for maintenance to date:

<u>Description</u>	<u>Date</u>	<u>Cost</u>
No work has been completed this FY.		



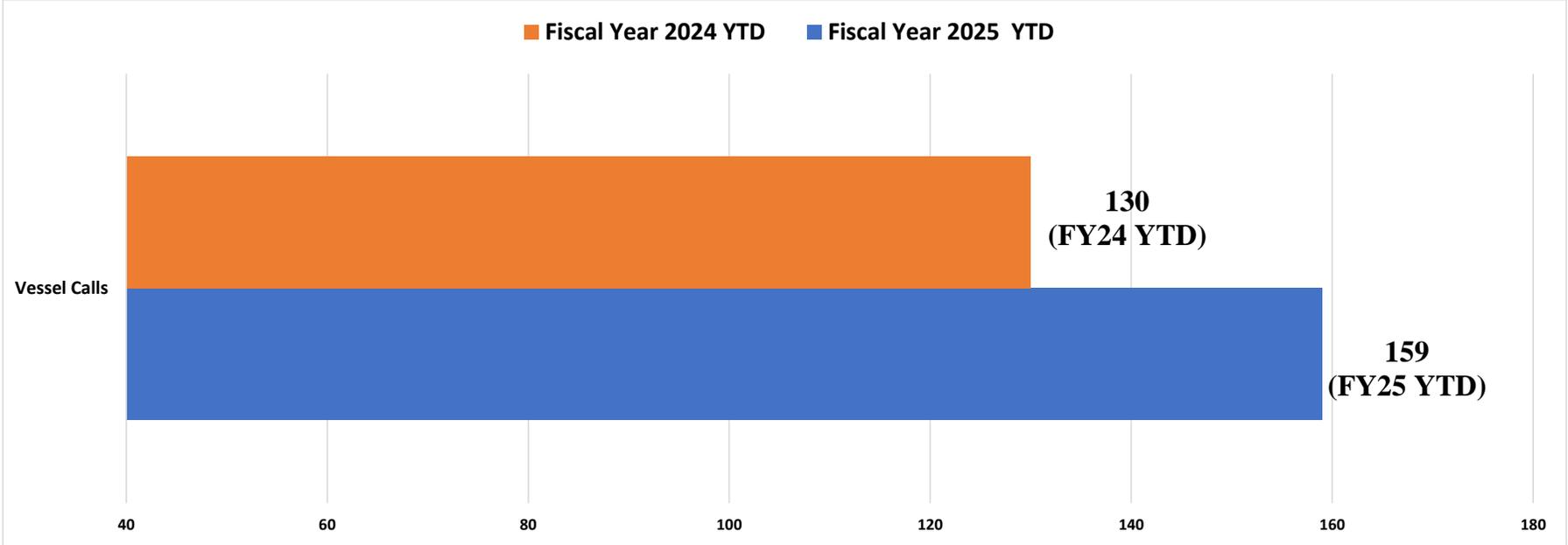
10. Hurricane Beryl Repairs – This project involves repairing several buildings that were damaged during Hurricane Beryl in July. Bids were opened on October 15, 2024 at 2:00 PM. The project was awarded to Frost Construction on December 19, 2024. Work will progress as weather conditions allow. Completion is expected by July 2025.





PORT FREEPORTSM

2025 YTD Vessel Calls

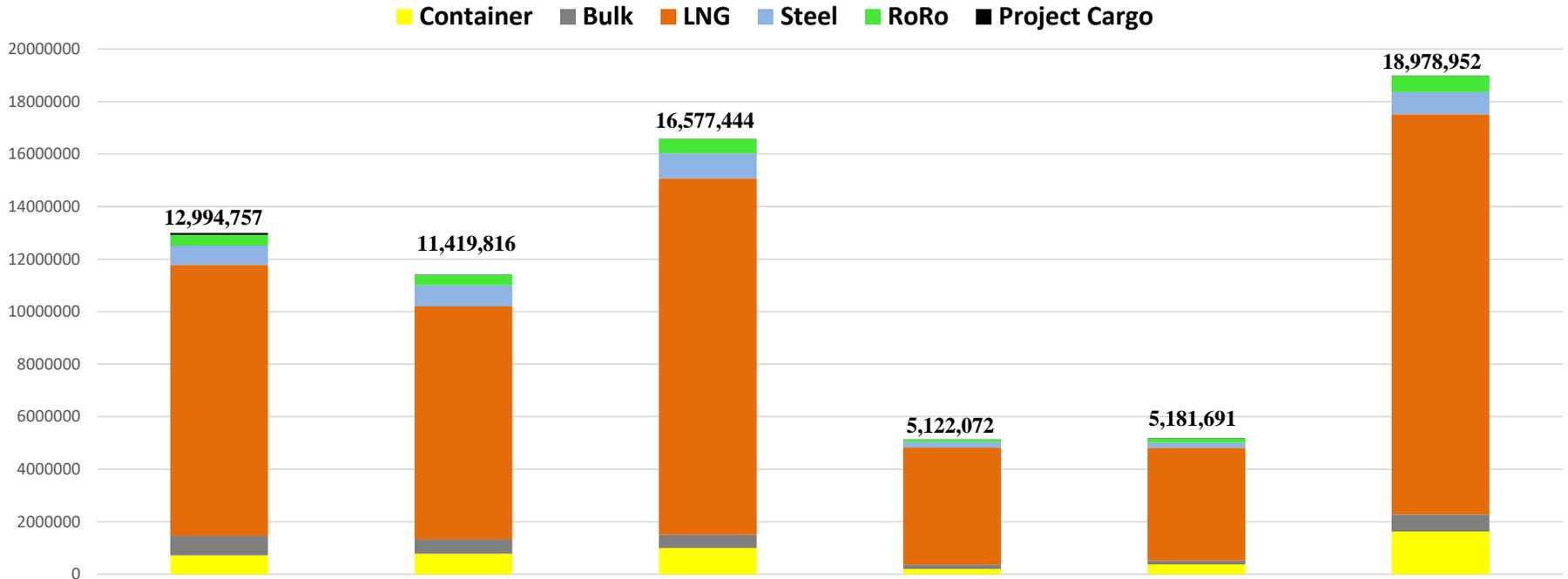


	Fiscal Year 2022	Fiscal Year 2023	Fiscal Year 2024	Fiscal Year 2024 YTD	Fiscal Year 2025 Budget	Fiscal Year 2025 YTD	Oct 2024	Nov 2024	Dec 2024	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Jul 2025	Aug 2025	Sep 2025
Vessel Calls	456	402	526	130	586	159	47	52	60									
Lay Days	1195	1086	1458	261	0	453	128	133	192									

December 2024: 60 Total Vessel Calls
 There were 118 Total Vessel Calls Portwide.



Total Tonnage by Fiscal Year



	Fiscal Year 2022 Total	Fiscal Year 2023 Total	Fiscal Year 2024 Total	Fiscal 2024 YTD	Fiscal 2025 YTD	Fiscal 2025 Budget
■ Container	720,369	784,513	1,004,603	200,622	378,013	1,627,752
■ Bulk	740,634	546,017	504,548	165,824	142,539	641,000
■ LNG	10,314,729	8,879,936	13,565,951	4,458,894	4,297,080	15,246,000
■ Steel	735,992	797,447	951,608	205,338	194,309	844,000
■ RoRo	415,071	400,811	546,014	89,523	165,533	617,700
■ Project Cargo	67,962	11,092	4,720	1,871	4,218	2,500
Total Import/Export	12,994,757	11,419,816	16,577,444	5,122,072	5,181,691	18,978,952

****YTD Tonnage is up 1% from this time last year.****

Rail Car Count FY 25

	Steel	Bulk	RoRo Arrivals		RoRo Departure		Total
			Loaded	Empty	Loaded	Empty	
October	22	142	149	319	466	1	1099
November	13	256	285	-	403	-	957
December	34	70	266	75	350	28	823
January							0
February							0
March							0
April							0
May							0
June							0
July							0
August							0
September							0
Total	69	468	700	394	1219	29	2879

RoRo	October	November	December	Total
Unloaded Vehicles	1503	2912	3238	7653
Outgated Vehicles	4679	2808	3572	11059

Railcars has increased due to New OEM customer

**PORT FREEPORT
OPERATIONS ACTIVITY SUMMARY**

DECEMBER 2024

A. MONTHLY ACTIVITY EXPLANATION

- * Total import/export activity for the month of December was better than expected.
- * LNG experienced (**20**) vessels this month.
- * Bulk Rice experienced (**1**) vessel this month, .
- * Bulk Aggregate did not experience a vessel this month.
- * Total (**19**) RoRo vessels handled.
- * Steel experienced (**3**) vessels, (**8**) barges and (**34**) railcars this month.
- * Total of (**14**) Container vessel calls.
- * Total of (**3**) Layberth vessels experienced this month.
- * Total of (**823**) Rail cars this month.
- * Average vessel activity in 2024 was 43 per month. This month, we handled 60 vessels (20 LNG & 40 Inner Harbor).
- * *There were (118) Total Vessel arrivals Port wide.*

B. FISCAL YEAR ACTIVITY EXPLANATION

- * Total Tons for this year are better than expected. This is due to the increase in RoRo's, LNG, Steel & Container Vessels.
- * LNG has handled (**57**) vessels for export.
- * Steel has handled (**5**) vessels, (**33**) barges and (**69**) railcars.
- * Total (**49**) RoRo vessels handled.
- * YTD (**39**) Container vessel calls.
- * Bulk CO2 handled (**45**) railcars with **3,379** Tons Loaded.
- * Bulk Aggregate handled (**278**) railcars, discharging **31,970** Tons of Aggregate and (**0**) Vessel.
- * Bulk Rice handled (**145**) railcars.
- * RoRo has handled (**2,342**) railcars.
- * Total vessels handled this fiscal year is **159** compared to **130** last year (**57** LNG & **102** Inner Harbor).
- * *Total Port wide Vessels Fiscal Year-to-date (350)*
- * *Total Vehicles Handled Year-to-date (51,965)*
- * *Total Containers Handled (23,398) TEU (46,766)*
- * *Total Railcars Handled (2,879)*

C. INSIGHT TO ACTIVITY FOR JANUARY 2025

- * LNG has scheduled (**19**) vessels.
- * Bulk Rice has scheduled (**0**) vessels.
- * Bulk Aggregate has scheduled (**0**) vessels and (**0**) Railcars for January.
- * Expecting to handle (**18**) RoRo vessels.
- * Steel has (**3**) vessels, (**10**) barges and (**0**) Railcars planned.
- * Expecting (**12**) Container vessels.
- * Scheduled to have (**53**) Vessels for January.

D. OPERATIONAL MEETINGS AND AGENDAS

- * OPTS, Safety, Security- Christine Hosted Meeting with Chris Burk to Discuss Uniformed Officers and the FM 1495 Crossing.
- * Security – Chris Hogan – Hosted Pre-Check In Improvements Meeting.
- * Security– Chris Hogan – Hosted Annual MTSA RoRo Tabletop Exercise.
- * Austin– Attended Weekly Rail Meetings with VW, Rail Link, UP & WWS.
- * Don – Continue Working with PBA, ZPMC and ABB to Finalize the Spare Parts List for the New STS Cranes.
- * Jesse-Missy– Reviewed Deputy Branch Pilot Applications.
- * Jesse -Attended TXDOT Truck Parking Workshop.
- * Jesse-Austin – Attended the Channel User Advisory Meeting.

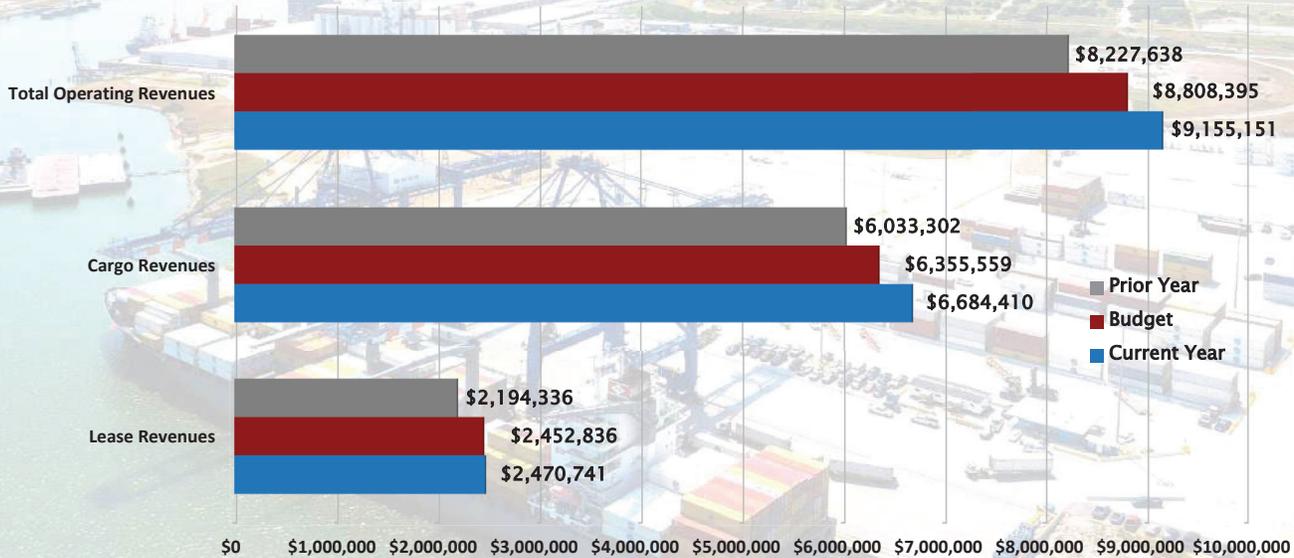


Financial Report for November, 2024 (Unaudited)

January 30, 2024

Rob Lowe | Chief Financial Officer

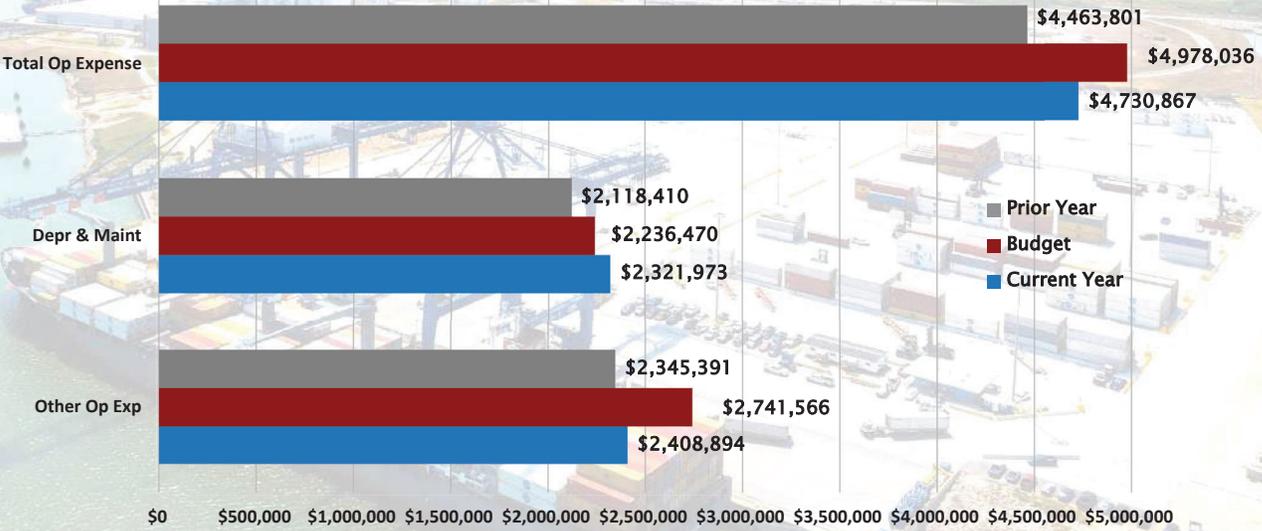
FY 2025 YTD OPERATING REVENUES



COMPARISON:

- Operating revenues are up over PY 11% and above budget 4%
- Cargo revenues are above PY by 11% and budget by 5%
- Lease revenues are at 13% above PY and are 1% above budget

FY 2025 YTD OPERATING EXPENSE



COMPARISON:

- Total operating expenses are above prior year by 6%, below budget 5%
- Depr & maint are 10% above the PY and 4% above budget
- Other expenses are 3% above PY and below budget by 12%

FY 2025 YTD OPERATING INCOME



Operational Earnings is a comparative measure to EBITDA

COMPARISON:

- Operating income is 18% above PY and above budget 16%
- Operational earnings are 13% above PY and above budget by 10%

FY 2025 YTD CHANGE IN NET POSITION

Change in Net Position

- Non-Operating Revenue (Expense) includes Ad Valorem Taxes, Investment Income, Debt Service and Gain (Loss) on Sale of Assets
- Drivers for comparison to budget are primarily timing of grant revenue reimbursements.

	Year To Date	YTD Budget	Total 2025 Budget
Operating Income	\$ 4,424,284	\$ 3,830,359	\$ 23,287,937
Non-Operating Revenue (Expenses)	\$ (1,125,594)	\$ (788,931)	\$ (7,334,724)
Capital Contributed (To) From Others			
Berth 2 Floodwall Modifications	\$ -	\$ -	\$ (2,600,000)
Dredge Material Placement Fees	\$ -	\$ -	\$ -
Other	\$ (208,800)	\$ -	\$ -
Grants	\$ -	\$ 4,823,672	\$ 28,942,035
Change In Net Position	\$ 3,089,891	\$ 7,865,100	\$ 44,895,248

FY 2025 YTD CASH FLOWS

Cash Flow Measure	Current Year	Prior Year
Cash Provided by Operations	\$ 6,137,393	\$ 5,492,269
Cash Provided by Non-Cap Financing	4,563	85,041
Cash Used by Cap Financing	(12,438,939)	(5,897,542)
Cash Provided by Investing Activities	768,582	782,931
Net Increase (Decrease) in Cash	(\$ 5,528,401)	\$ 462,699

COMPARISON:

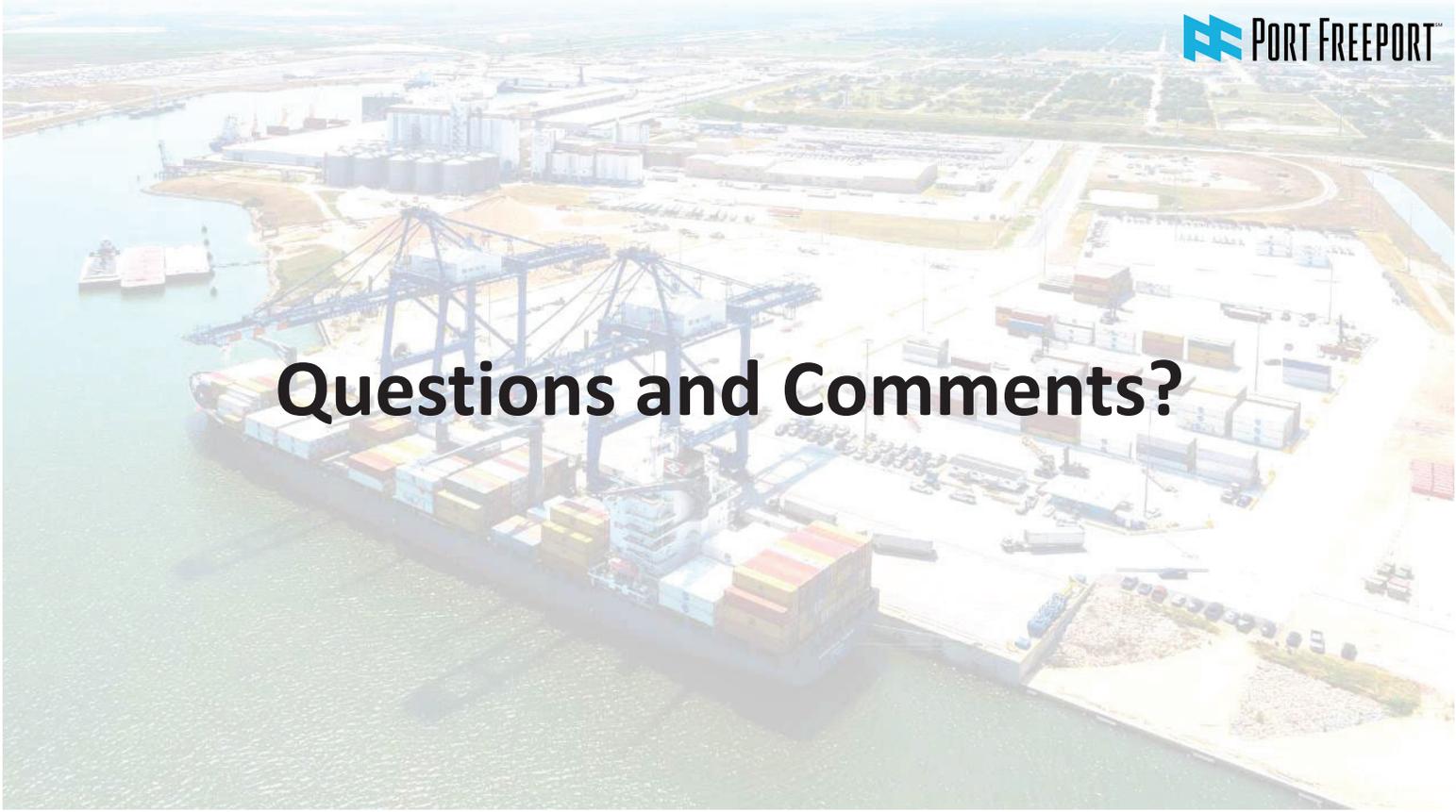
- Operating cash flow is positive due to increase in operating revenues
- Cash provided from non cap financing are tax levy collections
- Capital Financing funds are used for capital improvements.
- A progress payment for the new ship to shore cranes was made in October 2024.

FY 2025 STATISTICS

<i>Measure</i>	<i>Current Year</i>	<i>Prior Year</i>	<i>Budget</i>
Operating Margin	48%	46%	43%
Current Ratio (unrestricted)	5.6 to 1	3.7 to 1	n/a
Debt to Net Assets Ratio	1.282 to 1	1.346 to 1	n/a

ACCOUNTS RECEIVABLE AGING

<i>Year</i>	<i>0-30 days</i>	<i>31-60 days</i>	<i>61-90 days</i>	<i>Over 90 days</i>
November 30, 2024 FY 2025	91% \$5,804,482	8% \$508,226	1% \$90,728	0% \$4,901
November 30, 2023 FY 2024	99% \$5,032,611	0% \$4,128	0% \$ -	1% \$35,544
November 30, 2022 FY 2023	92% \$2,594,731	6% \$166,885	1% \$26,043	1% \$31,739



Questions and Comments?

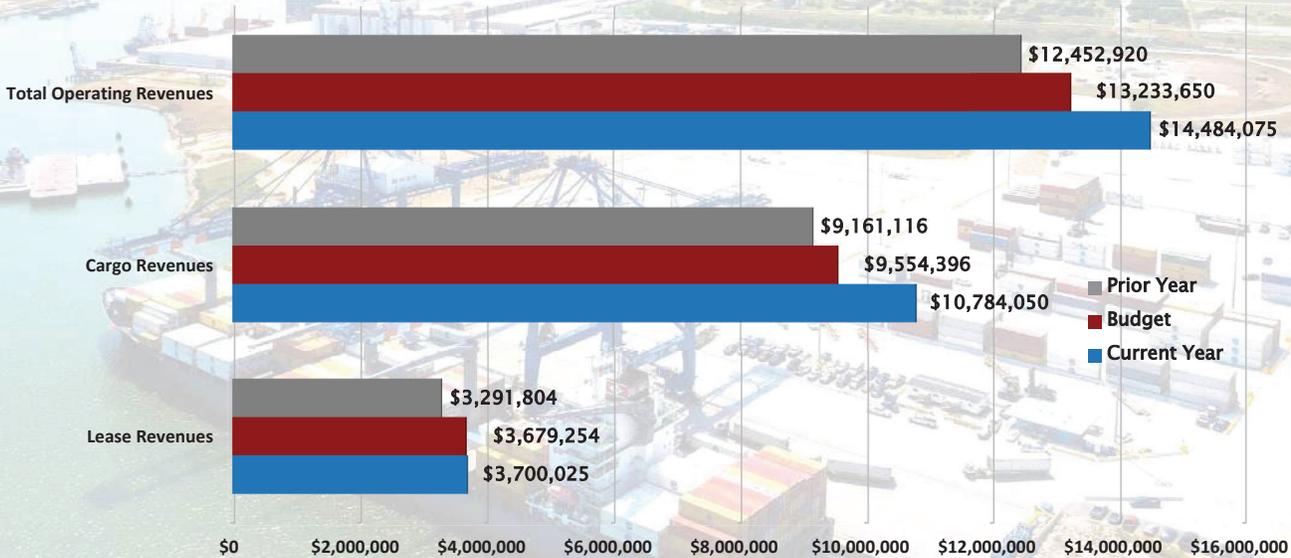


Financial Report for December 2024 (Unaudited)

January 30, 2024

Rob Lowe | Chief Financial Officer

FY 2025 YTD OPERATING REVENUES



COMPARISON:

- Operating revenues are up over PY 16% and above budget 9%
- Cargo revenues are above PY by 18% and budget by 13%
- Lease revenues are at 12% above PY and are 1% above budget

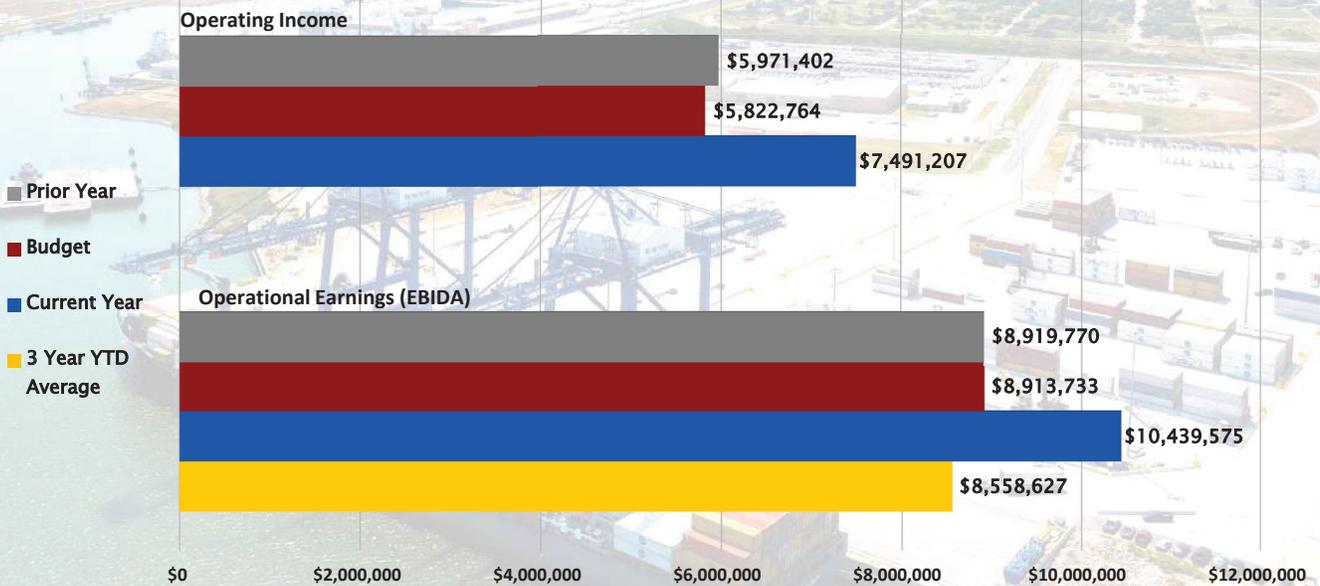
FY 2025 YTD OPERATING EXPENSE



COMPARISON:

- Total operating expenses are above prior year by 8%, below budget 6%
- Depr & maint are 6% above the PY and 3% above budget
- Other expenses are 9% above PY and below budget by 13%

FY 2025 YTD OPERATING INCOME



Operational Earnings is a comparative measure to EBITDA

COMPARISON:

- Operating income is 25% above PY and above budget 29%
- Operational earnings are 17% above PY and above budget by 17%

FY 2025 YTD CHANGE IN NET POSITION

Change in Net Position

- Non-Operating Revenue (Expense) includes Ad Valorem Taxes, Investment Income, Debt Service and Gain (Loss) on Sale of Assets
- Drivers for comparison to budget are primarily timing of grant revenue reimbursements.

	Year To Date	YTD Budget	Total 2025 Budget
Operating Income	\$ 7,491,207	\$ 5,822,764	\$ 23,287,937
Non-Operating Revenue (Expenses)	\$ (1,602,578)	\$ (1,183,397)	\$ (7,334,724)
Capital Contributed (To) From Others			
Berth 2 Floodwall Modifications	\$ -	\$ -	\$ (2,600,000)
Other	\$ (206,739)	\$ -	\$ -
Grants	\$ -	\$ 7,235,508	\$ 28,942,035
Change In Net Position	\$ 5,681,890	\$ 11,874,875	\$ 44,895,248

FY 2025 YTD CASH FLOWS

Cash Flow Measure	Current Year	Prior Year
Cash Provided by Operations	\$ 7,556,982	\$ 7,523,191
Cash Provided by Non-Cap Financing	1,589	1,206,719
Cash Used by Cap Financing	(12,050,982)	(7,444,991)
Cash Provided by Investing Activities	1,270,341	1,400,108
Net Increase (Decrease) in Cash	(\$ 3,222,070)	\$ 2,685,027

COMPARISON:

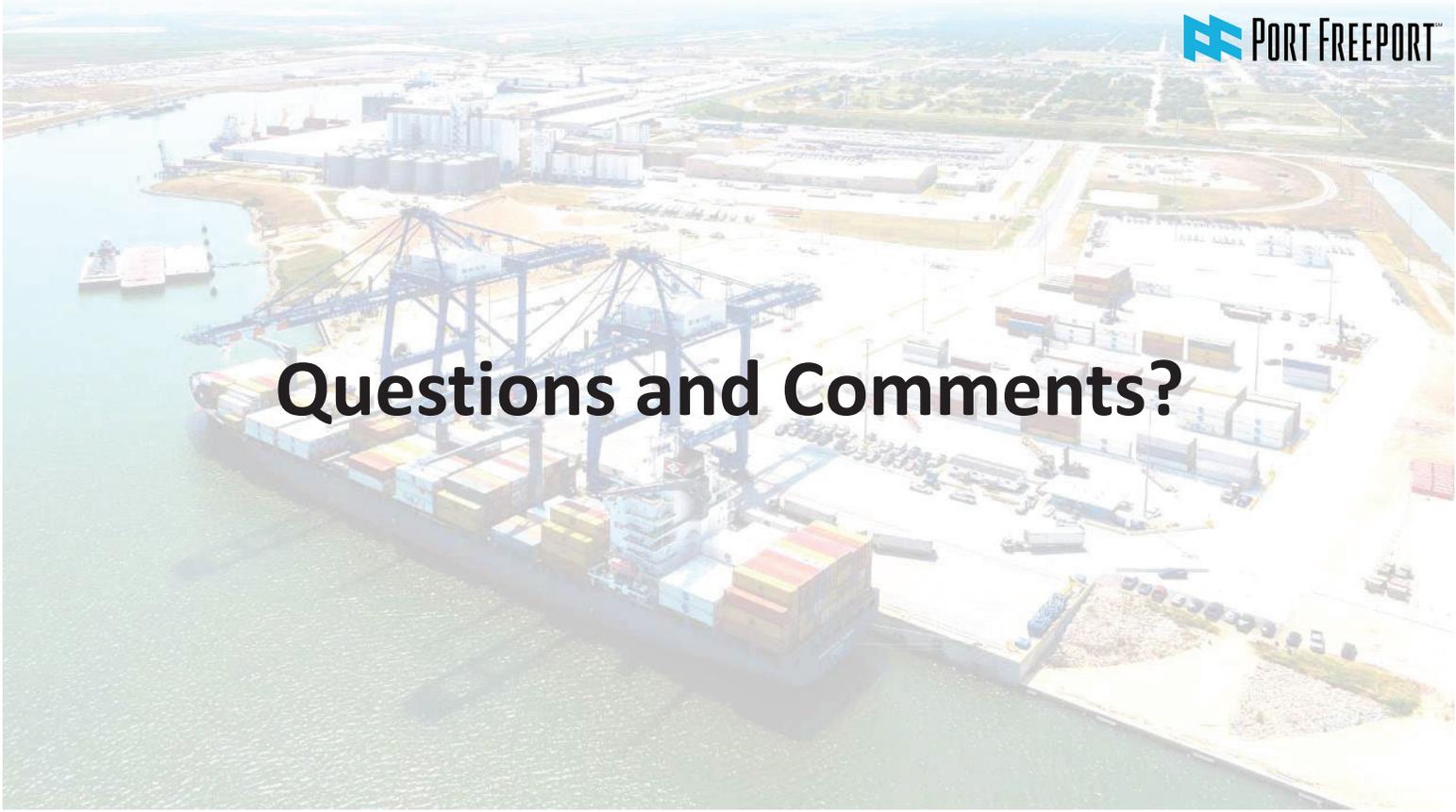
- Operating cash flow is positive due to increase in operating revenues
- Cash provided from non cap financing are tax levy collections
- Capital Financing funds are used for capital improvements.
- A progress payment for the new ship to shore cranes was made in October 2024.

FY 2025 STATISTICS

<i>Measure</i>	<i>Current Year</i>	<i>Prior Year</i>	<i>Budget</i>
<i>Operating Margin</i>	52%	48%	44%
<i>Current Ratio (unrestricted)</i>	8.1 to 1	4.2 to 1	n/a
<i>Debt to Net Assets Ratio</i>	1.269 to 1	1.333 to 1	n/a

ACCOUNTS RECEIVABLE AGING

<i>Year</i>	<i>0-30 days</i>	<i>31-60 days</i>	<i>61-90 days</i>	<i>Over 90 days</i>
<i>December 31, 2024 FY 2025</i>	96% \$6,918,721	4% \$299,193	0% \$29,327	0% \$4,901
<i>December 31, 2023 FY 2024</i>	97% \$5,799,891	1% \$140,776	0% \$ -	1% \$39,672
<i>December 31, 2022 FY 2023</i>	93% \$3,033,673	4% \$136,264	2% \$51,929	1% \$24,542



Questions and Comments?



1100 CHERRY ST., FREEPORT, TX 77541
(979) 233-2667 1 (800) 362-5743 FAX: (979) 373-0023

Interim Financial Report

(unaudited)

For the Period ending:
November 30, 2024

PORT COMMISSION
RAVI K. SINGHANIA, CHAIRMAN; ROB GIESECKE, VICE CHAIRMAN; BARBARA FRATILA, SECRETARY; KIM KINCANNON, ASST. SECRETARY;
DAN CROFT, COMMISSIONER; RUDY SANTOS, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

CONTENTS

Page No

Section I – Financial Report

Management Narrative	2
Balance Sheet	7
Statement of Revenues, Expenses and Changes in Fund Net Assets	8
Statement of Cash Flows	9
Notes to Financial Statements	10

Section II – Management Reports

Operating Expenses by Department	11
Velasco Terminal Statement of Revenues and Expenses	13
Port Improvement Projects Summary	14

Section III – Other Reports

Check Register Report	16
-----------------------	----

Management Narrative

For the first two months of fiscal year 2025, the Port remained on a sound financial foundation with operating revenues 4% above planned levels. Further, operating expenses were under planned levels and are below budget by a factor of 6%. These factors combined have contributed to producing an operating profit of \$4,459,022 and an operating margin of 48%, which is above planned performance levels by 16% or \$593,925 and is \$660,447 or 18% above the prior year's results.

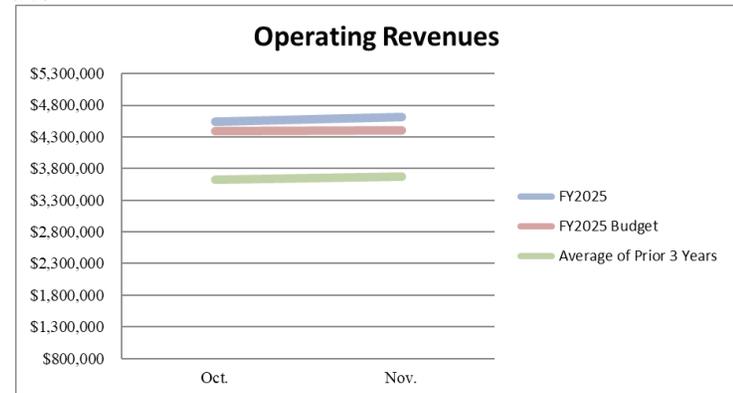
The Port's overall position remains strong as evidenced in a current ratio (unrestricted) of 5.6 to 1, which reflects a strong liquidity position, and a debt ratio of 128.2% which is supported by our strong credit rating. The following table provides additional summary level information.

	Year to Date		Variance Favorable (Unfavorable)	% Var
	Actuals	Budget		
Statement of Revenues, Expenses and Changes in Net Assets				
Operating revenues	\$ 9,155,151	\$ 8,808,395	\$ 346,756	4%
Operating expense	4,730,867	4,978,036	247,169	5%
Operating income (loss)	4,424,284	3,830,359	593,925	16%
Operating margin	48.3%	43.5%		
Net non operating revenues (expense)	(1,125,594)	(788,931)	(336,663)	43%
Capital contributions	-	4,823,672	(4,823,672)	0%
Net extraordinary revenue (expense)	(208,800)	-	(208,800)	0%
Change in net assets	\$ 3,089,891	\$ 7,865,100	\$ (4,775,210)	
Balance Sheet				
Cash and cash equivalents	\$ 74,558,367	Current ratio (unrestricted)		
Lease receivable	186,105,987	(Exclusive of GASB 87)		
Current unrestricted assets (less lease receivable)	37,100,529	5.6 to 1		
Total assets	780,184,034			
Current unrestricted liabilities	6,601,490	Debt to Net Assets Ratio		
Total liabilities	347,554,281	128.2%		
Deferred inflow of resources	173,036,011			
Total Net Assets	\$ 259,593,742			

The balance of this narrative provides detailed explanations and supplementary information for the variances when comparing budget to actual for the period ended November 30, 2024.

OPERATING REVENUES

Total operating revenues for the period ending October 31, 2024, are \$9,155,151. This is \$346,756 or 4% above planned levels. The following provide more specific explanations for variances in revenue:



Wharfage revenue stands at \$3,307,389, which is over budget by \$207,869 or 7%. The following is a brief analysis of wharfage results by cargo category:

	2 Months Budget	Year To Date	Over (Under)	% Over (Under)
Agriculture Products	\$ 99,400	\$ 84,942	\$ (14,458)	-15%
Bulk Aggregate	-	161,950	\$ 161,950	
Containerized Cargo	499,791	480,065	\$ (19,726)	-4%
General Cargo	2,133,983	2,168,661	\$ 34,678	2%
Project Cargo	11,667	22,713	\$ 11,046	0%
Ro-Ro Cargo	354,678	389,059	\$ 34,381	10%
Total	\$ 3,099,520	\$ 3,307,389	\$ 207,869	7%

Dockage revenue stands at \$1,589,202 which is \$171,365 or 12% above budgeted levels. Year-to-date ship calls are 99 compared to a budget of 98.

Equipment use fees, stands at \$404,810 which is under budget \$73,068 or 15% due to crane and equipment usage.

Security fees, corresponding with wharfage and dockage, stand at \$655,857 which is \$134,333 or 26% above budget.

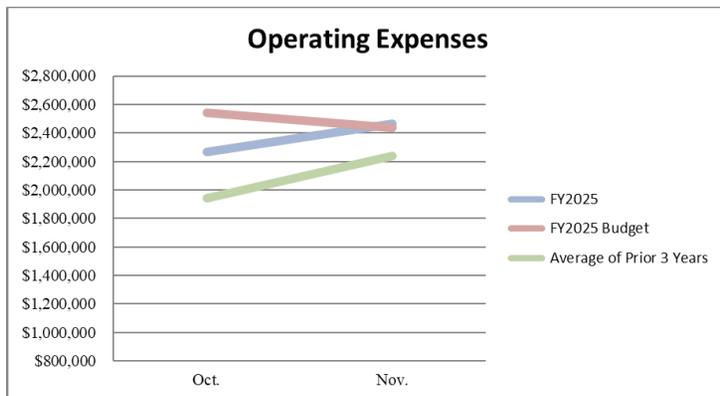
Facility use fees are \$415,949. This is under budget by \$134,499 or 24%.

Other customer service fees (Port service charges, incidental services, customer re-bills, water, etc.) are \$310,587 which is \$22,235 or 8% above budgeted levels.

Ground leases stand at \$2,316,321, which is \$17,903 or 1% above budget.

Other leases are at the budgeted amount of \$154,420.

OPERATING EXPENSES



Total operating expenses are \$4,730,867, which is under budget \$247,170 or 5% for the period ended November 30, 2024. Following are more specific explanations for variances in operating expenses:

Port salaries/wages and benefits are \$881,133. This is \$263,617 or 23% less than budget. There remain three vacancies not filled when compared to Fiscal Year 2024 Budget.

Professional services are \$629,014 which is over budget \$63,890 or 11%.

Training, travel & promotional expenses are \$126,894 which is under budget \$65,114 or 34%. Following is a brief explanation of some of the sub-categories within this line item:

- o Commercial advertising is \$69,395, which is below budgeted levels \$33,764 or 33%.
- o Sales/promotional travel costs are \$6,088 which is under budgeted levels by \$6,490 or 52% due to timing of travel.
- o Governmental relations costs are \$2,984 which is below budget by \$3,041 or 50% due to timing of government related travel.
- o Community events are \$24,322 which is over budgeted levels \$1,128 or .5%.
- o Technical training is \$12,939 which is \$23,757 or 65% under budget due to timing or postponement of training and onboarding personnel.

Supplies are \$38,459 which is \$6,847 or 22% above budget.

Utilities are \$169,245 which is \$25,423 or 13% below budget.

Business insurance is \$469,390 which is \$39,542 or 8% below budgeted levels.

Other services and charges at \$94,759 are \$9,909 or 9% below budget.

Maintenance and repair expenses at \$292,899 are \$117,075 or 67% above budget. Following is a brief explanation of some of the repairs by facility/equipment type:

- o Planned maintenance of the gantry cranes, \$25,862.
- o Planned maintenance of transit shed sprinkler system \$9,463.
- o Planned maintenance of Parcel 14 rail, \$6,015
- o 2024 Trolley rail, completed in 2025 \$40,119
- o Planned maintenance of crane cables \$77,640

Depreciation expense at \$2,029,074 is \$31,573 or 2% below budget levels due to timing of additions.

Operating income is \$4,424,285 compared to the November 2024 budget of \$3,830,359. 16% above budget.

NON-OPERATING REVENUES (EXPENSES)

Ad Valorem tax collections are budgeted at zero for FY2025 due to the resolution taking the debt service tax rate to zero. The expenses budgeted here are appraisal district, assessor, and collector fees. For the period through November 30, 2024, ad valorem tax expenses are \$12,444 compared to the budget of \$9,416 or 30% over budget.

Investment income is \$910,277, which is above budget by 21% due to changes in fair market values, increased funds invested, and interest rates.

**PORT FREEPORT
BALANCE SHEET**

Debt interest and fees are \$2,023,628 which is \$494,113 or 32% above budgeted levels. There is an error in the FY 2025 budget that omits one debt payment in the fiscal year.

Capital Contributions to Others budget includes a \$2,600,000 contribution to berth floodwall modification in fiscal year 2025. None has been contributed in November 2024.

Grant Revenue budgeted for the Fiscal Year 2025 is \$28,942,035. The grant revenue is funded on a reimbursement basis, so the capital contributions are recorded when the expenditures for each project are reported quarterly. No grant revenue was received in November 2024.

Extraordinary Item is emergency recovery efforts from the July 2024 Hurricane Beryl damages. Repair efforts are still ongoing. Crane repairs were completed in November 2024 in the amount of \$208,800. FEMA has committed a 75% or \$156,600 reimbursement for these expenses.

	<u>11/30/2024</u>	<u>9/30/2024</u>
ASSETS		
CURRENT ASSETS:		
CASH AND CASH EQUIVALENTS	\$ 16,667,310	\$ 14,209,945
INVESTMENTS	10,137,957	10,137,957
RECEIVABLES (net of allowance for uncollectibles):		
TRADE ACCOUNTS	6,368,388	6,922,828
PROPERTY TAXES	33,636	40,674
LEASE RECEIVABLE	186,105,987	186,105,987
OTHER	(52,627)	4,936
OTHER GOVERNMENTS	1,537,192	1,537,192
ACCRUED INTEREST	0	0
PREPAIDS	999,877	1,528,764
INVENTORY	1,408,795	1,408,227
TOTAL UNRESTRICTED CURRENT ASSETS	\$ 223,206,516	\$ 221,896,510
RESTRICTED ASSETS:		
CASH AND CASH EQUIVALENTS	57,891,057	56,121,710
INVESTMENTS	42,802,110	52,557,223
RECEIVABLES (net of allowance for uncollectibles):		
PROPERTY TAXES	61,984	75,697
OTHER		2,372
ACCRUED INTEREST	250,175	108,480
BOND DISCOUNTS AND ISSUANCE COSTS	4,279	4,279
TOTAL RESTRICTED ASSETS	101,009,604	108,869,761
TOTAL CURRENT ASSETS	324,216,120	330,766,271
PROPERTY, PLANT, AND EQUIPMENT:		
PROPERTY, PORT, AND FACILITIES	576,857,108	568,635,162
LESS ACCUMULATED DEPRECIATION	<u>(120,889,194)</u>	<u>(118,860,120)</u>
PROPERTY, PLANT, AND EQUIPMENT NET	455,967,915	449,775,042
TOTAL ASSETS	\$ 780,184,034	\$ 780,541,313
LIABILITIES		
CURRENT LIABILITIES:		
ACCOUNTS PAYABLE	\$ 3,398,647	\$ 3,009,602
EQUIPMENT LEASE PAYABLE	-	-
ACCRUED COMPENSATED ABSENCES	146,828	146,828
UNEARNED LEASE INCOME	3,056,015	4,698,865
TOTAL CURRENT LIABILITIES	\$ 6,601,490	\$ 7,855,295
LIABILITIES PAYABLE FROM RESTRICTED ASSETS:		
ACCRUED BOND INTEREST PAYABLE	1,511,305	3,560,503
BONDS PAYABLE	6,725,000	6,725,000
TOTAL CURRENT LIABILITIES FROM RESTRICTED ASSETS	8,236,305	10,285,503
NON-CURRENT LIABILITIES		
BONDS PAYABLE	311,365,000	311,365,000
BOND PREMIUMS	21,351,486	21,495,653
TOTAL NON-CURRENT LIABILITIES	332,716,486	332,860,653
TOTAL LIABILITIES	\$ 347,554,281	\$ 351,001,451
DEFERRED INFLOW OF RESOURCES		
DEFERRED INFLOW OF RESOURCES	173,036,011	173,036,011
TOTAL DEFERRED INFLOW OF RESOURCES	\$ 173,036,011	\$ 173,036,011
NET ASSETS		
NET INVESTMENT IN CAPITAL ASSETS	\$ 262,214,279	\$ 260,793,927
RESTRICTED-DEBT SERVICE	18,530,475	19,805,666
RESTRICTED-CAPITAL PROJECTS (Corps)	12,301	12,301
RESTRICTED CONTRIBUTED TO OTHERS	45,763,560	45,602,572
RESERVE FOR CAPITAL IMPROVEMENTS	18,746,332	18,585,034
UNRESTRICTED DEBT CONTRIBUTED TO OTHERS	(128,490,244)	(128,526,609)
UNRESTRICTED	42,817,040	40,230,560
TOTAL NET ASSETS	\$ 259,593,743	\$ 256,503,851

PORT FREEPORT
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET ASSETS
November 30, 2024

	YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	% OVER (UNDER)	TOTAL 2024/2025 BUDGET
OPERATING REVENUES:							
Wharfage	\$ 3,307,389	\$ 3,211,819	3%	\$ 3,099,520	\$ 207,869	7%	\$ 18,597,120
Dockage & deep water berth	1,589,202	1,527,544	4%	1,417,837	171,365	12%	8,507,187
Equipment & pallet use fees	404,810	251,128	61%	477,878	(73,068)	-15%	2,867,178
Facility use fees	415,949	229,731	81%	550,448	(134,499)	-24%	3,302,691
Security Fees	655,857	577,155	14%	521,524	134,333	26%	3,129,146
Other Customer Service Fees	310,587	235,309	32%	288,352	22,235	8%	1,744,912
Ground leases	2,316,321	2,042,874	13%	2,238,418	17,903	1%	13,790,511
Other leases	154,420	151,462	2%	154,418	2	0%	927,296
GASB 87 Lease recognition	-	-	0%	-	-	0%	-
Other revenue	618	616	0%	-	618	0%	25,000
Business interruption Claim	-	-	0%	-	-	0%	-
Total Operating Revenues	9,155,151	8,227,639	11%	8,808,395	346,756	4%	52,891,141
OPERATING EXPENSES:							
Port salaries/wages	694,477	689,533	1%	874,338	(179,861)	-21%	5,046,049
Port employee benefits	186,656	201,064	-7%	270,412	(83,756)	-31%	1,845,285
Professional services	629,014	428,004	47%	565,124	63,890	11%	3,431,930
Training, travel, and promotional	126,894	83,854	51%	192,008	(65,114)	-34%	794,545
Supplies	38,459	25,796	49%	31,612	6,847	22%	192,050
Utilities	169,245	234,465	-28%	194,668	(25,423)	-13%	1,168,000
Business Insurance	469,390	607,344	-23%	508,736	(39,346)	-8%	3,052,413
Other services & charges	94,759	75,531	25%	104,668	(9,909)	-9%	678,605
Maintenance & repair	292,899	158,194	85%	175,824	117,075	67%	1,030,440
Depreciation	2,029,074	1,960,217	4%	2,060,646	(31,573)	-2%	12,363,888
Total Operating Expenses	4,730,867	4,463,802	6%	4,978,036	(247,170)	-5%	29,603,204
OPERATING INCOME (LOSS)	4,424,285	3,763,837	18%	3,830,359	593,926	16%	23,287,937
	48%	46%		43%			44%
NON-OPERATING REVENUES (EXPENSES)							
Ad Valorem tax collections	(12,244)	3,091,262	-100%	(9,416)	(2,828)	30%	(56,500)
Investment income	910,277	792,672	15%	750,000	160,277	21%	4,500,000
Gain (loss) on sale of assets	-	-	0%	-	-	0%	-
Debt interest and fees	(2,023,628)	(1,866,052)	8%	(1,529,515)	494,113	32%	(9,178,224)
CAPITAL CONTRIBUTIONS (TO) FROM OTHERS:							
Freeport Harbor Improvement Project	-	(3,326)	-100%	-	-	-	-
Berth 2 Floodwall Modifications	-	-	0%	-	-	-	(2,600,000)
Contributed Capital-Other	-	-	0%	-	0	0%	-
OTHER:							
Dredge material placement fees	-	270,916	-100%	-	-	0%	-
Total Non-Operating Revenue (Expenses)	(1,125,594)	2,285,472	-149%	(788,931)	(336,663)	43%	(7,334,724)
INCOME (LOSS) BEFORE CONTRIBUTIONS AND EXTRAORDINARY EXPENSE	3,298,691	6,049,309	-45%	3,041,428	257,263	8%	15,953,213
CAPITAL CONTRIBUTIONS:							
Grants:							
Grants Port-Freeport	-	-	0%	4,823,672	(4,823,672)	-100%	28,942,035
Total Capital Contributions-Grants	-	-	0%	4,823,672	(4,823,672)	-100%	28,942,035
EXTRAORDINARY ITEM							
Emergency Recovery Efforts - Hurricane	(208,800)	-	0%	-	(208,800)	0%	-
Net Extraordinary Income (Expense)	(208,800)	-	0%	-	(208,800)	0%	-
CHANGE IN NET POSITION	\$ 3,089,891	\$ 6,049,309	-49%	\$ 7,865,100	\$ (4,775,210)	-61%	\$ 44,895,248

STATEMENT OF CASH FLOWS
November 30, 2024

	YEAR TO DATE	PRIOR YEAR TO DATE
Cash Flows from Operating Activities:		
Operating Income (Loss)	\$ 4,254,167	\$ 3,763,837
Adjustments to Reconcile Operating Income (Loss) to Net Cash Flows from Operating Activities:		
Depreciation	2,029,074	1,960,216
Dredge Material Placement Fees	-	270,916
Change in Assets and Liabilities:		
Trade receivables	554,442	307,486
Other receivables	57,563	56,274
Lease Receivable	-	-
Deferred inflow of resources	-	-
Inventories	(568)	-
Prepaid and Other	531,259	294,500
Accounts payable	354,306	416,246
Deferred lease income	(1,642,850)	(1,577,206)
Accrued compensated absences	-	-
Total Cash Provided from (Used for) Operating Activities	6,137,393	5,492,269
Cash Flows from Non-capital Financing Activities:		
Property tax receipts	8,507	91,841
Property tax collection expense	(3,944)	(6,800)
Emergency Recovery Efforts - Disaster Related	-	-
Total Cash Provided from (Used for) Non-capital Financing Activities	4,563	85,041
Cash Flows from Capital Financing Activities:		
Principal payments under debt obligations	-	-
Interest and fees paid under debt obligations	(4,216,993)	(3,728,032)
Proceeds from sale of long-term debt obligations	-	-
Land, capital improvement, and equipment purchases	(8,221,946)	(2,171,291)
Other capital acquisition (costs) or recoveries, extraordinary	-	-
Capital contributions	-	(3,326)
Gants received	-	5,107
Proceeds from sale/disposal of capital assets	-	-
Total Cash Provided from (Used for) Capital Financing Activities	(12,438,939)	(5,897,542)
Cash Flows from Investing Activities:		
Investment earnings	768,582	749,300
Change in FMV of marketable investment securities	-	33,631
Total Cash Provided from (Used for) Investing Activities	768,582	782,931
Net Increase(Decrease) in Cash and Cash Equivalents	(5,528,401)	462,699
Cash and Cash Equivalents at Beginning of Period	133,026,835	96,561,718
Cash and Cash Equivalents at End of Period	\$ 127,498,434	\$ 97,024,417

NOTES TO FINANCIAL STATEMENTS

Note 1 - Accounts Receivable Aging

0 - 30 days	\$	5,804,482	91%
31 - 60 days		508,226	8%
61 - 90 days		90,728	1%
Over 90 days	\$	4,901	0%
Allowance for uncollectibles		(39,949)	-1%
Net Trade A/R	\$	6,368,388	

Note 2 - Accounts Payable Information

Retainage Withheld	\$	256,758
Corps of Engineers*		620,518
Employee Payroll Related		192,917
Accounts Payable		2,293,715
Total A/P	\$	3,363,908

45' Project - \$620,518

Note 3 - Debt Service Information

	Original Amount of Issue	Principal Paid	Issue Outstanding
General Obligation Bonds, Series 2019	\$ 31,795,000	\$ 1,875,000	\$ 29,920,000
General Obligation Bonds, Series 2021	37,135,000	-	37,135,000
General Obligation Bonds, Series 2023	55,800,000	-	55,800,000
Senior Lien Revenue Refunding Bonds, Series 2013A	33,065,000	22,740,000	10,325,000
Senior Lien Revenue and Refunding Bonds, Series 2015A	39,635,000	7,260,000	32,375,000
Senior Lien Revenue Refunding Bonds, Series 2018	32,865,000	3,440,000	29,425,000
Senior Lien Revenue Bonds, Series 2019A	45,200,000	4,205,000	40,995,000
Senior Lien Revenue Bonds, Series 2019B	29,480,000	2,905,000	26,575,000
Senior Lien Revenue Bonds, Series 2021	29,885,000	-	29,885,000
Senior Lien Revenue Bonds, Series 2024	25,655,000	-	25,655,000
2014 Equipment Lease Payable	14,100,000	14,100,000	-
Total Bonds	\$ 374,615,000	\$ 56,525,000	\$ 318,090,000

Less Current Portion of Long-Term Debt Payable	\$	6,725,000
Long-term Debt Payable	\$	311,365,000

Note 4 - Net Asset Information

A Special Reserve for Capital Improvements was created on Oct 22, 2015. A commitment was made to fund this reserve with an amount equal to the total maintenance and operations portion of the Port's tax rate.

Fiscal Year 2016 Amount Funded	\$	3,423,398
Fiscal Year 2017 Amount Funded	\$	3,570,000
Fiscal Year 2018 Amount Funded	\$	3,887,346
Fiscal Year 2019 Amount Funded	\$	4,269,552
Fiscal Year 2020 Amount Funded	\$	4,120,672
Fiscal Year 2021 Amount Funded	\$	3,981,963
Fiscal Year 2022 Amount Funded	\$	3,627,381
Fiscal Year 2023 Amount Funded	\$	3,351,718

PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
November 30, 2024

	YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2023/2024 BUDGET
COMMISSIONERS							
OPERATING EXPENSES:							
Port salaries/wages	\$ 9,600	\$ 9,600	0%	\$ 9,600	-	0%	\$ 57,600
Port employee benefits	919	886	4%	744	175	24%	5,011
Professional services	-	117	-100%	8,334	(8,334)	-100%	50,000
Training, travel & promotional	14,115	14,956	-6%	23,580	(9,465)	-40%	85,814
Supplies	32	101	-68%	100	(68)	-68%	600
Utilities	1,533	1,333	15%	1,050	483	46%	6,300
Total Operating Expenses	\$ 26,199	\$ 26,993	-3%	\$ 43,408	(17,209)	-40%	\$ 205,325
ADMINISTRATION & FOREIGN TRADE ZONE							
OPERATING EXPENSES:							
Port salaries/wages	\$ 241,580	\$ 211,678	14%	\$ 330,966	(89,386)	-27%	\$ 1,785,801
Port employee benefits	55,020	53,771	2%	77,560	(22,540)	-29%	541,141
Professional services	48,872	81,876	-40%	109,718	(60,846)	-55%	694,100
Training, travel & promotional	31,941	15,060	112%	43,316	(11,375)	-26%	216,724
Supplies	10,438	2,741	281%	4,138	6,300	152%	25,500
Utilities	43,867	12,942	239%	13,506	30,361	225%	81,034
Business Insurance	469,390	607,144	-23%	508,736	(39,346)	-8%	3,052,413
Other services & charges	58,267	52,279	11%	68,584	(10,317)	-15%	416,514
Maintenance & repair	20,491	28,629	-28%	28,774	(8,283)	-29%	173,150
Depreciation	2,029,074	1,960,216	4%	2,060,646	(31,572)	-2%	12,363,888
Total Operating Expenses	\$ 3,008,940	\$ 3,026,336	-1%	\$ 3,245,944	(237,004)	-7%	\$ 19,350,265
ENGINEERING							
OPERATING EXPENSES:							
Port salaries/wages	\$ 72,821	\$ 60,043	21%	\$ 83,866	(11,045)	-13%	\$ 503,195
Port employee benefits	23,321	19,490	20%	29,924	(6,603)	-22%	208,195
Professional services	197,084	3,604	5368%	48,000	149,084	311%	288,000
Training, travel & promotional	1,250	1,318	-5%	6,937	(5,687)	-82%	40,564
Supplies	526	481	9%	986	(460)	-47%	5,900
Utilities	997	583	71%	784	213	27%	4,704
Other services & charges	1,083	875	24%	2,516	(1,433)	-57%	15,100
Maintenance & repair	601	-	0%	84	517	615%	500
Total Operating Expenses	\$ 297,683	\$ 86,394	245%	\$ 173,097	124,586	72%	\$ 1,066,158
OPERATIONS							
OPERATING EXPENSES:							
Port salaries/wages	\$ 274,937	\$ 295,108	-7%	\$ 359,508	(84,571)	-24%	\$ 2,157,058
Port employee benefits	79,553	91,548	-13%	124,082	(44,529)	-36%	832,123
Professional services	3,149	-	0%	-	3,149	0%	5,400
Training, travel & promotional	5,577	5,266	6%	9,672	(4,095)	-42%	27,108
Supplies	18,732	14,205	32%	16,602	2,130	13%	95,650
Utilities	117,289	212,384	-45%	169,012	(51,723)	-31%	1,014,068
Other services & charges	27,923	9,939	181%	21,110	6,813	32%	135,240
Maintenance & repair	259,919	112,772	130%	135,446	124,473	92%	786,790
Total Operating Expenses	\$ 787,079	\$ 741,222	6%	\$ 835,432	(48,353)	-6%	\$ 5,053,437

**PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
November 30, 2024**

BUSINESS DEVELOPMENT

	YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2023/2024 BUDGET
OPERATING EXPENSES:							
Port salaries/wages	\$ 59,833	\$ 78,198	-23%	\$ 65,094	(5,261)	-8%	\$ 390,567
Port employee benefits	15,281	23,189	-34%	26,520	(11,239)	-42%	174,973
Professional services	-	-	0%	-	-	0%	-
Training, travel & promotional	73,896	43,367	70%	105,781	(31,885)	-30%	411,511
Supplies	407	475	-14%	730	(323)	-44%	5,200
Utilities	636	659	-3%	960	(324)	-34%	5,760
Other services & charges	1,954	3,754	-48%	5,172	(3,218)	-62%	68,032
Maintenance & repair	-	-	0%	-	-	0%	-
Total Operating Expenses	\$ 152,006	\$ 149,642	2%	\$ 204,257	(52,251)	-26%	\$ 1,056,043

PROTECTIVE SERVICES

	YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2023/2024 BUDGET
OPERATING EXPENSES:							
Port salaries/wages	\$ 35,707	\$ 34,906	2%	\$ 25,304	10,403	41%	\$ 151,828
Port employee benefits	12,563	12,180	3%	11,582	981	8%	83,841
Professional services	379,908	342,407	11%	399,072	(19,164)	-5%	2,394,430
Training, travel & promotional	115	3,887	-97%	2,722	(2,607)	-96%	12,824
Supplies	8,325	7,793	7%	9,056	(731)	-8%	59,200
Utilities	4,924	6,564	-25%	9,356	(4,432)	-47%	56,134
Other services & charges	5,533	8,684	-36%	7,286	(1,753)	-24%	43,719
Maintenance & repair	11,888	16,793	-29%	11,520	368	3%	70,000
Total Operating Expenses	\$ 458,963	\$ 433,214	6%	\$ 475,898	(16,935)	-4%	\$ 2,871,976

CONSOLIDATED - TOTAL

	YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2023/2024 BUDGET
OPERATING EXPENSES:							
Port salaries/wages	\$ 694,478	\$ 689,533	1%	\$ 874,338	(179,860)	-21%	\$ 5,046,049
Port employee benefits	186,657	201,064	-7%	270,412	(83,755)	-31%	1,845,284
Professional services	629,013	428,004	47%	565,124	63,889	11%	3,431,930
Training, travel & promotional	126,894	83,854	51%	192,008	(65,114)	-34%	794,545
Supplies	38,460	25,796	49%	31,612	6,848	22%	192,050
Utilities	169,246	234,465	-28%	194,668	(25,422)	-13%	1,168,000
Business Insurance	469,390	607,144	-23%	508,736	(39,346)	-8%	3,052,413
Other services & charges	94,760	75,531	25%	104,668	(9,908)	-9%	678,605
Maintenance & repair	292,899	158,194	85%	175,824	117,075	67%	1,030,440
Depreciation	2,029,074	1,960,216	4%	2,060,646	(31,572)	-2%	12,363,888
Total Operating Expenses	\$ 4,730,867	\$ 4,463,801	6%	\$ 4,978,036	(247,169)	-5%	\$ 29,603,204

**PORT FREEPORT - VELASCO TERMINAL ONLY
STATEMENT OF REVENUES AND EXPENSES
November 30, 2024**

	YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	2 MONTHS BUDGET	OVER (UNDER)	% OVER (UNDER)	TOTAL 2025 BUDGET
OPERATING REVENUES:							
Wharfage	\$ 439,586	\$ 308,735	42%	\$ 309,952	\$ 129,634	42%	\$ 1,859,712
Dockage & deep water berth	162,821	117,865	38%	141,779	21,042	15%	850,739
Equipment & pallet use fees	358,958	226,523	58%	406,189	(47,231)	-12%	2,437,089
Facility use fees	59,121	15,213	289%	-	59,121	0%	-
Security Fees	66,861	39,374	70%	52,154	14,707	28%	312,925
Other Customer Service Fees	109,834	64,893	69%	136,684	(26,850)	-20%	820,104
Ground leases	84,674	66,006	28%	22,984	61,690	268%	137,907
Total Operating Revenues	1,281,856	838,610	53%	1,069,742	212,114	20%	6,418,476
OPERATING EXPENSES:							
Port salaries/wages	63,862	62,270	3%	48,052	15,810	33%	288,318
Port employee benefits	15,674	16,678	-6%	20,142	(4,468)	-22%	145,288
Professional services	-	-	0%	-	-	0%	-
Training, travel, and promotional	-	-	0%	200	(200)	-100%	1,200
Supplies	124	-	0%	-	-	0%	-
Utilities	14,711	23,554	-38%	27,476	(12,765)	-46%	164,856
Business Insurance	76,251	85,268	-11%	113,876	(37,625)	-33%	683,258
Maintenance & repair	165,465	27,799	495%	54,504	110,961	204%	327,000
Depreciation	983,394	958,736	3%	982,966	428	0%	5,897,802
Total Operating Expenses	1,319,481	1,174,306	12%	1,247,216	72,265	6%	7,507,722
OPERATING INCOME (LOSS)	(37,625)	(335,696)	89%	(177,474)	139,849	79%	(1,089,246)
NON-OPERATING REVENUES (EXPENSES)							
Debt interest and fees	(430,783)	(256,255)	68%	(561,112)	130,329	23%	(3,367,847)
Total Non-Operating Revenue (Expenses)	(430,783)	(256,255)	68%	(561,112)	130,329	-23%	(3,367,847)
CHANGE IN NET POSITION	\$ (468,409)	\$ (591,949)	-21%	(738,586)	\$ 270,178	-37%	\$ (4,457,093)

PORT FREEPORT
Port Improvement Projects Summary
November 30, 2024

PORT FREEPORT
Port Improvement Projects Summary
November 30, 2024

Acct No.	Other not in contract	Project	Contract Award	Change Orders	Total Contract	Current Year Budget	Incurred to Date FY 2025	CIP Prior Years	Incurred to Date Total	Balance to Finish
00070		VT- North Gate Entrance	720,847.52	0.00	720,847.52	250,000.00	349,915.52	237,408.00	587,323.52	133,524.00
Job 00540	Fiber Optic Here also part is Marad PIDP Grant	EDSA	356,684.00	0.00	356,684.00		97,372.00	237,408.00	334,980.00	21,704.00
		Construction	363,469.00	0.00	363,469.00		251,649.00	0.00	251,649.00	111,820.00
		Other not in contract	694.52	0.00	694.52		694.52	0.00	694.52	0.00
00054		VT- Access Project	13,159,432.83	70,000.00	13,229,432.83	8,679,000.00	4,882,658.79	15,400.00	4,897,958.79	8,331,474.13
Rider 37 project		EDSA	1,218,718.00	70,000.00	1,288,718.00		955,693.49	15,400.00	971,093.49	317,624.51
		Construction	11,939,397.00	0.00	11,939,397.00		3,916,447.38	0.00	3,916,447.38	8,013,849.62
		Other not in contract	11,417.83	0.00	11,417.83		11,417.83	0.00	11,417.83	0.00
00055		VT- Refrigerated Cross Dock	25,008.38	0.00	25,008.38	500,000.00	25,008.38	0.00	25,008.38	0.00
Marad PIDP		EDSA	25,000.00	0.00	25,000.00		25,000.00	0.00	25,000.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	8.38	0.00	8.38		8.38	0.00	8.38	0.00
Job 00010		VT Backlands Area V Phase II	866,975.00	0.00	866,975.00	20,500,000.00	494,872.47	0.00	494,872.47	372,102.53
MIP88 Grant		EDSA	849,800.00	0.00	849,800.00		477,697.47	0.00	477,697.47	372,102.53
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	17,175.00	0.00	17,175.00		17,175.00	0.00	17,175.00	0.00
Job 364		VT East 5th Reconstruction	84,272.00	0.00	84,272.00	500,000.00	51,013.00	0.00	51,013.00	33,259.00
TDOT Seaport grant SCP88		EDSA	84,272.00	0.00	84,272.00		51,013.00	0.00	51,013.00	33,259.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000		VT Perimeter Fencing	0.00	0.00	0.00	95,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00030	which name	VT Utility Relocation of Land Acquisition & Land	582,805.28	3,525.00	586,330.28	1,800,000.00	586,330.28	0.00	586,330.28	0.00
Job 00564 FA001145		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	72,456.13	0.00	72,456.13		72,456.13	0.00	72,456.13	0.00
		Other not in contract	510,349.15	3,525.00	513,874.15		513,874.15	0.00	513,874.15	0.00
Job 00056	closed/ completed	Pumpstation 1400 E Floodgate & P14 Drainage	1,446,405.61	0.00	1,446,405.61	1,440,000.00	1,241,000.00	205,403.61	1,446,405.61	0.00
FA001134		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	1,442,485.00	0.00	1,442,485.00		1,239,182.00	203,303.00	1,442,485.00	0.00
		Other not in contract	3,920.61	0.00	3,920.61		1,820.00	2,100.61	3,920.61	0.00
Job 00062		Non-TWC Lot Precheck Gate Electrical	1,892.00	0.00	1,892.00	10,000.00	1,892.00	0.00	1,892.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	1,892.00	0.00	1,892.00		1,892.00	0.00	1,892.00	0.00
Job 00057		DOC Additional Parking	0.00	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000	will be a fixed asset if approved	DOC HVAC Upgrade/Replacement	534,295.00	0.00	534,295.00	500,000.00	34,305.00	0.00	34,305.00	500,000.00
FA001132 Leaf Eng #126805 Noble Building- est complete nov 24		EDSA	20,070.00	0.00	20,070.00		10,035.00	0.00	10,035.00	10,035.00
		Construction	514,225.00	0.00	514,225.00	0.00	14,320.00	0.00	14,320.00	500,405.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00063		Gate 4 Access Road Widening	66,145.38	0.00	66,145.38	120,000.00	25,328.38	0.00	25,328.38	40,817.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	66,145.38	0.00	66,145.38		25,328.38	0.00	25,328.38	40,817.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000		Greenbelt with Port Expansion Area Tributary	0.00	0.00	0.00	50,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000		Port Expansion Area Water & Sewer Modifications	0.00	0.00	0.00	500,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00020		M & R - Joint Repairs	0.00	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00020		M & R - Railroad Track Renovations	0.00	0.00	0.00	75,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000		M & R - Roads	0.00	0.00	0.00	200,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00053		M & R Transformer Yard Replacement	4,078.00	0.00	4,078.00	300,000.00	0.00	4,078.00	4,078.00	0.00
		EDSA	4,078.00	0.00	4,078.00		0.00	4,078.00	4,078.00	0.00
		Construction	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00000	will be a fixed asset if approved	M & R Fence Razor Wire Upgrade	23,350.00	0.00	23,350.00	91,000.00	0.00	0.00	0.00	23,350.00
FA001124		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	23,350.00	0.00	23,350.00		0.00	0.00	0.00	23,350.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Job 00058	closed/ completed	M & R Portwide Areas Upgrade to Concrete	4,756,692.90	58,814.91	4,815,507.81	3,700,000.00	3,510,217.66	1,805,290.15	4,815,507.81	0.00
FA001135		EDSA	76,142.00	0.00	76,142.00		15,970.51	6,771.75	26,242.50	6,429.50
		Construction	4,728,599.00	58,814.91	4,787,413.91		3,490,246.91	1,297,167.00	4,787,413.91	0.00
		Other not in contract	1,851.40	0.00	1,851.40		1,851.40	1,851.40	1,851.40	0.00
Job 00020	est 6 months depreciation in 24/25	M & R - Docks Cathodic Protection System	4,659,751.85	0.00	4,659,751.85	6,000,000.00	695,323.05	0.00	695,323.05	3,964,428.80
		EDSA	632,344.00	0.00	632,344.00		273,168.00	0.00	273,168.00	359,176.00
		Construction	4,026,777.10	0.00	4,026,777.10		421,524.30	0.00	421,524.30	3,605,252.80
		Other not in contract	630.75	0.00	630.75		630.75	0.00	630.75	0.00
Job 00061		M & R Inner Harbor Berth Repairs	191,000.00	12,023.80	203,023.80	300,000.00	2,760.00	0.00	2,760.00	200,263.80
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	191,000.00	12,023.80	203,023.80		2,760.00	0.00	2,760.00	200,263.80
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00

Acct No.	Other not in contract	Project	Contract Award	Change Orders	Total Contract	Current Year Budget	Incurred to Date FY 2025	CIP Prior Years	Incurred to Date Total	Balance to Finish
00064		Emergency Call Station & Camera Upgrade (Grant)	147,542.00	0.00	147,542.00	147,542.00	147,542.00	0.00	147,542.00	0.00
		EDSA	0.00	0.00	0.00		0.00	0.00	0.00	0.00
		Construction	147,542.00	0.00	147,542.00		147,542.00	0.00	147,542.00	0.00
		Other not in contract	0.00	0.00	0.00		0.00	0.00	0.00	0.00
Total										\$ 45,642,542.00
Total										\$ 12,038,118.44
Total										\$ 1,767,579.76
Total										\$ 13,805,698.20
Total										\$ 13,609,659.26

Vendor Expenditure

Period: 11/01/24..11/30/24
Port Freeport

Thursday, January 9, 2025

Page 1
FREEPORT/OBRIEN

This report also includes bank accounts that only have balances.

Bank Account: Date Filter: 11/01/24..11/30/24

Check Ledger Entry:

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
95983	11/05/24	V00039	Brazosport Tire	779.98	
132225	129366		M&R TOE-Toyota Forklift	192.95	
132226	129364		M&R TOE-Toyota Forklift	362.31	
132227	129365		M&R TOE-Yale Forklift	224.72	
			Line Amount Total	779.98	
95984	11/05/24	V00067	Quill LLC	942.23	
132211	129351		Office Supplies	5.92	
132211	129351		Office Supplies	2.97	
132211	129351		Office Supplies	0.74	
132211	129351		Office Supplies	2.97	
132211	129351		Office Supplies	2.23	
132211	129351		Office Supplies	2.97	
132212	129350		Office Supplies	34.84	
132183	129300		Office Supplies	323.72	
132184	129301		Office Supplies	13.36	
132185	129312		Office Supplies	224.28	
132188	129333		Office Supplies	328.23	
			Line Amount Total	942.23	
95985	11/05/24	V00074	Noble Building & Development	144,412.92	
132216	127699		EOC HVAC System Replacemnt	152,013.60	
132216	127699		Furnish labor, materials, equipment & Insurance for the EOC HVAC Replacement Project		
132216	127699		Retainage Payable		
132216	127699		Retainage Payable	-7,600.68	
			Line Amount Total	144,412.92	
95986	11/05/24	V00087	Reliant	101,701.33	
132217	129355		Electricity	4,476.99	
132217	129355		Electricity	77,638.43	
132217	129355		Electricity	3,713.65	
132217	129355		Electricity	15,872.26	
			Line Amount Total	101,701.33	
95987	11/05/24	V00095	Swisher & Swisher	2,400.00	
132229	128240		M&R Other-Mowing, Weed Control Etc	2,400.00	
132229	128240		Herbicide application - Annually		
			Line Amount Total	2,400.00	
95988	11/05/24	V00104	Donald Mullett	568.31	
132228	129360		M&R TOE-Gantry Crane	284.16	
132228	129360		M&R TOE-Gantry Crane	284.15	
			Line Amount Total	568.31	
95989	11/05/24	V00110	Jason Miura	431.76	
132221	129354		Telephone	136.75	
132221	129354		Sales/Promotion Travel - Sept	75.69	
132221	129354		Commercial Events - Sept	86.36	
132221	129354		Commerical Event-JOC Breakbulk-Business Developmen	31.56	
132221	129354		Sales/Promotion Travel	101.40	
			Line Amount Total	431.76	

Vendor Expenditure

Period: 11/01/24..11/30/24
Port Freeport

Thursday, January 9, 2025

Page 2
FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
95990	11/05/24	V00400	Four Seasons Hotel	10,081.25	
132214	128758		Commerical Event-JOC Breakbulk-Business Developmen		10,081.25
132214	128758		Breakbulk Customer Appreciation Receptio 10/16/24		
132214	128758		Toro Toro Room, Catering		
			Line Amount Total		10,081.25
95991	11/05/24	V00821	Summit Fire & Security, LLC	2,246.75	
132218	129357		M&R Warehouse-Warehouse 51		660.00
132219	129358		M&R Transit Shed-T.S. Sprinkler System		358.75
132220	129353		M&R Transit Shed-T.S. 1		1,228.00
			Line Amount Total		2,246.75
95992	11/05/24	V00838	SteLar Consulting Services, LLC	62,650.00	
132213	126042		Construction in Progress		62,650.00
132213	126042		For Professional Services for the Catholic Protection Docks 1,2,3,5 & 7		
132213	126042		Project No 23-09		
132213	126042		Commission Approval 10/19/2023		
			Line Amount Total		62,650.00
95993	11/05/24	V00922	Security Control Systems	11,072.68	
132231	126502		M&R IT Equipment		10,000.00
132231	126502		PO will be used for more than just labor. Other costs can include lift charges, parts and material		
132231	126502		amt for repairs that exceed amt of PO		1,072.68
			Line Amount Total		11,072.68
95994	11/05/24	V01051	Rail Link, Inc.	56,225.00	
132215	129356		Other Receivables		56,225.00
			Line Amount Total		56,225.00
95995	11/05/24	V01073	Cardio Partners Inc	356.18	
132222	128920		Safety Supplies		355.12
132222	128920		Safety Supplies		1.06
132222	128920		CS Electrodes Adult for Cardiac Science AED's		
			Line Amount Total		356.18
95996	11/05/24	V01081	Graco Mechanical	1,152.78	
131962	129110		M&R Bldgs-Admin Bldg 1100 Cherry St		1,152.78
			Line Amount Total		1,152.78
95997	11/06/24	V00010	Specialties Company	268.42	
132268	129398		M&R TOE-135' JLG Man Lift		10.44
132269	129397		M&R TOE-Hyster Forklift 440		219.62
132270	129396		M&R Bldgs-Security Bldg		12.32
132271	129399		M&R TOE-135' JLG Man Lift		26.04
			Line Amount Total		268.42
95998	11/06/24	V00012	FedEx	62.50	
132175	129316		Postage and Freight		17.11
132249	129378		Postage and Freight		45.39
			Line Amount Total		62.50
95999	11/06/24	V00038	Killum Pest Control	149.99	
132259	129387		M&R Bldgs-Gate 4		50.00
132259	129387		M&R Bldgs-Gate 8-Guard Bldg		50.00

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 3
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132259		129387	M&R Bldgs-Gate 14	49.99	
			Line Amount Total	149.99	
96000	11/06/24	V00039	Brazosport Tire	1,615.69	
132235		129370	M&R TOE-2023 John Deere Gator HPX615E	405.87	
132237		129369	M&R TOE-Toyota Forklift	362.31	
132238		129367	M&R TOE-Toyota Forklift	309.39	
132239		129368	M&R TOE-Yale Forklift	289.12	
132240		129402	M&R TOE-Miller Gas Welding Machine	124.50	
132240		129402	M&R TOE-Miller Gas Welding Machine	124.50	
			Line Amount Total	1,615.69	
96001	11/06/24	V00041	Evco Industrial Hardware	368.40	
132247		129377	M&R Parcel 14 Rail	223.45	
132248		129376	M&R Parcel 14 Rail	144.95	
			Line Amount Total	368.40	
96002	11/06/24	V00054	Summit Electric Supply	310.01	
132274		129407	M&R Leased Facilities-HTS- (Parcel 25)	12.18	
132276		129404	Other- Re-bill to Rail Link	75.03	
132277		129403	Other- Re-bill to Rail Link	222.80	
			Line Amount Total	310.01	
96003	11/06/24	V00067	Quill LLC	122.41	
132263		129394	Office Supplies	50.99	
132264		129392	Office Supplies	20.39	
132265		129393	Office Supplies	11.04	
132266		129391	Office Supplies	39.99	
			Line Amount Total	122.41	
96004	11/06/24	V00071	Verizon Wireless	648.07	
132278		129413	Telephone	37.99	
132278		129413	Telephone	78.22	
132278		129413	Telephone	303.92	
132278		129413	Telephone	75.98	
132279		129410	Telephone	75.98	
132279		129410	Telephone	37.99	
132279		129410	Telephone	37.99	
			Line Amount Total	648.07	
96005	11/06/24	V00083	Jason Hull	136.75	
132258		129385	Telephone	136.75	
			Line Amount Total	136.75	
96006	11/06/24	V00096	CenterPoint Energy	29.09	
132236		129371	Water & Gas	29.09	
			Line Amount Total	29.09	
96007	11/06/24	V00098	Suburban Propane	461.16	
132273		129401	Fuel/Oil	461.16	
			Line Amount Total	461.16	
96008	11/06/24	V00114	AT&T:171-799-3737 001	746.33	
132233		129362	Telephone	138.82	
132233		129362	Telephone	69.41	
132233		129362	Telephone	277.64	
132233		129362	Telephone	17.39	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 4
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132233		129362	Telephone	69.48	
132233		129362	Telephone	34.70	
132233		129362	Telephone	17.39	
132233		129362	Telephone	52.09	
132233		129362	Telephone	69.41	
			Line Amount Total	746.33	
96009	11/06/24	V00119	JH Sanchez Holding Company	6,254.00	
132256		126802	Janitorial Services February 2024 - January 2025		
132256		126802	M&R Bldgs-Admin Bldg 1100 Cherry St	2,723.00	
132256		126802	M&R Bldgs-Operations Bldg	889.00	
132256		126802	M&R Bldgs-Security Bldg	651.00	
132256		126802	M&R Bldgs-Security Bldg - Cuistoms	880.00	
132256		126802	M&R Bldgs-Buildings VT Berth 7 - Breakroom	890.00	
132256		126802	M&R Bldgs-Maintenance Bldg- Maint Shop (WH3)	110.00	
132256		126802	M&R Transit Shed-T.S. 3	91.00	
132256		126802	M&R Bldgs-Gate 4	20.00	
132256		126802	3 yr contract with 2 one year options		
132256		126802	Board Approved 12/14/2023		
			Line Amount Total	6,254.00	
96010	11/06/24	V00178	Waypoint	208.20	
132284		129411	Contract Services	208.20	
			Line Amount Total	208.20	
96011	11/06/24	V00187	Brazoria County Septic Service	1,688.00	
132234		129363	Contract Services	1,688.00	
			Line Amount Total	1,688.00	
96012	11/06/24	V00188	Steve Alongis	210.00	
132272		129400	M&R Other-Mowing, Weed Control Etc	210.00	
			Line Amount Total	210.00	
96013	11/06/24	V00192	Glomar International, Inc.	1,920.84	
132250		129380	M&R TOE-Gantry Crane	464.19	
132250		129380	M&R TOE-Gantry Crane	464.18	
132251		129381	M&R TOE-Gantry Crane	496.24	
132251		129381	M&R TOE-Gantry Crane	496.23	
			Line Amount Total	1,920.84	
96014	11/06/24	V00193	Grainger	33.72	
132252		129382	M&R Groundskeeping Equip Zero Turn 61" Mower	33.72	
			Line Amount Total	33.72	
96015	11/06/24	V00201	CDW Government	4,665.00	
132241		129126	Furniture and Equipment Purchases <\$5,000	4,665.00	
132241		129126	Microsoft Surface Laptop 6		
			Line Amount Total	4,665.00	
96016	11/06/24	V00210	Mimecast North America, Inc.	748.39	
132261		129388	Contract Services	748.39	
			Line Amount Total	748.39	
96017	11/06/24	V00421	Choctaw Construction Services, LLC	6,015.00	
132242		129130	M&R Parcel 14 Rail	6,015.00	
132242		129130	PM and Inspection of Tracks & Switches in the		
132242		129130	Volkswagen/Vulcan Yard-Qtrly		
			Line Amount Total	6,015.00	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 5
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96018	11/06/24	V00593	McAllen Signal and Boring , LLC	525.00	
132260	129134		M&R Rail-Other		525.00
132260	129134		Hwy 36 crossing inspection		
			Line Amount Total		525.00
96019	11/06/24	V00668	DARE Capital Partners, LLC	4,568.14	
132244	129374		M&R Other-Mowing, Weed Control Etc		2,313.89
132245	128551		M&R TOE-Gantry Crane Sept		568.00
132245	128551		M&R TOE-Gantry Crane - Oct		568.00
132245	128551		(2) Painters to Chip, Scrape and Paint Cranes		
132245	128551		\$20.99 Per Hour		
132245	128551		\$20.00/hour plus 1.42% Mark Up		
132245	128551		Not to Exceed \$20,000.00		
132246	129375		M&R Other-Mowing, Weed Control Etc		1,118.25
			Line Amount Total		4,568.14
96020	11/06/24	V00697	Northern Safety Co., Inc.	315.00	
132285	129389		Safety Supplies		315.00
			Line Amount Total		315.00
96021	11/06/24	V00735	Diligent Corporation	3,426.17	
132160	129213		Subscriptions		3,426.17
132160	129213		Community Platform Subscription		
132160	129213		Board Agenda & Documentation		
132160	129213		Update from Board Paq		
132160	129213		Second Source not applicable		
			Line Amount Total		3,426.17
96022	11/06/24	V00808	Whitener Enterprises Inc.	123.94	
132281	129211		Fuel/Oil- Unleaded Gasoline		
132281	129211		Surcharges		123.94
			Line Amount Total		123.94
96023	11/06/24	V00864	Visual Edge IT, Inc.	203.75	
132280	129409		Maint & Repair - Office Equipment		203.75
			Line Amount Total		203.75
96024	11/06/24	V00922	Security Control Systems	511.68	
132267	129395		M&R IT Equipment		511.68
			Line Amount Total		511.68
96025	11/06/24	V00946	Full Source, LLC	993.89	
132283	129379		Safety Supplies		993.89
			Line Amount Total		993.89
96026	11/06/24	V00951	Jackiesue Photography	200.00	
132257	129359		Office Supplies		200.00
			Line Amount Total		200.00
96027	11/06/24	V01010	Imperial Bag & Paper Co LLC dba Imperial Dade	785.18	
132254	129384		Office Supplies		204.33
132255	129383		Office Supplies		193.61
132255	129383		Office Supplies		96.81
132255	129383		Office Supplies		24.20
132255	129383		Office Supplies		96.81
132255	129383		Office Supplies		72.61
132255	129383		Office Supplies		96.81
			Line Amount Total		785.18

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 6
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96028	11/06/24	V01011	Charles Gryseels III	75.00	
132243	129372		Telephone		75.00
			Line Amount Total		75.00
96029	11/06/24	V01063	HK Dredging, LLC	22,000.00	
132253	128635		Consultant Fees - Other		22,000.00
132253	128635		Professional Services for the Multi Beam Sonar Survey		
			Line Amount Total		22,000.00
96030	11/06/24	V01091	P & R Technologies	545.20	
132262	129390		M&R Roads-Other		545.20
			Line Amount Total		545.20
96031	11/13/24	V00012	FedEx	43.41	
132309	129424		Postage and Freight		15.60
132310	129431		Other Receivables - Bowers		27.81
			Line Amount Total		43.41
96032	11/13/24	V00014	Francis A Durel Jr	1,666.11	
132324	129432		Consultant Fees - Other		1,666.11
			Line Amount Total		1,666.11
96033	11/13/24	V00040	The Brazosport Facts	2,238.92	
132339	129463		Community Advertising		155.25
132339	129463		Legal Fees		1,953.98
132339	129463		Legal Fees		129.69
			Line Amount Total		2,238.92
96034	11/13/24	V00041	Evco Industrial Hardware	374.68	
132312	129429		M&R TOE-Gantry Crane		187.34
132312	129429		M&R TOE-Gantry Crane		187.34
			Line Amount Total		374.68
96035	11/13/24	V00052	KM&L,LLC	8,500.00	
132230	128234		Consultant Fees - Audit		8,500.00
132230	128234		Audit Services FYE 9/30/24		
			Line Amount Total		8,500.00
96036	11/13/24	V00053	Stericycle, Inc	233.06	
132296	129449		Office Supplies		43.35
132296	129449		Office Supplies		21.67
132296	129449		Office Supplies		86.66
132296	129449		Office Supplies		5.43
132296	129449		Office Supplies		21.70
132296	129449		Office Supplies		10.84
132296	129449		Office Supplies		5.43
132296	129449		Office Supplies		16.31
132296	129449		Office Supplies		21.67
			Line Amount Total		233.06
96037	11/13/24	V00054	Summit Electric Supply	5,587.60	
132190	129323		M&R Leased Facilities-HTS- (Parcel 25)		992.59
132191	129325		M&R Warehouse-Warehouse 51		728.58
132192	129324		M&R Transit Shed-T.S. 3		765.60
132193	129326		M&R Leased Facilities-HTS- (Parcel 25)		150.47
132195	129328		M&R Transit Shed-T.S. 3		370.89

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 7
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132196	129322		M&R Leased Facilities-HTS- (Parcel 25)	992.59	
132197	129321		M&R Leased Facilities-HTS- (Parcel 25)	992.59	
132198	129320		M&R Leased Facilities-HTS- (Parcel 25)	312.23	
132199	129319		M&R Leased Facilities-HTS- (Parcel 25)	136.67	
132275	129406		M&R TOE-General, Terminal Ops Equip & Tools	145.39	
			Line Amount Total	5,587.60	
96038	11/13/24	V00067	Quill LLC	99.20	
132297	129448		Office Supplies	11.06	
132297	129448		Office Supplies	5.52	
132297	129448		Office Supplies	1.38	
132297	129448		Office Supplies	5.52	
132297	129448		Office Supplies	4.14	
132297	129448		Office Supplies	5.52	
132299	129447		Office Supplies	66.06	
			Line Amount Total	99.20	
96039	11/13/24	V00070	Darlene Winkler	118.59	
132314	129427		Community Event-Port Golf Tournament	71.02	
132314	129427		Community Event-TACFT	47.57	
			Line Amount Total	118.59	
96040	11/13/24	V00074	Noble Building & Development	49,554.28	
132329	127699		EOC HVAC System Replacemnt	52,162.40	
132329	127699		Furnish labor, materials, equipment & Insurance for the EOC HVAC Replacement Project		
132329	127699		Retainage Payable		
132329	127699		Retainage Payable		
132329	127699		Retainage Payable	-2,608.12	
			Line Amount Total	49,554.28	
96041	11/13/24	V00080	On Hold Marketing Works	39.00	
132303	129443		Lease Expense	39.00	
			Line Amount Total	39.00	
96042	11/13/24	V00091	Wells Fargo	19,753.11	
132342	129465		Other Accounts Payable (JE)	19,753.11	
			Line Amount Total	19,753.11	
96043	11/13/24	V00095	Swisher & Swisher	1,200.00	
132338	128240		M&R Other-Mowing, Weed Control Etc	1,200.00	
132338	128240		Herbicide application - Annually		
			Line Amount Total	1,200.00	
96044	11/13/24	V00101	Payment vendor ledger entry is not found check# 96044.	0.00	
			Line Amount Total	0.00	
96045	11/13/24	V00101	Sunstates Security, LLC	88,507.04	
132286	129417		Security Service Fees	1,114.08	
132289	129462		Security Service Fees	250.25	
132290	129460		Security Service Fees	286.00	
132291	129459		Security Service Fees	71.50	
132292	129454		Security Service Fees	286.00	
132293	129452		Security Service Fees	119.15	
132294	129451		Security Service Fees	154.90	
132333	129453		Security Service Fees	1,811.33	
132334	129455		Security Service Fees	40,288.75	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 8
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132335	129457		Security Service Fees	40,234.12	
132336	129458		Security Service Fees	1,110.91	
132337	129461		Security Service Fees	1,641.52	
132347	129456		Security Service Fees	1,138.53	
			Line Amount Total	88,507.04	
96046	11/13/24	V00102	ABB, Inc	8,303.86	
132321	128759		M&R TOE-Gantry Crane	8,303.86	
132321	128759		Drive Filter LCL Module		
			Line Amount Total	8,303.86	
96047	11/13/24	V00115	AT&T:979-373-0021 663 4	460.51	
132316	129425		Telephone	151.98	
132316	129425		Telephone	78.29	
132316	129425		Telephone	18.42	
132316	129425		Telephone	78.29	
132316	129425		Telephone	55.24	
132316	129425		Telephone	78.29	
			Line Amount Total	460.51	
96048	11/13/24	V00118	Second Street Properties, LLC	119.14	
132308	129433		Fuel/Oil	119.14	
			Line Amount Total	119.14	
96049	11/13/24	V00124	Carriage House Partners	5,000.00	
132322	123362		Consultant Fees - Other	5,000.00	
			Line Amount Total	5,000.00	
96050	11/13/24	V00193	Grainger	258.14	
132306	129435		M&R Groundskeeping Equip Zero Turn 61" Mower	117.80	
132346	129436		M&R Warehouse-WH51 Sprinkler System	70.17	
132346	129436		M&R Transit Shed-T.S. Sprinkler System	70.17	
			Line Amount Total	258.14	
96051	11/13/24	V00197	Motion Industries	107.66	
132298	129437		M&R Terminal Facilities-Other	107.66	
			Line Amount Total	107.66	
96052	11/13/24	V00240	A-1 Comfort Systems	17,757.82	
132232	128282		M&R TOE-Gantry Crane	13,943.61	
132232	128282		7.5 ton A/C unit, labor and coil coating		
132344	129423		M&R TOE-Gantry Crane	3,814.21	
			Line Amount Total	17,757.82	
96053	11/13/24	V00244	Pitney Bowes Bank Inc Purchase Power	541.99	
132302	129444		Postage and Freight	100.75	
132302	129444		Postage and Freight	50.41	
132302	129444		Postage and Freight	201.67	
132302	129444		Postage and Freight	12.63	
132302	129444		Postage and Freight	50.46	
132302	129444		Postage and Freight	25.20	
132302	129444		Postage and Freight	12.63	
132302	129444		Postage and Freight	37.83	
132302	129444		Postage and Freight	50.41	
			Line Amount Total	541.99	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 9
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96054	11/13/24	V00322	Extreme Marine	949.70	
132311	129430		M&R Security Equipment-SeaArk Commander Boat	949.70	
			Line Amount Total	949.70	
96055	11/13/24	V00390	Government Finance Officers Association of Texas	100.00	
132307	129434		Dues & Memberships & Licenses	100.00	
			Line Amount Total	100.00	
96056	11/13/24	V00400	Four Seasons Hotel	3,500.00	
132348	129466		Commerical Event-JOC Breakbulk-Business Developmen	3,500.00	
132348	129466		Breakbulk Reception: Four Seasons Toro Toro Room		
132348	129466		Reservation October 1,2025		
			Line Amount Total	3,500.00	
96057	11/13/24	V00668	DARE Capital Partners, LLC	1,526.50	
132323	128551		M&R TOE-Gantry Crane Sept	763.25	
132323	128551		M&R TOE-Gantry Crane - Oct	763.25	
132323	128551		(2) Painters to Chip, Scrape and Paint Cranes		
132323	128551		\$20.99 Per Hour		
132323	128551		\$20.00/hour plus 1.42% Mark Up		
132323	128551		Not to Exceed \$20,000.00		
			Line Amount Total	1,526.50	
96058	11/13/24	V00750	United Site Services of Texas	400.00	
132288	129464		M&R Bldgs-Gate 4	400.00	
			Line Amount Total	400.00	
96059	11/13/24	V00757	Innovative IDM, LLC	2,095.53	
132331	129180		M&R TOE-Gantry Crane	1,023.50	
132331	129180		M&R TOE-Gantry Crane	1,023.50	
132331	129180		shipping	24.27	
132331	129180		shipping	24.26	
132331	129180		CIMR-G784015 Drive		
132331	129180		CIMR-G784015-Test Drive		
			Line Amount Total	2,095.53	
96060	11/13/24	V00770	UniFirst Holdings Inc.	368.48	
132340	127796		Annual Contract - Uniforms, Supplies, Mats		
132340	127796		Maint and Operations Supplies	270.78	
132340	127796		M&R Bldgs-Operations Bldg		
132340	127796		Other Receivables	71.20	
132340	127796		M&R Bldgs-Admin Bldg 1100 Cherry St	14.87	
132340	127796		M&R Bldgs-Security Bldg	11.63	
			Line Amount Total	368.48	
96061	11/13/24	V00803	PPG Architectural Finishes	1,472.40	
132300	129446		M&R TOE-Gantry Crane	236.25	
132300	129446		M&R TOE-Gantry Crane	236.25	
132301	129445		M&R TOE-Gantry Crane	499.95	
132301	129445		M&R TOE-Gantry Crane	499.95	
			Line Amount Total	1,472.40	
96062	11/13/24	V00821	Summit Fire & Security, LLC	900.00	
132295	129450		M&R Transit Shed-T.S. 1	225.00	
132295	129450		M&R Warehouse-Warehouse 51	225.00	
132295	129450		M&R Bldgs-Security Bldg	225.00	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 10
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
	132295	129450	M&R Bldgs-Admin Bldg 1100 Cherry St	225.00	
			Line Amount Total	900.00	
96063	11/13/24	V00850	Kendra L Conkle	829.00	
132282	129373		Community Advertising	625.00	
132304	129386		Promotional Items - Commercial	204.00	
			Line Amount Total	829.00	
96064	11/13/24	V00880	Christine Lewis	694.88	
132343	129467		Telephone - Oct	75.00	
132343	129467		Community Events	354.34	
132343	129467		M&R Bldgs-Operations Bldg	99.94	
132343	129467		Community Event-Port Golf Tournament	12.84	
132343	129467		M&R Terminal Facilities-NON TWIC Truck Lot	59.98	
132343	129467		Office Supplies	26.99	
132343	129467		Automobile Expense	65.79	
			Line Amount Total	694.88	
96065	11/13/24	V00982	King Ranch Ag & Turf	16.44	
132305	129439		M&R Groundskeeping Equipment-Holland 105 Tractor	16.44	
			Line Amount Total	16.44	
96066	11/13/24	V00986	Kim T Kincannon	1,915.33	
132287	129418		Technical Training-NWC Conference	1,915.33	
			Line Amount Total	1,915.33	
96067	11/13/24	V00989	SAFEbuilt Texas, LLC	2,500.00	
132332	126040		Other Receivables	2,500.00	
132332	126040		For Professional Services for the Fruit Transfer Facility		
132332	126040				
			Line Amount Total	2,500.00	
96068	11/13/24	V01017	GFL Plant Services LP	907.84	
132317	129422		Contract Services	522.90	
132319	129420		Contract Services	170.82	
132319	129420		Contract Services	214.12	
			Line Amount Total	907.84	
96069	11/22/24	V00001	Norma Cheline	1,300.00	
132330	126219		Lease Expense	1,300.00	
132330	126219		Renewal of Storage Building Lease		
132330	126219		January 1, 2024 to December 31, 2024		
			Line Amount Total	1,300.00	
96070	11/22/24	V00006	Michaela Bovers	116.54	
132426	129530		Telephone- Oct	75.00	
132426	129530		Automobile Expense- Oct	24.79	
132426	129530		Automobile Expense - Nov	16.75	
			Line Amount Total	116.54	
96071	11/22/24	V00010	Specialties Company	465.08	
132369	129495		M&R TOE-Gantry Crane	196.06	
132369	129495		M&R TOE-Gantry Crane	196.06	
132370	129494		M&R TOE-Gantry Crane	36.48	
132370	129494		M&R TOE-Gantry Crane	36.48	
			Line Amount Total	465.08	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 11
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96072	11/22/24	V00012	FedEx	32.60	
132409	129489		Postage and Freight		32.60
			Line Amount Total		32.60
96073	11/22/24	V00016	Rodney Blackstock	101.98	
132411	128968		M&R Groundskeeping Equip Zero Turn 61" Mower		101.98
			Line Amount Total		101.98
96074	11/22/24	V00026	Lowe's	613.57	
132427	129535		M&R TOE-Gantry Crane		78.27
132427	129535		M&R TOE-Gantry Crane		78.26
132427	129535		M&R TOE-Gantry Crane		28.27
132427	129535		M&R TOE-Gantry Crane		28.27
132427	129535		M&R Bldgs-Operations Bldg		400.50
			Line Amount Total		613.57
96075	11/22/24	V00030	Girouards Ace Hardware	993.27	
132394	129518		Maint and Operations Supplies		30.58
132394	129518		M&R Groundskeeping and Misc. Equipment		3.48
132394	129518		M&R Groundskeeping Equipment-Holland 105 Tractor		34.61
132394	129518		M&R TOE-Gantry Crane		132.81
132394	129518		M&R TOE-Gantry Crane		132.79
132394	129518		M&R TOE-135' JLG Man Lift		44.61
132394	129518		M&R Groundskeeping Equipment-X-Mark Zero Turn 60"		8.74
132394	129518		M&R Vehicles-Ford Pick Up		46.99
132394	129518		M&R Bldgs-Admin Bldg 1100 Cherry St		30.14
132394	129518		M&R Bldgs-Security Bldg		171.81
132394	129518		M&R Bldgs-Operations Bldg		92.07
132394	129518		M&R Transit Shed-T.S. 1		17.18
132394	129518		M&R Transit Shed-T.S. 3		79.64
132394	129518		M&R Docks-Dock Berth 1		15.17
132394	129518		M&R Leased Facilities-24A (Chiquita)		98.50
132394	129518		M&R Leased Facilities-Tenaris		54.15
			Line Amount Total		993.27
96076	11/22/24	V00031	Culligan Water Systems	281.64	
132357	129485		M&R Bldgs-Operations Bldg		138.74
132358	129486		M&R Bldgs-Operations Bldg		142.90
			Line Amount Total		281.64
96077	11/22/24	V00037	Briggs Equipment	614.80	
132354	129505		M&R TOE-135' JLG Man Lift		614.80
			Line Amount Total		614.80
96078	11/22/24	V00041	Evco Industrial Hardware	839.78	
132313	129428		M&R TOE-Gantry Crane		136.72
132313	129428		M&R TOE-Gantry Crane		136.72
132359	129488		Maint and Operations Supplies		90.20
132360	129487		M&R TOE-Gantry Crane		83.17
132360	129487		M&R TOE-Gantry Crane		83.17
132407	129472		Maint and Operations Supplies		35.92
132408	129476		M&R TOE-Gantry Crane		136.94
132408	129476		M&R TOE-Gantry Crane		136.94
			Line Amount Total		839.78

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 12
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96079	11/22/24	V00044	Ready Refresh	563.53	
132368	129477		Office Supplies		59.63
132368	129477		Office Supplies		29.81
132368	129477		Office Supplies		7.45
132368	129477		Office Supplies		29.81
132368	129477		Office Supplies		384.66
132368	129477		Office Supplies		22.36
132368	129477		Office Supplies		29.81
			Line Amount Total		563.53
96080	11/22/24	V00047	Art's Sign Service	150.00	
132392	129519		M&R Parcel 14 Rail		150.00
			Line Amount Total		150.00
96081	11/22/24	V00049	Brazos Fasteners, Inc	228.32	
132350	129482		M&R TOE-Gantry Crane		11.13
132350	129482		M&R TOE-Gantry Crane		11.12
132351	129481		M&R TOE-Gantry Crane		90.08
132351	129481		M&R TOE-Gantry Crane		90.08
132352	129480		M&R TOE-Gantry Crane		4.40
132352	129480		M&R TOE-Gantry Crane		4.40
132353	129479		M&R TOE-Gantry Crane		8.56
132353	129479		M&R TOE-Gantry Crane		8.55
			Line Amount Total		228.32
96082	11/22/24	V00050	Northern Tool & Equipment	215.99	
132366	129478		M&R TOE-Gantry Crane		108.00
132366	129478		M&R TOE-Gantry Crane		107.99
			Line Amount Total		215.99
96083	11/22/24	V00054	Summit Electric Supply	2,393.39	
132371	129507		M&R Warehouse-Warehouse 51		505.90
132372	129508		M&R Bldgs-Security Bldg		23.21
132373	129509		M&R Transit Shed-T.S. 1		105.61
132374	129499		M&R Transit Shed-T.S. 1		296.05
132375	129498		M&R Transit Shed-T.S. 1		12.76
132376	129497		M&R Terminal Facilities-Other		875.13
132377	129496		M&R Transit Shed-T.S. 1		574.73
			Line Amount Total		2,393.39
96084	11/22/24	V00055	Jesse Hibbetts	52.99	
132425	129531		Technical Training		52.99
			Line Amount Total		52.99
96085	11/22/24	V00060	Sun Coast Resources	1,118.79	
132388	129415		Fuel/Oil-Hydraulic Oil AW 68		998.80
132388	129415		Steel Drum Deposit		110.00
132388	129415		Surcharge		9.99
			Line Amount Total		1,118.79
96086	11/22/24	V00067	Quill LLC	247.89	
132320	129419		Office Supplies		137.43
132320	129419		Office Supplies		2.12
132320	129419		Office Supplies		0.53
132320	129419		Office Supplies		0.53
132320	129419		Office Supplies		2.12
132320	129419		Office Supplies		1.59
132320	129419		Office Supplies		2.12

Vendor Expenditure

Period: 11/01/24..11/30/24
Port Freeport

Thursday, January 9, 2025

Page 13
FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132367		129493	Office Supplies		101.98
			Line Amount Total		247.89
96087	11/22/24	V00095	Swisher & Swisher	1,180.00	
132397		129526	M&R Other-Mowing, Weed Control Etc		500.00
132398		129527	M&R Other-Mowing, Weed Control Etc		680.00
			Line Amount Total		1,180.00
96088	11/22/24	V00097	Comcast Business	1,313.86	
132384		129484	Contract Services		1,313.86
			Line Amount Total		1,313.86
96089	11/22/24	V00100	LJA Engineering Inc.	6,041.21	
132421		126888	Construction in Progress Project 24-01		6,041.21
132421		126888	Professional Services for the		
132421		126888	Velasco Terminal Area 5 Concrete Container Yard		
132421		126888	MIP 88 Grant		
132421		126888	Board Approval 01/25/2024		
			Line Amount Total		6,041.21
96090	11/22/24	V00101	Sunstates Security, LLC	42,756.59	
132400		129511	Security Service Fees		119.15
132401		129510	Security Service Fees		1,147.74
132402		129513	Security Service Fees		380.27
132403		129512	Security Service Fees		40,400.39
132404		129514	Security Service Fees		709.04
			Line Amount Total		42,756.59
96091	11/22/24	V00106	Freese & Nichols	62,895.48	
132413		128492	Consultant Fees - Other		62,895.48
132413		128492	Professional Services for		
132413		128492	Drainage Study 2024		
132413		128492	Board Approval 07/25/2024		
			Line Amount Total		62,895.48
96092	11/22/24	V00110	Jason Miura	217.07	
132422		129534	Telephone - Nov		136.75
132422		129534	Sales/Promotion Travel		75.32
132422		129534	Commerical Event-JOC Breakbulk-Business Developmen		5.00
			Line Amount Total		217.07
96093	11/22/24	V00112	Tricia Vela	81.30	
132428		129529	Telephone - Nov		75.00
132428		129529	Community Event-Port Golf Tournament		6.30
			Line Amount Total		81.30
96094	11/22/24	V00119	JH Sanchez Holding Company	6,254.00	
132325		126802	Janitorial Services February 2024 - January 2025		
132325		126802	M&R Bldgs-Admin Bldg 1100 Cherry St		2,723.00
132325		126802	M&R Bldgs-Operations Bldg		889.00
132325		126802	M&R Bldgs-Security Bldg		651.00
132325		126802	M&R Bldgs-Security Bldg - Cuistoms		880.00
132325		126802	M&R Bldgs-Buildings VT Berth 7 - Breakroom		890.00
132325		126802	M&R Bldgs-Maintenance Bldg- Maint Shop (WH3)		110.00
132325		126802	M&R Transit Shed-T.S. 3		91.00
132325		126802	M&R Bldgs-Gate 4		20.00

Vendor Expenditure

Period: 11/01/24..11/30/24
Port Freeport

Thursday, January 9, 2025

Page 14
FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132325		126802	3 yr contract with 2 one year options		
132325		126802	Board Approved 12/14/2023		
			Line Amount Total		6,254.00
96095	11/22/24	V00152	IFM Efector, Inc.	650.42	
132362		129506	M&R TOE-Gantry Crane		325.21
132362		129506	M&R TOE-Gantry Crane		325.21
			Line Amount Total		650.42
96096	11/22/24	V00159	Principal Life Insurance Company	1,638.59	
132417		129525	Group Life Insurance		430.15
132417		129525	Group Life Insurance		176.34
132417		129525	Group Life Insurance		389.81
132417		129525	Group Life Insurance		14.10
132417		129525	Group Life Insurance		165.64
132417		129525	Group Life Insurance		97.59
132417		129525	Group Life Insurance		36.81
132417		129525	Group Life Insurance		129.68
132417		129525	Group Life Insurance		86.03
132417		129525	Group Life Insurance		112.44
			Line Amount Total		1,638.59
96097	11/22/24	V00166	Van Scoyoc Associates	8,504.39	
132399		127980	Consultant Fees - Other		8,500.00
132399		127980	Govt Liason Svc Agmt Mar 2024-Feb 2025		
132399		127980	Consultant Fees - Other		4.39
132399		127980	Expenses Incurred-Not t exceed \$2000.00 over the course of the 1-year contract		
132399		127980			
			Line Amount Total		8,504.39
96098	11/22/24	V00172	Lincoln National Life Insurance Company	1,371.90	
132419		129522	Retirement Expense		346.15
132419		129522	Retirement Expense		120.20
132419		129522	Retirement Expense		454.11
132419		129522	Retirement Expense		12.24
132419		129522	Retirement Expense		61.96
132419		129522	Retirement Expense		104.62
132419		129522	Retirement Expense		25.52
132419		129522	Retirement Expense		131.34
132419		129522	Retirement Expense		61.96
132419		129522	Retirement Expense		53.80
			Line Amount Total		1,371.90
96099	11/22/24	V00176	Yaklin Ford	25.50	
132383		129504	M&R Vehicles-Nissan Rogue		25.50
			Line Amount Total		25.50
96100	11/22/24	V00178	Waypoint	984.68	
132381		129503	Contract Services		776.48
132395		129517	Contract Services		208.20
			Line Amount Total		984.68
96101	11/22/24	V00193	Grainger	53.15	
132410		129490	M&R TOE-Gantry Crane		26.58
132410		129490	M&R TOE-Gantry Crane		26.57
			Line Amount Total		53.15

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 15
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96102	11/22/24	V00196	Hydradyne, LLC	313.55	
132361	129491		M&R TOE-Gantry Crane	156.78	
132361	129491		M&R TOE-Gantry Crane	156.77	
			Line Amount Total	313.55	
96103	11/22/24	V00197	Motion Industries	83.35	
132365	129492		M&R Roads-Parcel 14 Road	83.35	
			Line Amount Total	83.35	
96104	11/22/24	V00200	The Chamber Brazosport Area	70.00	
132412	129234		Community Events	70.00	
			Line Amount Total	70.00	
96105	11/22/24	V00228	Department of Information Resources	240.47	
132406	129515		Telephone	44.73	
132406	129515		Telephone	22.36	
132406	129515		Telephone	89.47	
132406	129515		Telephone	5.60	
132406	129515		Telephone	22.39	
132406	129515		Telephone	11.18	
132406	129515		Telephone	5.60	
132406	129515		Telephone	16.78	
132406	129515		Telephone	22.36	
			Line Amount Total	240.47	
96106	11/22/24	V00249	JOC Group Inc.	7,497.00	
132387	129468		Commerical Event-JOC Breakbulk-Business Developmen	7,497.00	
132387	129468		JOC TPM 2025 Conference Bronze Sponsorship, Mar 2-5		
132387	129468		Board Approval 10/24/2024		
			Line Amount Total	7,497.00	
96107	11/22/24	V00250	Lincoln National Life Insurance Company	3,252.87	
132418	129523		Group STD Insurance	351.11	
132418	129523		Group LTD Insurance	314.10	
132418	129523		Group STD Insurance	179.52	
132418	129523		Group LTD Insurance	156.94	
132418	129523		Group STD Insurance	570.91	
132418	129523		Group LTD Insurance	382.87	
132418	129523		Group STD Insurance	19.48	
132418	129523		Group LTD Insurance	11.78	
132418	129523		Group STD Insurance	142.98	
132418	129523		Group LTD Insurance	128.44	
132418	129523		Group STD Insurance	99.90	
132418	129523		Group LTD Insurance	81.67	
132418	129523		Group STD Insurance	51.19	
132418	129523		Group LTD Insurance	30.95	
132418	129523		Group STD Insurance	137.20	
132418	129523		Group LTD Insurance	108.61	
132418	129523		Group STD Insurance	138.70	
132418	129523		Group LTD Insurance	86.86	
132418	129523		Group STD Insurance	145.87	
132418	129523		Group LTD Insurance	113.79	
			Line Amount Total	3,252.87	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 16
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96108	11/22/24	V00256	BlueLine Shop & Copy Center	785.69	
132315	129426		Community Event-Port Golf Tournament	785.69	
			Line Amount Total	785.69	
96109	11/22/24	V00275	Alvin Sun and Advertiser	92.00	
132349	129470		Community Advertising	92.00	
			Line Amount Total	92.00	
96110	11/22/24	V00389	Austin Seth	290.89	
132424	129532		Community Events	140.34	
132424	129532		Sales/Promotion Travel - Oct	101.09	
132424	129532		Sales/Promotion Travel - Nov	49.46	
			Line Amount Total	290.89	
96111	11/22/24	V00517	Covenant K9 Detection Services	7,500.00	
132405	129416		Security Service Fees	7,500.00	
132405	129416		Hourly Rate for K9 Detection Service for 360 Hours		
			Line Amount Total	7,500.00	
96112	11/22/24	V00531	Rob Lowe	841.34	
132423	129533		Telephone - Oct	136.75	
132423	129533		Telephone - Nov	136.75	
132423	129533		Employment Related	40.00	
132423	129533		Office Supplies	527.84	
			Line Amount Total	841.34	
96113	11/22/24	V00653	Paul Bridges & Associates, LLC	11,017.50	
132414	124451		Construction in Progress-cranes		
132414	124451		Change Order Board Approved 02/22/2024	11,017.50	
			Line Amount Total	11,017.50	
96114	11/22/24	V00663	B&K Motor Parts, Inc	2,546.37	
132328	129441		Maint and Operations Supplies	80.97	
132328	129441		M&R TOE-General, Terminal Ops Equip & Tools	1,004.14	
132328	129441		M&R Groundskeeping Equipment-Holland 105 Tractor	50.97	
132328	129441		M&R TOE-Hyster Forklift 440	250.64	
132328	129441		M&R TOE-JLG 80 HX Manlift	189.69	
132328	129441		M&R TOE-John Deere Gator	-18.00	
132328	129441		M&R TOE-135' JLG Man Lift	383.44	
132328	129441		M&R Groundskeeping Equipment-X-Mark Zero Turn 60"	200.99	
132328	129441		M&R Vehicles-Ford Pick Up	60.72	
132328	129441		M&R Vehicles-Chevy Tahoe	35.88	
132328	129441		M&R Vehicles-Chevy Tahoe	195.99	
132328	129441		M&R TOE-Caterpillar Forklift	110.94	
			Line Amount Total	2,546.37	
96115	11/22/24	V00668	DARE Capital Partners, LLC	3,419.01	
132385	129471		M&R Other-Mowing, Weed Control Etc	2,283.01	
132386	128551		M&R TOE-Gantry Crane Sept	568.00	
132386	128551		M&R TOE-Gantry Crane - Oct	568.00	
132386	128551		(2) Painters to Chip, Scrape and Paint Cranes		
132386	128551		\$20.99 Per Hour		
132386	128551		\$20.00/hour plus 1.42% Mark Up		
132386	128551		Not to Exceed \$20,000.00		
			Line Amount Total	3,419.01	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 17
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96116	11/22/24	V00750	United Site Services of Texas	720.00	
132379	129502		M&R Terminal Facilities-Other	360.00	
132380	129501		M&R Roads-Parcel 14 Road	360.00	
			Line Amount Total		720.00
96117	11/22/24	V00808	Whitener Enterprises Inc.	5,464.21	
132345	129211		Fuel/Oil- Unleaded Gasoline	1,445.52	
132345	129211		Surcharges		
132382	129361		Fuel/Oil- Unleaded Gasoline	2,179.35	
132382	129361		Fuel/Oil - Off Road Diesel	1,649.10	
132382	129361		Surcharges	190.24	
			Line Amount Total		5,464.21
96118	11/22/24	V00809	Thomson Reuters - West	230.17	
132420	129050		Subscriptions	230.17	
132420	129050		CLEAR Government Investigations Advanced Software		
132420	129050		w/ Arrest Records		
			Line Amount Total		230.17
96119	11/22/24	V00821	Summit Fire & Security, LLC	9,722.10	
132378	129500		M&R Transit Shed-T.S. 1	329.40	
132415	128723		M&R Transit Shed-T.S. Sprinkler System	9,392.70	
132415	128723		Dry Valve + Labor + Materials		
			Line Amount Total		9,722.10
96120	11/22/24	V00938	Principal Life Insurance Company	2,824.40	
132416	129524		Group Dental Insurance	333.64	
132416	129524		Group Vision Insurance	60.70	
132416	129524		Group Dental Insurance	294.93	
132416	129524		Group Vision Insurance	57.59	
132416	129524		Group Dental Insurance	809.93	
132416	129524		Group Vision Insurance	167.26	
132416	129524		Group Dental Insurance	14.03	
132416	129524		Group Vision Insurance	3.03	
132416	129524		Group Dental Insurance	219.89	
132416	129524		Group Vision Insurance	38.55	
132416	129524		Group Dental Insurance	127.56	
132416	129524		Group Vision Insurance	26.47	
132416	129524		Group Dental Insurance	64.74	
132416	129524		Group Vision Insurance	12.08	
132416	129524		Group Dental Insurance	220.58	
132416	129524		Group Vision Insurance	39.49	
132416	129524		Group Dental Insurance	157.51	
132416	129524		Group Vision Insurance	26.04	
132416	129524		Group Dental Insurance	125.24	
132416	129524		Group Vision Insurance	25.14	
			Line Amount Total		2,824.40
96121	11/22/24	V00957	AT&T:831-001-2806-788	336.66	
132396	129528		Telephone	160.82	
132396	129528		Telephone	87.93	
132396	129528		Telephone	87.91	
			Line Amount Total		336.66

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 18
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96122	11/22/24	V00982	King Ranch Ag & Turf	159.20	
132364	129473		M&R TOE-2019 John Deere Gator HPX615E	159.20	
			Line Amount Total		159.20
96123	11/22/24	V01003	Zachary Construction Corporation	266,394.00	
132389	126554		Construction in Progress	280,414.74	
132389	126554		Furnish labor, materials, equip & Ins for the New Entrance - Gate 12 project		
132389	126554		Retainage Payable		
132389	126554		Retainage Payable		
132389	126554		Retainage Payable		
132389	126554		Retainage Payable		
132389	126554		Retainage Payable		
132389	126554		Retainage Payable		
			Line Amount Total		266,394.00
96124	11/22/24	V01037	Harper Brothers Construction, LLC	778,991.56	
132391	127960		Construction in Progress	819,991.12	
132391	127960		Furnish labor, materials, equipment and insurance for the Velasco Terminal Access Project (EE Rider		
132391	127960		Retainage Payable		
132391	127960		Retainage Payable		
132391	127960		Retainage Payable		
			Line Amount Total		778,991.56
96125	11/22/24	V01058	Integrity Pipeline Services	177,431.11	
132390	128491		Construction in Progress	186,769.59	
132390	128491		Furnish labor, materials, equipment & insurance		
132390	128491		Retainage Payable		
132390	128491		for the Docks 1,2,3,5 & 7 Catholic Protec Proj		
132390	128491		Board Approval 07/25/2024		
			Line Amount Total		177,431.11
96126	11/22/24	V01074	Summit Safety LLC	38.00	
132393	129520		Safety Supplies	38.00	
			Line Amount Total		38.00
96127	11/22/24	V01086	Clinton Woodson	444.27	
132355	129483		Sales/Promotion Travel- Oct	79.78	
132355	129483		Sales/Promotion Travel	64.40	
132355	129483		Commercial Events	59.09	
132356	129475		Sales/Promotion Travel- Oct	155.00	
132356	129475		Sales/Promotion Travel	86.00	
			Line Amount Total		444.27
96128	11/26/24	V00004	City of Freeport	48,717.39	
132432	129560		Water & Gas	159.14	
132433	129561		Water & Gas	894.49	
132434	129562		Water & Gas	240.60	
132440	129558		Water & Gas	45,264.49	
132441	129563		Water & Gas	2,081.52	
132476	129559		Water & Gas	77.15	
			Line Amount Total		48,717.39
96129	11/26/24	V00005	Phyllis Saathoff	3,167.53	
132482	129602		Telephone Oct	136.75	

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 19
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132482		129602	Governmental Relations Travel		94.61
132482		129602	Postage and Freight		85.85
132482		129602	Technical Training - Nov		233.95
132482		129602	Technical Training - Oct		2,365.93
132482		129602	Commerical Event-Breakbulk-Administration		96.89
132482		129602	Community Events		153.55
			Line Amount Total		3,167.53
96130	11/26/24	V00011	Guftex Vending	229.16	
132490		129573	Office Supplies		76.39
132490		129573	Office Supplies		38.19
132490		129573	Office Supplies		9.55
132490		129573	Office Supplies		38.19
132490		129573	Office Supplies		28.65
132490		129573	Office Supplies		38.19
			Line Amount Total		229.16
96131	11/26/24	V00040	The Brazosport Facts	512.33	
132470		129596	Community Advertising		512.33
			Line Amount Total		512.33
96132	11/26/24	V00050	Northern Tool & Equipment	215.99	
132451		129581	M&R TOE-Gantry Crane		108.00
132451		129581	M&R TOE-Gantry Crane		107.99
			Line Amount Total		215.99
96133	11/26/24	V00066	The Wilderness Golf Club	9,659.00	
132472		126217	Community Event - Port Golf Tournament		
132472		126217	Green Fees (increase from \$59-\$62)		8,556.00
132472		126217	Drink Tickets \$2.00 up to 4.50 & tea/coffee svc		944.00
132472		126217	Community Event-Port Golf Tournament		159.00
			Line Amount Total		9,659.00
96134	11/26/24	V00067	Quill LLC	118.67	
132453		129582	Office Supplies		16.64
132454		129583	Office Supplies		13.66
132454		129583	Office Supplies		6.83
132454		129583	Office Supplies		1.71
132454		129583	Office Supplies		6.83
132454		129583	Office Supplies		5.12
132454		129583	Office Supplies		6.83
132455		129584	Office Supplies		55.80
132456		129585	Office Supplies		5.25
			Line Amount Total		118.67
96135	11/26/24	V00084	Crain, Caton & James	1,309.00	
132437		129551	Legal Fees		1,309.00
			Line Amount Total		1,309.00
96136	11/26/24	V00095	Swisher & Swisher	1,640.00	
132464		129588	M&R Other-Mowing, Weed Control Etc		840.00
132465		129589	M&R Other-Mowing, Weed Control Etc		800.00
			Line Amount Total		1,640.00
96137	11/26/24	V00101	Sunstates Security, LLC	43,758.06	
132462		129590	Security Service Fees		41,392.66
132463		129592	Security Service Fees		1,221.40
132466		129591	Security Service Fees		286.00

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 20
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132467		129593	Security Service Fees		178.75
132468		129594	Security Service Fees		679.25
			Line Amount Total		43,758.06
96138	11/26/24	V00104	Donald Mullett	568.31	
132444		129537	M&R TOE-Gantry Crane		568.31
			Line Amount Total		568.31
96139	11/26/24	V00108	Rudy R. Santos	73.92	
132480		129601	Commercial Event-JOC Breakbulk-Commissioners		73.92
			Line Amount Total		73.92
96140	11/26/24	V00147	Greater Angleton Chamber of Commerce	450.00	
132486		129555	Dues & Memberships & Licenses		450.00
			Line Amount Total		450.00
96141	11/26/24	V00175	Gulf Machine Services	821.28	
132489		129572	M&R TOE-Gantry Crane		410.64
132489		129572	M&R TOE-Gantry Crane		410.64
			Line Amount Total		821.28
96142	11/26/24	V00178	Waypoint	252.00	
132495		129599	Contract Services		252.00
			Line Amount Total		252.00
96143	11/26/24	V00185	BMP Rackmount Solutions, LLC	682.00	
132457		129586	Badge Supplies		682.00
			Line Amount Total		682.00
96144	11/26/24	V00193	Grainger	244.44	
132487		129570	M&R Bldgs-Operations Bldg		121.80
132488		129571	M&R Bldgs-Buildings VT Berth 7		122.64
			Line Amount Total		244.44
96145	11/26/24	V00201	CDW Government	6,232.00	
132431		129556	M&R IT Equipment		169.00
132438		129273	Maint & Repair - Office Equipment		4,178.00
132438		129273	SVC-SD-EX460040F		
132438		129273	SVC-ND-EX4300P 48		1,150.00
132438		129273	SVC-ND-EX4400P 48		735.00
132438		129273	DIR Contract # DIR-TSO-4231		
			Line Amount Total		6,232.00
96146	11/26/24	V00203	ZPMC USA Inc.	208,800.00	
132475		128634	Emergency Recovery Efforts - Hurricane		208,800.00
132475		128634	Emergency Elevator Repairs / 2 Cranes		
132475		128634	185 man-lift included in total price		
132475		128634	Board Approval May 23,2024		
			Line Amount Total		208,800.00
96147	11/26/24	V00208	Brandon Robertson	136.75	
132430		129538	Telephone		136.75
			Line Amount Total		136.75
96148	11/26/24	V00221	Dynamics Southwest, Inc.	176.25	
132477		129566	Maint & Repair - Office Equipment		176.25
			Line Amount Total		176.25

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 21
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96149	11/26/24	V00270	The Bulletin	175.00	
132471	129597		Community Advertising		175.00
			Line Amount Total		175.00
96150	11/26/24	V00439	Texas Department of State Health Services	1,442.00	
132469	129595		Dues & Memberships & Licenses		1,442.00
			Line Amount Total		1,442.00
96151	11/26/24	V00539	Cintas	1,029.13	
132439	129557		Office Supplies		335.05
132439	129557		Office Supplies		518.89
132439	129557		Office Supplies		148.87
132439	129557		Office Supplies		26.32
			Line Amount Total		1,029.13
96152	11/26/24	V00574	Dan Croft	3,245.13	
132483	129605		Commercial Event-JOC Breakbulk-Commissioners		519.28
132483	129605		Technical Training		2,725.85
			Line Amount Total		3,245.13
96153	11/26/24	V00579	CenterPoint Energy	23,718.00	
132435	129554		Construction in Progress		23,718.00
			Line Amount Total		23,718.00
96154	11/26/24	V00593	McAllen Signal and Boring , LLC	525.00	
132449	129134		M&R Rail-Other		525.00
132449	129134		Hwy 36 crossing inspection		
			Line Amount Total		525.00
96155	11/26/24	V00668	DARE Capital Partners, LLC	2,693.74	
132442	129542		M&R TOE-Gantry Crane		568.00
132442	129542		M&R TOE-Gantry Crane		568.00
132442	129542		(2) Painter to chip, scrape & paint Cranes		
132442	129542		\$20.29 per hour		
132442	129542		\$20.00 plus 1.42% markup		
132442	129542		Not to Exceed \$10,000.00		
132443	129565		M&R Other-Mowing, Weed Control Etc		1,557.74
			Line Amount Total		2,693.74
96156	11/26/24	V00697	Northern Safety Co., Inc.	89.80	
132450	129580		Safety Supplies		89.80
			Line Amount Total		89.80
96157	11/26/24	V00709	Barbara J Fratila	2,514.93	
132481	129604		Technical Training - Oct		2,414.96
132481	129604		Technical Training - Nov		99.97
			Line Amount Total		2,514.93
96158	11/26/24	V00770	UniFirst Holdings Inc.	378.71	
132473	127796		Annual Contract - Uniforms, Supplies, Mats		
132473	127796		Maint and Operations Supplies		233.56
132473	127796		M&R Bldgs-Operations Bldg		33.99
132473	127796		Other Receivables		53.40
132473	127796		M&R Bldgs-Admin Bldg 1100 Cherry St		36.89
132473	127796		M&R Bldgs-Security Bldg		20.87
			Line Amount Total		378.71

Vendor Expenditure
 Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025
 Page 22
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96159	11/26/24	V00837	All Traffic Solutions Inc.	1,500.00	
132429	129049		Contract Services		1,500.00
132429	129049		Traffic Suite Software (12 mnths) for Equipment		
132429	129049		Management, Reporting, Alerts, Mapping, and		
132429	129049		Premier Care		
			Line Amount Total		1,500.00
96160	11/26/24	V00850	Kendra L Conkle	650.00	
132446	129578		Industry Advertising		650.00
			Line Amount Total		650.00
96161	11/26/24	V00864	Visual Edge IT, Inc.	174.04	
132474	129598		Maint & Repair - Office Equipment		174.04
			Line Amount Total		174.04
96162	11/26/24	V00909	Randle Law Office Ltd.	6,325.39	
132452	129547		Legal Fees		3,140.39
132458	129549		Legal Fees		2,400.00
132460	129550		Legal Fees		371.00
132461	129548		Legal Fees		414.00
			Line Amount Total		6,325.39
96163	11/26/24	V00911	La Madeleine	1,528.92	
132326	129414		Community Events-CAP Meeting Dec 3,2024		1,528.92
132326	129414		80 Dinners - Turkey, Ham, Cranberry Apple Stuffing		
132326	129414		Mashed Potatoes, Green Bean Almondine,		
132326	129414		Wild Mushroom Sauce, Cranberry Sauce, Sourdough		
132326	129414		Breadsticks		
132326	129414		4 ea - Pumpkin, Pecan Pies		
			Line Amount Total		1,528.92
96164	11/26/24	V00973	ImageNet Consulting	224.38	
132491	129574		Maint & Repair - Office Equipment		224.38
			Line Amount Total		224.38
96165	11/26/24	V00986	Kim T Kincannon	3,304.86	
132478	129603		Community Events		89.78
132478	129603		Automobile Expense		87.10
132478	129603		Commercial Event-JOC Breakbulk-Commissioners		579.88
132478	129603		Community Events-Nov		132.38
132478	129603		Technical Training		2,415.72
			Line Amount Total		3,304.86
96166	11/26/24	V01010	Imperial Bag & Paper Co LLC dba Imperial Dade	1,469.11	
132492	129575		Office Supplies		822.96
132493	129576		Office Supplies		529.59
132494	129577		Office Supplies		116.56
			Line Amount Total		1,469.11
96167	11/26/24	V01046	K&L Gates LLP	4,186.10	
132447	129553		Legal Fees		1,485.00
132448	129544		Legal Fees		1,711.10
132127	129232		Legal Fees		990.00
			Line Amount Total		4,186.10
96168	11/26/24	V01049	Amy O'Brien	134.09	
132479	129600		Telephone - Oct		75.00

Vendor Expenditure

Period: 11/01/24..11/30/24
 Port Freeport

Thursday, January 9, 2025

Page 23

FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
	Invoice No.	PO No.	GL Account Name	Line Description	
	132479	129600		Commerical Event-Breakbulk-Administration	59.09
				Line Amount Total	134.09
96169	11/26/24	V01078	Everon, LLC	854.00	
	132485	129568		Badge Supplies	854.00
				Line Amount Total	854.00
96170	11/26/24	V01088	Ruby Dunn	51.00	
	132459	129536		Automobile Expense	10.86
	132459	129536		Community Event-Port Golf Tournament	28.35
	132459	129536		Community Events	11.79
				Line Amount Total	51.00
96171	11/26/24	V01093	City of Richwood	40.00	
	132436	129564		Community Events	40.00
				Line Amount Total	40.00
			Texas Gulf Bank Accounts Payable	2,493,617.74	



1100 CHERRY ST., FREEPORT, TX 77541
(979) 233-2667 1 (800) 362-5743 FAX: (979) 373-0023

Interim Financial Report

(unaudited)

For the Period ending:

December 31, 2024

PORT COMMISSION

RAVI K. SINGHANIA, CHAIRMAN; ROB GIESECKE, VICE CHAIRMAN; BARBARA FRATILA, SECRETARY; KIM KINCANNON, ASST. SECRETARY;

DAN CROFT, COMMISSIONER; RUDY SANTOS, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

CONTENTS

Page No

Section I – Financial Report

Management Narrative	1
Balance Sheet	6
Statement of Revenues, Expenses and Changes in Fund Net Assets	7
Statement of Cash Flows	8
Notes to Financial Statements	9

Section II – Management Reports

Operating Expenses by Department	10
Velasco Terminal Statement of Revenues and Expenses	12
Port Improvement Projects Summary	13

Section III – Other Reports

Quarterly Investment Report	15
Check Register Report	19

Management Narrative

For the first three months of fiscal year 2025, the Port remained on a sound financial foundation with operating revenues 9% above planned levels. Further, operating expenses were under planned levels and are below budget by a factor of 6%. These factors combined have contributed to producing an operating profit of \$7,491,207 and an operating margin of 51.7%, which is above planned performance levels by 29% or \$1,668,443 and is \$1,519,805 or 25% above the prior year's results.

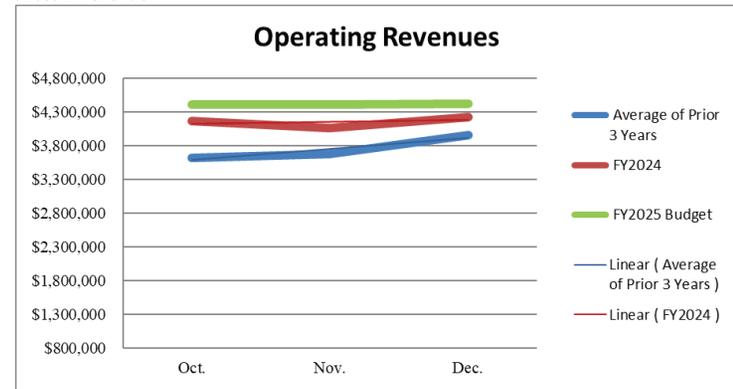
The Port's overall position remains strong as evidenced in a current ratio (unrestricted) of 8.1 to 1, which reflects a strong liquidity position, and a debt ratio of 127% which is supported by our strong credit rating. The following table provides additional summary level information.

	Year to Date		Variance Favorable (Unfavorable)	% Var
	Actuals	Budget		
Statement of Revenues, Expenses and Changes in Net Assets				
Operating revenues	\$ 14,484,075	\$ 13,233,650	\$ 1,250,425	9%
Operating expense	6,992,868	7,410,886	418,018	6%
Operating income (loss)	7,491,207	5,822,764	1,668,443	29%
Operating margin	51.7%	44.0%		
Net non operating revenues (expense)	(1,602,578)	(1,183,397)	(419,181)	35%
Capital contributions	-	7,235,508	(7,235,508)	0%
Net extraordinary revenue (expense)	(206,739)	-	(206,739)	0%
Change in net assets	\$ 5,681,890	\$ 11,874,875	\$ (6,192,985)	
Balance Sheet				
Cash and cash equivalents	\$ 76,551,365	Current ratio (unrestricted)		
Lease receivable	186,105,987	(Exclusive of GASB 87)		
Current unrestricted assets (less lease receivable)	37,761,289	8.1 to 1		
Total assets	781,877,277			
Current unrestricted liabilities	4,673,595	Debt to Net Assets Ratio		
Total liabilities	346,655,524	127.0%		
Deferred inflow of resources	173,036,011			
Total Net Assets	\$ 262,185,742			

The balance of this narrative provides detailed explanations and supplementary information for the variances when comparing budget to actual for the period ended December 31, 2024.

OPERATING REVENUES

Total operating revenues for the period ending December 31, 2024, are \$14,484,075. This is \$1,250,425 or 9% above planned levels. The following provide more specific explanations for variances in revenue:



Wharfage revenue stands at \$5,217,155, which is over budget by \$567,873 or 12%. The following is a brief analysis of wharfage results by cargo category:

	3 Months Budget	Year To Date	Over (Under)	% Over (Under)
Agriculture Products	\$ 149,100	\$ 138,406	\$ (10,694)	-7%
Bulk Aggregate	-	161,950	\$ 161,950	
Containerized Cargo	749,688	718,310	\$ (31,378)	-4%
General Cargo	3,200,975	3,552,267	\$ 351,292	11%
Project Cargo	17,500	22,713	\$ 5,213	0%
Ro-Ro Cargo	532,018	623,510	\$ 91,492	17%
Total	\$ 4,649,282	\$ 5,217,155	\$ 567,873	12%

Dockage revenue stands at \$2,734,785 which is \$608,013 or 29% above budgeted levels. Year-to-date ship calls are 159 compared to a budget of 147.

Equipment use fees, stands at \$635,142 which is under budget \$81,666 or 11% due to crane and equipment usage.

Security fees, corresponding with wharfage and dockage, stand at \$1,073,142 which is \$290,856 or 37% above budget.

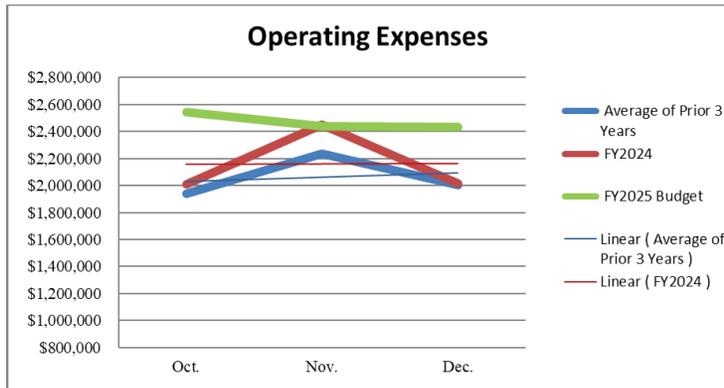
Facility use fees are \$618,321. This is under budget by \$207,351 or 25%.

Other customer service fees (Port service charges, incidental services, customer re-bills, water, etc.) are \$497,075 which is \$49,747 or 11% above budgeted levels.

Ground leases stand at \$3,468,396, which is \$20,769 or 1% above budget.

Other leases are at the budgeted amount of \$231,629.

OPERATING EXPENSES



Total operating expenses are \$6,922,868, which is under budget \$418,018 or 6% for the period ended December 31, 2024. Following are more specific explanations for variances in operating expenses:

Port salaries/wages and benefits are \$1,203,490. This is \$493,682 or 29% less than budget. There remain three vacancies not filled when compared to Fiscal Year 2024 Budget.

Professional services are \$959,304 which is over budget \$104,418 or 12% above budget.

Training, travel & promotional expenses are \$235,638 which is under budget \$11,781 or 5%. Following is a brief explanation of some of the sub-categories within this line item:

- o Commercial advertising is \$111,724, which is below budgeted levels \$17,843 or 14%.
- o Sales/promotional travel costs are \$16,197 which is under budgeted levels by \$2,605 or 14% due to timing of travel.
- o Governmental relations costs are \$3,644 which is below budget by \$4,358 or 54% due to timing of government related travel.
- o Community events are \$74,214 which is over budgeted levels \$32,508 or 128% due to the timing of the golf tournament expenses.
- o Technical training is \$13,162 which is \$29,833 or 69% under budget due to timing or postponement of training and onboarding personnel.

Supplies are \$54,346 which is \$5,483 or 11% above budget.

Utilities are \$254,435 which is \$37,569 or 13% below budget.

Business insurance is \$701,505 which is \$61,599 or 8% below budgeted levels.

Other services and charges at \$131,698 are \$25,218 or 16% below budget.

Maintenance and repair expenses at \$408,123 are \$148,612 or 57% above budget. Following is a brief explanation of some of the repairs by facility/equipment type:

- o Planned maintenance of the gantry cranes, \$25,862.
- o Planned maintenance of transit shed sprinkler system \$9,463.
- o Planned maintenance of Parcel 14 rail, \$6,015
- o 2024 Trolley rail, completed in 2025 \$40,119
- o Planned maintenance of crane cables \$77,640

Depreciation expense at \$3,044,287 is \$46,682 or 2% below budget levels due to timing of additions.

Operating income is \$7,491,207 compared to the December 2024 budget of \$5,822,764. 29% above budget.

NON-OPERATING REVENUES (EXPENSES)

Ad Valorem tax collections are budgeted at zero for FY2025 due to the resolution taking the debt service tax rate to zero. The expenses budgeted here are appraisal district, assessor, and collector fees. For the period through December 31, 2024, ad valorem tax expenses are \$16,608 compared to the budget of \$14,124 or 18% over budget.

Investment income is \$1,466,795, which is above budget by 30% due to changes in fair market values, increased funds invested, and interest rates.

Debt interest and fees are \$3,052,766 which is \$758,493 or 33% above budgeted levels. There is an error in the FY 2025 budget that omits one debt payment in the fiscal year.

Capital Contributions to Others budget includes a \$2,600,000 contribution to berth floodwall modification in fiscal year 2025. None has been contributed in November 2024.

Grant Revenue budgeted for the Fiscal Year 2025 is \$28,942,035. The grant revenue is funded on a reimbursement basis, so the capital contributions are recorded when the expenditures for each project are reported quarterly. No grant revenue was received in December 2024.

Extraordinary Item is emergency recovery efforts from the July 2024 Hurricane Beryl damages. Repair efforts are still ongoing. Crane repairs were completed in November 2024 in the amount of \$208,800. FEMA has committed a 75% or \$156,600 reimbursement for these expenses.

**PORT FREEPORT
BALANCE SHEET**

	12/31/2024	9/30/2024
ASSETS		
CURRENT ASSETS:		
CASH AND CASH EQUIVALENTS	\$ 17,369,179	\$ 14,209,945
INVESTMENTS	10,255,854	10,137,957
RECEIVABLES (net of allowance for uncollectibles):		
TRADE ACCOUNTS	7,212,191	6,922,828
PROPERTY TAXES	32,086	40,674
LEASE RECEIVABLE	186,105,987	186,105,987
OTHER	(106,353)	4,936
OTHER GOVERNMENTS	641,051	1,537,192
ACCRUED INTEREST	0	0
PREPAIDS	948,485	1,528,764
INVENTORY	1,408,795	1,408,227
TOTAL UNRESTRICTED CURRENT ASSETS	\$ 223,867,276	\$ 221,896,510
RESTRICTED ASSETS:		
CASH AND CASH EQUIVALENTS	59,182,186	56,121,710
INVESTMENTS	42,997,546	52,557,223
RECEIVABLES (net of allowance for uncollectibles):		
PROPERTY TAXES	60,171	75,697
OTHER	-	2,372
ACCRUED INTEREST	304,934	108,480
BOND DISCOUNTS AND ISSUANCE COSTS	4,279	4,279
TOTAL RESTRICTED ASSETS	102,549,116	108,869,761
TOTAL CURRENT ASSETS	326,416,392	330,766,271
PROPERTY, PLANT, AND EQUIPMENT:		
PROPERTY, PORT, AND FACILITIES	577,365,292	568,635,162
LESS ACCUMULATED DEPRECIATION	(121,904,407)	(118,860,120)
PROPERTY, PLANT, AND EQUIPMENT NET	455,460,885	449,775,042
TOTAL ASSETS	\$ 781,877,277	\$ 780,541,313
LIABILITIES		
CURRENT LIABILITIES:		
ACCOUNTS PAYABLE	\$ 2,252,406	\$ 3,009,602
EQUIPMENT LEASE PAYABLE	-	-
ACCRUED COMPENSATED ABSENCES	0	146,828
UNEARNED LEASE INCOME	2,421,189	4,698,865
TOTAL CURRENT LIABILITIES	\$ 4,673,595	\$ 7,855,295
LIABILITIES PAYABLE FROM RESTRICTED ASSETS:		
ACCRUED BOND INTEREST PAYABLE	2,612,526	3,560,503
BONDS PAYABLE	6,725,000	6,725,000
TOTAL CURRENT LIABILITIES FROM RESTRICTED ASSETS	9,337,526	10,285,503
NON-CURRENT LIABILITIES		
BONDS PAYABLE	311,365,000	311,365,000
BOND PREMIUMS	21,279,403	21,495,653
TOTAL NON-CURRENT LIABILITIES	332,644,403	332,860,653
TOTAL LIABILITIES	\$ 346,655,524	\$ 351,001,451
DEFERRED INFLOW OF RESOURCES		
DEFERRED INFLOW OF RESOURCES	173,036,011	173,036,011
TOTAL DEFERRED INFLOW OF RESOURCES	\$ 173,036,011	\$ 173,036,011
NET ASSETS		
NET INVESTMENT IN CAPITAL ASSETS	\$ 261,827,753	\$ 260,793,927
RESTRICTED-DEBT SERVICE	18,998,843	19,805,666
RESTRICTED-CAPITAL PROJECTS (Corps)	12,297	12,301
RESTRICTED CONTRIBUTED TO OTHERS	45,959,548	45,602,572
RESERVE FOR CAPITAL IMPROVEMENTS	18,761,565	18,585,034
UNRESTRICTED DEBT CONTRIBUTED TO OTHERS	(128,472,064)	(128,526,609)
UNRESTRICTED	45,097,797	40,230,960
TOTAL NET ASSETS	\$ 262,185,742	\$ 256,503,851

PORT FREEPORT
STATEMENT OF REVENUES, EXPENSES, AND CHANGES IN FUND NET ASSETS
December 31, 2024

YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	% OVER (UNDER)	TOTAL 2024/2025 BUDGET	
OPERATING REVENUES:							
Wharfage	\$ 5,217,157	\$ 4,803,040	9%	\$ 4,649,280	\$ 567,877	12%	\$ 18,597,120
Dockage & deep water berth	2,734,785	2,424,644	13%	2,126,772	608,013	29%	8,507,187
Equipment & pallet use fees	635,142	377,653	68%	716,808	(81,666)	-11%	2,867,178
Facility use fees	618,321	319,797	93%	825,672	(207,351)	-25%	3,302,691
Security Fees	1,073,142	886,406	21%	782,286	290,856	37%	3,129,146
Other Customer Service Fees	497,075	348,654	43%	447,328	49,747	11%	1,744,912
Ground leases	3,468,396	3,064,610	13%	3,447,627	20,769	1%	13,790,511
Other leases	231,629	227,194	2%	231,627	2	0%	927,396
GASB 87 Lease recognition	-	-	0%	-	-	0%	-
Other revenue	8,428	922	814%	6,250	2,178	35%	25,000
Business interruption Claim	-	-	0%	-	-	0%	-
Total Operating Revenues	14,484,075	12,452,920	16%	13,233,650	1,250,425	9%	52,891,141
OPERATING EXPENSES:							
Port salaries/wages	928,793	903,020	3%	1,291,536	(362,743)	-28%	5,046,049
Port employee benefits	274,697	291,362	-6%	405,636	(130,939)	-32%	1,845,285
Professional services	959,304	596,435	61%	854,886	104,418	12%	3,431,930
Training, travel, and promotional	235,683	125,512	88%	247,464	(11,781)	-5%	794,545
Supplies	54,346	38,422	41%	48,863	5,483	11%	192,050
Utilities	254,432	327,640	-22%	292,001	(37,569)	-13%	1,168,000
Business Insurance	701,505	843,373	-17%	763,104	(61,599)	-8%	3,052,413
Other services & charges	131,698	111,442	18%	156,916	(25,218)	-16%	678,605
Maintenance & repair	408,123	295,944	38%	259,511	148,612	57%	1,030,440
Depreciation	3,044,287	2,948,368	3%	3,090,969	(46,682)	-2%	12,363,888
Total Operating Expenses	6,992,868	6,481,518	8%	7,410,886	(418,018)	-6%	29,603,204
OPERATING INCOME (LOSS)	7,491,207	5,971,402	25%	5,822,764	1,668,443	29%	23,287,937
	52%	48%		44%		44%	
NON-OPERATING REVENUES (EXPENSES)							
Ad Valorem tax collections	(16,608)	3,519,681	-100%	(14,124)	(2,484)	18%	(56,500)
Investment Income	1,466,795	1,409,521	4%	1,125,000	341,795	30%	4,500,000
Gain (loss) on sale of assets	-	-	0%	-	-	0%	-
Debt interest and fees	(3,052,766)	(2,806,993)	9%	(2,294,273)	758,493	33%	(9,178,224)
CAPITAL CONTRIBUTIONS (TO) FROM OTHERS:							
Freeport Harbor Improvement Project	-	(22,602)	-100%	-	-	-	-
Berth 2 Floodwall Modifications	-	-	0%	-	-	0%	(2,600,000)
Contributed Capital-Other	-	-	0%	-	0	0%	-
OTHER:							
Dredge material placement fees	-	270,916	-100%	-	-	0%	-
Total Non-Operating Revenue (Expenses)	(1,602,578)	2,370,523	-168%	(1,183,397)	(419,181)	35%	(7,334,724)
INCOME (LOSS) BEFORE CONTRIBUTIONS AND EXTRAORDINARY EXPENSE	5,888,629	8,341,925	-29%	4,639,367	1,249,262	27%	15,953,213
CAPITAL CONTRIBUTIONS:							
Grants:							
Grants Port-Freeport	-	-	0%	7,235,508	(7,235,508)	-100%	28,942,035
Total Capital Contributions-Grants	-	-	0%	7,235,508	(7,235,508)	-100%	28,942,035
EXTRAORDINARY ITEM							
Emergency Recovery Efforts - Hurricane	(206,739)	-	0%	-	(206,739)	0%	-
Net Extraordinary Income (Expense)	(206,739)	-	0%	-	(206,739)	0%	-
CHANGE IN NET POSITION	\$ 5,681,890	\$ 8,341,925	-32%	\$ 11,874,875	\$ (6,192,985)	-52%	\$ 44,895,248

STATEMENT OF CASH FLOWS
December 31, 2024

	YEAR TO DATE	PRIOR YEAR TO DATE
Cash Flows from Operating Activities:		
Operating Income (Loss)	\$ 7,290,384	\$ 5,971,405
Adjustments to Reconcile Operating Income (Loss) to Net Cash Flows from Operating Activities:		
Depreciation	3,044,287	2,948,368
Dredge Material Placement Fees	-	270,916
Change in Assets and Liabilities:		
Trade receivables	(289,361)	(600,570)
Other receivables	111,289	30,424
Lease Receivable	-	-
Deferred inflow of resources	-	-
Inventories	(568)	-
Prepaid and Other	582,651	599,386
Accounts payable	(757,196)	618,372
Deferred lease income	(2,277,676)	(2,176,795)
Accrued compensated absences	(146,828)	(138,315)
Total Cash Provided from (Used for) Operating Activities	7,556,982	7,523,191
Cash Flows from Non-capital Financing Activities:		
Property tax receipts	7,506	1,216,919
Property tax collection expense	(5,917)	(10,200)
Emergency Recovery Efforts - Disaster Related	-	-
Total Cash Provided from (Used for) Non-capital Financing Activities	1,589	1,206,719
Cash Flows from Capital Financing Activities:		
Principal payments under debt obligations	-	-
Interest and fees paid under debt obligations	(4,216,993)	(3,728,034)
Proceeds from sale of long-term debt obligations	-	-
Land, capital improvement, and equipment purchases	(8,730,130)	(3,699,462)
Other capital acquisition (costs) or recoveries, extraordinary	-	-
Capital contributions	-	(22,602)
Gants received	896,141	5,107
Proceeds from sale/disposal of capital assets	-	-
Total Cash Provided from (Used for) Capital Financing Activities	(12,050,982)	(7,444,991)
Cash Flows from Investing Activities:		
Investment earnings	1,270,341	1,137,170
Change in FMV of marketable investment securities	-	262,938
Total Cash Provided from (Used for) Investing Activities	1,270,341	1,400,108
Net Increase(Decrease) in Cash and Cash Equivalents	(3,222,070)	2,685,027
Cash and Cash Equivalents at Beginning of Period	133,026,835	96,561,718
Cash and Cash Equivalents at End of Period	\$ 129,804,765	\$ 99,246,745

NOTES TO FINANCIAL STATEMENTS

Note 1 - Accounts Receivable Aging

0 - 30 days	\$	6,918,721	96%
31 - 60 days		299,193	4%
61 - 90 days		29,327	0%
Over 90 days	\$	4,901	0%
Allowance for uncollectibles		(39,949)	-1%
Net Trade A/R	\$	7,212,192	

Note 2 - Accounts Payable Information

Retainage Withheld	\$	278,569
Corps of Engineers*		620,518
Employee Payroll Related		163,461
Accounts Payable		1,189,859
Total A/P	\$	2,252,406

45' Project - \$620,518

Note 3 - Debt Service Information

	Original Amount of Issue	Principal Paid	Issue Outstanding
General Obligation Bonds, Series 2019	\$ 31,795,000	\$ 1,875,000	\$ 29,920,000
General Obligation Bonds, Series 2021	37,135,000	-	37,135,000
General Obligation Bonds, Series 2023	55,800,000	-	55,800,000
Senior Lien Revenue Refunding Bonds, Series 2013A	33,065,000	22,740,000	10,325,000
Senior Lien Revenue and Refunding Bonds, Series 2015A	39,635,000	7,260,000	32,375,000
Senior Lien Revenue Refunding Bonds, Series 2018	32,865,000	3,440,000	29,425,000
Senior Lien Revenue Bonds, Series 2019A	45,200,000	4,205,000	40,995,000
Senior Lien Revenue Bonds, Series 2019B	29,480,000	2,905,000	26,575,000
Senior Lien Revenue Bonds, Series 2021	29,885,000	-	29,885,000
Senior Lien Revenue Bonds, Series 2024	25,655,000	-	25,655,000
2014 Equipment Lease Payable	14,100,000	14,100,000	-
Total Bonds	\$ 374,615,000	\$ 56,525,000	\$ 318,090,000

Less Current Portion of Long-Term Debt Payable	\$	6,725,000
Long-term Debt Payable	\$	311,365,000

Note 4 - Net Asset Information

A Special Reserve for Capital Improvements was created on Oct 22, 2015. A commitment was made to fund this reserve with an amount equal to the total maintenance and operations portion of the Port's tax rate.

Fiscal Year 2016 Amount Funded	\$	3,423,398
Fiscal Year 2017 Amount Funded	\$	3,570,000
Fiscal Year 2018 Amount Funded	\$	3,887,346
Fiscal Year 2019 Amount Funded	\$	4,269,552
Fiscal Year 2020 Amount Funded	\$	4,120,672
Fiscal Year 2021 Amount Funded	\$	3,981,963
Fiscal Year 2022 Amount Funded	\$	3,627,381
Fiscal Year 2023 Amount Funded	\$	3,351,718

PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
December 31, 2024

	YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2024/2025 BUDGET
COMMISSIONERS							
OPERATING EXPENSES:							
Port salaries/wages	\$ 14,400	\$ 14,400	0%	\$ 14,400	-	0%	\$ 57,600
Port employee benefits	1,381	1,329	4%	1,118	263	24%	5,011
Professional services		117	-100%	12,501	(12,501)	-100%	50,000
Training, travel & promotional	21,766	20,136	8%	25,785	(4,019)	-16%	85,814
Supplies	32	169	-81%	150	(118)	-79%	600
Utilities	2,275	1,999	14%	1,575	700	44%	6,300
Total Operating Expenses	\$ 39,854	\$ 38,150	4%	\$ 55,529	(15,675)	-28%	\$ 205,325

ADMINISTRATION & FOREIGN TRADE ZONE

OPERATING EXPENSES:							
Port salaries/wages	\$ 306,192	\$ 279,542	10%	\$ 476,459	(170,267)	-36%	\$ 1,785,801
Port employee benefits	80,560	78,303	3%	116,345	(35,785)	-31%	541,141
Professional services	87,648	89,153	-2%	166,377	(78,729)	-47%	694,100
Training, travel & promotional	84,325	32,674	158%	60,308	24,017	40%	216,724
Supplies	11,507	5,683	102%	6,203	5,304	86%	25,500
Utilities	14,933	20,461	-27%	20,258	(5,325)	-26%	81,034
Business Insurance	701,505	843,373	-17%	763,104	(61,599)	-8%	3,052,413
Other services & charges	83,373	78,724	6%	102,880	(19,507)	-19%	416,514
Maintenance & repair	28,361	114,003	-75%	43,161	(14,800)	-34%	173,150
Depreciation	3,044,287	2,948,368	3%	3,090,969	(46,682)	-2%	12,363,888
Total Operating Expenses	\$ 4,442,691	\$ 4,490,285	-1%	\$ 4,846,064	(403,373)	-8%	\$ 19,350,265

ENGINEERING

OPERATING EXPENSES:							
Port salaries/wages	\$ 98,428	\$ 76,207	29%	\$ 125,799	(27,371)	-22%	\$ 503,195
Port employee benefits	33,927	27,718	22%	44,887	(10,960)	-24%	208,195
Professional services	199,481	4,642	4197%	72,000	127,481	177%	288,000
Training, travel & promotional	2,074	2,078	0%	10,300	(8,226)	-80%	40,564
Supplies	761	626	22%	1,477	(716)	-48%	5,900
Utilities	1,432	1,117	28%	1,176	256	22%	4,704
Other services & charges	1,675	1,363	23%	3,775	(2,100)	-56%	15,100
Maintenance & repair	601	-	0%	126	475	377%	500
Total Operating Expenses	\$ 338,379	\$ 113,750	197%	\$ 259,540	78,839	30%	\$ 1,066,158

OPERATIONS

OPERATING EXPENSES:							
Port salaries/wages	\$ 387,946	\$ 393,601	-1%	\$ 539,274	(151,328)	-28%	\$ 2,157,058
Port employee benefits	118,392	134,485	-12%	186,126	(67,734)	-36%	832,123
Professional services	3,149	429	634%	5,400	(2,251)	-42%	5,400
Training, travel & promotional	6,435	6,425	0%	10,983	(4,548)	-41%	27,108
Supplies	28,594	18,653	53%	24,606	3,988	16%	95,650
Utilities	225,640	293,165	-23%	253,518	(27,878)	-11%	1,014,068
Other services & charges	34,062	14,445	136%	31,573	2,489	8%	135,240
Maintenance & repair	360,717	159,703	126%	198,698	162,019	82%	786,790
Total Operating Expenses	\$ 1,164,934	\$ 1,020,906	14%	\$ 1,250,178	(85,244)	-7%	\$ 5,053,437

**PORT FREEPORT
OPERATING EXPENSES BY DEPARTMENT
December 31, 2024**

BUSINESS DEVELOPMENT

OPERATING EXPENSES:

YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2024/2025 BUDGET	
\$ 80,971	\$ 99,046	-18%	\$ 97,644	(16,673)	-17%	\$ 390,567	
Port salaries/wages	22,445	31,999	-30%	39,781	(17,336)	-44%	174,973
Port employee benefits	100,000	-	0%	-	100,000	0%	-
Professional services	120,856	60,104	101%	136,355	(15,499)	-11%	411,511
Training, travel & promotional	466	1,191	-61%	1,897	(1,431)	-75%	5,200
Supplies	996	1,118	-11%	1,440	(444)	-31%	5,760
Utilities	2,495	5,788	-57%	7,758	(5,263)	-68%	68,032
Other services & charges	-	-	0%	-	-	0%	-
Maintenance & repair	-	-	0%	-	-	0%	-
Total Operating Expenses	\$ 328,228	\$ 199,245	65%	\$ 284,875	43,353	15%	\$ 1,056,043

PROTECTIVE SERVICES

OPERATING EXPENSES:

YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2024/2025 BUDGET	
\$ 40,856	\$ 40,225	2%	\$ 37,960	2,896	8%	\$ 151,828	
Port salaries/wages	17,993	17,529	3%	17,379	614	4%	83,841
Port employee benefits	569,026	502,094	13%	598,608	(29,582)	-5%	2,394,430
Professional services	225	4,094	-95%	3,733	(3,508)	-94%	12,824
Training, travel & promotional	12,987	12,101	7%	14,530	(1,543)	-11%	59,200
Supplies	9,158	9,779	-6%	14,034	(4,876)	-35%	56,134
Utilities	10,092	11,123	-9%	10,930	(838)	-8%	43,719
Other services & charges	18,444	22,237	-17%	17,526	918	5%	70,000
Maintenance & repair	-	-	0%	-	-	0%	-
Total Operating Expenses	\$ 678,782	\$ 619,182	10%	\$ 714,700	(35,918)	-5%	\$ 2,871,976

CONSOLIDATED - TOTAL

OPERATING EXPENSES:

YEAR TO-DATE	PRIOR YEAR TO-DATE	PRIOR YEAR % OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	BUDGET % OVER (UNDER)	TOTAL 2024/2025 BUDGET	
\$ 928,793	\$ 903,021	3%	\$ 1,291,536	(362,743)	-28%	\$ 5,046,049	
Port salaries/wages	274,698	291,363	-6%	405,636	(130,938)	-32%	1,845,284
Port employee benefits	959,304	596,435	61%	854,886	104,418	12%	3,431,930
Professional services	235,681	125,511	88%	247,464	(11,783)	-5%	794,545
Training, travel & promotional	54,347	38,423	41%	48,863	5,484	11%	192,050
Supplies	254,434	327,639	-22%	292,001	(37,567)	-13%	1,168,000
Utilities	701,505	843,373	-17%	763,104	(61,599)	-8%	3,052,413
Business Insurance	131,697	111,443	18%	156,916	(25,219)	-16%	678,605
Other services & charges	408,123	295,943	38%	259,511	148,612	57%	1,030,440
Maintenance & repair	3,044,287	2,948,368	3%	3,090,969	(46,682)	-2%	12,363,888
Depreciation	-	-	0%	-	-	0%	-
Total Operating Expenses	\$ 6,992,868	\$ 6,481,519	8%	\$ 7,410,886	(418,018)	-6%	\$ 29,603,204

**PORT FREEPORT - VELASCO TERMINAL ONLY
STATEMENT OF REVENUES AND EXPENSES
December 31, 2024**

YEAR TO DATE	PRIOR YEAR TO DATE	% OVER (UNDER)	3 MONTHS BUDGET	OVER (UNDER)	% OVER (UNDER)	TOTAL 2025 BUDGET	
OPERATING REVENUES:							
Wharfage	\$ 677,832	\$ 442,433	53%	\$ 464,928	\$ 212,904	46%	\$ 1,859,712
Dockage & deep water berth	251,508	166,343	51%	212,675	38,833	18%	850,739
Equipment & pallet use fees	558,052	329,073	70%	609,279	(51,227)	-8%	2,437,089
Facility use fees	93,589	19,830	372%	-	93,589	0%	-
Security Fees	105,311	56,101	88%	78,231	27,080	35%	312,925
Other Customer Service Fees	172,915	93,061	86%	205,026	(32,111)	-16%	820,104
Ground leases	116,648	99,138	18%	34,476	82,172	238%	137,907
Total Operating Revenues	1,975,856	1,205,978	64%	1,604,615	371,241	23%	6,418,476
OPERATING EXPENSES:							
Port salaries/wages	103,190	88,336	17%	72,084	31,106	43%	288,318
Port employee benefits	22,801	24,876	-8%	30,213	(7,412)	-25%	145,288
Professional services	-	-	0%	-	-	0%	-
Training, travel, and promotional	-	-	0%	300	(300)	-100%	1,200
Supplies	124	-	0%	-	-	0%	-
Utilities	31,121	35,881	-13%	41,214	(10,093)	-24%	164,856
Business Insurance	114,377	127,901	-11%	170,814	(56,437)	-33%	683,258
Maintenance & repair	228,786	50,281	355%	81,756	147,030	180%	327,000
Depreciation	1,474,991	1,439,166	2%	1,474,449	542	0%	5,897,802
Total Operating Expenses	1,975,389	1,766,442	12%	1,870,830	104,559	6%	7,507,722
OPERATING INCOME (LOSS)	467	(560,464)	100%	(266,215)	266,682	100%	(1,089,246)
NON-OPERATING REVENUES (EXPENSES)							
Debt interest and fees	(649,998)	(387,806)	68%	(841,669)	191,671	23%	(3,367,847)
Total Non-Operating Revenue (Expenses)	(649,998)	(387,806)	68%	(841,669)	191,671	-23%	(3,367,847)
CHANGE IN NET POSITION	\$ (649,531)	\$ (948,269)	-32%	\$ (1,107,884)	\$ 458,353	-41%	\$ (4,457,093)

PORT FREEPORT
Port Improvement Projects Summary
November 30, 2024

Acct No.	Other not in contract	Project	Contract Award	Change Orders	Total Contract	Current Year Budget	Incurred to Date FY 2025	CIP Prior Years	Incurred to Date Total	Balance to Finish
		VT- North Gate Entrance	720,842.52	0.00	720,842.52	250,000.00	349,815.51	237,408.00	587,223.51	133,624.00
Job 00540		EDSA	356,684.00	0.00	356,684.00	0.00	97,572.00	237,408.00	334,980.00	21,704.00
		Construction	363,469.00	0.00	363,469.00	0.00	251,649.00	0.00	251,649.00	111,820.00
		Other not in contract	694.52	0.00	694.52	0.00	694.52	0.00	694.52	0.00
		VT- Access Project	13,159,432.83	70,000.00	13,229,432.83	8,679,000.00	5,212,476.68	15,400.00	5,227,876.68	8,001,556.15
Job 00554		EDSA	1,218,718.00	70,000.00	1,288,718.00	0.00	955,693.49	15,400.00	971,093.49	317,624.51
		Construction	11,929,297.00	0.00	11,929,297.00	0.00	4,245,363.36	0.00	4,245,363.36	7,683,931.64
		Other not in contract	11,417,831.83	0.00	11,417,831.83	0.00	11,417,831.83	0.00	11,417,831.83	0.00
		VT- Retriegerated Cross Dock	25,000.38	0.00	25,000.38	500,000.00	25,000.38	0.00	25,000.38	0.00
Job 00555		EDSA	25,000.00	0.00	25,000.00	0.00	25,000.00	0.00	25,000.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	8.38	0.00	8.38	0.00	8.38	0.00	8.38	0.00
Job 00510		VT Backlands Area V Phase II	866,975.00	0.00	866,975.00	20,500,000.00	494,872.47	0.00	494,872.47	372,102.53
		EDSA	849,800.00	0.00	849,800.00	0.00	477,697.47	0.00	477,697.47	372,102.53
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	17,175.00	0.00	17,175.00	0.00	17,175.00	0.00	17,175.00	0.00
Job 564		VT East 5th Reconstruction	84,272.00	0.00	84,272.00	500,000.00	51,013.00	0.00	51,013.00	33,259.00
		EDSA	84,272.00	0.00	84,272.00	0.00	51,013.00	0.00	51,013.00	33,259.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		VT Perimeter Fencing	0.00	0.00	0.00	95,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00530		VT Utility Relocation of Land Acquisition & land	582,805.28	3,525.00	586,330.28	1,800,000.00	386,330.28	0.00	386,330.28	0.00
Job 00560		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	72,456.13	0.00	72,456.13	0.00	72,456.13	0.00	72,456.13	0.00
		Other not in contract	510,349.15	3,525.00	513,874.15	0.00	513,874.15	0.00	513,874.15	0.00
Job 00556		Pumpstation 1400 E Floodgate & P14 Drainage	1,444,405.61	0.00	1,444,405.61	1,440,000.00	1,241,002.00	205,403.61	1,446,405.61	0.00
FA00134		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	1,442,485.00	0.00	1,442,485.00	0.00	1,239,182.00	203,303.00	1,442,485.00	0.00
		Other not in contract	3,920.61	0.00	3,920.61	0.00	1,820.00	2,100.61	3,920.61	0.00
Job 00562		Non-TWIC Lot Precheck Gate Electrical	1,892.00	0.00	1,892.00	10,000.00	1,892.00	0.00	1,892.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	1,892.00	0.00	1,892.00	0.00	1,892.00	0.00	1,892.00	0.00
Job 00557		EDC Additional Parking	0.00	0.00	0.00	25,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00558		EDC HVAC Upgrade/Replacement	594,795.00	0.00	594,795.00	500,000.00	24,805.00	0.00	24,805.00	510,440.00
		EDSA	20,070.00	0.00	20,070.00	0.00	10,035.00	0.00	10,035.00	10,035.00
		Construction	514,725.00	0.00	514,725.00	0.00	14,300.00	0.00	14,300.00	500,405.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 563		Gate 4 Access Road Widening	66,145.38	0.00	66,145.38	120,000.00	25,328.38	0.00	25,328.38	40,817.00
		EDSA	66,137.00	0.00	66,137.00	0.00	25,328.38	0.00	25,328.38	40,817.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	8.38	0.00	8.38	0.00	8.38	0.00	8.38	0.00
		Greenbelt with Port Expansion Area Tribute	0.00	0.00	0.00	50,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Port Expansion Area Water & Sewer Modification	0.00	0.00	0.00	500,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00230		M & R - Joist Repairs	0.00	0.00	0.00	20,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00280		M & R - Railroad Track Renovations	0.00	0.00	0.00	75,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		M & R - Roads	0.00	0.00	0.00	200,000.00	0.00	0.00	0.00	0.00
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00553		M & R Transformer Yard Replacement	4,078.00	0.00	4,078.00	200,000.00	0.00	4,078.00	4,078.00	0.00
		EDSA	4,078.00	0.00	4,078.00	0.00	4,078.00	0.00	4,078.00	0.00
		Construction	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00518		M & R Fence Razor Wire Upgrade	23,350.00	0.00	23,350.00	31,000.00	0.00	0.00	0.00	23,350.00
FA00114		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	23,350.00	0.00	23,350.00	0.00	0.00	0.00	0.00	23,350.00
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00518		M & R Portwide Areas Upgrade to Concrete	4,756,692.90	58,814.91	4,815,507.81	3,700,000.00	3,510,217.66	1,805,290.15	4,815,507.81	0.00
FA00135		EDSA	26,242.50	0.00	26,242.50	0.00	15,910.75	6,271.75	26,242.50	0.00
		Construction	4,728,599.00	58,814.91	4,787,413.91	0.00	3,490,246.91	1,297,167.00	4,787,413.91	0.00
		Other not in contract	1,851.40	0.00	1,851.40	0.00	1,851.40	1,851.40	1,851.40	0.00
Job 00220		M & R - Docks Cathodic Protection System	4,659,751.85	0.00	4,659,751.85	6,000,000.00	833,272.77	0.00	833,272.77	3,826,479.08
		EDSA	632,544.00	0.00	632,544.00	0.00	304,831.00	0.00	304,831.00	327,713.00
		Construction	4,026,977.10	0.00	4,026,977.10	0.00	527,831.00	0.00	527,831.00	3,498,766.08
		Other not in contract	630.75	0.00	630.75	0.00	630.75	0.00	630.75	0.00

PORT FREEPORT
Port Improvement Projects Summary
November 30, 2024

Acct No.	Other not in contract	Project	Contract Award	Change Orders	Total Contract	Current Year Budget	Incurred to Date FY 2025	CIP Prior Years	Incurred to Date Total	Balance to Finish
Job 00561		M & R Outer Harbor Berth Repairs	191,000.00	12,023.80	203,023.80	300,000.00	2,760.00	0.00	2,760.00	200,263.80
		EDSA	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
		Construction	191,000.00	12,023.80	203,023.80	0.00	2,760.00	0.00	2,760.00	200,263.80
		Other not in contract	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Job 00565		Emergency Call Station & Camera Upgrade (Grant)	147,542.00	0.00	147,542.00	147,542.00	147,542.00	0.00	147,542.00	0.00
		EDSA	147,542.00	0.00	147,54					

PORT FREEPORT
QUARTERLY INVESTMENT SUMMARY
December 31, 2024

Unrestricted Resources: The \$19.75 million portfolio (market value) of unrestricted resources is structured to have funds available to meet anticipated capital expenditures and monthly Port operating requirements, if needed. In the current portfolio forty-eight percent of the investments have maturities of less than one month, and fifty-two percent have maturities maturing less than six months. The portfolio composition is primarily Federal Treasury securities and money market funds. Investments have been made with the intent to hold them until maturity.

Restricted Resources: The \$102.2 million portfolio (market value) includes bond reserve requirements of \$20.2 million, restricted funds of \$12.3 thousand in the U.S. Army Corps of Engineers (Corps) escrow accounts, \$18.8 million of capital improvements reserve, \$17.2 million in 2024 Revenue Bond project funds, and \$46 million in 2023 General Obligation Bond project funds. The portfolio of restricted resources is structured to provide the liquidity needed to make scheduled bond payments from interest and sinking accounts, commission approved capital improvements, and to meet the requirements of the Corps projects. The current portfolio has ninety-three percent of the investments having maturities less than six months and seven percent maturing in over six months. The portfolio composition is primarily Federal Treasury & Agency securities, and money market funds. Investments have been made with the intent to hold them until maturity. The principal and interest payments totaling \$4,216,118 for the Senior Lien Revenue Refunding Bonds Series 2013A, Senior Lien Revenue and Refunding Bonds Series 2015A, Senior Lien Revenue Refunding Bonds-Series 2018, Senior Lien Revenue Bonds Series 2019A and 2019B, Senior Lien Revenue Bonds Series 2021, and Senior Lien Revenue Bonds Series 2024 were made on November 21st. Following is a summary of the total portfolio activity for the quarter ended December 31, 2024:

Investments	Face Value	Market	Ratio	Weighted Avg. Yield	Weighted Avg. Maturity (Days)	Benchmark Yield
Beginning of Period	\$128,308,515	\$127,650,695	.995	5.06%	89.4	4.617%
Purchases	21,947,697					
Maturities	27,838,346					
Sales						
End of Period	<u>\$122,417,865</u>	\$121,931,265	.996	5.10%	86.67	4.321%

Total accrued interest at end of period: \$299,119

The fund portfolio is in compliance with the Port's investment policy, as amended July 1, 2023, and the Public Funds Investment Act. See attached supporting schedule of investments.

Rob Lowe, Chief Financial Officer

Amy O'Brien, Controller

PORT FREEPORT
QUARTERLY INVESTMENT REPORT
12/31/24

Type	Broker Code	Purchase Date	Maturity Date	Interest Rate	Yield	9/30/2024 Face Value	9/30/2024 Amortized Cost	9/30/2024 Fair Market Value	Purchases	Sales/ Maturities	12/31/2024 Face Value	12/31/2024 Amortized Cost	12/31/2024 Fair Market Value
OPERATING FUNDS:													
MM	HS	-	-	1.764	1.764	4,327.95	4,327.95	4,327.95		(1,540.99)	2,786.96	2,786.96	2,786.96
MM	TP	-	-	5.325	5.325	8,817,678.76	8,817,678.76	8,817,678.76	663,274.44		9,480,953.20	9,480,953.20	9,480,953.20
MM	TP	-	-	5.325	5.325	11,798.00	11,798.00	11,798.00	141.42		11,939.42	11,939.42	11,939.42
TNOTE	HS	12/12/24	03/13/25	-	5.270	0.00	0.00	0.00	10,345,000.00		10,345,000.00	10,237,464.55	10,255,853.62
TNOTE	HS	09/13/24	12/12/24	-	5.270	10,235,000.00	10,125,711.21	10,137,956.95		(10,235,000.00)	0.00	0.00	0.00
TOTAL ENTERPRISE FUND - UNRESTRICTED						19,066,804.71	18,959,515.92	18,871,761.66	11,008,415.86	(10,236,540.99)	19,840,679.58	19,733,144.13	19,751,833.20
INVESTMENT SUMMARY:													
MM		9,495,679.58	47.86%							0-1 MONTH	9,495,679.58	47.86%	
C.D.		0.00	0.00%							1-6 MONTHS	10,345,000.00	52.14%	
TREASURY		10,345,000.00	52.14%							6-12 MONTHS	0.00	0.00%	
AGENCY		0.00	0.00%							OVER 12 MONTHS	0.00	0.00%	
TX MUNICIPAL		0.00	0.00%										19,840,679.58
WEIGHTED AVERAGE YIELD						5.30 %							
BENCHMARK -3 MO. TBILL						4.617 %							
Type	Broker Code	Purchase Date	Maturity Date	Interest Rate	Yield	9/30/2024 Face Value	9/30/2024 Amortized Cost	9/30/2024 Fair Market Value	Purchases	Sales/ Maturities	12/31/2024 Face Value	12/31/2024 Amortized Cost	12/31/2024 Fair Market Value
BROKER CODE: HS = HILLTOP SECURITIES FNB = FIRST NATIONAL BANK FGB = TEXAS GULF BANK TP = TEXPOOL													

Type	Broker	Purchase Date	Maturity Date	Interest Rate	Yield	9/30/2024 Face Value	9/30/2024 Amortized Cost	9/30/2024 Fair Market Value	Purchases	Sales/ Maturities	12/30/2024 Face Value	12/30/2024 Amortized Cost	12/30/2024 Fair Market Value
RESTRICTED													
CAPITAL IMPROVEMENTS													
MM	HS	-	-	1.764	1.764	86,344.80	86,344.80	86,344.80	-	(85,463.94)	880.86	880.86	880.86
MM	HS	-	-	5.325	5.325	92,277.78	92,277.78	92,277.78	9,202,671.45	-	9,294,949.23	9,294,949.23	9,294,949.23
TNOTE	HS	10/26/2023	10/3/2024	-	5.364	9,010,000.00	8,887,947.34	9,006,386.18	-	(9,010,000.00)	0.00	(1,122,952.60)	0.00
TNOTE	HS	3/19/2024	3/15/2025	1.750	5.060	9,515,000.00	9,300,453.88	9,400,025.76	-	-	9,515,000.00	9,300,453.88	9,465,734.95
TOTAL CAPITAL IMPROVEMENTS						18,703,622.58	18,367,023.80	18,585,034.54	9,202,671.45	(9,095,483.94)	18,810,830.09	18,474,231.31	18,761,565.04
45 FOOT PROJECT FUNDS RESTRICTED:													
MM	TGB	-	-	5.400	5.400	10,160.27	10,160.27	10,160.27	(4.49)	(4.49)	10,155.78	10,155.78	10,155.78
TOTAL 45 FOOT PROJECT FUNDS - RESTRICTED						10,160.27	10,160.27	10,160.27	(4.49)	(4.49)	10,155.78	10,155.78	10,155.78
FREEPORT HARBOR NAVIGATION PROJECT FEASIBILITY STUDY FUND - RESTRICTED:													
MM	FNB	-	-	0.010	0.010	1,098.66	1,098.66	1,098.66	0.03	0.03	1,098.69	1,098.69	1,098.69
TOTAL FREEPORT HARBOR NAVIGATION PROJECT FEASIBILITY STUDY FUND						1,098.66	1,098.66	1,098.66	0.03	0.03	1,098.69	1,098.69	1,098.69
FREEPORT HARBOR ASSUMPTION OF OPERATIONS AND MAINTENANCE FUND - RESTRICTED:													
MM	FNB	-	-	0.010	0.010	1,042.03	1,042.03	1,042.03	0.03	0.03	1,042.06	1,042.06	1,042.06
TOTAL FREEPORT HARBOR ASSUMPTION OF OPS & MAINTENANCE FUND						1,042.03	1,042.03	1,042.03	0.03	0.00	1,042.06	1,042.06	1,042.06
INTEREST & SINKING													
MM	TP2013A Debt Service	-	-	5.325	5.325	1,524,112.67	1,524,112.67	1,524,112.67	324,506.23	-	1,848,618.90	1,848,618.90	1,848,618.90
MM	TP2024 Rev Debt Service	-	-	5.325	5.325	407,375.55	407,375.55	407,375.55	-	(305,665.57)	101,709.98	101,709.98	101,709.98
MM	TP-G.O. Bond I & S	-	-	5.325	5.325	5,698,145.44	5,698,145.44	5,698,145.44	68,274.16	-	5,766,419.60	5,766,419.60	5,766,419.60
MM	TP-18 I & S	-	-	5.325	5.325	1,764,336.41	1,764,336.41	1,764,336.41	-	(304,128.20)	1,460,708.21	1,460,708.21	1,460,708.21
MM	TP-15 I & S	-	-	5.325	5.325	2,125,373.84	2,125,373.84	2,125,373.84	-	(31,830.42)	1,806,563.42	1,806,563.42	1,806,563.42
MM	TP-21 Rev Bond I & S	-	-	5.325	5.325	474,081.75	474,081.75	474,081.75	-	(361,783.69)	112,298.06	112,298.06	112,298.06
MM	TP-19A Rev Bond I & S	-	-	5.325	5.325	1,094,384.21	1,094,384.21	1,094,384.21	-	(464,117.75)	630,266.46	630,266.46	630,266.46
MM	TP-19B Rev Bond I & S	-	-	5.325	5.325	614,164.28	614,164.28	614,164.28	-	(187,261.72)	426,912.66	426,912.66	426,912.66
TOTAL INTEREST & SINKING						13,702,425	13,702,425	13,702,425	392,780.39	(1,851,775.25)	12,153,997.29	12,153,997.29	12,153,997.29
2014 SENIOR LIEN REFUNDING BOND RESERVE FUND - RESTRICTED:													
MM	HS	-	-	1.764	1.764	10,302.18	10,302.18	10,302.18	-	(5,839.47)	4,462.71	4,462.71	4,462.71
TNOTE	HS	10/29/21	10/15/24	0.625	0.760	418,000.00	417,975.59	417,290.56	-	(418,000.00)	0.00	0.00	0.00
TNOTE	HS	03/29/22	11/30/25	0.375	2.550	525,000.00	512,306.61	501,848.74	-	-	525,000.00	512,306.61	507,237.77
TNOTE	HS	04/01/21	02/28/26	0.500	0.877	247,000.00	245,684.70	235,681.12	-	-	247,000.00	245,684.70	236,821.41
TNOTE	HS	11/03/23	10/31/28	1.375	4.699	505,000.00	444,691.68	463,564.47	-	-	505,000.00	444,691.68	452,713.26
2014 SENIOR LIEN REVENUE & REFUNDING BONDS - RESTRICTED:						1,764	1,764	11,146.56	11,146.56	(7,556.15)	3,590.41	3,590.41	3,590.41
TNOTE	HS	10/29/21	10/15/24	0.625	0.760	279,000.00	278,983.77	278,256.48	-	(279,000.00)	0.00	0.00	0.00
TNOTE	HS	03/11/21	12/31/25	0.375	0.874	227,000.00	225,842.22	217,297.12	-	-	227,000.00	225,842.22	218,685.99
TNOTE	HS	11/03/23	11/30/27	0.625	4.683	1,012,000.00	885,013.20	924,092.96	-	-	1,012,000.00	885,013.20	911,961.08
2014 SENIOR LIEN REVENUE REFUNDING BONDS - RESTRICTED:													
MM	HS	-	-	1.764	1.764	18,256.34	18,256.34	18,256.34	-	(17,463.43)	792.91	792.91	792.91
TNOTE	HS	06/18/21	12/31/24	1.750	0.852	970,000.00	972,923.77	963,141.41	-	-	0.00	0.00	0.00
TNOTE	HS	12/31/24	04/03/25	-	4.314	0.00	0.00	0.00	1,007,000.00	-	1,007,000.00	996,350.64	995,766.21
TNOTE	HS	11/03/23	11/30/27	0.625	4.683	97,000.00	84,580.62	88,574.13	-	-	97,000.00	84,580.62	87,411.29
2018 SENIOR LIEN REVENUE BONDS - RESTRICTED:													
MM	HS	-	-	1.764	1.764	108,500.65	108,500.65	108,500.65	70,852.59	-	179,333.24	179,333.24	179,333.24
TNOTE	HS	10/29/21	10/15/24	0.625	0.760	53,000.00	52,990.62	52,910.05	-	(53,000.00)	0.00	0.00	0.00
TNOTE	HS	01/08/20	12/31/25	2.625	1.671	1,312,000.00	1,326,907.06	1,291,527.27	-	-	1,312,000.00	1,326,907.06	1,292,572.78

Unaudited
Page 17 of 40

Type	Broker	Purchase Date	Maturity Date	Interest Rate	Yield	9/30/2024 Face Value	9/30/2024 Amortized Cost	9/30/2024 Fair Market Value	Purchases	Sales/ Maturities	12/30/2024 Face Value	12/30/2024 Amortized Cost	12/30/2024 Fair Market Value
2018 SENIOR LIEN REVENUE BONDS - RESTRICTED:													
MM	HS	-	-	1.764	1.764	21,178.58	21,178.58	21,178.58	56.78	-	21,235.36	21,235.36	21,235.36
TNOTE	HS	1/3/2024	2/28/2027	1.875	4.041	870,000.00	822,877.36	815,462.32	-	-	870,000.00	822,877.36	827,797.68
2021 SENIOR LIEN REVENUE BONDS - RESTRICTED:													
MM	HS	-	-	1.764	1.764	23,562.26	23,562.26	23,562.26	63.16	-	23,625.42	23,625.42	23,625.42
AG	HS	8/26/2021	06/26/25	0.670	0.677	1,060,000.00	1,059,948.96	1,028,325.97	-	-	1,060,000.00	1,059,948.96	1,041,301.60
202 SENIOR LIEN REVENUE BONDS - RESTRICTED:													
MM	HS	-	-	1.764	1.764	28,817.23	28,817.23	28,817.23	27,053.79	-	55,871.02	55,871.02	55,871.02
AG	HS	2/15/2024	11/17/26	4.625	4.421	1,165,000.00	1,169,843.51	1,180,883.64	0.00	0.00	1,165,000.00	1,169,843.51	1,171,643.80
TOTAL BOND RESERVE FUNDS						8,961,763.80	8,722,076.47	8,702,900.04	1,105,006.32	(1,150,859.05)	8,315,911.07	8,062,700.63	8,032,893.94
BOND PROJECT FUNDS - RESTRICTED FOR CAPITAL IMPROVEMENTS:													
MM	HS-2025 G.O. BOND FUNDS	-	-	1.764	1.764	990.00	990.00	990.00	2.68	-	1,001.68	1,001.68	1,001.68
MM	TP-2023 G.O. BOND FUNDS	-	-	5.325	5.325	19,931,897.96	19,931,897.96	19,931,897.96	238,820.28	-	20,170,718.24	20,170,718.24	20,170,718.24
MM	TP-2024 REV BOND FUNDS	-	-	5.325	5.325	22,073,651.30	22,073,651.30	22,073,651.30	-	(4,813,720.62)	17,259,930.68	17,259,930.68	17,259,930.68
TNOTE	HS-2025 G.O. BOND FUNDS	3/20/2024	2/28/2025	2.750	5.087	25,853,000.00	25,669,928.33	25,669,675.08	-	-	25,853,000.00	25,669,928.33	25,787,828.21
TOTAL BOND PROJECT FUNDS						67,859,548.26	67,676,476.59	67,676,223.34	238,822.86	(4,813,720.62)	63,284,650.60	62,901,578.93	63,194,718.81
TOTAL ENTERPRISE FUND RESTRICTED						109,239,709.85	108,280,352.07	108,678,933.13	10,939,276.69	(17,601,805.42)	102,577,185.58	101,604,304.69	102,179,731.61

INVESTMENT SUMMARY:

M MARKET	59,182,185.58	57.69%
C.D.	0.00	0.00%
TREASURY	41,170,000.00	40.14%
AGENCY	2,225,000.00	2.17%
TX MUNICIPAL	0.00	0.00%
	<u>102,577,185.58</u>	

WEIGHTED AVERAGE YIELD

5.06 %

BENCHMARK -3 MO. TBILL

4.31 %

LIQUIDITY SUMMARY:

0-1 MONTH	67,637,185.58	65.93%
1-6 MONTHS	27,920,000.00	27.22%
6-12 MONTHS	3,124,000.00	3.05%
OVER 12 MONTHS	3,986,000.00	3.80%
	<u>102,577,185.58</u>	

Unaudited
Page 18 of 40

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 3
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96187	12/04/24	V00101	Sunstates Security, LLC	89,265.57	
132522	129650		Security Service Fees	488.57	
132523	129649		Security Service Fees	17.89	
132524	129648		Security Service Fees	178.75	
132525	129644		Security Service Fees	303.88	
132526	129645		Security Service Fees	1,221.40	
132547	129651		Security Service Fees	41,506.25	
132548	129647		Security Service Fees	44,002.33	
132549	129646		Security Service Fees	1,367.75	
132550	129643		Security Service Fees		
			Line Amount Total	89,265.57	
96188	12/04/24	V00106	Freese & Nichols	34,640.11	
132537	123685		Construction in Progress	34,640.11	
132537	123685		Change Order VT Access		
			Line Amount Total	34,640.11	
96189	12/04/24	V00114	AT&T:171-799-3737 001	746.33	
132497	129621		Telephone	138.82	
132497	129621		Telephone	69.41	
132497	129621		Telephone	277.64	
132497	129621		Telephone	17.39	
132497	129621		Telephone	69.48	
132497	129621		Telephone	34.70	
132497	129621		Telephone	17.39	
132497	129621		Telephone	52.09	
132497	129621		Telephone	69.41	
132497	129621		Telephone		
			Line Amount Total	746.33	
96190	12/04/24	V00166	Van Scoyoc Associates	8,500.00	
132551	127980		Consultant Fees - Other	8,500.00	
132551	127980		Govt Liason Svc Agmt Mar 2024-Feb 2025		
132551	127980		Consultant Fees - Other		
132551	127980		Expenses Incurred-Not t exceed \$2000.00 over the course of the 1-year contract		
132551	127980				
			Line Amount Total	8,500.00	
96191	12/04/24	V00175	Gulf Machine Services	273.76	
132503	129631		M&R TOE-Gantry Crane	136.88	
132503	129631		M&R TOE-Gantry Crane	136.88	
			Line Amount Total	273.76	
96192	12/04/24	V00176	Yaklin Ford	25.50	
132531	129638		M&R Vehicles-2020 Chev PU	25.50	
			Line Amount Total	25.50	
96193	12/04/24	V00187	Brazoria County Septic Service	1,477.00	
132533	129636		Contract Services-Oct	738.50	
132533	129636		Contract Services-Nov	738.50	
			Line Amount Total	1,477.00	
96194	12/04/24	V00201	CDW Government	5.50	
132540	129627		M&R IT Equipment	5.50	
			Line Amount Total	5.50	

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 4
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96195	12/04/24	V00207	ABC Texas Gulf Coast	1,460.00	
132532	129612		Dues & Memberships & Licenses	1,460.00	
			Line Amount Total	1,460.00	
96196	12/04/24	V00258	HubSpot, Inc.	4,134.79	
132538	129619		Contract Services	2,797.83	
132539	129620		Contract Services	1,336.96	
			Line Amount Total	4,134.79	
96197	12/04/24	V00405	SLS Rigging LLC	78,091.28	
132514	129633		M&R TOE-Gantry Crane	225.64	
132514	129633		M&R TOE-Gantry Crane	225.64	
132546	129539		M&R TOE-Gantry Crane	38,820.00	
132546	129539		M&R TOE-Gantry Crane	38,820.00	
132546	129539		(2) Boom Cables for change out on Cranes 68 & 69		
132546	129539		Not to exceed \$77,640.00		
132546	129539		Board Approval 11/21/2024		
			Line Amount Total	78,091.28	
96198	12/04/24	V00547	M & G Trailer Ranch, Inc.	1,490.48	
132543	129270		M&R Security Equipment-SeaArk Commander Boat	1,490.48	
132543	129270		Air Conditioner Coleman Mach 15		
			Line Amount Total	1,490.48	
96199	12/04/24	V00624	CBRE, Inc.-Valuation and Advisory Services	3,525.00	
132534	113142		Construction in Progress		
132534	113142		Appraisal/Consultation Services-NTE		
132534	113142		Commission Approved 1/9/2020		
132534	113142		Construction in Progress		
132534	113142		Construction in Progress		
132534	113142		Change order 5/11/20		
132534	113142		Construction in Progress		
132534	113142		Appraisal/Consultation Services-NTE		
132534	113142		Commission Approved 5/18/2020		
132534	113142		Change Order 9/10/2020		
132534	113142		Construction in Progress	3,525.00	
132534	113142		Appraisal/Consultation Services-NTE		
			Line Amount Total	3,525.00	
96200	12/04/24	V00668	DARE Capital Partners, LLC	3,062.59	
132535	129542		M&R TOE-Gantry Crane	454.40	
132535	129542		M&R TOE-Gantry Crane	454.40	
132535	129542		(2) Painter to chip, scrape & paint Cranes		
132535	129542		\$20.29 per hour		
132535	129542		\$20.00 plus 1.42% markup		
132535	129542		Not to Exceed \$10,000.00		
132536	129639		M&R Other-Mowing, Weed Control Etc	2,153.79	
			Line Amount Total	3,062.59	
96201	12/04/24	V00875	Hannah Fitzsimmons	300.00	
132552	129659		Telephone Sept - Dec	300.00	
			Line Amount Total	300.00	
96202	12/04/24	V00890	Kerkton Security Technologies LLC	5,400.00	
132541	129540		Contract Services Oct -Dec 2024	1,350.00	
132541	129540		Contract Services Jan 2024-Sept 2025	4,050.00	

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 5
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132541		129540	ORNA Dispatch and Report Management Software		
132541		129540	for 45 Officers - Annual		
			Line Amount Total		5,400.00
96203	12/04/24	V00956	Texas A&M University-Corpus Christi	14,979.50	
132554		129661	Contract Services		14,979.50
			Line Amount Total		14,979.50
96204	12/04/24	V01011	Charles Gryseels III	75.00	
132498		129618	Telephone - Nov		75.00
			Line Amount Total		75.00
96205	12/04/24	V01017	GFL Plant Services LP	522.90	
132502		129637	Contract Services		522.90
			Line Amount Total		522.90
96206	12/04/24	V01078	Everon, LLC	854.00	
132500		129652	Badge Supplies		854.00
			Line Amount Total		854.00
96207	12/04/24	V01086	Clinton Woodson	264.71	
132499		129641	Sales/Promotion Travel		99.98
132499		129641	Commercial Events-Oct		139.73
132499		129641	Commercial Events		25.00
			Line Amount Total		264.71
96208	12/10/24	V00014	Francis A Durel Jr	2,313.31	
132607		129720	Construction in Progress		1,375.00
132624		129719	Gantry Cranes		1,562.50
132624		129719	Other Receivables		-624.19
			Line Amount Total		2,313.31
96209	12/10/24	V00030	Girouards Ace Hardware	810.03	
132593		129701	Maint and Operations Supplies		36.16
132593		129701	M&R IT Equipment		34.99
132593		129701	M&R Groundskeeping and Misc. Equipment		21.99
132593		129701	M&R Groundskeeping Equipment-Holland 105 Tractor		9.18
132593		129701	M&R TOE-Yale Forklift		40.06
132593		129701	M&R TOE-Gantry Crane		64.41
132593		129701	M&R TOE-Gantry Crane		64.40
132593		129701	M&R Bldgs-Operations Bldg		46.17
132593		129701	M&R Warehouse-Warehouse 51		186.55
132593		129701	M&R Transit Shed-T.S. 1		90.88
132593		129701	M&R Docks-Dock Berth 1		9.24
132593		129701	M&R Docks-Dock Berth 2		9.23
132593		129701	M&R Docks-Dock Berth 7-VT		71.15
132593		129701	M&R Parcel 14 Rail		125.62
			Line Amount Total		810.03
96210	12/10/24	V00039	Brazosport Tire	3,195.12	
132556		129689	M&R TOE-Yale Forklift		484.84
132557		129682	M&R Groundskeeping Equip Zero Turn 61" Mower		289.70
132558		129681	M&R TOE-Toyota Forklift		470.06
132559		129680	M&R TOE-Street Sweeper		716.26
132560		129679	M&R TOE-Toyota Forklift		69.20
132560		129679	M&R TOE-Toyota Forklift		69.20
132560		129679	M&R TOE-Toyota Forklift		69.20
132560		129679	M&R TOE-Street Sweeper		69.20

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 6
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132560		129679	M&R Groundskeeping Equip Zero Turn 61" Mower		69.20
132561		129676	M&R TOE-Toyota Forklift		219.56
132562		129675	M&R TOE-Miller Gas Welding Machine		124.50
132562		129675	M&R TOE-Miller Gas Welding Machine		124.50
132563		129674	M&R TOE-Toyota Forklift		419.70
			Line Amount Total		3,195.12
96211	12/10/24	V00047	Art's Sign Service	754.54	
132612		129697	M&R Bldgs-Operations Bldg		754.54
			Line Amount Total		754.54
96212	12/10/24	V00049	Brazos Fasteners, Inc	74.78	
132555		129683	M&R TOE-Gantry Crane		37.39
132555		129683	M&R TOE-Gantry Crane		37.39
			Line Amount Total		74.78
96213	12/10/24	V00050	Northern Tool & Equipment	215.99	
132595		129700	M&R TOE-Gantry Crane		108.00
132595		129700	M&R TOE-Gantry Crane		107.99
			Line Amount Total		215.99
96214	12/10/24	V00053	Stericycle, Inc	233.06	
132581		129684	Office Supplies		43.35
132581		129684	Office Supplies		21.67
132581		129684	Office Supplies		86.66
132581		129684	Office Supplies		5.43
132581		129684	Office Supplies		21.70
132581		129684	Office Supplies		10.84
132581		129684	Office Supplies		5.43
132581		129684	Office Supplies		16.31
132581		129684	Office Supplies		21.67
			Line Amount Total		233.06
96215	12/10/24	V00054	Summit Electric Supply	3,390.00	
132318		129421	M&R Transit Shed-T.S. 1		537.30
132583		129669	M&R Warehouse-Warehouse 51		12.46
132584		129670	M&R Leased Facilities-HTS- (Parcel 25)		532.00
132585		129678	M&R Leased Facilities-HTS- (Parcel 25)		620.84
132586		129672	M&R Leased Facilities-HTS- (Parcel 25)		550.91
132587		129677	M&R Leased Facilities-HTS- (Parcel 25)		532.00
132588		129671	M&R Leased Facilities-HTS- (Parcel 25)		532.00
132600		129699	M&R TOE-Gantry Crane		36.25
132600		129699	M&R TOE-Gantry Crane		36.24
			Line Amount Total		3,390.00
96216	12/10/24	V00067	Quill LLC	866.99	
132572		129687	Office Supplies		3.39
132573		129686	Office Supplies		33.98
132596		129694	Furniture and Equipment Purchases <\$5,000		955.00
132596		129694	Discount for 1st cabinet that was damaged		-382.00
132597		129702	Office Supplies		239.63
132598		129703	Office Supplies		16.99
			Line Amount Total		866.99
96217	12/10/24	V00070	Darlene Winkler	52.26	
132568		129688	Community Event-Port Golf Tournament		41.54

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 7
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132591		129693	Community Events		10.72
				Line Amount Total	52.26
96218	12/10/24	V00091	Wells Fargo	13,279.39	
132623		129711	Other Accounts Payable (JE)		13,279.39
				Line Amount Total	13,279.39
96219	12/10/24	V00096	CenterPoint Energy	31.24	
132564		129685	Water & Gas		31.24
				Line Amount Total	31.24
96220	12/10/24	V00098	Suburban Propane	142.70	
132582		129673	Fuel/Oil		142.70
				Line Amount Total	142.70
96221	12/10/24	V00101	Sunstates Security, LLC	44,550.55	
132617		129710	Security Service Fees		679.25
132618		129709	Security Service Fees		914.49
132619		129708	Security Service Fees		178.75
132621		129707	Security Service Fees		42,778.06
				Line Amount Total	44,550.55
96222	12/10/24	V00104	Donald Mullett	568.31	
132592		129695	Inventory- Spare Parts ZPMC Cranes		568.31
				Line Amount Total	568.31
96223	12/10/24	V00178	Waypoint	208.20	
132609		129716	Contract Services		208.20
				Line Amount Total	208.20
96224	12/10/24	V00201	CDW Government	72.00	
132608		129715	M&R IT Equipment		72.00
				Line Amount Total	72.00
96225	12/10/24	V00210	Mimecast North America, Inc.	748.39	
132625		129721	Contract Services		748.39
				Line Amount Total	748.39
96226	12/10/24	V00316	National Association of Foreign Trade Zones	1,250.00	
132327		129440	Dues & Memberships & Licenses		1,250.00
				Line Amount Total	1,250.00
96227	12/10/24	V00322	Extreme Marine	1,426.64	
132620		129713	M&R Security Equipment-SeaArk Commander Boat		1,426.64
				Line Amount Total	1,426.64
96228	12/10/24	V00337	Daikin Applied Inc	2,322.00	
132565		129665	M&R Bldgs-Security Bldg		1,060.00
132566		129666	M&R Bldgs-Security Bldg		1,262.00
				Line Amount Total	2,322.00
96229	12/10/24	V00413	PBK Architects, Inc.	3,107.00	
132602		124518	Construction in Progress		1,100.00
132602		124518	Professional Svcs for the Fiber Optic Ext Proj		
132603		126805	EOC HVAC System Replacement		2,007.00
132603		126805	Professional Services for the		
132603		126805	EOC A/C System Replacement		
				Line Amount Total	3,107.00

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 8
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96230	12/10/24	V00437	Retail Industry Leaders Association	20,750.00	
132577		129663	Commercial Events - Feb 2025		20,750.00
				Line Amount Total	20,750.00
96231	12/10/24	V00608	Economic Development Alliance for Brazoria County	360.00	
132570		129642	Community Events		360.00
				Line Amount Total	360.00
96232	12/10/24	V00663	B&K Motor Parts, Inc	2,714.65	
132601		129692	Maint and Operations Supplies		253.78
132601		129692	M&R TOE-General, Terminal Ops Equip & Tools		1,074.08
132601		129692	M&R TOE-Toyota Forklift		185.99
132601		129692	M&R TOE-Toyota Forklift		-15.00
132601		129692	M&R TOE-Toyota Forklift		200.99
132601		129692	M&R TOE-John Deere Gator		56.42
132601		129692	M&R Vehicles-Chevy Tahoe		326.55
132601		129692	M&R Vehicles-Ford Truck		601.00
132601		129692	M&R Vehicles-2020 Chev PU		30.84
				Line Amount Total	2,714.65
96233	12/10/24	V00668	DARE Capital Partners, LLC	2,935.85	
132567		129542	M&R TOE-Gantry Crane		454.40
132567		129542	M&R TOE-Gantry Crane		454.40
132567		129542	(2) Painter to chip, scrape & paint Cranes		
132567		129542	\$20.29 per hour		
132567		129542	\$20.00 plus 1.42% markup		
132567		129542	Not to Exceed \$10,000.00		
132569		129667	M&R Other-Mowing, Weed Control Etc		2,027.05
				Line Amount Total	2,935.85
96234	12/10/24	V00682	SHI Government Solutions Inc.	1,035.60	
132599		129275	M&R IT Equipment		757.15
132599		129275	Optiplex 3000 Thin Client 8GB 1DIMM 64GB		
132599		129275	3 YR Basic Onsite to 3 YR Prosup PL		63.45
132579		129276	M&R IT Equipment		215.00
132579		129276	Moxa UPort 204A, 4-part Gen Purpose USB 3.2		
				Line Amount Total	1,035.60
96235	12/10/24	V00770	UniFirst Holdings Inc.	239.88	
132589		127796	Annual Contract - Uniforms, Supplies, Mats		
132589		127796	Maint and Operations Supplies		146.10
132589		127796	M&R Bldgs-Operations Bldg		18.18
132589		127796	Other Receivables		35.60
132589		127796	M&R Bldgs-Admin Bldg 1100 Cherry St		23.75
132589		127796	M&R Bldgs-Security Bldg		16.25
				Line Amount Total	239.88
96236	12/10/24	V00808	Whitener Enterprises Inc.	1,328.18	
132606		129521	Fuel/Oil-Unleaded Gas		1,224.90
132606		129521	Surcharges		103.28
				Line Amount Total	1,328.18
96237	12/10/24	V00809	Thomson Reuters - West	235.00	
132622		129050	Subscriptions		235.00
132622		129050	CLEAR Government Investigations Advanced Software		

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 9
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
	Invoice No.	PO No.	GL Account Name	Line Description	
	132622	129050		w/ Arrest Records	
				Line Amount Total	235.00
96238	12/10/24	V00838	SteLar Consulting Services, LLC	31,663.00	
	132580	126042		Construction in Progress	31,663.00
	132580	126042		For Professional Services for the	
	132580	126042		Cathodic Protection Docks 1,2,3,5 & 7	
	132580	126042		Project No 23-09	
	132580	126042		Commission Approval 10/19/2023	
				Line Amount Total	31,663.00
96239	12/10/24	V00843	Saunders Associates Ltd.	1,400.00	
	132578	129545		Industry Advertising	1,400.00
	132578	129545		One Qtr. Page Ad Nov / Dec Issue 2024	
	132578	129545		Bonus Banner 300 x 250	
				Line Amount Total	1,400.00
96240	12/10/24	V00864	Visual Edge IT, Inc.	209.05	
	132611	129718		Maint & Repair - Office Equipment	209.05
				Line Amount Total	209.05
96241	12/10/24	V00880	Christine Lewis	114.28	
	132590	129696		Telephone - Nov	75.00
	132590	129696		M & R Safety Equipment	10.00
	132590	129696		M&R Bldgs-Operations Bldg	29.28
				Line Amount Total	114.28
96242	12/10/24	V00910	LJA Infrastructure, Inc.	11,193.24	
	132576	129664		M&R Parcel 14 Rail	11,193.24
				Line Amount Total	11,193.24
96243	12/10/24	V00977	Randi Northup	408.37	
	132616	129714		Telephone - Oct	75.00
	132616	129714		Telephone - Nov	75.00
	132616	129714		Telephone - Dec	75.00
	132616	129714		Community Events	68.34
	132616	129714		Community Events	46.69
	132616	129714		Community Events	68.34
				Line Amount Total	408.37
96244	12/10/24	V00989	SAFEbuilt Texas, LLC	2,500.00	
	132605	126040		Other Receivables	2,500.00
	132605	126040		For Professional Services for the Fruit Transfer	
	132605	126040		Facility	
				Line Amount Total	2,500.00
96245	12/10/24	V01010	Imperial Bag & Paper Co LLC dba Imperial Dade	1,828.17	
	132594	129698		Office Supplies	912.57
	132613	129712		Office Supplies	775.49
	132614	129706		Office Supplies	107.67
	132615	129705		Office Supplies	32.44
				Line Amount Total	1,828.17
96246	12/10/24	V01017	GFL Plant Services LP	522.90	
	132571	129668		Contract Services	522.90
				Line Amount Total	522.90

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 10
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
	Invoice No.	PO No.	GL Account Name	Line Description	
96247	12/10/24	V01051	Rail Link, Inc.	56,225.00	
	132604	129691		Other Receivables	56,225.00
				Line Amount Total	56,225.00
96248	12/10/24	V01080	Legacy LL Management LLC	6,930.00	
	132575	129271		M&R Rail- Riviana Lead Track	6,930.00
	132575	129271		Railroad track and maintenance	
				Line Amount Total	6,930.00
96249	12/17/24	V00006	Michaela Bevers	103.81	
	132673	129788		Telephone- Nov	75.00
	132673	129788		Community Event-Port Golf Tournament	16.75
	132673	129788		Automobile Expense	12.06
				Line Amount Total	103.81
96250	12/17/24	V00009	Williams Diesel, Inc	6.57	
	132651	129735		M&R Groundskeeping Equipment-5510 John Deere	6.57
				Line Amount Total	6.57
96251	12/17/24	V00010	Specialties Company	11.88	
	132644	129734		M&R Groundskeeping Equipment-5510 John Deere	11.88
				Line Amount Total	11.88
96252	12/17/24	V00011	Gulftex Vending	457.67	
	132660	129763		Office Supplies	186.87
	132661	129754		Office Supplies	270.80
				Line Amount Total	457.67
96253	12/17/24	V00012	FedEx	13.44	
	132675	129786		Postage and Freight	13.44
				Line Amount Total	13.44
96254	12/17/24	V00039	Brazosport Tire	587.48	
	132628	129728		M&R Vehicles-Chevy Tahoe	587.48
				Line Amount Total	587.48
96255	12/17/24	V00040	The Brazosport Facts	3,100.08	
	132687	129764		Community Advertising	207.00
	132687	129764		Legal Fees	1,357.76
	132687	129764		Legal Fees	1,535.32
				Line Amount Total	3,100.08
96256	12/17/24	V00044	Ready Refresh	563.53	
	132686	129774		Office Supplies	59.63
	132686	129774		Office Supplies	29.81
	132686	129774		Office Supplies	7.45
	132686	129774		Office Supplies	29.81
	132686	129774		Office Supplies	384.66
	132686	129774		Office Supplies	22.36
	132686	129774		Office Supplies	29.81
				Line Amount Total	563.53
96257	12/17/24	V00047	Art's Sign Service	754.54	
	132656	129762		M&R Bldgs-Gate 8-Guard Bldg	754.54
				Line Amount Total	754.54
96258	12/17/24	V00050	Northern Tool & Equipment	2,652.43	
	132638	129733		M&R Leased Facilities-T.S. 5 Offices	99.95

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 11
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132652		129662	Furniture and Equipment Purchases <\$5,000		2,252.49
132652		129662	Shipping		299.99
			Line Amount Total		2,652.43
96259	12/17/24	V00054	Summit Electric Supply	2,626.24	
132518		129635	M&R Leased Facilities-HTS- (Parcel 25)		857.86
132520		129630	Other Re-bill to Airports		332.89
132521		129628	M&R Bldgs-Security Bldg		359.11
132647		129741	M&R Leased Facilities-HTS- (Parcel 25)		20.00
132648		129740	M&R Bldgs-Gate 14		46.30
132649		129744	M&R Leased Facilities-HTS- (Parcel 25)		17.39
132665		129759	M&R Bldgs-Maintenance Bldg		2.40
132666		129760	M&R Warehouse-Warehouse 51		990.29
			Line Amount Total		2,626.24
96260	12/17/24	V00058	Ravi K. Singhania	2,735.95	
132641		129727	Technical Training		2,629.15
132641		129727	Community Events		106.80
			Line Amount Total		2,735.95
96261	12/17/24	V00060	Sun Coast Resources	1,593.22	
132653		129690	Fuel/Oil-Gasoline		1,049.60
132653		129690	Fuel/Oil-Off Road Diesel		435.00
132653		129690	Surcharges		108.62
			Line Amount Total		1,593.22
96262	12/17/24	V00067	Quill LLC	233.94	
132640		129737	Office Supplies		10.64
132640		129737	Office Supplies		5.33
132640		129737	Office Supplies		1.33
132640		129737	Office Supplies		5.33
132640		129737	Office Supplies		3.99
132640		129737	Office Supplies		5.33
132663		129757	Office Supplies		27.59
132664		129753	Office Supplies		22.94
132682		129773	Office Supplies		21.33
132682		129773	Office Supplies		0.29
132682		129773	Office Supplies		0.07
132682		129773	Office Supplies		0.29
132682		129773	Office Supplies		0.22
132682		129773	Office Supplies		0.29
132683		129775	Office Supplies		93.80
132684		129776	Office Supplies		23.79
132685		129777	Office Supplies		11.38
			Line Amount Total		233.94
96263	12/17/24	V00087	Reliant	99,049.93	
132688		129778	Electricity		4,764.05
132688		129778	Electricity		76,123.83
132688		129778	Electricity		3,526.54
132688		129778	Electricity		14,635.51
			Line Amount Total		99,049.93
96264	12/17/24	V00097	Comcast Business	569.34	
132674		129787	Contract Services		569.34
			Line Amount Total		569.34

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 12
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96265	12/17/24	V00098	Suburban Propane	555.38	
132645		129739	Fuel/Oil		555.38
			Line Amount Total		555.38
96266	12/17/24	V00115	AT&T:979-373-0021 663 4	502.72	
132627		129747	Telephone		165.89
132627		129747	Telephone		85.46
132627		129747	Telephone		20.11
132627		129747	Telephone		85.46
132627		129747	Telephone		60.34
132627		129747	Telephone		85.46
			Line Amount Total		502.72
96267	12/17/24	V00141	Vernor Material & Equipment Co., Inc.	903.85	
132650		129743	M&R Roads-Other		903.85
			Line Amount Total		903.85
96268	12/17/24	V00177	Arthur J. Gallagher Risk Management Services, LLC	9.00	
132676		129772	Insurance Expense		9.00
			Line Amount Total		9.00
96269	12/17/24	V00187	Brazoria County Septic Service	1,688.00	
132668		129758	Contract Services		1,688.00
			Line Amount Total		1,688.00
96270	12/17/24	V00249	JOC Group Inc.	36,428.00	
132574		129468	Commerical Event-JOC Breakbulk-Business Development		29,988.00
132574		129468	JOC TPM 2025 Conference Bronze Sponsorship, Mar 2-5		
132574		129468	Board Approval 10/24/2024		
132669		129748	JOC TPM Conference - P Saathoff		1,715.00
132669		129748	JOC TPM Conference - J Miura (included)		
132669		129748	JOC TPM Conference C Woodson		
132669		129748	JOC TPM Conference R Singhania		
132669		129748	JOC TPM Conference R Giesecke		
132670		129113	Industry Advertising		4,725.00
132670		129113	2025 Print Media Plan - 5 magazine issues all full page advertisements		
			Line Amount Total		36,428.00
96271	12/17/24	V00256	Blueline Shop & Copy Center	602.50	
132657		129756	M&R Security Equipment-Security Sign		207.80
132658		129755	M&R Security Equipment-Security Sign		394.70
			Line Amount Total		602.50
96272	12/17/24	V00266	Pitney Bowes Global Financial Services LLC	222.06	
132639		129749	Postage and Freight		41.31
132639		129749	Postage and Freight		20.65
132639		129749	Postage and Freight		82.63
132639		129749	Postage and Freight		5.17
132639		129749	Postage and Freight		20.65
132639		129749	Postage and Freight		10.33
132639		129749	Postage and Freight		5.17
132639		129749	Postage and Freight		15.50

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 13
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		132639	129749		Postage and Freight
					20.65
					222.06
				Line Amount Total	
96273	12/17/24	V00276	All Marine, LLC	59.50	
		132626	129723		M&R Parcel 14 Rail
					59.50
					59.50
				Line Amount Total	
96274	12/17/24	V00290	Houston Truck Parts Inc.	729.00	
		132636	129732		M&R TOE-Yard Truck-PF30
					729.00
					729.00
				Line Amount Total	
96275	12/17/24	V00301	Texas Port Ministry	43,595.00	
		132667	129750		Community Event-Port Golf Tournament
					43,595.00
					43,595.00
				Line Amount Total	
96276	12/17/24	V00353	Safety-Kleen Systems, Inc	268.24	
		132642	129738		Maint and Operations Supplies
					268.24
					268.24
				Line Amount Total	
96277	12/17/24	V00593	McAllen Signal and Boring , LLC	3,145.45	
		132655	129579		M&R Parcel 14 Rail
		132662	129751		M&R Parcel 14 Rail
		132672	129134		M&R Rail-Other
		132672	129134		Hwy 36 crossing inspection
					1,624.55
					995.90
					525.00
					3,145.45
				Line Amount Total	
96278	12/17/24	V00608	Economic Development Alliance for Brazoria Countv	8,000.00	
		132631	129725		Economic Development - EDA
					8,000.00
					8,000.00
				Line Amount Total	
96279	12/17/24	V00668	DARE Capital Partners, LLC	1,461.89	
		132629	129724		M&R Other-Mowing, Weed Control Etc
		132630	129542		M&R TOE-Gantry Crane
		132630	129542		M&R TOE-Gantry Crane
		132630	129542		(2) Painter to chip, scrape & paint Cranes
		132630	129542		\$20.29 per hour
		132630	129542		\$20.00 plus 1.42% markup
		132630	129542		Not to Exceed \$10,000.00
					780.29
					340.80
					340.80
					1,461.89
				Line Amount Total	
96280	12/17/24	V00770	UniFirst Holdings Inc.	84.64	
		132654	127796		Annual Contract - Uniforms, Supplies, Mats
		132654	127796		Maint and Operations Supplies
		132654	127796		M&R Bldgs-Operations Bldg
		132654	127796		Other Receivables
		132654	127796		M&R Bldgs-Admin Bldg 1100 Cherry St
		132654	127796		M&R Bldgs-Security Bldg
					66.84
					17.80
					84.64
				Line Amount Total	
96281	12/17/24	V00921	Edge Engineering & Science LLC	1,508.75	
		132632	126604		Consultant Fees - Other
		132632	126604		Professional Services for
		132632	126604		2024 Environmental Regulatory Compliance Services
					1,508.75
					1,508.75
				Line Amount Total	
96282	12/17/24	V01010	Imperial Bag & Paper Co LLC dba Imperial Dade	64.88	
		132637	129731		Office Supplies
					64.88
					64.88
				Line Amount Total	

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 14
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		96283	12/17/24	V01017	GFL Plant Services LP
		132633	129726		Contract Services
		132633	129726		Contract Services
		132634	129729		Contract Services
		132659	129761		Contract Services
					170.82
					214.12
					219.95
					522.90
				Line Amount Total	
					1,127.79
96284	12/17/24	V01058	Integrity Pipeline Services	100,972.38	
		132689	128491		Construction in Progress
		132689	128491		Furnish labor, materials, equipment & insurance
		132689	128491		Retainage Payable
		132689	128491		for the Docks 1,2,3,5 & 7 Cathodic Protec Proj
		132689	128491		Board Approval 07/25/2024
		132689	128491		Retainage Payable
					-5,314.34
				Line Amount Total	
					106,286.72
96285	12/17/24	V01076	Tricor Direct Inc	621.12	
		132643	129736		M&R Roads-Other
					621.12
				Line Amount Total	
					621.12
96286	12/17/24	V01095	Republic BBQ	3,136.50	
		132671	129752		Community Events
					3,136.50
				Line Amount Total	
					3,136.50
96287	12/20/24	V00004	City of Freeport	34,738.44	
		132677	129779		Water & Gas
		132678	129780		Water & Gas
		132679	129781		Water & Gas
		132680	129782		Water & Gas
		132690	129783		Water & Gas
		132691	129784		Water & Gas
					894.49
					196.16
					77.15
					159.14
					1,609.72
					31,801.78
				Line Amount Total	
					34,738.44
96288	12/20/24	V00005	Phyllis Saathoff	230.69	
		132714	129815		Telephone-Nov
		132714	129815		Sales/Promotion Travel
					136.75
					93.94
				Line Amount Total	
					230.69
96289	12/20/24	V00049	Brazos Fasteners, Inc	565.67	
		132699	129797		M&R Bldgs-Maintenance Bldg
		132700	129799		M&R Bldgs-Gate 14
					503.75
					61.92
				Line Amount Total	
					565.67
96290	12/20/24	V00067	Quill LLC	10.87	
		132715	129811		Office Supplies
		132715	129811		Office Supplies
		132715	129811		Office Supplies
		132715	129811		Office Supplies
		132715	129811		Office Supplies
		132715	129811		Office Supplies
		132715	129811		Office Supplies
					3.63
					1.81
					0.45
					1.81
					1.36
					1.81
				Line Amount Total	
					10.87
96291	12/20/24	V00084	Crain, Caton & James	9,434.08	
		132681	129770		Legal Fees
		132692	129768		Legal Fees
		132693	129769		Legal Fees
					714.00
					4,641.00
					4,046.00

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 15
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132693		129769	Legal Fees		33.08
			Line Amount Total		9,434.08
96292	12/20/24	V00098	Suburban Propane	797.18	
132719		129792	Fuel/Oil		548.36
132731		129794	Fuel/Oil		248.82
			Line Amount Total		797.18
96293	12/20/24	V00101	Sunstates Security, LLC	44,146.12	
132720		129808	Security Service Fees		178.75
132721		129807	Security Service Fees		691.13
132722		129806	Security Service Fees		381.28
132723		129805	Security Service Fees		464.75
132724		129803	Security Service Fees		41,218.02
132732		129804	Security Service Fees		1,212.19
			Line Amount Total		44,146.12
96294	12/20/24	V00112	Tricia Vela	122.10	
132733		129817	Telephone-Dec		75.00
132733		129817	Community Events		47.10
			Line Amount Total		122.10
96295	12/20/24	V00119	JH Sanchez Holding Company	6,254.00	
132710		126802	Janitorial Services February 2024 - January 2025		
132710		126802	M&R Bldgs-Admin Bldg 1100 Cherry St		2,723.00
132710		126802	M&R Bldgs-Operations Bldg		889.00
132710		126802	M&R Bldgs-Security Bldg		651.00
132710		126802	M&R Bldgs-Security Bldg - Cuistoms		880.00
132710		126802	M&R Bldgs-Buildings VT Berth 7 - Breakroom		890.00
132710		126802	M&R Bldgs-Maintenance Bldg- Maint Shop (WH3)		110.00
132710		126802	M&R Transit Shed-T.S. 3		91.00
132710		126802	M&R Bldgs-Gate 4		20.00
132710		126802	3 yr contract with 2 one year options		
132710		126802	Board Approved 12/14/2023		
			Line Amount Total		6,254.00
96296	12/20/24	V00172	Lincoln National Life Insurance Company	1,371.90	
132712		129790	Retirement Expense		346.15
132712		129790	Retirement Expense		120.20
132712		129790	Retirement Expense		454.11
132712		129790	Retirement Expense		12.24
132712		129790	Retirement Expense		61.96
132712		129790	Retirement Expense		104.62
132712		129790	Retirement Expense		25.52
132712		129790	Retirement Expense		131.34
132712		129790	Retirement Expense		61.96
132712		129790	Retirement Expense		53.80
			Line Amount Total		1,371.90
96297	12/20/24	V00189	Energia Resources, Inc.	32.00	
132705		129810	M&R Groundskeeping Equipment-5510 John Deere		32.00
			Line Amount Total		32.00
96298	12/20/24	V00193	Grainger	34.00	
132708		129793	M&R Warehouse-WH51 Sprinkler System		34.00
			Line Amount Total		34.00

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 16
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96299	12/20/24	V00203	ZPMC USA Inc.	5,420.00	
132728		128258	M&R TOE-Gantry Crane		1,290.00
132728		128258	M&R TOE-Gantry Crane		1,290.00
132728		128258	Brake		
132728		128258	Quote 3408		
132729		129412	M&R TOE-Gantry Crane		720.00
132729		129412	M&R TOE-Gantry Crane		720.00
132729		129412	Twist Lock Cylinders		
132729		129412	Shipping		700.00
132729		129412	Shipping		700.00
			Line Amount Total		5,420.00
96300	12/20/24	V00250	Lincoln National Life Insurance Company	2,833.83	
132713		129789	Group STD Insurance		351.11
132713		129789	Group LTD Insurance		278.06
132713		129789	Group STD Insurance		179.52
132713		129789	Group LTD Insurance		156.94
132713		129789	Group STD Insurance		543.05
132713		129789	Group LTD Insurance		366.02
132713		129789	Group STD Insurance		19.48
132713		129789	Group LTD Insurance		11.78
132713		129789	Group STD Insurance		142.98
132713		129789	Group LTD Insurance		128.44
132713		129789	Group STD Insurance		99.90
132713		129789	Group LTD Insurance		81.67
132713		129789	Group STD Insurance		51.19
132713		129789	Group LTD Insurance		30.95
132713		129789	Group STD Insurance		137.20
132713		129789	Group LTD Insurance		108.61
132713		129789	Group STD Insurance		138.70
132713		129789	Group LTD Insurance		86.86
132713		129789	Group STD Insurance		145.87
132713		129789	Group LTD Insurance		113.79
132713		129789	Adjustment V Smith LT		-70.03
132713		129789	Adjustment C Gay ST		-167.16
132713		129789	Adjustment C Gay LT		-101.10
			Line Amount Total		2,833.83
96301	12/20/24	V00405	SLS Rigging LLC	7,336.90	
132717		129124	M&R TOE-Gantry Crane		7,336.90
132717		129124	Labor for Boom Cable Change out on Crane 2		
			Line Amount Total		7,336.90
96302	12/20/24	V00668	DARE Capital Partners, LLC	3,313.57	
132704		129791	M&R Other-Mowing, Weed Control Etc		2,177.57
132730		129542	M&R TOE-Gantry Crane		568.00
132730		129542	M&R TOE-Gantry Crane		568.00
132730		129542	(2) Painter to chip, scrape & paint Cranes		
132730		129542	\$20.29 per hour		
132730		129542	\$20.00 plus 1.42% markup		
132730		129542	Not to Exceed \$10,000.00		
			Line Amount Total		3,313.57
96303	12/20/24	V00770	UniFirst Holdings Inc.	84.64	
132725		127796	Annual Contract - Uniforms, Supplies, Mats		

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 17
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		132725	127796		Maint and Operations Supplies
		132725	127796		M&R Bldgs-Operations Bldg
		132725	127796		Other Receivables
		132725	127796		M&R Bldgs-Admin Bldg 1100 Cherry St
		132725	127796		M&R Bldgs-Security Bldg
				Line Amount Total	84.64
96304	12/20/24	V00808	Whitener Enterprises Inc.	32.42	
		132726	129796		Fuel/Oil
				Line Amount Total	32.42
96305	12/20/24	V00909	Randle Law Office Ltd.	12,361.00	
		132695	129765		Legal Fees
		132696	129766		Legal Fees
		132697	129767		Legal Fees
				Line Amount Total	12,361.00
96306	12/20/24	V00957	AT&T:831-001-2806-788	336.66	
		132698	129802		Telephone
		132698	129802		Telephone
		132698	129802		Telephone
				Line Amount Total	336.66
96307	12/20/24	V00982	King Ranch Ag & Turf	32.41	
		132711	129809		M&R Groundskeeping and Misc. Equipment
				Line Amount Total	32.41
96308	12/20/24	V01003	Zachary Construction Corporation	552,531.78	
		132727	126554		Construction in Progress
		132727	126554		Furnish labor, materials, equip & Ins
		132727	126554		for the New Entrance - Gate 12 project
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
		132727	126554		Retainage Payable
				Line Amount Total	552,531.78
96309	12/20/24	V01017	GFL Plant Services LP	1,045.80	
		132707	129800		Contract Services
				Line Amount Total	1,045.80
96310	12/20/24	V01037	Harper Brothers Construction, LLC	652,008.94	
		132709	127960		Construction in Progress
		132709	127960		Furnish labor, materials, equipment and insurance
		132709	127960		for the Velasco Terminal Access Project (EE Rider
		132709	127960		Retainage Payable
		132709	127960		Retainage Payable
		132709	127960		Retainage Payable
		132709	127960		Retainage Payable
		132709	127960		Retainage Payable
				Line Amount Total	652,008.94
96311	12/20/24	V01046	K&L Gates LLP	9,332.50	
		132694	129771		Legal Fees
				Line Amount Total	9,332.50

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 18
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		96312	12/20/24	V01070	Alliance Terminal Equipment Services, LLC
		132701	129795		M&R TOE-Gantry Crane
		132701	129795		M&R TOE-Gantry Crane
		132702	129798		M&R TOE-Gantry Crane
		132702	129798		M&R TOE-Gantry Crane
				Line Amount Total	2,420.00
96313	12/20/24	V01078	Everon, LLC	854.00	
		132706	129812		Badge Supplies
				Line Amount Total	854.00
96314	12/20/24	V01086	Clinton Woodson	301.13	
		132703	129813		Telephone - Dec
		132703	129813		Sales/Promotion Travel
		132703	129813		Commercial Events
				Line Amount Total	301.13
96315	12/20/24	V01097	Select Environmental, LLC	234.73	
		132716	129801		Fuel/Oil
				Line Amount Total	234.73
96316	12/31/24	V00010	Specialties Company	56.88	
		132757	129851		M&R Groundskeeping Equipment-5510 John Deere
		132758	129852		Furniture and Equipment Purchases <\$5,000
				Line Amount Total	56.88
96317	12/31/24	V00012	FedEx	17.75	
		132794	129878		Construction in Progress-
		132794	129878		Chiquita Repairs
				Line Amount Total	17.75
96318	12/31/24	V00026	Lowe's	443.60	
		132795	129876		M&R TOE-John Deere Gator
		132795	129876		M&R Vehicles-Ford Pick Up
		132795	129876		M&R Vehicles-Ford Pick Up
		132795	129876		M&R Vehicles-Ford Explorer
		132795	129876		Maint and Operations Supplies
				Line Amount Total	443.60
96319	12/31/24	V00039	Brazosport Tire	42.50	
		132736	129844		M&R Groundskeeping Equipment-5510 John Deere
				Line Amount Total	42.50
96320	12/31/24	V00041	Evco Industrial Hardware	376.50	
		132741	129831		M&R TOE-Gantry Crane
		132741	129831		M&R TOE-Gantry Crane
		132742	129830		M&R TOE-General, Terminal Ops Equip & Tools
		132743	129829		Furniture and Equipment Purchases <\$5,000
		132744	129845		M&R Warehouse-Warehouse 51
				Line Amount Total	376.50
96321	12/31/24	V00045	Leo Martin Chevrolet	287.80	
		132749	129835		M&R Vehicles-2020 Chev PU
		132750	129843		M&R Vehicles-2020 Chev PU
				Line Amount Total	287.80
96322	12/31/24	V00062	AT&T Mobility	749.54	
		132770	129871		Telephone
				Line Amount Total	749.54

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 19
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
132770		129871	Telephone		157.14
132770		129871	Telephone		366.56
132770		129871	Telephone		150.56
			Line Amount Total		749.54
96323	12/31/24	V00067	Quill LLC	360.05	
132752		129837	Office Supplies		13.81
132752		129837	Office Supplies		6.92
132752		129837	Office Supplies		1.73
132752		129837	Office Supplies		6.92
132752		129837	Office Supplies		5.19
132752		129837	Office Supplies		6.92
132753		129839	Office Supplies		98.89
132753		129839	Credit		-11.38
132754		129840	Office Supplies		98.08
132755		129846	Office Supplies		9.68
132768		129841	Office Supplies		123.29
			Line Amount Total		360.05
96324	12/31/24	V00071	Verizon Wireless	648.09	
132775		129870	Telephone		37.99
132775		129870	Telephone		78.22
132775		129870	Telephone		303.92
132775		129870	Telephone		75.98
132796		129877	Telephone		76.00
132796		129877	Telephone		37.99
132796		129877	Telephone		37.99
			Line Amount Total		648.09
96325	12/31/24	V00083	Jason Hull	136.75	
132771		129875	Telephone - Dec		136.75
			Line Amount Total		136.75
96326	12/31/24	V00100	LJA Engineering Inc.	7,067.00	
132781		126888	Construction in Progress Project 24-01		7,067.00
132781		126888	Professional Services for the		
132781		126888	Velasco Terminal Area 5 Concrete Container Yard		
132781		126888	MIP 88 Grant		
132781		126888	Board Approval 01/25/2024		
			Line Amount Total		7,067.00
96327	12/31/24	V00105	Cecil Booth	474.00	
132737		129834	Telephone - Oct		75.00
132737		129834	Telephone-Nov		75.00
132737		129834	Telephone-Dec		75.00
132737		129834	Technical Training		199.00
132737		129834	Dues & Memberships & Licenses		50.00
			Line Amount Total		474.00
96328	12/31/24	V00106	Freese & Nichols	159,847.95	
132779		128492	Consultant Fees - Other		108,725.63
132779		128492	Professional Services for		
132779		128492	Drainage Study 2024		
132779		128492	Board Approval 07/25/2024		
132780		123685	Construction in Progress		51,122.32
132780		123685	Change Order CA 07/20/23		
			Line Amount Total		159,847.95

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 20
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
Invoice No.	PO No.	GL Account Name	Line Description		
96329	12/31/24	V00114	AT&T:171-799-3737 001	746.60	
132769		129872	Telephone		138.87
132769		129872	Telephone		69.43
132769		129872	Telephone		277.73
132769		129872	Telephone		17.40
132769		129872	Telephone		69.51
132769		129872	Telephone		34.72
132769		129872	Telephone		17.40
132769		129872	Telephone		52.11
132769		129872	Telephone		69.43
			Line Amount Total		746.60
96330	12/31/24	V00124	Carriage House Partners	5,000.00	
132776		123362	Consultant Fees - Other		5,000.00
			Line Amount Total		5,000.00
96331	12/31/24	V00141	Vernor Material & Equipment Co., Inc.	815.36	
132766		129857	M&R Roads-Other		815.36
			Line Amount Total		815.36
96332	12/31/24	V00143	ITMA	3,500.00	
132788		129822	Commercial Events		3,500.00
132788		129822	Platinum Sponsor Golf Tournament		
			Line Amount Total		3,500.00
96333	12/31/24	V00177	Arthur J. Gallagher Risk Management Services, LLC	6,024.00	
132786		129866	Insurance Expense		6,024.00
			Line Amount Total		6,024.00
96334	12/31/24	V00188	Steve Alongis	140.00	
132773		129865	M&R Other-Mowing, Weed Control Etc		70.00
132773		129865	M&R Other-Mowing, Weed Control Etc		70.00
			Line Amount Total		140.00
96335	12/31/24	V00189	Energia Resources, Inc.	161.00	
132740		129842	M&R Warehouse-Warehouse 51		161.00
			Line Amount Total		161.00
96336	12/31/24	V00197	Motion Industries	30.57	
132751		129848	M&R Warehouse-Warehouse 51		30.57
			Line Amount Total		30.57
96337	12/31/24	V00203	ZPMC USA Inc.	62,019.58	
132784		122841	M&R TOE-Gantry Crane		40,119.58
132784		122841	Trolley Rail Repair, left side at the bottom hinge		
132785		129348	M&R TOE-Gantry Crane		10,950.00
132785		129348	M&R TOE-Gantry Crane		10,950.00
132785		129348	Remove and replace all angle iron supports and replace bolts		
132785		129348			
			Line Amount Total		62,019.58
96338	12/31/24	V00228	Department of Information Resources	221.78	
132738		129836	Telephone		41.25
132738		129836	Telephone		20.63
132738		129836	Telephone		82.49
132738		129836	Telephone		5.17
132738		129836	Telephone		20.65
132738		129836	Telephone		10.31

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 21
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		132738	129836	Telephone	5.17
		132738	129836	Telephone	15.48
		132738	129836	Telephone	20.63
				Line Amount Total	221.78
96339	12/31/24	V00267	IWS Gas and Supply of Texas	92.34	
		132748	129858	Maint and Operations Supplies	44.89
		132792	129862	Maint and Operations Supplies	47.45
				Line Amount Total	92.34
96340	12/31/24	V00423	Theriot, Inc.	42.50	
		132765	129855	M&R TOE-Gantry Crane	21.25
		132765	129855	M&R TOE-Gantry Crane	21.25
				Line Amount Total	42.50
96341	12/31/24	V00622	Network Cabling Services, Inc.	22,367.69	
		132782	128507	Port Networking Upgrades FY 2024	22,367.69
		132782	128507	Gate 8 Extension - Networking	
		132782	128507	Quote JA-24-024	
				Line Amount Total	22,367.69
96342	12/31/24	V00668	DARE Capital Partners, LLC	2,896.09	
		132777	129825	M&R Other-Mowing, Weed Control Etc	1,749.44
		132778	129542	M&R TOE-Gantry Crane	573.33
		132778	129542	M&R TOE-Gantry Crane	573.32
		132778	129542	(2) Painter to chip, scrape & paint Cranes	
		132778	129542	\$20.29 per hour	
		132778	129542	\$20.00 plus 1.42% markup	
		132778	129542	Not to Exceed \$10,000.00	
				Line Amount Total	2,896.09
96343	12/31/24	V00770	UniFirst Holdings Inc.	84.64	
		132783	127796	Annual Contract - Uniforms, Supplies, Mats	
		132783	127796	Maint and Operations Supplies	66.84
		132783	127796	M&R Bldgs-Operations Bldg	
		132783	127796	Other Receivables	17.80
		132783	127796	M&R Bldgs-Admin Bldg 1100 Cherry St	
		132783	127796	M&R Bldgs-Security Bldg	
				Line Amount Total	84.64
96344	12/31/24	V00821	Summit Fire & Security, LLC	4,603.00	
		132761	129856	M&R Bldgs-Admin Bldg 1100 Cherry St	802.00
		132762	129860	M&R Warehouse-WH51 Sprinkler System	802.00
		132763	129861	M&R Transit Shed-T.S. Sprinkler System	960.00
		132764	129863	M&R Bldgs-Security Bldg	802.00
		132790	126334	Annual Fire Protection System Inspection	
		132790	126334	M&R Bldgs-Security Bldg	
		132790	126334	M&R Transit Shed-T.S. 3	309.25
		132790	126334	M&R Transit Shed-T.S. 1	309.25
		132790	126334	M&R Leased Facilities-24A (Chiquita)	
		132790	126334	M&R Warehouse-Warehouse 52	309.25
		132790	126334	M&R Warehouse-Warehouse 51	309.25
		132790	126334	M&R Bldgs-Admin Bldg 1100 Cherry St	
		132790	126334	M&R Terminal Facilities-Other	
				Line Amount Total	4,603.00

Vendor Expenditure
 Period: 12/01/24..12/31/24
 Port Freeport

Wednesday, January 22, 2025
 Page 22
 FREEPORT/OBRIEN

Check No.	Check Date	Vendor No.	Vendor Name	Check Amount	Line Amount
		Invoice No.	PO No.	GL Account Name	Line Description
		96345	12/31/24	V00864	Visual Edge IT, Inc.
		132767	129847	Maint & Repair - Office Equipment	235.26
				Line Amount Total	235.26
96346	12/31/24	V00915	Emergency Management Association of Texas	150.00	
		132739	129849	Dues & Memberships & Licenses	150.00
				Line Amount Total	150.00
96347	12/31/24	V00973	ImageNet Consulting	486.32	
		132745	129838	Maint & Repair - Office Equipment	48.69
		132746	129850	Maint & Repair - Office Equipment	437.63
				Line Amount Total	486.32
96348	12/31/24	V01010	Imperial Bag & Paper Co LLC dba Imperial Dade	805.21	
		132747	129859	Office Supplies	903.62
		132747	129859	Outstanding Credit	-98.41
				Line Amount Total	805.21
96349	12/31/24	V01011	Charles Gryseels III	75.00	
		132791	129873	Telephone - Dec	75.00
				Line Amount Total	75.00
96350	12/31/24	V01070	Alliance Terminal Equipment Services, LLC	17,643.00	
		132787	128878	M&R TOE-Gantry Crane	8,821.50
		132787	128878	M&R TOE-Gantry Crane	8,821.50
		132787	128878	Various Rollers and Bearings	
				Line Amount Total	17,643.00
96351	12/31/24	V01088	Ruby Dunn	50.52	
		132772	129869	Automobile Expense	16.35
		132772	129869	Community Events	34.17
				Line Amount Total	50.52
96352	12/31/24	V01101	AT&T Services, Inc	2,885.75	
		132793	129879	Other-Rebill Ports America	2,885.75
				Line Amount Total	2,885.75
				Texas Gulf Bank Accounts Payable	2,565,154.69

**PORT FREEPORT
RESOLUTION ORDERING AN ELECTION**

RESOLUTION ORDERING AN ELECTION FOR PORT COMMISSIONERS FOR POSITION NO. 3 AND POSITION NO. 5, RESPECTIVELY, TO BE HELD ON SATURDAY, MAY 3, 2025; PROVIDING FOR SAID ELECTION TO BE CONDUCTED BY BRAZORIA COUNTY AND HELD JOINTLY WITH THE NAMED POLITICAL SUBDIVISIONS; SETTING DAYS AND HOURS FOR EARLY IN-PERSON VOTING AT THE POLLING PLACES DESIGNATED; APPOINTING ELECTION OFFICERS AND AUTHORIZING PUBLICATION OF NOTICE OF SAID ELECTION.

At a regular meeting of the Port Commission of Port Freeport held at the office of said Port at 1100 Cherry Street, Freeport, Texas, at 1:00 p.m. on the 30th day of January 2025, among other business came on to be considered the following resolution, which upon motion duly made and seconded, was adopted by vote of all Port Commissioners present:

FINDINGS

1. Due and proper notice of the date, time, place, and purpose of this meeting has been duly given in accordance with the provisions of the Texas Open Meetings Act, and such meeting has been conducted in accordance with said Open Meetings Act.
2. The Port Commission finds that an election for two Port Commissioners for Position No. 3 and Position No. 5, respectively, should be (i) held on the 1st Saturday in May, namely, May 3, 2025, (ii) conducted by the Brazoria County Elections Division of the Office of the County Clerk of Brazoria County and (iii) held jointly with each of the several political subdivisions herein named, and that the Port should enter into an agreement with the County Clerk of Brazoria County to hold the May 3, 2025 election jointly with each of the several political subdivisions herein named in the election precincts, as herein designated, and that otherwise the election should be held as herein specified.

The Port Commission further finds:

3. That said election should be held jointly with the following tentatively scheduled political subdivisions, both as to election day voting and in-person early voting during the permitted early voting period for such election, namely:
 - a. City of Alvin
 - b. Alvin ISD
 - c. Angleton-Danbury Hospital District
 - d. Angleton ISD
 - e. City of Angleton
 - f. Village of Bailey's Prairie
 - g. Village of Bonney
 - h. City of Brazoria
 - i. Brazosport ISD
 - j. Brookside Village
 - k. Columbia-Brazoria ISD
 - l. City of Clute
 - m. City of Danbury

- n. Danbury ISD
- o. City of Freeport
- p. Port Freeport
- q. Hillcrest Village
- r. Town of Holiday Lakes
- s. City of Iowa Colony
- t. Village of Jones Creek
- u. City of Lake Jackson
- v. City of Liverpool
- w. City of Manvel
- x. City of Oyster Creek
- y. City of Pearland
- z. Pearland ISD
- aa. Town of Quintana
- bb. City of Richwood
- cc. Village of Surfside Beach
- dd. City of Sweeny
- ee. Sweeny ISD
- ff. Sweeny Hospital District
- gg. City of West Columbia

4. That said joint election is to be conducted as provided by Chapter 271 of the Texas Election Code, and other applicable election laws, and that the election precincts and polling places for election day voting and in-person early voting locations be as more fully set forth in the notice of election, attached hereto and incorporated herein.

5. That the election officers as appointed by Brazoria County should be appointed election officers for Port Freeport for the May 3, 2025 election held jointly with the political subdivisions listed above for both the election day voting locations as well as in-person early voting locations; and that said officers should be authorized to appoint a sufficient number of clerks to assist them in performing their duties as same.

6. That Port Freeport shall share the cost of administering the May 3, 2025 joint election based on the cost per polling place and the allocation of costs, unless specifically stated otherwise, is mutually agreed to be shared according to a formula which is based on the cost per polling place. The normal rental rate charged for Brazoria County's rental equipment used on election day shall be divided equally among the participants utilizing a polling place. Costs for early voting by personal appearance will be divided by all participating political subdivisions as follows: The total cost of all locations will be divided by all participants in the joint election and each participant's cost share will be based on registered voters.

7. That notice of said election as set forth on the form of Notice attached be published as required by law.

NOW THEREFORE, BE IT RESOLVED AND ORDERED by the Port Commission of Port Freeport that an election for two Port Commissioners for Position No. 3 and Position No. 5, respectively, be held on the 1st Saturday in May, namely, May 3, 2025, that said election be conducted by the Brazoria County Elections Division of the Office of the County Clerk of Brazoria County and that said election be held jointly with each of the following tentatively named political subdivisions (as set forth above):

- a. City of Alvin
- b. Alvin ISD
- c. Angleton-Danbury Hospital District
- d. Angleton ISD
- e. City of Angleton
- f. Village of Bailey's Prairie
- g. Village of Bonney
- h. City of Brazoria
- i. Brazosport ISD
- j. Brookside Village
- k. Columbia-Brazoria ISD
- l. City of Clute
- m. City of Danbury
- n. Danbury ISD
- o. City of Freeport
- p. Port Freeport
- q. Hillcrest Village
- r. Town of Holiday Lakes
- s. City of Iowa Colony
- t. Village of Jones Creek
- u. City of Lake Jackson
- v. City of Liverpool
- w. City of Manvel
- x. City of Oyster Creek
- y. City of Pearland
- z. Pearland ISD
- aa. Town of Quintana
- bb. City of Richwood
- cc. Village of Surfside Beach
- dd. City of Sweeny
- ee. Sweeny ISD
- ff. Sweeny Hospital District
- gg. City of West Columbia

and be conducted as provided in Chapter Section 271 of the Election Code, and other applicable election laws; and that the election precincts and polling places be as more fully set out in the notice of election attached hereto for election day voting locations and in-person early voting locations.

BE IT FURTHER RESOLVED AND ORDERED that the election officers as appointed by Brazoria County are hereby appointed election officers for Port Freeport for said election for both the election day voting locations as well as in-person early voting locations; and that said officers should be authorized to appoint a sufficient number of clerks to assist them in performing their duties as same.

BE IT FURTHER RESOLVED AND ORDERED that Port Freeport pay a share of the cost of administering the May 3, 2025 joint election based on the cost per polling place and the allocation of costs, unless specifically stated otherwise, is mutually agreed to be shared according to a formula which is based on the cost per polling place. The normal rental rate charged for Brazoria

County's rental equipment used on election day shall be divided equally among the participants utilizing a polling place. Costs for early voting by personal appearance will be divided by all participating political subdivisions as follows: The total cost of all locations will be divided by all participants in the joint election and each participant's cost share will be based on registered voters.

BE IT FURTHER RESOLVED AND ORDERED that notice of said election as set forth in the form attached be published as required law.

BE IT FURTHER RESOLVED that the Chairman and Secretary of the Port Commission be, and they are hereby authorized to execute such orders and agreements with the County Clerk of Brazoria County and/or the other political subdivisions with which the joint election is being held as are necessary to the conducting of the May 3, 2025 joint election.

Ravi K. Singhanian, Chairman

ATTEST: _____
Barbara Fratila, Secretary

JOINT CONTRACT FOR ELECTION SERVICES

THIS CONTRACT (this "Agreement") is made effective as of the Effective Date (as defined below) by and between the PORT FREEPORT, TEXAS, acting by and through its governing body, hereinafter referred to as "Political Subdivision," and the County Clerk of Brazoria County, Texas, hereinafter referred to as "County," and by authority of Section 31.092(a), Texas Election Code, and Chapter 791, Texas Local Government Code, for the conduct and supervision of the Political Subdivision's election to be held on MAY 3, 2025. Political Subdivision and the County may be referred to individually as a "Party" and collectively as "the Parties."

This contract is made by and between the PORT FREEPORT, TEXAS, acting by and through its governing body, hereinafter referred to as "Political Subdivision," and the County Election Officer of Brazoria County, defined by statute as the County Clerk through the authority set forth in Texas Election Code §§31.091 and 31.092. The purpose of this contract is for the performance of election services as authorized by statute. This contract shall serve as the general contract for each election for which the Political Subdivision requests the assistance of the County Clerk. Provisions specific to each particular election will be included as an attachment to the original contract. Political Subdivision and County Clerk may be referred to individually as "Party" or collectively as "Parties."

RECITALS

The County Clerk has care, custody, and control over the electronic voting system, the Hart InterCivic Verity Voting System (Version 2.5.3), which has been duly approved by the Secretary of State pursuant to Texas Election Code Chapter 122, as amended, and is compliant with the accessibility requirements set forth by Texas Election Code Section 61.012. Political Subdivision desires to use the electronic voting system to compensate the County Clerk for such use and to share in certain other expenses connected with joint elections in accordance with the applicable provisions of Chapters 31 and 271 of the Texas Election Code.

NOW, THEREFORE, in consideration of the mutual covenants, agreements, and benefits to the parties, IT IS AGREED as follows:

I. ADMINISTRATION

The Parties agree to hold a "Joint Election" in accordance with Chapter 271 of the Texas Election Code and this Agreement. The County Clerk shall coordinate, supervise, and handle all aspects of administering the Joint Election as this Agreement provides. Political Subdivision agrees to pay the County Clerk for equipment, supplies, services, and administrative costs as provided in this Agreement. The County Clerk shall serve as the administrator for the Joint Election; however, the Political Subdivision shall remain responsible for the decisions and actions of its officers necessary for the lawful conduct of its election. The County Clerk shall provide advisory services in connection with decisions to be made and measures to be taken by the officers of the Political Subdivision.

It is understood that other political subdivisions may wish to participate in the use of the electronic voting system and polling places, and it is agreed that the County Clerk may enter into other joint election agreements and contracts for election services for those purposes on terms and conditions set forth in the Election Code. Political Subdivision agrees that County Clerk may enter into joint election agreements with other political subdivisions that may have territory located partially or wholly within the boundaries of Political Subdivision, and, in such case, all parties sharing common territory shall share a joint ballot on the electronic voting system at the applicable polling places. In such cases, total costs shall be divided among the participants.

At each polling location, joint participants shall share voting equipment and supplies to the extent possible. The participating parties shall share a mutual ballot in those precincts where jurisdictions overlap. However, in no instance shall a voter be permitted to receive a ballot containing an office or proposition stating a measure on which the voter is ineligible to vote. Multiple ballot styles shall be available in those shared polling places where jurisdictions do not overlap.

II. LEGAL DOCUMENTS

Political Subdivision shall prepare, adopt, and publish all required election orders, resolutions, notices, and any other pertinent documents required by the Texas Election Code or Political Subdivision's governing body, charter, or ordinances. Regarding publications, the County Clerk will publish the "Notice of Test of Automatic Tabulating Equipment." If a Political Subdivision holds any Special Election, it will have to publish its own "Notice of Election" to meet additional requirements.

Preparation of the necessary materials for notices and the official ballot shall be the responsibility of each participating authority, including translation to languages other than English. Each participating authority shall provide a copy of their respective election orders and notices to the County Clerk's Election Department.

III. STATUTORY COMPLIANCE

Political subdivisions shall follow all applicable State and Federal laws related to elections, including, but not limited to, Section 52.072 of the Election Code, which states in part, "A proposition shall be printed on the ballot in the form of a single statement."

Failure to do so may prohibit the political subdivision's participation in a Joint Election.

IV. VOTING LOCATIONS

The County Clerk's Election Office shall select and arrange for the use of and payment for all election-day voting locations. Voting locations will be, whenever possible, the usual voting location for each election precinct in elections conducted by the County. The proposed voting locations will be provided once the final candidate filing deadline has been met and listed as Attachment "A." If a voting location is unavailable, the Elections Department will arrange for an alternate location with the approval of the Political Subdivision. The Elections Department shall notify the Political Subdivision of any changes from the locations listed in Attachment "A."

If polling places for the joint election in Attachment "A" are different from the polling place(s) used by Political Subdivision in its most recent election, Political Subdivision agrees to post a notice no later than the date of the election described in Attachment "A," at the entrance to any previous polling places in the jurisdiction, stating that the polling location has changed, and displaying the political subdivision's polling place name(s) and address(s) in effect for the election described in Attachment "A." Any voting location changes from those used in the most recent COUNTYWIDE JOINT election will be posted by the County Clerk's Election Office.

V. ELECTION JUDGES, CLERKS, AND OTHER ELECTION PERSONNEL

The Brazoria County Commissioners Court shall appoint the presiding judge and alternate judge for each polling location per Chapter 32 of the Texas Election Code. If an emergency appointment is necessary, the appointment shall be made in accordance with Election Code §32.007, which authorizes the presiding officer of the Brazoria County Commissioners Court to make an emergency appointment. Should that officer not be available, the County Clerk's office shall make emergency appointments of election officials. Upon request by the County Clerk, the Political Subdivision agrees to assist in recruiting bilingual polling place officials (fluent in English and Spanish).

The County's Elections Department shall notify all election judges of the eligibility requirements of Subchapter C of Chapter 32 of the Texas Election Code. It will take the necessary steps to ensure that all election judges appointed for the Joint Election are eligible to serve.

The County Clerk shall arrange for the training and compensation of all election judges and clerks. The Elections Department shall set the date, time, and place for the presiding election judge to pick up their election supplies. Each presiding election judge will be sent a letter from the Elections Department notifying him of his appointment, the time and location of training and distribution of election supplies, and the number of election clerks that the presiding judge may appoint.

Each election judge will receive compensation at an hourly rate of \$14.00. Each election clerk will receive compensation at an hourly rate of \$12.00. The election judge will receive an additional \$25.00 for picking up the election supplies before Election Day and returning the supplies and equipment to the central counting station after the polls close. All judges and clerks who attend training will be compensated at an hourly rate of \$8.00 as compensation for the same.

All Parties agree that at all times and for all purposes hereunder, all election judges, clerks, and all other personnel involved in this election are temporary part-time employees subject only to those benefits available to such employees.

VI. PREPARATION OF SUPPLIES AND VOTING EQUIPMENT

The County Clerk Elections Department shall arrange for all election supplies and voting equipment, including, but not limited to, official ballots, sample ballots, voter registration lists, and all forms, signs, and other materials used by the election judges at the voting locations. At each polling location, joint participants shall share voting equipment and supplies to the extent possible. The participating parties shall share a mutual ballot in those precincts where jurisdictions overlap. However, in no instance shall a voter be permitted to receive a ballot containing an office or proposition stating a measure on which the voter is ineligible to vote. Multiple ballot styles shall be available in those shared polling places where jurisdictions do not overlap. The County Clerk Elections Department shall provide the necessary voter registration information, instructions, and other information to enable the election judges in the voting locations with more than one ballot style to conduct a proper election. If special maps are needed for a particular Political Subdivision, the County Clerk's Election Department will order the maps and pass that charge on to that specific Political Subdivision.

Political Subdivision shall furnish the County Clerk a list of candidates and propositions showing the order and the exact manner in which the candidate names and proposition(s) are to appear on the official ballot (including titles and text in each language in which the authority's ballot is to be printed). THE POLITICAL SUBDIVISION SHALL PROVIDE A COPY OF EACH CANDIDATE'S APPLICATION TO THE COUNTY CLERK ELECTIONS OFFICE. This list shall be delivered to the County Clerk Elections Department as soon as possible after each participating authority has determined ballot positions. Each participating authority shall proofread and approve the ballot pertaining to that authority's candidates and propositions. If any error or changes are discovered after the Logic and Accuracy test has been conducted and ballots prepared, then the Political Subdivision will be responsible for all costs.

VII. EARLY VOTING

The Parties agree to conduct joint early Voting and appoint the County Clerk as the Early Voting Clerk per Sections 31.097 and 271.006 of the Texas Election Code. Political Subdivision agrees to appoint the County Clerk's permanent county employees as deputy early voting clerks. The Parties further agree that each Early Voting Location will have an "Officer in Charge" who will receive compensation at an hourly rate of \$14.00. The clerks at each location will receive compensation at an hourly rate of \$12.00. Early Voting by personal appearance will be held at the locations, dates, and times listed in Attachment "B" of this document. Any qualified voter of the Joint Election may vote early by personal appearance at any one of the joint early voting locations.

As Early Voting Clerk, the County Clerk shall receive applications for early voting ballots to be voted by mail in accordance with Chapter 86 of the Texas Election Code. Any requests for early voting ballots to be voted by mail received by the Political Subdivision shall be forwarded immediately by fax or courier to the Elections Department for processing.

The Early Voting Clerk will post a copy of the daily early voting report on the county election website and a cumulative final early voting report following the election. We shall provide the Political Subdivision with the reports with written advance notice.

VIII. EARLY VOTING BALLOT BOARD

The County Clerk shall appoint an Early Voting Ballot Board (EVBB) to process early voting results from the Joint Election. With the assistance of the County Clerk Elections Department, the Presiding Judge shall appoint three or more additional members to constitute the EVBB. The County Clerk Elections Department shall determine the number of EVBB members required to efficiently process the early voting ballots.

IX. CENTRAL COUNTING STATION AND ELECTION RETURNS

The County shall be responsible for establishing and operating the central counting station to receive and tabulate the voted ballots in accordance with the provisions of the Texas Election Code and this Agreement.

The participating authorities hereby, in accordance with Sections 127.002, 127.003, and 127.005 of the Texas Election Code, appoint the following central counting station officials:

Counting Station Manager:	Lisa Mujica
Alternate Counting Station Manager:	Brandy Pena
Tabulation Supervisor:	Susan Cunningham
Alternate Tabulation Supervisor:	Johnathan Escamilla
Presiding Judge:	Dottie Cornett
Alternate Presiding Judge:	Tamara Reynolds

After counting all precincts, the County Clerk Elections Department will prepare the unofficial canvass reports. It will deliver a copy of the unofficial canvass to the Political Subdivision as soon as possible after all returns have been tabulated. All participating authorities shall be responsible for the official canvass of their respective elections.

The County Clerk Elections Department shall be responsible for conducting the post-election manual recount required by Section 127.201 of the Texas Election Code unless a waiver is granted by the Secretary of State. Notification and copies of the recount, if waiver is denied, will be provided to each participating authority and the Secretary of State's Office.

The County Clerk Elections Department shall electronically submit all Cities' precinct-by-precinct returns to the Texas Secretary of State's Office.

The County Clerk Elections Department shall post all election night results to the County website on election night. <https://www.brazoriacountyclerktx.gov>.

X. ELECTION EXPENSES AND ALLOCATION OF COSTS

The Parties agree to share the costs of administering the Joint Election. Unless specifically stated otherwise, allocation of costs is mutually agreed to be shared. The County participates in "Vote Centers"; therefore, all political subdivisions can vote at any location.

It is agreed that the standard rental rate charged for the County's voting equipment used on Election Day shall be calculated per polling location and among the participants utilizing each polling location. (See "Exhibit 1" for rental rates.) The total cost will be calculated and then multiplied by the Political Subdivision percentage number of registered voters or with the minimum of \$2000.00; for those with a lesser amount, additional costs associated will be itemized and billed.

Costs for Early Voting by Personal Appearance will also be charged with the same formula as Election Day. Those political subdivisions with a percentage of registered voters less than the amount equal to \$2000.00 will be a minimum amount of \$2000.00 for the early voting period.

Political Subdivision conducting a runoff shall be responsible for all associated costs.

XI. WITHDRAWAL FROM CONTRACT DUE TO CANCELLATION OF ELECTION

Political Subdivision may withdraw from this Agreement and the Joint Election should it cancel its election in accordance with Sections 2.051 - 2.053 of the Texas Election Code, or should it be later ruled that the election is not needed. Political Subdivision is fully liable for any expenses incurred by the County Clerk on behalf of the Political Subdivision. Any monies deposited with the County by the withdrawing authority shall be refunded minus the aforementioned expenses.

XII. RECORDS OF THE ELECTION

The County Clerk is hereby appointed general custodian of the voted ballots and all records of the Joint Election as authorized by Section 271.010 of the Texas Election Code.

Access to the election records shall be available to each participating authority and the public in accordance with applicable provisions of the Texas Election Code and the Texas Public Information Act. The election records shall be stored at the offices of the County Clerk or an alternate facility used to keep county records. The County Clerk Elections Department shall ensure that the records are maintained orderly so that they are identifiable and retrievable.

Records of the election shall be retained and disposed of in accordance with the provisions of Section 66.058 of the Texas Election Code. If records of the election are involved in any pending election contest, investigation, litigation, or open records request, the County Clerk shall maintain the records until final resolution or until final judgment, whichever is applicable. It is the responsibility of each participating authority to bring to the attention of the County Clerk any notice of pending election contest, investigation, litigation, or open records request that may be filed with the participating authority.

XIII. RECOUNTS

A recount may be obtained as provided by Title 13 of the Texas Election Code. Political Subdivision agrees that any recount shall take place at the offices of the County Clerk and that the County Clerk shall serve as Recount Supervisor and the Political Subdivision's official or employee who performs the duties of a secretary under the Texas Election Code shall serve as Recount Coordinator.

The County Clerk Elections Department agrees to provide advisory services to the Political Subdivision as necessary to conduct a proper recount, and the cost of the recount depends on the size of the election and the number of precincts to be recounted.

XIV. MISCELLANEOUS PROVISIONS

1. It is understood that to the extent space is available, other districts and political subdivisions may wish to participate in the use of the election equipment and voting places; it is agreed that the County Clerk may contract with such other districts or political subdivisions for such purposes and that in such event, there may be an adjustment of the pro-rata share to be paid to the County by the participating authorities.
2. The County Clerk shall file copies of this document with the County Treasurer and the County Auditor in accordance with Section 31.099 of the Texas Election Code.
3. In the event that legal action is filed contesting the Political Subdivision's election under Title 14 of the Texas Election Code, Political Subdivision shall choose and provide, at its own expense, legal counsel for the County, the County Clerk, and additional election personnel as necessary.
4. Nothing in this contract prevents any party from taking appropriate legal action against any other party and other election personnel for a breach of this contract or a violation of the Texas Election Code; however, any action taken is subject to any immunity provided by statute or common law to governmental entities. For purposes of this contract, the County Clerk's office acts as a governmental entity covered by any immunity available to Brazoria County.
5. The parties agree that under the Constitution and laws of the State of Texas, neither Brazoria County nor Political Subdivision can enter into an agreement whereby either Party agrees to indemnify or hold harmless another party; therefore, all references of any kind, if any, to indemnifying or holding or saving harmless for any reason are hereby deleted.
6. This Agreement shall be construed under and in accord with the laws of the State of Texas, and all obligations of the parties created hereunder are performable in Brazoria County, Texas.
7. In the event that one or more of the provisions contained in this Agreement shall for any reason be held to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability shall not affect any other provision hereof, and this Agreement

shall be construed as if such invalid, illegal, or unenforceable provision had never been contained herein.

8. All parties shall comply with all applicable laws, ordinances, and codes of the State of Texas, all local governments, and other entities with local jurisdiction.
9. The waiver by any party of a breach of any provision of this Agreement shall not operate as or be construed as a waiver of any subsequent breach.
10. Any amendments to this Agreement shall be of no effect unless in writing and signed by all parties.
11. **Authorization of Agreement**. This Agreement has been approved and authorized by the governing body of the Political Subdivision.
12. **Purpose, Terms, Rights, and Duties of the Parties**. The purpose, terms, rights, and duties of the Parties shall be as set forth in this Agreement.
13. **Payments from Current Revenues**. Each Party paying for the performance of governmental functions or services must make those payments from current revenues available to that paying Party.
14. **Fair Compensation**. The Parties acknowledge and agree that each payment contemplated by this Agreement fairly compensates the performing Party.
15. **Termination**. At any time and for any reason, either Party may terminate this Agreement by providing forty-five (45) days written Notice of termination to the other Party.
16. **Funding**. The Parties understand and acknowledge that the funding of this Agreement is contained in each Party's annual budget and is subject to the approval of each Party in each fiscal year. The Parties further agree that should the governing body of any Party fail to approve a budget that includes sufficient funds for the continuation of this Agreement, or should the governing body of any Party fail to certify funds for any reason, then and upon the occurrence of such event, this Agreement shall automatically terminate as to that Party and that Party shall then have no further obligation to the other Party. When the funds budgeted or certified during any fiscal year by a Party to discharge its obligations under this Agreement are expended, the other Party's ***sole and exclusive remedy*** shall be to terminate this Agreement.
17. **No Joint Enterprise**. The Agreement is not intended to, and shall not be construed to, create any joint enterprise between or among the Parties.
18. **Public Information**. This Agreement is public information. To the extent, if any, that any provision of this Agreement is in conflict with Texas Government Code Chapter 552, et seq., as amended (the "Texas Public Information Act"), such provision shall be void and have no force or effect.

19. **No Third-Party Beneficiaries**. This Agreement is entered solely by and between and may be enforced only by and among the Parties. Except as set forth herein, this Agreement shall not be deemed to create any rights in, or obligations to, any third parties.
20. **No Personal Liability**. Nothing in this Agreement shall be construed as creating any personal liability on the part of any employee, officer, or agent of any Party to this Agreement.
21. Nothing in this Agreement requires the Political Subdivision or County to incur debt, assess or collect funds, or create a sinking fund.
22. **Sovereign Immunity Acknowledged and Retained**. **THE PARTIES EXPRESSLY ACKNOWLEDGE AND AGREE THAT NO PROVISION OF THIS AGREEMENT IS IN ANY WAY INTENDED TO CONSTITUTE A WAIVER BY ANY PARTY OF ANY IMMUNITY FROM SUIT OR LIABILITY THAT A PARTY MAY HAVE BY OPERATION OF LAW. THE CITY AND THE COUNTY RETAIN ALL GOVERNMENTAL IMMUNITIES.**

XV. COST ESTIMATES AND DEPOSIT OF FUNDS

It is estimated that the Political Subdivision's obligation under the terms of this Agreement shall be DETERMINED AFTER THE ELECTION. Political Subdivision agrees to pay the County a deposit of \$10,000.00. This Deposit shall be paid to the County within 10 business days after the final candidate filing deadline. The final candidate filing deadline is February 14, 2025. Therefore, the Deposit is due by February 24, 2025.

The exact amount of the Political Subdivision's obligation under the terms of this Agreement shall be calculated after the election on MAY 3, 2025. If the amount of the Political Subdivision's obligation exceeds the amount deposited, the Political Subdivision shall pay the County the balance due within forty-five (45) days after receipt of the final invoice from the County's Election Department. However, if the amount of the Political Subdivision's obligation is less than the amount deposited, the County shall refund the excess amount paid to the Political Subdivision within forty-five (45) days after the final costs are calculated.

IN TESTIMONY HEREOF, this Agreement, its multiple originals all of equal force, has been executed on behalf of the parties.

(1) On the _____ day of _____, 2025, been executed on behalf of the County Clerk by the County Clerk pursuant to the Texas Election Code;

(2) On the _____ day of _____, 2025, has been executed on behalf of the Political Subdivision by its Mayor or authorized representative, pursuant to an action of the Political Subdivision.

BRAZORIA COUNTY, COUNTY CLERK by

Joyce Hudman, County Clerk

ATTEST:

PORT FREEPORT, TEXAS

_____ By _____
Presiding Officer or Authorized Representative
PORT FREEPORT

ELECTION DAY VOTE CENTERS-JOINT LOCAL-2025-05-03-TENTATIVE.xlsx

Election Day Locations- Tentative and subject to change- "DO NOT POST"		
Home Pct #	Polling Place	Zip Code
1	East Annex (Old Walmart), 1524 E Mulberry, Angleton	77515
2	Precinct 4 Building #2, 121 N 10th St, West Columbia	77486
4	Brazoria Library, 620 S Brooks, Brazoria	77422
9	Bonney Annex Building, 19025 FM 521, Bonney	77583
11	Alvin ISD Heritage Complex, Liberty Alumni Hall, 10855 Iowa Colony Blvd, Iowa Colony	77583
14	Sweeny Community Center, 205 W Ashley Wilson Rd, Sweeny	77480
15	Danbury Community Center, 6115 5th St, Danbury	77534
17	Freeport Library, 410 Brazosport Blvd, Freeport	77541
19	Clute Event Center, 100 Parkview Dr, Clute	77531
20	Jones Creek Comm House, 7207 Stephen F Austin Rd, Jones Creek	77541
23	Doris Williams Civic Center, 333 Hwy 332 East, LJ	77566
26	Brookside Village Community Center, 6243 Brookside Rd, Brookside Village	77581
29	West Pearland Community Center, 2150 Countryplace Pkwy, Pearland	77584
38	Surfside Beach City Hall, 1304 Monument Dr, Surfside Beach	77541
39	Alvin Library, 105 S Gordon, Alvin	77511
46	Tom Reid Library, 3522 Liberty Dr, Pearland	77581
50	West Pearland Library, 11801 Shadow Creek Pkwy, Pearland	77584
65	Manvel Annex, 7313 Corporate Dr, Manvel	77578
79	Iowa Colony Public Safety Building, 3144 Meridiana Pkwy, Iowa Colony	77583
Tentative, depending on city elections		
6	Liverpool City Hall, 8901 County Road 171, Liverpool	77577
8	Oyster Creek City Hall, 3210 FM 523, Oyster Creek	77541
25	Hillcrest Village Municipal Building, 200 W Timberlane, Alvin	77511
75	Richwood City Hall, 1800 Brazosport Blvd N, Richwood	77531
12	Drainage District No. 4 Building, 4813 W Broadway, Pearland	77581
37	Pearland Recreation Center, 4141 Bailey Rd, Pearland	77584
44	Silverlake Recreation Center, 2715 Southwyck Pkwy, Pearland	77584

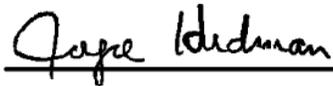
NOTICE OF EARLY VOTING AT BRANCH POLLING PLACES

Early voting by personal appearance will be conducted at the following locations:

- Angleton (Main)East Annex, 1524 E Mulberry
- AlvinAlvin Library, 105 S Gordon
- BrazoriaBrazoria Library, 620 S Brooks
- CluteClute Event Center, 100 Parkview Dr
- FreeportFreeport Library, 410 Brazosport Blvd
- Lake Jackson.....Doris Williams Civic Center, 333 Hwy 332 East
- ManvelManvel Annex, 7313 Corporate Dr
- Pearland EastTom Reid Library, 3522 Liberty Dr
- Pearland West.....West Pearland Community Center, 2150 Countryplace Pkwy
- Shadow CreekWest Pearland Library, 11801 Shadow Creek Pkwy
- Sweeny.....Sweeny Community Center, 205 W Ashley Wilson Rd
- West Columbia.....Precinct 4 Building #2, 121 N 10th St

DATES AND HOURS:

- April 22-26.....8 AM – 5 PM
- April 28-29.....8 AM – 5 PM



Early Voting Clerk

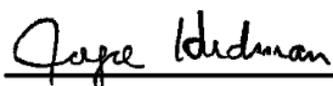
AVISO DE VOTACIÓN ADELANTADA EN LOS SITIOS DE VOTACIÓN AUXILIARES

La votación adelantada en persona se llevará a cabo en los siguientes sitios de esta manera:

- Angleton (Ubicación Principal).....East Annex, 1524 E Mulberry
- AlvinAlvin Library, 105 S Gordon
- BrazoriaBrazoria Library, 620 S Brooks
- CluteClute Event Center, 100 Parkview Dr
- FreeportFreeport Library, 410 Brazosport Blvd
- Lake JacksonDoris Williams Civic Center, 333 Hwy 332 East
- ManvelManvel Annex, 7313 Corporate Dr
- Pearland EsteTom Reid Library, 3522 Liberty Dr
- Pearland OesteWest Pearland Community Center, 2150 Countryplace Pkwy
- Shadow CreekWest Pearland Library, 11801 Shadow Creek Pkwy
- Sweeny.....Sweeny Community Center, 205 W Ashley Wilson Rd
- West ColumbiaPrecinct 4 Building #2, 121 N 10th St

FECHAS Y HORAS

- 22-26 de abril.....8 AM – 5 PM
- 28-29 de abril.....8 AM – 5 PM



Secretaria de la Votación Adelantada

RATE SHEETS FOR BRAZORIA COUNTY ELECTIONS:

MAY (COUNTYWIDE JOINT)

EQUIPMENT RENTAL

CONTROLLER	\$350.00 each
SCANNER UNIT (additional 2023)	\$425.00 each
ACCESS WITH TOUCH UNIT (DOU)	\$375.00 each
TOUCH UNITS	\$325.00 each
POLLPADS	\$50.00 each
MI-FI/ HOTSPOT	\$50.00 each

This is not a daily charge. This price is for the entire election even if it is for 12 days of voting.

OTHER CHARGES

Programming (increase 2023)	\$450.00
Tabulating.....	\$45.00
Equipment Delivery and Pickup	
Truck Rental (per delivery location)	\$50.00
Labor (Per delivery location)	\$100.00
Supply tubs EV-ED (see attached list for contents)	\$75.00
Mail Ballots will be billed per entity kits including postage Domestic...\$2.18...Overseas...\$2.76	
Publications will be divided equally.....	
Technical field support mileage will be divided equally.....	
Ballot Paper size 8.5 x 11.....	24 cents per sheet
Ballot Paper size 8.5 x 14.....	29 cents per sheet

Workers-Judges	\$14.00 per hour -Overtime rate \$21.00 per hour
Clerks	\$12.00 per hour- Overtime rate \$18.00 per hour

ELECTION DAY (increase 2023)

For Election Day, we will calculate the cost for each location (see Exhibit 'A2") the total cost for Election Day will then calculated per percentage of registered voters of each political subdivision. All political subdivisions in Brazoria County less than 6000 registered voters, charges will be the minimum of \$2000.00 for Election Day.

EARLY VOTING (increase 2023)

For Early Voting we also calculate worksheets for each of the 10-11 early voting locations. Once we have the total cost for all locations, we do a spreadsheet that divides the cost between all political subdivisions based on the percentage of registered voters in each. Since we have large and small cities in our county, the minimum charge for early voting will be \$2000.00.

OVERTIME

We keep a record of our overtime for the election, our staff gets paid overtime for time outside regular business hours. Cost will be divided equally when sending the final bills.

RATE SHEETS FOR BRAZORIA COUNTY ELECTIONS:

NOVEMBER (COUNTYWIDE JOINT)

For November Elections, the Election Day and Early Voting charges are just like the countywide joint in May. If the only political subdivisions at a location are Brazoria County and one entity, total cost calculated will be per percentage of registered voters for the entity.

Runoffs Elections will be the responsibility of whichever entity will be conducting a runoff election.

Any errors or changes related to a Political Subdivision oversight and if it results in reprogramming the entirety election, will be responsible for all associated cost.



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Commissioners
Directors
Legal Counsel

FROM: Jason Hull, P.E. 
Director of Engineering

DATE: January 14, 2025

SUBJECT: 2025 Underwater Inspection of Berths 1, 2, 3, and 5

It is time again for underwater inspections of Berths 1, 2, 3, and 5. I have selected WSP as the most qualified firm to perform this inspection based on their demonstrated qualifications.

I have reviewed the scope and fee and find both to be acceptable. I therefore recommend approval of a Professional Services Agreement in the amount of not to exceed **\$88,300.00**.

PORT COMMISSION



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Port Commissioners
Phyllis Saathoff, Executive Director/CEO

FROM: Jesse Hibbetts, Director of Operations

DATE: January 30, 2025

SUBJECT: Amendment to Janitorial Cleaning Contract

The Janitorial Cleaning Contract the Port has in place with JH Sanchez Holding Company, LLC dba Superior Cleaning Services, which was Board approved on 12-14-2023, needs an amendment for the additional cleaning of the new U.S. Customs & Border Protection (CBP) office located at the Radiation Portal Monitoring (RPM).

Superior Cleaning provided the Port with a quote for cleaning of the new office 3 days per week. The additional service will increase the original contract \$4,212.00. Staff recommends adoption of this amendment.

[PORT COMMISSION](#)

[RAVI K. SINGHANIA](#), CHAIRMAN; [ROB GIESECKE](#), VICE CHAIRMAN; [BARBARA FRATILA](#), SECRETARY; [KIM KINCANNON](#), ASST. SECRETARY;
[DAN CROFT](#), COMMISSIONER; [RUDY SANTOS](#), COMMISSIONER; [PHYLLIS SAATHOFF](#), EXECUTIVE DIRECTOR/CEO



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Port Commissioners
Chief Executive Officer

FROM: Rob Lowe

DATE: January 15, 2025

SUBJECT: Energy Broker Services

Port Freeport conducted a Request for Proposals for an Energy Broker Service to assist with the process and subsequent selection of an electricity provider. We received submissions from RFC Energy and Prism Energy Solutions and have evaluated those against the advertised criteria in the RFP. Based on that evaluation, staff feels we received two qualified candidates and would recommend that we award the Energy Broker Service to Prism Energy Solutions. Prism has two team members with 34+ years' relevant experience as well as additional staff which would provide the port with a depth of knowledge and resources.

PORT COMMISSION

RAVI K. SINGHANIA, CHAIRMAN; ROB GIESECKE, VICE CHAIRMAN; BARBARA FRATILA, SECRETARY; KIM KINCANNON, ASST. SECRETARY;
DAN CROFT, COMMISSIONER; RUDY SANTOS, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

Port Freeport
 Energy Service Broker RFP
 Scoring Grid

Attribute	Weighting	RFC Energy LLC	RFC Energy Score	Prism Energy Solutions	Prism Energy Solutions Score
Number of years in business	35	10+ years	25	35+years	35
Knowledge of energy markets	35		30		35
Client engagement and communication	30	Sole proprietor	25	Primary contact assigned with multiple employees	30
Total Score			80		100



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

TO: Executive Director/CEO
Port Freeport Commissioners
Legal Counsel

FROM: Director of Business & Economic Development

DATE: January 23, 2025

SUBJECT: Breakbulk Americas 2025

Breakbulk Americas 2025 (“BBA 2025”) will be held at the George R. Brown Convention Center in Houston, September 30 - October 02. Breakbulk Americas is the region's largest and longest-running trade event for the industry. The event is an excellent opportunity to connect with beneficial cargo owners (“BCOs”), shippers, carriers, freight forwarders, EPCs, 3PLs and garner Port Freeport more exposure with industry colleagues. Port Freeport has attended the event annually and has a booth in the Exhibition Hall and holds a Customer Appreciation Reception.

BBA 2025 will occur during Port Freeport’s 2026 Fiscal Year. Since the FY2026 Budget has not been adopted by the Port Commission, staff seeks the Port Commission’s approval to start incurring expenses to prepare for the event in advance of the FY2026 budget adoption.

On December 19, 2024, the Port Commission approval staff to proceed with making arrangements for the Customer Appreciation Reception in amount \$21,000.

Staff recommends the Port Commissions approval to incur costs related to Breakbulk Americas in advance of the adoption of Port Freeport’s FY2025 in amount \$56,000 (including reception) to allow for any unforeseen expenses or potential cost overruns.

PORT COMMISSION

RAVI K. SINGHANIA, CHAIRMAN; **ROB GIESECKE**, VICE CHAIRMAN; **BARBARA FRATILA**, SECRETARY; **KIM KINCANNON**, ASST. SECRETARY;
DAN CROFT, COMMISSIONER; **RUDY SANTOS**, COMMISSIONER; **PHYLLIS SAATHOFF**, EXECUTIVE DIRECTOR/CEO



1100 CHERRY ST. • FREEPORT, TX 77541
(979) 233-2667 • 1 (800) 362-5743 • FAX: (979) 373-0023
WWW.PORTFREEPORT.COM

MEMORANDUM

TO: Port Commissioners
Chief Executive Officer

FROM: Rob Lowe

DATE: January 24, 2025

SUBJECT: General Obligation Bond Debt Payment and Tax Rate Process

An Informational Worksheet is required to be submitted to the Brazoria County Tax Assessor-Collector's office each year indicating if any funds have been designated for the upcoming year's GO bond debt payments. That worksheet is then utilized by the Brazoria County Tax Assessor-Collector to create the Port's published Tax Worksheets. The current process includes a step where the Port Commission has voted to designate funds from the Port's operating account at the time the worksheet is due, currently in July or August. Staff met with the Finance Committee on January 23rd to discuss a process of accounting for a portion of the required payment each month such that the full payment would be designated in time for the annual information worksheet to be submitted. This activity would be handled through a regular operating account.

PORT COMMISSION

RAVI K. SINGHANIA, CHAIRMAN; ROB GIESECKE, VICE CHAIRMAN; BARBARA FRATILA, SECRETARY; KIM KINCANNON, ASST. SECRETARY;
DAN CROFT, COMMISSIONER; RUDY SANTOS, COMMISSIONER; PHYLLIS SAATHOFF, EXECUTIVE DIRECTOR/CEO

CONCEPT 1
WAVE



CONCEPT 2
BADGE



A



B



PORT FREEPORTSM

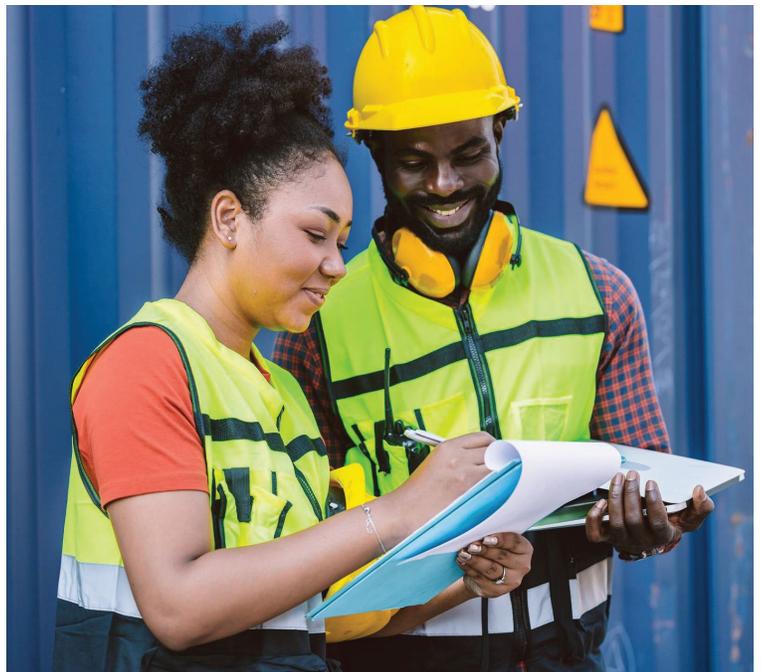
Mission, Vision, and Core Values Presentation

Round 2 | Published January 2024

Presented by  **HotDogMarketing**

CONTENTS

- ▶ **Research Summary**
 - Customer Insight Workshop Summary
 - Summary of Interview Findings
 - Summary of Survey Findings
- ▶ **Recommendations for Strategy**
 - Defining Terms
 - Purpose Statement
 - Vision Statement
 - Mission Statement
 - Core Values



CUSTOMER INSIGHT SUMMARY

EXECUTIVE SUMMARY

A diverse group of stakeholders gathered to provide feedback and assist in the discovery process for the new website and updated identity. This group included tenants, Port leadership, community partners, and stevedores. The research unveiled clear direction for the mission, vision, and core values of the Port as well.

The Agenda Covered:

- ▶ Feedback on Goals, Mission and Values
- ▶ Competitors
- ▶ SWOT Analysis
- ▶ Personality Exercise
- ▶ Customer Mapping



GOALS DISCUSSED

- ▶ Develop land
- ▶ Technology improvements (ex: AI for measuring/receiving cargo)
- ▶ Channel operations without restrictions
- ▶ Zero emissions for the vessels; greater sustainability
- ▶ Resiliency
- ▶ Community Buy-In and Support



SWOT SUMMARY

Strengths

- ▶ Size (both the physical – small but growing – and the mentality; small town mentality).
- ▶ Proactive, not reactive; planning for the future.
- ▶ Location (less transit time).
- ▶ Being able to tailor to individual customers.
- ▶ Opportunity for growth, but still remain accessible.
- ▶ Global reach, but small-town mentality.
- ▶ Flexibility. Willing to do what it takes to make it happen.
- ▶ Diversity of cargo.

Weaknesses

- ▶ Daylight restrictions.
- ▶ Small labor pool.
- ▶ Frequency of the railroad coming into Port Freeport.
- ▶ Location; more isolated.
- ▶ Not a lot of places for truckers to rest; lack of services.
- ▶ More congestion for ships.
- ▶ Infrastructure with the roads (potholes, etc.).
- ▶ Lack of warehousing spaces.

Opportunities

- ▶ More space for vessels (offers more diversity for different markets); keep Freeport a hub for various markets.
- ▶ Create efficiency.
- ▶ More sustainability.
- ▶ Attract partners.
- ▶ Space for new business.
- ▶ Expand gate infrastructure.
- ▶ Vessel turnaround.
- ▶ Intercoastal access.
- ▶ Area resources.

Threats

- ▶ Bigger ports (naturally attract more cargo; more connections).
- ▶ Undeveloped land.
- ▶ Lack of carriers/truckers.
- ▶ Government embargo.
- ▶ Public perception (wanting to be a good representative of the community).
- ▶ IT (hacking of Fortune 500 companies, etc.).
- ▶ Local leaders.
- ▶ Labor (if you don't have the proper training, you'll have issues; complacency).
- ▶ Lack of labor.
- ▶ Emergency management.
- ▶ Anything that blocks the ships from transit.
- ▶ Barrier to entries.



RESEARCH SUMMARY

INTERVIEW SUMMARY

Interviews took place over a month-long period in August 2024 with eight stakeholders that ranged from community partners, commissioners and former commissioners, leadership team members and tenants.

MAJOR THEMES

<p>High Growth and Strategic Expansion</p> <p>Balancing growth with community engagement and sustainability.</p>	<p>Community Engagement and Public Relations</p> <p>The Port should be more visible and do more to share stories.</p>	<p>People-Centric Culture</p> <p>The team’s dedication is a differentiator.</p>	<p>Operational Efficiency and Strategic Location</p> <p>The most important aspect of the port is its nimbleness and quick access to open waters.</p>
---	--	--	---

IMPACTFUL QUOTES



“We want to grow, but grow responsibly and grow in a fashion that our neighbors like us.”

“The port is people.”

“We’re all working for efficiency and effectiveness.”

“Have respect for every person and position in the organization. This place doesn’t work without good people in all of the positions.”

“The vision is . . . to put this port in a position to develop the infrastructure that will compel commerce to come here and businesses to put their roots here.”



COMMISSIONERS SURVEY SUMMARY

The survey was completed by six commissioners. The survey was designed to seek alignment on values and vision of the organization.

MAJOR THEMES OF THE OPEN-ENDED RESPONSES

Economic Development

The port’s vision needs to be centered around job creation and economic growth for Brazoria County.

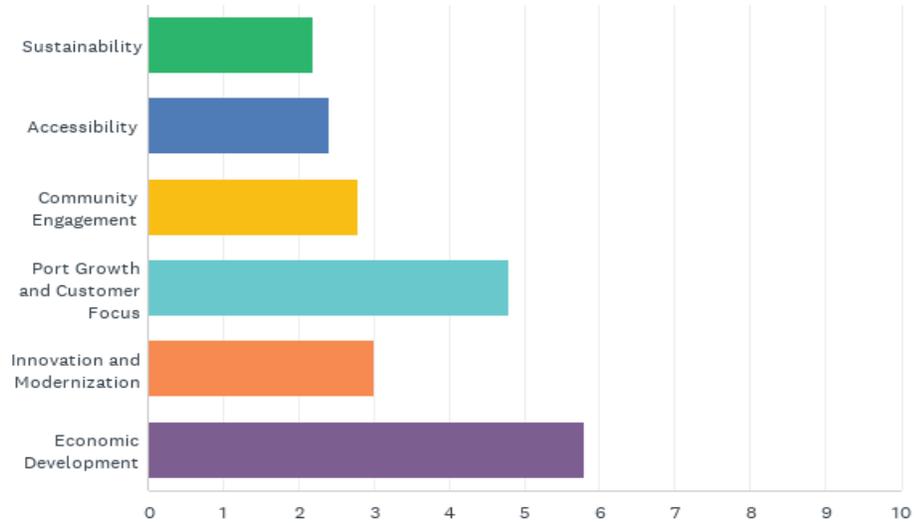
Infrastructure and Location

The port should be capitalizing on its location and upgraded infrastructure for years to come.

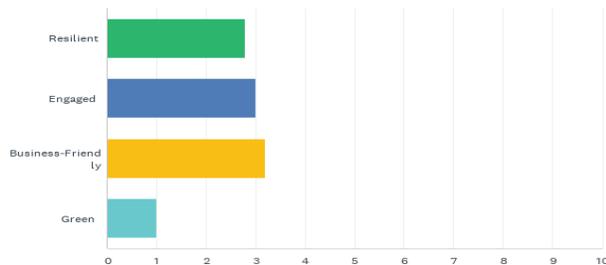
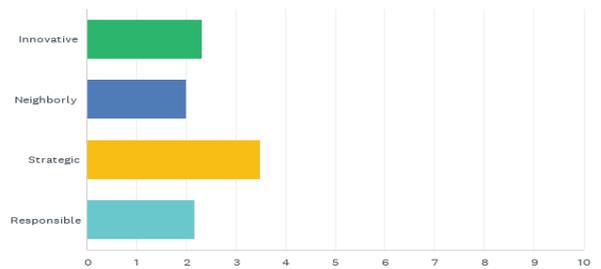
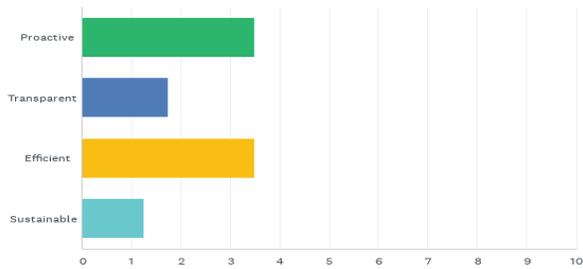
Responsibility

The port needs to ensure that the vision statements include a statement about responsible growth.

Rank the following values in order of importance for the organization's future:

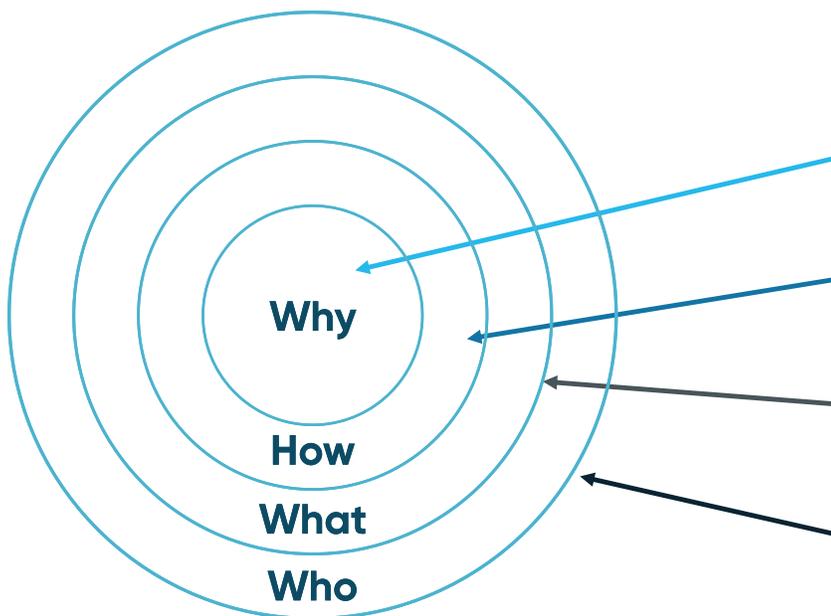


Words that should resonate with audiences when they think of the port in the future.



RECOMMENDED STRATEGY

DEFINING TERMS



What You Care About = Core Values

As you execute this important work to live your mission, realize your purpose and reach your vision, this is what the organization cares about.

Why = PURPOSE STATEMENT

What is the motivation and drive moving the organization forward. Why should people care this organization exists.

How = MISSION STATEMENT

How are you going to live your purpose and reach your vision

What = VISION STATEMENT

The direction your organization is going. What does the organization hope to achieve in the future. (The Vision Statement)

Who = YOUR AUDIENCE

Businesses, Community Members, Community Partners and People Who Work at the Port

PURPOSE

What is the motivation and drive behind the identity?

The Why.

Why does the organization exist and why should people care?

IDENTITY PURPOSE

A organization's purpose is what the why an organization exists beyond making money or profit.

It's the driving force behind marketing efforts.

It's what defines the of the identity and is the fundamental reason a business operates.

PORT FREEPORT'S PURPOSE



MISSION STATEMENT

- ▶ Speak to responsible growth.
- ▶ Working closely with the community.
- ▶ Focused what makes the port special, the people.
- ▶ Mention sustainability.

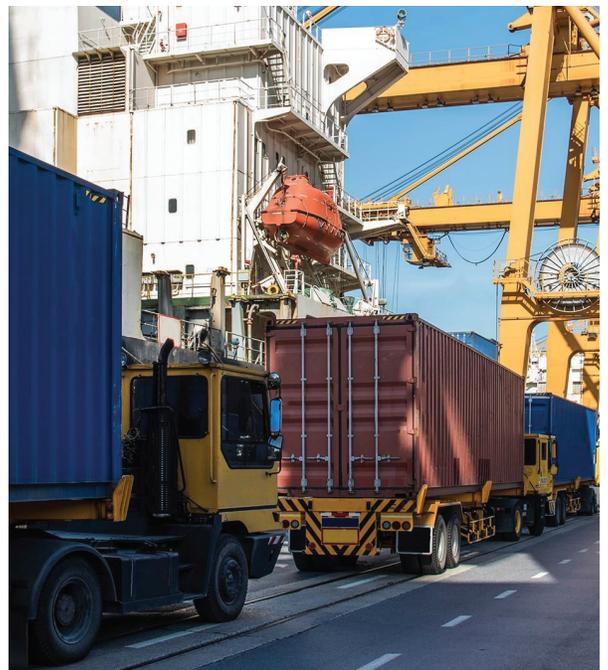


MISSION STATEMENT

To foster economic growth by providing efficient and world-class port services while promoting sustainable and responsible development and operations.

VISION STATEMENT

- ▶ Must include information about responsible growth
- ▶ Becoming a highly competitive, world class port
- ▶ Stay centered on its core function of being an economic engine and jobs
- ▶ Speak to the neighbor and community partner you want to be



VISION STATEMENT

To be a globally preferred gateway for commerce, known for our efficiency, innovation, and commitment to sustainability, while fostering economic opportunity and building strong connections with our communities and partners.

CORE VALUES

RESPECT & INTEGRITY

- Operate with transparency, honesty, and accountability in all interactions.
- Uphold ethical standards in decision-making and community engagement.
- Reflect fairness and respect in relationships with employees, tenants, and stakeholders.

COLLABORATION

- Foster strong partnerships with tenants, local businesses, and community leaders.
- Work as a team, internally and externally, to achieve shared goals.
- Build trust through open communication and mutual support.

OPERATIONAL EXCELLENCE

- Maintain a focus on efficiency and responsiveness to tenant needs.
- Provide streamlined and effective processes to ensure customer satisfaction.
- Continue leveraging geographic advantages and infrastructure to maximize performance.

COMMUNITY

- Commit to being an engaged and approachable neighbor.
- Actively participate in local events and contribute to the community's well-being.
- Highlight the port's positive impact on local economic development and job creation.

THANK YOU!