

GREATER LAFOURCHE PORT COMMISSION

AGENDA

May 9, 2018 at 10:30 AM

Administration Office · 16829 East Main St · Cut Off, LA 70345

(Revised: May 8, 2018 at 9:30AM)

- I. Call to Order
- II. Pledge of Allegiance
- III. Roll Call
- IV. Approve minutes for April 11, 2018 regular meeting
- V. Executive Director's Report
 - A. Northern Expansion
 1. Northern Expansion Slip C 939' West Bulkhead (*Angelette-Picciola*)
 2. Northern Expansion Slip C 939' West Sweep Dredge (*Angelette-Picciola*)
 3. Northern Expansion Slip C 1671' East Bulkhead (*Picciola & Associates*)
 4. Mitigation Dredge of Slip D (*J. Wayne Plaisance*)
 - B. Airport Projects
 1. Aircraft Operations
 2. Taxiway Lighting and Runway LED Upgrades (*Duplantis Design Group*)
 3. Airport Access Road Culvert Improvements (*Picciola & Associates*)
 - C. Other Projects
 1. Section 203 Feasibility Study (*GIS Engineering*)
 2. LA 308 Airport Access Improvements (*Picciola & Associates*)
 3. LA 1 Phase 2 Leeville Mitigation Dredge (*Angelette-Picciola*)
- VI. Public Comment
- VII. Update from LA 1 Coalition
- VIII. Committee Reports
 - A. Executive Committee
 1. Consider approving the Lease with Edward Wisner Donation for Fourchon Island
 2. Consider approving the Amendment with Caillouet Land to extend the lease term for site GLF306
 3. Consider approving the Amendment with US Customs to allow a 30 day notice to terminate the office space at the Port Complex
 4. Consider approving the Termination of Landlord Agreements for Martin Holdings, Offshore Support Services, and Fourchon Heavy Lift Leases
 5. Consider approving the Landlord Subordination and Estoppel Agreement with In Hot Water and Sublessee Clean Waste Holdings for site GLF611
 6. Consider approving the Landlord Consent and Subordination Agreement with OMNI Energy Services for site GLF625
 7. Consider approving the request from Martin Operating Partnership to extend lease terms for GLF501-16A, 501-16B, and 501-16C
 8. Consider approving the Cooperative Endeavor Agreement with Fourchon Oilmen's Association
 9. Consider approving the Cooperative Endeavor Agreement for the Golden Meadow-Fourchon Tarpon Rodeo
 10. Consider approving the summer employment applications
 - B. Construction and Development Committee
 1. Consider approving Change Order No. 1 from Sun Industries for the Taxiway Lighting and Runway LED Upgrades
 2. Consider approving the Substantial Completion Certificate from Sun Industries for the Taxiway Lighting and Runway LED Upgrades
 3. Consider approving Change Order No. 1 from Magnolia Dredge & Dock for the LA 1 Phase 2 Leeville Mitigation Dredge project
 4. Consider approving the Substantial Completion Certificate from Magnolia Dredge & Dock for the LA 1 Phase 2 Leeville Mitigation Dredge project
 - C. Finance Committee
 1. Consider approving payment of April 2018 invoices and recognize expenditures over \$10,000
 2. Adopt the 2018 ad valorem millage rate
 3. Consider approving the out of state travel requests
- IX. Any Other Business
- X. Public Comment
- XI. Adjournment

*Serena L. Bruce, Legal/Projects Assistant
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OFFICIAL PROCEEDINGS OF THE GREATER LAFOURCHE PORT COMMISSION
May 9, 2018

The Board of Commissioners of the Greater Lafourche Port Commission met in regular session on Wednesday, May 9, 2018 at 10:30 AM at the Administration Office 16829 East Main Street, Cut Off, LA 70345.

President P. Gisclair called the meeting to order and Secretary Cheramie called roll.

ATTENDED: Chuckie Cheramie, Perry Gisclair, Rodney Gisclair, Curtis Pierce, Larry Griffin, John Melancon, Jr., and Jimmy Guidry

ABSENT: Kris Gaudet and Ervin Bruce

Upon motion by Griffin second by Pierce, with no public comment, the board unanimously approved the minutes for April 11, 2018 regular meeting.

Executive Director's Report

Northern Expansion – Engineer Larry Picciola reported Sealevel Construction is complete on Slip C 939' West Bulkhead project. The final inspection was done yesterday so the final change order and substantial completion certificate will be ready for the next meeting. Yesterday they pumped the concrete into the bumper pipe then the remaining items are to install the timber cap, dress up the area, and remove equipment. Engineer Larry Picciola reported Magnolia Dredge & Dock is on site and will start dredging soon for the Slip C 939' West Sweep Dredge project. Engineer Joe Picciola reported Crosby Dredging has driven all concrete piles for the deadman, installed all steel sheets and mooring bollards. They are currently pouring concrete for deadman and installing waler beams. Engineer John Plaisance reported Crosby Dredging continues dredging for the Mitigation Dredge of Slip D project and placing the spoil on the north side of Flotation Canal.

Airport Projects – R. Osborne reported in April the aircraft operations were 2,387 with 11,991 passengers, and 18,417 vehicles. Engineer Klingman reported the Taxiway Lighting and Runway LED Upgrades project is substantially complete as of April 30th. The contractor is working on completing the punch list items. There is a change order on the agenda to consider 24 additional weather days as well as the substantial completion certificate. Engineer Joe Picciola introduced a new Airport Access Road Culvert Improvements project which will replace the two 72" culverts with one 10' x 8' box culvert. The surveys are complete and the plans and specs are 95% complete.

Other Projects – Joni Tuck reported on the meeting yesterday with the Corps of Engineer and other agencies to discuss the Section 203 Feasibility Study. Some technical questions were received which were answered quickly. They started the document review and will have meetings set up next week to discuss possible legislative remedies to pursue for the next WRDA bill. Engineer Joe Picciola reported he is meeting with EDA next week to possibly move forward with bidding the LA 308 Airport Access Improvements. Engineer Larry Picciola reported Magnolia Dredge & Dock is complete on the LA 1 Phase 2 Leeville Mitigation Dredge. There is a change order on the agenda to consider the additional material dredged as well as the substantial completion certificate with a punch list to repair the site. We are waiting on the final plan for planting which should be addressed later this month. Chiasson stated we have been working with the Corps of Engineers to get supplemental funds for Hurricane Harvey damages. He is pleased to announce the Corps has allocated \$11.1 million for Belle Pass which is \$4 million for jetty repairs and \$7.1 million for dredging, as well as \$765,000 from the annual budget which can be used on either project. The jetty funds will mostly be used on the east jetty repairing dips and bullnose and extending the jetty. He then thanked the congressional delegation, Senator Cassidy, Senator Kennedy, Congressman Scalise, and Congressman Graves for making this happen.

President P. Gisclair opened the floor to public comment. Lori Leblanc with GEST and LMOGA addressed the board. She distributed a copy of her latest BIC column that highlights policies and regulatory issues that support President Trump's initiative to become energy dominant. She then updated the board on regulatory reform efforts. Mainly, the 2 big rule changes that BSEE is working on resulting from President Trump directing the agencies to look at regulations that cause undue burdens to various industries. The first rule was the production safety rule which has gone through public comment and now at OMB waiting to be finalized. The second is the big well control rule which came out in 2016 but as of 10 days ago the Dept. of Interior and BSEE announced that they are releasing a re-proposal draft of that rule. The original had 342 provisions in the rule and it is being revised to only 59 provisions which is 18% of the original rule to only include key provisions. This will come out this Friday and once published there will be a 60-day public comment period which she will be working with the Port to respond with any comments.

Update from LA 1 Coalition – Chiasson reported that Henri Boulet is in Baton Rouge today working on House Bill 703 which gets funding from unclaimed property of \$192 million and if passed, can go toward the completion of the LA 1 project from Leeville to Golden Meadow. It has passed the House and is going to the Senate and is supposed to be on the Senate Finance Committee agenda tomorrow. Chiasson stated he will be in Baton Rouge tomorrow to testify to the committee. Also, the LA 1 Coalition and DOTD had the groundbreaking ceremony on April 26th for Phase II Segment E which is expanding the 90 degree turn area.

Committee Reports

Executive Committee - The committee met April 25th in Fourchon present was P. Gisclair, Griffin, Melancon, and Cheramie. They also met May 7th in Cut Off with all present.

President Gisclair presented for the board's consideration the lease with Edward Wisner Donation for Fourchon Island. Director Chiasson stated this is a milestone considering this lease which we have been negotiating for 6 years. We finally have gotten to a place where both the Port and Wisner are comfortable. The lease will have a primary term of 30 years with 6 options to renew for 10 years each. Bryce Autin stated the rent is structured with a base rent of \$50 per acre per year for the first 30 years. For the first 8 years if revenue is received by the Port, we would share 10% with Wisner. For the remainder of the primary term, we would share 10% of anything received over what is projected. Past the 30 years, for the first option we would share 25% of all revenues and with every 10 year option that would increase by 1%. Ultimately at the end of the 90 years, we would share 30% of all revenue received. We have been negotiating this for a long time and finally bridged the gap. Upon motion by Cheramie second by Griffin, the floor was open to discussion. Melancon thanked the administration and staff for diligently working on getting this done. It is a very big milestone for Port Fourchon. P. Gisclair agreed as well as the whole board that it is a milestone. The plans for that area are big to diversify from what we have now. With no further discussion or public comment, the board then voted which resulted in 7 yeas and 2 absent by Gaudet and Bruce.

Upon motion by R. Gisclair second by Pierce, with no public comment, the board unanimously approved a Second Amendment with Caillouet Land for site GLF306 to extend the A.J. Estay Lease term for one year beginning June 1, 2018 and resume quarterly payments as the previous sublessee.

Upon motion by Guidry second by Cheramie, with no public comment, the board unanimously approved the request from US Customs to amend lease to allow a 30 day notice of termination for the office space at the Port Office Complex.

Upon motion by Pierce second by R. Gisclair, with no public comment, the board unanimously approved the Termination of Landlord Agreements with Wintrust Commercial Finance for Martin Holdings, Offshore Support Services, and Fourchon Heavy Lift Leases.

Upon motion by Griffin second by Guidry, with no public comment, the board unanimously approved the Landlord Subordination and Estoppel Agreement with In Hot Water and Sublessee Clean Waste Holdings for site GLF611.

Upon motion by Pierce second by R. Gisclair, with no public comment, the board unanimously approved the Landlord Consent and Subordination Agreement with OMNI Energy Services for site GLF625.

Upon motion by Melancon second by Guidry, with no public comment, the board unanimously approved the request from Martin Operating Partnership to extend lease terms for GLF501-16A, 501-16B, and 501-16C.

Upon motion by R. Gisclair second by Pierce, with no public comment, the board unanimously approved the Cooperative Endeavor Agreement with Fourchon Oilman's Association for a sponsorship and in-kind services for the yearly event.

Upon motion by Griffin second by Guidry, with no public comment, the board unanimously approved the Cooperative Endeavor Agreement for the Golden Meadow-Fourchon Tarpon Rodeo for a sponsorship and in-kind services for the yearly event. R. Gisclair stated on Monday night this organization gave \$35,000 of scholarships to students at South Lafourche.

Chairman P. Gisclair presented hiring the 6 summer employees as follows: Ian Bourgeois selected as a leader from working the previous year, Gavin Guidry, Bret Pitre, Jaydon Cheramie, Beau Bruce, and Devin Melancon. The remaining applicants were pulled as alternates in the following order: Tyler Thibodaux, Al Guidry, Thomas Leblanc, Conrad Cheramie, and Christopher Plaisance. Upon motion by Cheramie second by R. Gisclair, with no public comment, the board unanimously approved hiring the 6 summer employees. Griffin stated Director Chiasson was also a summer worker years ago.

Construction and Development Committee - The committee met April 25th in Fourchon present was Bruce, Griffin, P. Gisclair, and R. Gisclair. They also met May 7th in Cut Off with Bruce absent.

Upon motion by Melancon second by Pierce, with no public comment, the board unanimously approved Change Order No. 1 from Sun Industries for the Taxiway Lighting and Runway LED Upgrades to add an additional 24 days to the contract time.

Upon motion by Cheramie second by R. Gisclair, with no public comment, the board unanimously approved the Substantial Completion Certificate dated April 30, 2018 from Sun Industries for the Taxiway Lighting and Runway LED Upgrades.

Upon motion by Pierce second by R. Gisclair, with no public comment, the board unanimously approved Change Order No. 1 from Magnolia Dredge & Dock for the LA 1 Phase 2 Leeville Mitigation Dredge project to increase the contract price by \$75,703.50 and add 6 additional days to the contract time.

Upon motion by Guidry second by Melancon, with no public comment, the board unanimously approved the Substantial Completion Certificate dated April 5, 2018 from Magnolia Dredge & Dock for the LA 1 Phase 2 Leeville Mitigation Dredge project.

Finance Committee - The committee met April 25th in Fourchon present was Melancon, Gaudet, and P. Gisclair, with Guidry absent. They also met May 7th in Cut Off with all present.

Upon motion by Melancon second by Pierce, with no public comment, the board unanimously approved the payment of April 2018 invoices and recognized expenditures over \$10,000 which total \$3,400,636.29.

Chairman Melancon presented for the board to adopt the millage rate for the tax year 2018. President P. Gisclair then read the resolution out loud: "*Be it resolved, that the following millage(s) are hereby levied on the 2018 tax roll on all property subject to taxation by Greater Lafourche Port Commission for maintenance of 6.54 mills; Be it further resolved, that the proper administrative officials of the Parish of Lafourche, State of Louisiana, be and they are hereby empowered, authorized, and directed to spread said taxes, as hereinabove set forth, upon the assessment roll of said Parish for the year 2018, and to make the collection of the taxes imposed for and on behalf of the taxing authority, according to law, and that the taxes herein levied shall become a permanent lien and privilege on all property subject to taxation as herein set forth, and collection thereof shall be enforceable in the manner provided by law.*" Upon motion by Melancon to adopt the 6.54 mills for tax year 2018, which was second by Cheramie, with no public comment, the roll call vote resulted in 7 yeas by Cheramie, P. Gisclair, R. Gisclair, Pierce, Griffin, Melancon, Guidry, and 2 absent by Gaudet and Bruce. Director Chiasson explained our current max is 6.83 mills however the board is adopting 6.54 mills.

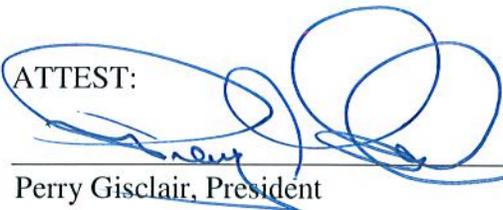
Upon motion by Melancon second by Guidry, with no public comment, the board unanimously approved the out of state travel requests from Rodney Gisclair, Curtis Pierce, and Kris Gaudet to attend the

AAPA Seminar for Port Governing Boards in Canada June 18th – 21st; and April Danos and Jon Callais to attend the AAPA Port Security Seminar and Expo in Illinois July 24th – 27th.

President P. Gisclair opened the floor to any other business. Cheraimie commended the Harbor Police in doing a good job yesterday with the South Lafourche Senior outboards in Bayou Lafourche. Griffin announced oil prices have finally reached \$70 per barrel, things are looking up.

Upon motion by Cheraimie second by R. Gisclair, the board adjourned the board meeting at 11:12AM.

ATTEST:



Perry Gisclair, President



Harris "Chuckie" Cheraimie, Jr., Secretary