

**A G E N D A**  
**DECEMBER 8, 1987**

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF MINUTES OF NOVEMBER 10, 1987 MEETING
4. FINANCIAL REPORT
5. APPROVAL OF PAYMENT OF NOVEMBER INVOICES
6. LETTERS OF NO OBJECTION
7. PRESIDENT'S REPORT
8. EXECUTIVE DIRECTOR'S REPORT:
  - A. SANDBLASTING OF FOURCHON BRIDGE UPDATE
  - B. LOYMAN TERREBONNE DOCK UPDATE
  - C. WATER DESALINIZATION UPDATE
  - D. NAVIGATIONAL AID REPORT
  - E. 1988 BUDGETS
9. ANY OTHER BUSINESS TO COME BEFORE THE BOARD
10. ADJOURNMENT

OFFICIAL PROCEEDINGS OF THE GREATER LAFOURCHE PORT COMMISSION

DECEMBER 8, 1987

The Board of Commissioners of the Greater Lafourche Port Commission met in regular session in the Conference Room of the Commission Administration Building in Galliano, Louisiana, on Tuesday, December 8, 1987, at 10:30 A. M. pursuant to the provision of due notice given in writing to each and every member thereof and duly posted in the manner provided by law.

PRESENT: Harrison J. Cheramie, Jr., W. J. Anselmi, Robert M. Champagne, Murphy J. Cheramie and Dudley Bernard

ABSENT: Louis Chabert, Anthony Toups, Tomey J. Doucet and Roland J. Guidry

Also present were Ted M. Falgout, Executive Director; George J. Ledet, Jr., Port Attorney; Keith Angelette, Port Engineer; Marco J. Picciola, II, Port Engineer; and Louverda A. Duet, Port Secretary.

In the absence of the President and Vice President, Secretary Harrison Cheramie, Jr. convened the meeting and announced the purpose thereof in accordance with the aforesaid written notice.

On motion by Robert M. Champagne, seconded by W. J. Anselmi and unanimously passed, the minutes of the regular meeting of November 10, 1987 were approved.

On motion by Murphy J. Cheramie, seconded by Dudley Bernard and unanimously passed, the Board approved the Financial Statement for November, 1987.

On motion by Murphy J. Cheramie, seconded by Robert M. Champagne and unanimously passed, the payment of all invoices received during the previous month was approved.

Approval of issuance of letters of no objection of the following applicants was given on motion by Dudley Bernard, seconded by Murphy J. Cheramie and the unanimous consent of the Board:

Chevron USA, Inc.  
Chevron USA, Inc.  
Exxon Pipeline Co.  
Chevron USA, Inc.  
Gulf Tide Seafood  
Louisiana Delta Farms  
Exxon Company USA

Commencing his report, Director Falgout called upon Chief Gerald A. Guidry who introduced new Harbor Police Officer Jimmy J. Guidry, who was welcomed by the Board.

In connection with the sandblasting of Fourchon Bridge, Director Falgout called upon Port Engineer Marco Picciola for a progress report. Mr. Picciola stated that there were problems with the contractor, who had not worked since November 6th. The contractor is in financial trouble and has petitioned the bonding company for funds to finish the job according to the plans and specifications. Since Mr. Picciola had not heard from the contractor, he attempted to call him and was told the office phone and been disconnected. He then called the agent for the bonding company (Transamerica Corporation) who said the bonding company had not responded to the contractor's request. Mr. Picciola stated he spoke to the agent again today and was told that the Claims Office in Dallas was aware of the situation and they will not advance the funds. The agent further stated that the contractor was attempting to obtain private financing. Mr. Picciola stated that he credited the contractor with 24 weather days on the job. Therefore, with this credit added to the 120 days bid, today is the 5th day of liquidated damages. He recommended sending a certified letter to the Claims Office of the bonding company advising them of the situation and requesting that they hire a contractor and, with the Commission's approval, complete the job. Mr. Picciola stated that he is aware of unpaid bills left by the contractor, but that the bonding company is responsible for paying these bills and any others incurred. Port Attorney George Ledet, Jr. concurred with Mr. Picciola's recommendation, but cautioned the Board that we will have to watch for liens that may be filed. Upon motion by Murphy J. Cheramie, seconded by Robert M. Champagne and unanimously passed, the Board of Commissioners does hereby authorize notifying Transamerica Corporation of the default by Gulf States Fluid Treatment and requesting that the hire a contractor, with the Commission's approval, to complete the sandblasting of the Fourchon bridge.

In connection with Loyman Terrebonne Dock, Director Falgout called upon Keith Angelette with J. Wayne Plaisance, Inc. who reported that a minor problem existed with the water meter, but that had been taken care of. He further stated that there was minor damage to the access road to the bulkhead, which will be repaired. Therefore, he stated that the project is substantially complete and should be accepted by the Board. Upon motion by W. J. Anselmi, seconded by Murphy J. Cheramie and unanimously passed, the Board of Commissioners does hereby accept as substantially complete, the project "Public Boat Dock No. 3."

In connection with the water desalinization project, Director Falgout informed the Board that he had contacted three water companies and had received a quote from one company (who had previously drilled wells at the Port for other companies). They gave an estimate of \$7.50 per foot and plan to drill 405', for a total cost of \$3,159.00. He will contact the company to commence drilling.

Director Falgout reported that we are having problems with missing buoys and the public should be made aware of this situation. He further stated that posters are being distributed to area merchants and organizations asking people to report any observations of buoys being stolen or damaged. He stated that the port is using a helicopter to look for stray buoys in marshes and canals in the area, and that a fly-over of Grand Isle turned up two truck loads that are now in the process of being returned. Director Falgout stated that the public should be made aware because of the cost in-

volved in setting up this system. Buoys cost between \$250-\$400 to install and the Commission owns about 100 of them in area channels and four light structures, costing approximately \$10,000 each. These light structures are sometimes damaged by careless local people. He further stated that the Commission had enlisted the aid of local fisherman groups, particularly the Crabbers Association, who have agreed to keep an eye on buoys and report misuse. Director Falgout then called upon Chief Guidry, who stated that they were having a problem with crab traps placed in the vicinity of the flood gates. They are causing a hazard to navigation. Chief Guidry stated that some of the traps had been removed by his officers and owners were contacted to remove them. Fishermen who place traps in this vicinity were informed not to place them any closer than 300' from the locks.

Director Falgout then presented the 1988 General Fund Budget and 1988-89 Capital Construction Fund Budget to the Board for approval. Upon motion by Dudley Bernard, seconded by W. J. Anselmi and unanimously adopted, BE IT RESOLVED that the General Fund Budget for the year 1988 be and the same is hereby adopted by the Board of Commissioners to serve as the operating budget, as follows:

### GREATER LAFOURCHE PORT COMMISSION

#### 1988 GENERAL FUND BUDGET

ESTIMATED BEGINNING FUND BALANCE	\$1,865,000
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**PROJECTED REVENUES:**

Ad Valorem Taxes & Revenue Sharing	\$ 700,000	
Lease Rentals (Port Fourchon)	950,000	
Office Rentals	9,000	
Interest on Time Deposits	100,000	
Loading Dock Fees	10,000	
Miscellaneous Income	<u>5,000</u>	
<b>TOTAL PROJECTED REVENUES</b>		<b><u>1,774,000</u></b>
<b>TOTAL PROJECTED BALANCE</b>		<b>\$3,639,000</b>

**PROJECTED EXPENDITURES:**

Salaries	\$ 275,000	
Advertising, Dues, Subscriptions	10,000	
Assessor's Commission and Retirement Pension Fund	34,000	
Fuel & Oil Expense-Autos & Boats	28,000	
Parts & Repair Expense-Autos & Boats	28,000	
Building Maintenance	3,500	
Construction and Engineering	2,229,249	
Legal & Accounting Fees	25,000	
Equipment & Vehicle Purchases	60,000	
General Port Maintenance	75,000	
Harbor Police Expense	15,000	
General Insurance Expense	80,000	

Hospitalization & Cancer Ins. Expense	15,000	
Leases Payable	100,000	
Miscellaneous Expense	15,000	
Office & Supplies Expense	10,000	
Per Diems	25,000	
Retirement Expense	30,000	
Telephone Expense	10,000	
Tool Allowance	5,000	
Travel Expense	10,000	
Utilities Expense	18,000	
<b>DEBT SERVICE:</b>		
Capital Improvement Bonds (1970):		
Principal	175,000	
Interest	34,000	
Industrial Revenue Bonds (1984):		
Principal	60,000	
Interest	162,500	
Contingent Fund	<u>106,751</u>	
<b>TOTAL PROJECTED EXPENDITURES</b>		<u>3,639,000</u>
<b>PROJECTED ENDING FUND BALANCE</b>		-0-

Upon motion by Dudley Bernard, seconded by W. J. Anselmi and unanimously passed, BE IT RESOLVED that the Capital Construction Fund Budget for 1988-89 be and the same is hereby adopted by the Board of Commissioners to serve as the capital construction budget, as follows:

GREATER LAFOURCHE PORT COMMISSION

1988-89 CAPITAL CONSTRUCTION FUND BUDGET

HARDSURFACE A. J. ESTAY AND N. J. THERIOT ROADS:

ESTIMATED COST OF PROJECT		\$ 896,249
<u>PROJECTED REVENUES:</u>		
EDA Grant (80%)	\$ 717,000	
Port Construction Fund (20%)	<u>179,249</u>	<u>896,249</u>
<b>PROJECTED ENDING FUND BALANCE</b>		-0-

BULKHEADING OF E-SLIP:

ESTIMATED COST OF PROJECT		\$1,100,000
<u>PROJECTED REVENUES:</u>		
Port Construction Fund (100%)		<u>1,100,000</u>
<b>PROJECTED ENDING FUND BALANCE</b>		-0-

CARRIBEAN TRADE SITE (PHASE I):

ESTIMATED COST OF PROJECT	\$ 950,000
<u>PROJECTED REVENUES:</u>	
Port Construction Fund (100%)	<u>950,000</u>
PROJECTED ENDING FUND BALANCE	-0-
TOTAL CONSTRUCTION & ENGINEERING COSTS	\$2,946,249

In connection with the EDA grant pre-application, Director Falgout stated that the EDA reviewed the application and they have set up a meeting with the Commission for January 6th. He further stated that the fact that they want to meet is a good sign that a formal application can be filed.

Director Falgout reported that F.I.S.T. is delinquent for the November rental. He stated that he sent a letter on November 20th notifying them of the default which has to be cured by December 19th, or the Commission has the option to release the site to another lessee or take over the site for its own use. Upon motion by Murphy J. Cheramie, seconded by Robert M. Champagne and unanimously passed, the Board of Commissioners does hereby authorize Director Falgout to take over the F.I.S.T. site, should the default not be cured.

Director Falgout stated that there was considerable interest in leasing the 1700' being developed along the Flotation Canal. Thoma-Sea wants to expand its operation, and MONTCO and A & P Boat Rentals also want to lease property.

Director Falgout stated that he had received a request from LATELCO to lease 100' x 180' adjacent to their tower site at Port Fourchon. They will be erecting a communications center.

Director Falgout stated that he had received a request from Milchem (a sub-lessee of Martin Fuel)(who merged with Milpark and subsequently formed Newpark) to assign its sub-lease to Newpark, since the Board had never acknowledged Newpark as a sub-lessee of Martin Fuel Distributors.

Director Falgout recognized Mr. David Krebs of Trip Seafood who stated that in connection with the business he purchased from J & L Seafood, there appears to be some discrepancy in the property lines. He stated that Pointe Fourchon had surveyed the adjacent property (part of the Constantin Estate) and found that the fence located thereon was 12-13' inside the property line of the Constantin Estate. It appears that the documents and plats are incorrect. After discussing the situation with Mr. Falgout and coming to an amiable settlement, Mr. Krebs stated that he had an independent survey made, and the fence is indeed in the wrong location. Director Falgout stated

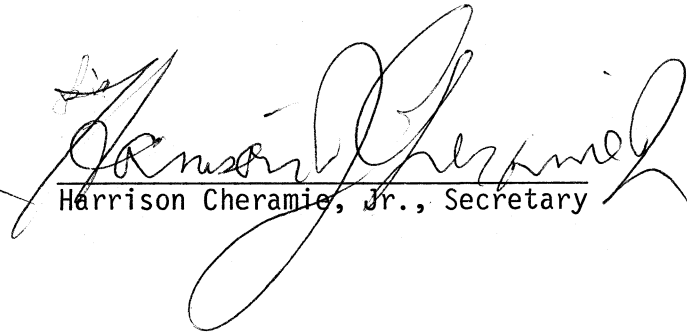
that when the property was originally leased, it was leased up to the fence. Therefore a lease for the 12' should be negotiated with Mr. Krebs and the existing lease should be amended accordingly. Upon motion by Dudley Bernard, seconded by Robert M. Champagne and unanimously passed, the Board of Commissioners does hereby authorize Director Falgout to prepare a lease with Trip Seafood, Inc. for the 12' strip and to amend the existing lease to correct the property therein.

A member of the audience made comments in connection with navigational aids in Florida. Director Falgout informed the audience that several methods will be experimented with in order to save the buoys, etc.

There being no further business, upon motion by Robert M. Champagne, seconded by Murphy J. Cheramie and unanimously passed, the Board adjourned.

ATTEST:

  
Tomey J. Doucet, President

  
Harrison Cheramie, Jr., Secretary