

New Orleans Municipal Yacht Harbor Management Corporation

MINUTES OF THE BOARD OF DIRECTORS MEETING

March 10, 2020

6:30 p.m.

Lake Vista Community Center, 6500 Spanish Fort Blvd, New Orleans, Louisiana

The meeting was called to order at 6:40pm and requested a roll call by David Halpern.

Board of Directors Present:

Warner Tureaud
Ashlyn Graves
Reginald Smith
David Halpern
Connie Uddo
Eli Feinstein
Howard Rodgers
Alva See

Board of Directors Absent:

Thomas Forbes

A quorum was present.

There were no amendments to the Agenda.

The agenda was approved and adopted on a motion by Ric Smith, seconded by David Halpern and the motion was unanimously carried.

On a motion by David Halpern, seconded by Ashlyn Graves, and unanimously carried, the minutes from the regular meeting of October 8, 2019 were approved.

Action Items:

1. On a motion by Ric Smith, seconded by David Halpern, and unanimously carried, a Resolution “Authorizing the Execution of Boat Slip Lease Agreements for the Municipal Yacht Harbor”.
2. On a motion by Ric Smith, seconded by Connie Uddo, all Board Members voted in favor with the exception of Alva See who abstained on the Resolution “Authorizing the Execution of an Amendment to the Cooperative Endeavor Agreement for Additional Expenses Due to the Installation of Finger Piers for K Dock”
3. On a motion by Alva See, seconded by Ric Smith, and unanimously carried a Resolution “Approving Boat Slip Rates for New Tenants Until Power is Available on the West side of the Harbor”.
4. On a motion by Alva See, seconded by Howard Rodgers, and unanimously carried the following officers were elected:

President – Warner Tureaud, Vice-President – Ashlyn Graves, Treasurer – Ric Smith, and Secretary – David Halpern

Information and Discussion Items:

1. Ms. Graves reported that Boathouse #84 transferred in February, and that MYHMC received a \$13,800 transfer fee.
2. The FEMA Update was presented by Mr. Casey. There were four items: 1.) The Fire Marshall has not given the final approval to the Comfort Station. TKTMJ is working on completing several misc. items; 2.) The key punch code to the East side gates has been activated, and slip tenants have been notified; 3.) The contractor is continuing to work on several Harbor punch list items; 4.) FEMA has given Capital Projects verbal approval for the West side electrical platform.
3. The February Financial Report was presented by Mr. Smith. At the end of February, MYHMC had total assets of \$3,902,700 of which \$563,900 were fixed assets. There are current assets of \$3,336,000 and the bulk of that is in the form of cash of \$3,303,000. On the liability side, MYHMC has total liabilities of \$865,000 of which \$359,900 is current liabilities and \$46,200 is accrued interest on the NOAA Bonds. The long term liability of \$505,000 is the balance on the

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NOAA Bonds. That leaves MYHMC with total equity of \$3,038,000 of which \$2,084,000 is unrestricted net assets. For the month of February, gross revenue was \$91,000 and operating expenses were \$53,200 such that net operating income was \$37,800. Year-to-date gross revenues were \$172,600, and total operating expenses were \$111,300 such that operating income was \$61,400.

4. The Economic Redevelopment Committee was presented by Howard Rodgers who said that he had no new information to report.

5. The Environmental Quality Committee report was presented by Mr. Casey who reported that two weeks ago the S&WB repaired their sewer collection line which is attached to the flood wall along N. Roadway. Last week their line started leaking again and it was reported to Robert Turner (General Superintendent). It was also reported that there is a blockage in S&WB's sewer main on N. Roadway that flows in a Southerly direction toward the Fuel Stop Restaurant. Mr. Casey said that earlier today, he had a conversation with Mr. Fred Tharp (head of the Networks Dept. for S&WB) who is aware of these problems as well as other issues along S. Roadway with the boathouses that are leased by the Non-Flood Asset Authority. Mr. Tharp said that S&WB is working from manhole to manhole on West and South Roadway. He anticipates that it will take 30 to 60 days to discover all of the issues in order to develop a repair schedule.

6. There was no report from the Quality of Life Committee.

7. The Security and Safety Committee report was presented by Howard Rodgers who reported that Mr. Casey he has spoken with Capt. Michael Brenckle (District Commander) of the Orleans Levee District Police Department who said that they would be willing to perform Detail work for MYHMC at the rate of \$42.00 per hour (with a minimum of 4 hours) provided that MYHMC is not looking for 24 hour coverage at this time. Mr. Casey said that he told Capt. Brenckle that the Committee was considering several factors with respect to establishing a schedule. Mr. Rodgers said that he is checking on the status of the Fire Boat with NOFD.

8. There was no report from the Legislation and Grant Committee.

9. The Insurance Committee report was presented by Alva See who said that he has had several conversations with Hank Wolf (City's insurance broker) with respect to information that he needs with respect to insuring additional facilities for MYHMC.

10. The Executive Director's Report was presented by Mr. Casey, and there were three topics: 1.) The City is still dealing with the effects of the Cyber Attack that occurred in December, and MYHMC now has access to the .gov email system only for new emails; 2.) Wayne Bloom has been contacting individuals on the boat slip waiting list. As of Friday March 6th, 79 slips have been assigned to new tenants and

65 have signed leases. MYHMC has assigned 60% of the 327 currently available slips, and 55% of the slips have been leased; 3.) MYHMC received a very complimentary email from David Main who is a new slip tenant.

Other Comments and Issues from the Board or the Public:

There were no additional comments.

Executive Session:

1. Ronald G. Cheek v. The City of New Orleans

A motion was made by Ric Smith and seconded by Howard Rodgers to go into Executive Session, and it was unanimously carried.

A motion was made by Howard Rodgers and seconded by David Halpern to come out of Executive Session, and it was unanimously carried.

Adjournment:

On a motion by David Halpern and seconded by Ashlyn Graves, the meeting was adjourned at approximately 8:25PM.

Date and Time of next meeting:

The next meeting is scheduled for Tuesday, April 14, 2020 at 6:30 p.m. at the Lake Vista Community Center.