

*New Orleans Municipal Yacht Harbor Management Corporation*

**MINUTES OF THE BOARD OF DIRECTORS MEETING**

**March 8, 2016**

**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 Ashlyn Graves.

**Board of Directors Present:**

Ashlyn Graves  
Warner Tureaud  
David Halpern  
Reginald Smith  
Thomas Forbes  
Howard Rodgers  
Connie Uddo

**Board of Directors Absent:**

Alva See  
Shannon Sims

**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 Ashlyn Graves and the motion was unanimously carried.

On a motion by Ashlyn Graves, seconded by Thomas Forbes, and unanimously carried, the minutes from the regular meeting of February 16, 2016 were approved.

**Action Items:**

1. Mr. Casey distributed copies of the Resolution accepting the Marina Market Feasibility Study to the Board Members. The firm of Moffatt and Nichol was selected at the City's Bureau of Purchasing RFP Evaluation Committee on July 17, 2015 to perform the Feasibility Study. FEMA had requested the Study from the Capital Projects Administration (CPA) in order to move forward with the settlement of the Harbor Claim. Hopefully, the Feasibility Study is the last item required by FEMA from CPA. The Board had previously reviewed the Study and discussed it at the January Board Meeting. CPA who is the claimant for the City's FEMA Claims worked very closely and assisted MYHMC with the development of the RFP. CPA has reviewed the Study and they are satisfied that it contains everything requested by FEMA. The MYHMC Board has been very supportive of conducting the Feasibility Study and it had included the cost of the Study its Annual Operating Budget for the past several years in anticipation that the FEMA Claim would ultimately convert from a repair claim to a replacement claim. Mr. Tureaud said that it was important for the Board to have the opportunity to review and approve the Study. Mr. Smith said that he was in agreement with the conclusions and recommendations contained in the Feasibility Study.

On a motion by Ric Smith, seconded by Howard Rodgers, and unanimously carried, the resolution "Accepting the Marina Market Feasibility Study" was approved.

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2. Election of Officers:

The report of the Nominating Committee is as follows:

President: Warner Tureaud

Vice-President: Ashlyn Graves

Treasurer: Reginald Smith

Secretary: David Halpern

There were no additional nominations offered from the floor.

On a motion by Thomas Forbes, seconded by Connie Uddo, and unanimously carried, the Action Item "Election of Officers" was unanimously accepted.

**Information and Discussion Items:**

1. Boathouse Leases and Supplemental Lease Agreements were discussed by Mr. Casey. No new requests for the extended boathouse lease have been received since the last board meeting. There are several pending boathouse sales which should close in March or April, but none have closed yet so far this calendar year. Staff keeps up with for sale listings and pending sales in the area through [www.realtor.com](http://www.realtor.com).
2. The FEMA Update was presented by Mr. Tureaud. The most important item at the moment is that the FEMA Committee will be meeting this coming week with Capital Projects (CPA) on the March 17<sup>th</sup>. Hopefully, CPA will provide a more in depth observation and discussion on the status of the Harbor FEMA Claim. The Committee would like to see CPA move quickly on the completion of the FEMA approved repairs to the Administration Building. The most important thing that the Board did this evening was to pass the Resolution accepting the Feasibility Study so that the City can officially present the Study to FEMA. Mr. Casey added that the City's Bureau of Purchasing issued a Request for Qualifications (RFQ) on February 18<sup>th</sup> for a Marina Engineering Firm to provide consulting services for the design and the implementation of the proposed harbor improvements. RFQ's are due to be submitted to the City on March 18<sup>th</sup> and an evaluation committee meeting has been scheduled for March 24<sup>th</sup>. The next step will be for the City to issue a Request for Proposals (RFP) for engineering services.

Capital Projects is working with the Department of Public Works (DPW) on the West End Park FEMA Claim to repair the street lights around West End Park.

3. The February Financial Report was presented by Mr. Smith. At the end of February, MYHMC has total assets of \$3,469,000 of which \$3,458,000 are current assets primarily in cash in various accounts at Capital One Bank of \$3,373,000. On the liability side, MYHMC has a total of \$947,000 with long-term liabilities of \$505,000 (the NOAA bonds) and current liabilities of \$442,000 which the major items are accrued interest on the NOAA bonds of \$219,000 and unearned revenue on the boathouse leases of \$71,000. The total fund balance is \$2,522,000 of which \$1,435,000 is unrestricted. On the income side for the month of February, MYHMC had total revenues of \$53,400, total operating expenses of \$52,600 and other expense (which is the accrual of interest on the NOAA bonds) of (\$3,000) such that there was a net loss of (\$2,000) for the month. For the year-to-date, revenues were \$107,000 with total operating expenses of \$109,000 which yielded an operating loss of (\$2,000). Other income was (\$7,000) which resulted in a net loss of (\$9,000) for the year to date.
4. Economic Redevelopment Committee Report was presented by Mr. Rodgers. Mr. Casey has contacted Bonneau and Associates Surveyors to discuss the surveying of the old restaurant parking lot. This is the same firm that has surveyed the overall area for the Orleans Levee District.
5. Mr. Casey presented the Executive Director's Report. There were four topics: 1.) The boat launch repair plans are in the process of being reviewed by one of the partners of All South Consulting Engineers; 2.) The 2015 Financial Audit by Wegmann Dazet is in process; 3.) The "Take the Lake Flotilla" benefitting the Leukemia and Lymphoma Society is scheduled for Sunday, March 20<sup>th</sup> from noon to 4PM; and 4.) Introduction of Mr. Dwight Reynolds of NOAA.

**Other Comments and Issues from the Public:**

Mr. Tureaud noticed that the rocked emergency access road adjacent to West Roadway is deteriorating such that it is about an inch or two below the elevation where it was previously. He was wondering if staff could get in touch with someone from the Orleans Levee District to discuss the situation. He suggested that MYHMC could possibly purchase some smaller sized rocks in order to grade the access road. Mr. Casey said that he will contact the Non-Flood Authority. Mr. Tureaud asked Mr. Cuccia if MYHMC ordered and stored some rock, would he be able to get some volunteers to occasionally grade the access road. Mr. Cuccia said that he could get a volunteer crew together as needed. Mr. Tureaud said that the temporary access road around the "Dip" is probably the best interim solution while the Orleans Levee District is working on the ultimate resolution to the drainage problem on West Roadway.

There was a question to Kerry Cuccia in reference to incoming water due to the Southeast wind. Mr. Cuccia said he doesn't think that the West Roadway emergency access will become impassible for most people, provided that the elevation of the Lake does not rise to an extraordinary high level.

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Someone asked if the water was not quite as deep on the outbound side of West Roadway as opposed to the depth on the inbound side when the Old Bayou is flooded? Mr. Cuccia said that it is about the same. Mr. Tureaud said that MYHMC staff has a coordination plan in place with Bayou State Security to warn drivers entering the area when the Old Bayou is flooded. The Orleans Levee District is not currently able to post an OLD police officer on site when needed. MYHMC has offered its roving patrol security contractor to provide this service to OLD and to the Non-Flood Protection Asset Management Authority.

**Adjournment:**

On a motion by David Halpern and seconded by Connie Uddo, the meeting was adjourned at approximately 7:10pm.

**Date and Time of next meeting:**

The next meeting is scheduled for Tuesday, April 19, 2016 at 6:30 p.m. at the Lake Vista Community Center.