



# Port of Palacios

MATAGORDA COUNTY NAVIGATION DISTRICT NO. ONE

## NOTICE OF SPECIAL CALLED MEETING OF THE BOARD OF COMMISSIONERS MATAGORDA COUNTY NAVIGATION DISTRICT #1

Notice is hereby given that on Wednesday, the 2<sup>nd</sup> of April 2025 at 10:30 a.m., the Board of Commissioners of Matagorda County Navigation District #1 will hold a Special Called Board Meeting in the Board Room of the Port Administration Building, located at 1602 Main Street, Palacios, Texas at which the Board may take action on certain items.

### AGENDA

#### I. OPENING.

1. Call to order by Chairman
2. Announce the presence of a quorum; affirm that the Notice of the Meeting was duly posted
3. Pledge of Allegiance

#### II. SPECIAL CALLED BOARD MEETING – INVESTMENTS REPORT AND PLANNING MEETING

#### III. EXECUTIVE SESSION – Adjournment to Executive Session as authorized by the TEXAS GOVERNMENT CODE Sections 551.071, 551.072 and 551.087 of the Open Meetings Act, permitting discussion and deliberation in an Executive Meeting for the following purposes:

1. Consultation with Attorney on legal matters as permitted under Section 551.071 including, but not limited to some of the other matters listed below to be discussed in Executive Session.
2. 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 as permitted under Sections 551.072 and 551.087 including, but not limited to the following matters:
  - a. Discussion concerning MCND #1 Investments
  - b. Discussion concerning future development of properties and leases
  - c. Discussion to the purchase, exchange, lease or value of real property
  - c. Discussion on economic development
  - e. Discussion on repair of Port property

**CLOSED MEETING DISCUSSION.** If, during the course of the meeting covered by this Notice, the Board should determine that discussion of any item on the agenda should be held in a closed meeting, the Board will conduct a closed meeting in accordance with the Texas Open Meetings Act, Tex. Govt. Code, Chapter 551, Sub-chapters D and E. Before any closed meeting is convened, the presiding officer will publicly identify the following section or sections of the Act authorizing the closed meeting:

Section 551.071 For the purpose of private consultation between the Board and its attorney when the Board seeks the attorney's advice with respect to pending or contemplated litigation, settlement offers, and matters where the duty of the Board's counsel to his client pursuant to the Code of Professional Responsibility of the State Bar of Texas clearly conflicts with the Open Meetings Act.

Section 551.072 For the purpose of discussion with respect to the purchase, exchange, lease or value of real property, if deliberation in an open meeting would have a detrimental effect on the position of the Board in negotiations with a third person.

Section 551.087 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.

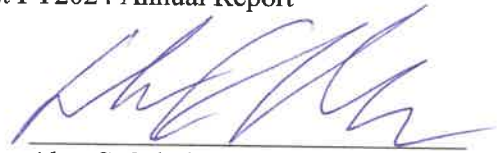
Should any final action, final decision, or final vote be required in the opinion of the Board with regard to any matter considered in such closed meeting, then such final action, final decision, or final vote shall be at either:

- a) the open meeting covered by this notice upon the re-convening of this public meeting, or
- b) a subsequent public meeting of the Board upon notice thereof, as the Board shall determine.

IV. RETURN TO OPEN SESSION - Announcement by the Chairman that the Board has concluded its Executive Session discussions and appropriate action taken as a result of deliberations conducted during the Executive Session. -- Items requiring Board discussion and possible action taken:

1. Consideration and approval of C2 Investment Portfolio FY2024 Annual Report
2. Consideration and approval of First Financial Trust FY2024 Annual Report

V. ADJOURNMENT.



Alan C. Schulman, Chairman

Posted at Matagorda County Navigation District #1 Admin. Building on the 28<sup>th</sup> day of March 2025 at 10:30 a.m.



Verna H. Williams

Posted at Matagorda County Courthouse on the 28<sup>th</sup> day of March 2025 at \_\_\_\_\_.

\_\_\_\_\_  
Deputy