

July 24, 2019

**NOTICE OF MEETING**  
**OF THE**  
**PORT COMMISSION**  
**OF THE**  
**PORT OF HOUSTON AUTHORITY**

In accordance with the official practice of the Port Commission of the Port of Houston Authority, there is attached hereto a copy of the Agenda of the regular meeting to be held on **Monday**, July 29, 2019. The Port Commission will meet at 9:00 a.m., or thereafter, at the Port of Houston Authority Executive Office Building, Fourth Floor Boardroom, 111 East Loop North, Houston, Texas 77029, with the Executive Session convening following the adjournment of the Public Session and the Public Session reconvening following the adjournment of the Executive Session, to consider any items from the Executive Session that may require action and conduct any further business.

PORT OF HOUSTON AUTHORITY  
of  
HARRIS COUNTY, TEXAS



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SECRETARY



**Monday, July 29, 2019**  
**PORT COMMISSION OF THE PORT OF HOUSTON AUTHORITY**

**9:00 a.m.**  
**111 East Loop North**  
**Houston, TX 77029**  
**Fourth Floor Boardroom**

**A. CALL TO ORDER**

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**B. CHAIRMAN'S REMARKS**

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1. Governance, legislative, policy, and operational matters

**C. APPROVAL OF MINUTES**

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1. Port Commission Public Meeting - June 25, 2019

**D. PORT COMMISSION COMMITTEE UPDATES**

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1. Community Relations Committee Meeting - June 25, 2019
2. Compensation Committee Meeting - June 25, 2019
3. Procurement and Small Business Task Force Meeting - June 25, 2019

**E. APPEARANCES**

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1. Public Comment

**F. EXECUTIVE**

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**Staff Report** - Summary of selected financial and operational matters - Roger Guenther, Executive Director

***Awards, Amendments & Change Orders***

1. Renew the Port Authority's corporate membership in the American Association of Port Authorities, authorize the Executive Director and the Chief Operating Officer, as alternate, to represent the Port Authority at its annual conferences, and pay fiscal 2019-2020 dues in the amount of \$84,145.
2. Enter into a professional services contract with Brown Consulting for state governmental policy consulting and support in an amount not to exceed \$50,000.
3. Enter into a professional services contract with Michael Toomey for state governmental policy consulting and support in an amount not to exceed \$50,000.

**General**

4. Approve and adopt the Community and Stakeholder Engagement Policy.
5. Deliberation, public comment, and possible action regarding TxDOT's proposal to de-authorize funding and remove Grand Parkway segments B, C, D, and I from the 2020 Unified Transportation Program (UTP).

**G. COMMERCIAL**

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**Staff Report** – Selected agenda item – John Moseley, Chief Commercial Officer

**Leases**

1. Approve a sixth amendment to the lease with Ridge POH I, LLC to extend the Development/Construction Period for an additional three months to November 12, 2019, at an additional monthly rental amount of \$10,000, paid in advance, effective August 12, 2019.

**H. FINANCE**

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**Staff Report** – Selected agenda items – Tim Finley, Chief Financial Officer

**Awards, Amendments & Change Orders**

1. Award a professional services contract to Griffin & Strong, P.C. for disparity study consulting services in an amount not to exceed \$323,650.
2. Approve the purchase of annual software subscription and support services for Cognos budgeting software from Mark III Systems, Inc., using a State of Texas Department of Information Resources cooperative purchase contract, for one year in an amount not to exceed \$117,000.
3. Approve assignment of two investment management agreements with Advisory Research, Inc. to Tortoise Capital Advisors, L.L.C., relating to management of master limited partnership investment assets in the Pension Plan and OPEB Plan.
4. Approve extension of the contract with AndCo Consulting LLC for investment advisory services related to the Pension Plan, the other post-employment benefits Plan, and defined contribution plans, for an additional one-year period, in an amount not to exceed \$137,500.

**I. INFRASTRUCTURE**

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**Staff Report** – Selected agenda items – Rich Byrnes, Chief Infrastructure Officer

**Awards, Amendments & Change Orders**

1. Approve staff's ranking of vendors and award a contract in an amount not to exceed \$132,000 for a non-containerized and containerized cargo market forecast and competitiveness assessment, to the top- ranked proposers: staff ranking - first, John C. Martin Associates, LLC; second, Advisian; third, RK Johns & Associates, Inc.; and fourth, Moffatt & Nichol.
2. Approve staff's ranking of vendors and award a construction contract in an amount not to exceed \$680,090 for berth maintenance dredging of Jacintoport and CARE terminals to the top-ranked proposer: Matthews Brothers Dredging, Inc.

3. Approve staff's ranking of vendors and award a contract, in an amount not to exceed \$1,956,000 for the bi-annual rail and switch replacement at Turning Basin Terminal – 2019-2020, to the top-ranked proposers: staff ranking – first, Harper Brothers Construction, LLC; and second, American Track Generations.
4. Approve staff's ranking of vendors and award a contract, in an amount not to exceed \$815,775, for electrical preventative maintenance services at Barbours Cut Terminal and Bayport Container Terminal– 2019-2021, to the top-ranked proposers: staff ranking – first, Shermco Industries; and second, Electric Power Systems International, Inc.
5. Approve staff's ranking of vendors and award a contract, in an amount not to exceed \$39,665,678, for the expansion of gate facilities at Barbours Cut Terminal, to the top-ranked proposers: staff ranking – first, Archer Western Construction, LLC; second, McCarthy Building Companies, Inc.; third, Flatiron Constructors, Inc.; and fourth, Ragnar Benson, LLC.
6. Approve staff's ranking of vendors and award a professional services contract in the amount not to exceed \$600,000 to perform construction material testing services during the expansion of gate facilities at Barbours Cut Terminal to the top-ranked proposer – first, Ninyo & Moore; second, Raba Kistner, Inc.; and third, Terracon Consultants, Inc.
7. Award a construction contract to Boyer, Inc. to construct electrical and telecommunications infrastructure under Port Road and the ExxonMobil Pipeline Corridor at Bayport Container Terminal in an amount not to exceed \$1,442,290.
8. Award a contract to T&T Braveheart, LLC for the purchase of a hydrographic survey vessel system in an amount not to exceed \$585,000.
9. Award a construction contract to Four Seasons Development Company for the annual perimeter security fence replacement Portwide - 2019, in an amount not to exceed \$150,000.
10. Award a professional services contract to Environmental Systems Research Institute for a Real-Time Vessel Location and Berth Notification and Reporting System, using the State of Texas Department of Information Resources cooperative purchasing program, in an amount not to exceed \$130,000.
11. Authorize an advance funding agreement with the State of Texas, acting by and through the Texas Department of Transportation, to receive grant funding in the amount of \$9,675,000 under the Texas Mobility Fund.
12. Amend the professional services contract with Mott MacDonald, LLC for a passing vessel study at Barbours Cut Terminal to perform additional work in an amount not to exceed \$44,000.
13. Amend a professional services agreement with Moffatt & Nichol for container terminal simulation modeling to incorporate a change order and provide related post-project services to include model training and technical services support, in the total amount of \$75,000.

14. Approve a change order to Fused Industries, LLC to perform additional work associated with the rail spur at Bayport Container Terminal in an amount not to exceed \$268,050.

***Permits/Licenses/Pipeline Easements***

15. Approve the renewal of expiring Port Authority licenses for new ten-year terms: Southwestern Bell Telephone Company, Gulf Coast Authority, Air Products LLC, Flint Hills Resources Houston Chemical, LLC, Dean Pipeline Company, LLC, Valero Refining – Texas, LP, Equistar Chemicals, LP, South Tex 66 Pipeline Company, LTD., GB Biosciences, LLC, ExxonMobil Pipeline Company, Enterprise Houston Ship Channel, L.P., Enterprise Products Operating LLC, Enterprise TE Products Pipeline Company LLC, Enterprise Products Operating LLC and Enterprise Products Texas Operating LLC, and INEOS Chocolate Bayou Pipeline.

***Leases***

16. Approve a lease agreement with Canal Barge Company, Inc. for approximately 18.37 acres of submerged lands along the southern boundary of the Port Authority's Beltway 8 property for a five-year term at an annual rate of \$324,000 subject to an annual increase of the greater of 3% or the increase in the Consumer Price Index.

***Permits/Licenses/Pipeline Easements***

17. Issue a marine construction permit to Canal Barge Company, Inc. for barge fleetling on approximately 18.37 acres of submerged lands in Buffalo Bayou.

18. Issue a pipeline license to CenterPoint Energy Resources Corp dba CenterPoint Energy Texas Gas Operations for two 4-inch pipelines under and across a tributary of Old River.

19. Issue a distribution/transmission line license to CenterPoint Energy Houston Electric, LLC for a 12-kV electrical distribution line over and across Goose Creek at three locations, and East Fork Goose Creek at one location.

20. Issue a distribution/transmission line license to CenterPoint Energy Houston Electric, LLC for one 12- kV transmission line, two 6-inch conduits, a 9-foot x 11-foot concrete pad, eighteen poles, and five guy wires over, under, and across the North L Street property in La Porte.

21. Amend a marine construction permit to Stolthaven Houston, Inc. to construct a barge dock, a mooring dolphin, approximately 822 linear feet of sheet pile structure, dredge to -15 feet MLLW, and remove approximately 38,500 cubic yards of dredged material in Buffalo Bayou.

22. Amend a marine construction permit to TDWP Terminals 1, LLC to add a temporary barge dock and remove 90,000 cubic yards of dredged material in Buffalo Bayou/Houston Ship Channel.

23. Issue a private-adjacency submerged lands lease to Walter E. Blessey, Jr. for approximately 17.24 acres of barge fleetling and approximately 2.84 acres of encumbered area in Old River for a ten-year term at an annual rate of \$65,580.

## **1. OPERATIONS**

**Staff Report** – Selected agenda items – Jeff Davis, Chief Port Operations Officer

### ***Awards, Amendments & Change Orders***

1. Approve staff's ranking of vendors and award a thirty-six month maintenance and support services agreement to provide professional electronic data interchange application management, database management, and server monitoring for Port Authority terminal operating systems (Navis SPARCS N4) at Turning Basin Terminal, Barbours Cut Terminal, and Bayport Container Terminal in an amount not to exceed \$981,840 to the top-ranked proposers; staff ranking – first, Bunnell Enterprises Inc. dba Total Network Solutions; and second, Versiant Corporation.
2. Amend a purchase order to Navis LLC for 2018-2019 terminal operating system maintenance and support in an amount not to exceed \$67,748 and authorize payments to Navis LLC for 2019-2020 maintenance services for the marine terminal management software system for Barbours Cut Terminal, Bayport Container Terminal, and Turning Basin Terminal in an amount not to exceed \$733,083.
3. Award a Gate Operating and Optical Character Recognition System contract to Smart Tecs LLC, the sole provider, for the expansion of the Barbours Cut Terminal Gate complex in an amount not to exceed \$1,264,840.
4. Award a six-month contract to Live Earth for a subscription to an Automatic Identification System software vessel tracking platform to further develop, test, and customize its functionality and reporting capabilities for use at Barbours Cut Terminal, Bayport Terminal, and Turning Basin Terminal in an amount not to exceed \$32,950.
5. Award a two-year contract to Rush Truck Center of Texas, LP dba Rush Truck Center Houston for the purchase of Cummins diesel engine parts and related services for Barbours Cut Terminal, Bayport Container Terminal, and Turning Basin Terminal in the amount not to exceed \$1,200,000.
6. Award a two-year contract to Graybar Electric Company, Inc. for the purchase of electrical and lighting components for maintenance of facilities and equipment at Barbours Cut Terminal, Bayport Container Terminal, and Turning Basin Terminal in an amount not to exceed \$1,750,000.
7. Award a two-year contract to Kalmar USA Inc., Bromma Americas, the sole provider, for purchase of twistlocks and spreader bar related parts for wharf and rubber tire gantry cranes at Barbours Cut Terminal and Bayport Container Terminal in an amount not to exceed \$2,000,000.
8. Award a two-year contract to Crane Tech Solutions, the sole provider, for purchase of quarterly inspection services for twenty four Stinis spreaders and the over-height attachment at Barbours Cut Terminal and Bayport Container Terminal in the amount not to exceed \$125,000.
9. Award a two-year contract to Texas Polymer Systems, the sole source provider, for purchase of PolyCrete for concrete repairs at Barbours Cut Terminal and Bayport Container Terminal in the amount not to exceed \$300,000.

10. Award a contract to ABB Inc., the sole source provider, for the purchase of upgrades to the crane management systems and safety centers on nine wharf cranes at Bayport Container Terminal in the amount not to exceed \$358,690.

**K. PEOPLE**

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**Staff Report** – Selected agenda item – Jessica Shaver, Chief People Officer

***Awards, Amendments & Change Orders***

1. Approve staff's ranking of vendors and award a one-year contract in an amount not to exceed \$87,460 for employee and retiree benefits and payroll integration services to the top-ranked proposer: staff ranking – first, PlanSource Benefits Administration, Inc.; second, Selerix Systems, Inc.; and third, McGriff Insurance Services, Inc. dba Precept Insurance Solutions, LLC.

**L. PORT SECURITY AND EMERGENCY OPERATIONS**

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1. No items.

**M. TECHNOLOGY**

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**Staff Report** – Selected agenda items – Charles Thompson, Chief Technology Officer

***Awards, Amendments & Change Orders***

1. Approve staff's ranking of vendors and award a contract in the amount not exceed \$111,540 for accounts payable automation implementation and three-year support services to the top-ranked proposer – first, Carahsoft Technology Corporation; second, Forza IT Group; third, BCS Systems, Inc.; and fourth, Intellichief, LLC.

2. Award a contract to Total Network Solutions for purchase of consulting services to assist with Navis N4 disaster recovery design, in an amount not to exceed \$60,000.

3. Issue a purchase order to Netsync Network Solutions, Inc. for the annual purchase of new network hardware to replace infrastructure hardware using the Texas Department of Information Resources cooperative purchase program, in an amount not to exceed \$300,000.

4. Issue a purchase order to Netsync Network Solutions for the purchase of networking equipment to support the Executive Office Building renovation using the Texas Department of Information Resources cooperative purchase program, in an amount not to exceed \$170,000.

5. Issue a purchase order to Set Solutions, Inc. for purchase of InfoBlox network devices and updated software in order to enhance network security using the Texas Department of Information Resources cooperative purchase program, in an amount not to exceed \$70,000.

6. Issue a purchase order to SHI Government Solutions for the Netapp data storage maintenance contract renewal using the Texas Department of Information Resources cooperative purchase program, in an amount not to exceed \$300,000.

7. Issue a purchase order to Solid Border, Inc. for the purchase of updated firewall hardware to assist in ensuring the network and data security using the Local Government Purchasing Cooperative's BuyBoard, a cooperative purchase program, in an amount not to exceed \$120,000.

**N. RECESS OPEN MEETING AND CONVENE EXECUTIVE SESSION**

1. Consultation with Attorneys (Section 551.071, Texas Open Meetings Act), including consultations regarding (i) legal aspects of proposed annexation by the City of Morgan's Point; (ii) claims of the Port Authority against RPS Klotz Associates, Inc.; and (iii) proposed amendment to the agreement for legal services with Ewell, Brown, Blanke & Knight LLP
2. Real Estate (Section 551.072, Texas Open Meeting Act), including disposition of Bayport Terminal vicinity property and Pelican Island property and acquisition of Turning Basin vicinity property
3. Economic Development Negotiations or Incentives (Section 551.087, Texas Open Meetings Act)
4. Employment and Evaluation of Public Officers and Employees (Section 551.074, Texas Open Meetings Act) including deliberation and consideration of possible action regarding employment of an executive search firm
5. Security-Related Matters (Sections 418.175-418.183 of the Texas Government Code, and Section 551.076, Texas Open Meetings Act) including cybersecurity risk or vulnerability assessment matters
6. Adjourn Executive Session

**O. RECONVENE OPEN MEETING**

1. Announce any items from Executive Session requiring Port Commission action

**P. ADJOURN MEETING**

1. Next Meeting Requested - September 24, 2019
2. Adjourn Port Commission Meeting