

OFFICIAL PROCEEDINGS OF THE GREATER LAFOURCHE PORT COMMISSION

FEBRUARY 8, 1971

The Greater Lafourche Port Commission of the State of Louisiana met in regular session at the Tenth Ward Annex Building in Galliano, Louisiana on Monday, February 8, 1971, at 4:00 P.M., pursuant to the provision of due notice given in writing to each and every member thereof and duly posted in the manner required by law.

There were present: Nolty J. Theriot, Antoine Estay, Andrew Martin, Tomey Doucet, Harrison Cheramie, Adam Gisclair, Irvin Melancon, Jr. Loyman Terrebonne and Anson Toups.

There were absent: None.

Andrew Martin read the minutes of the last meeting held on January 11, 1971. It was moved by Anson Toups, seconded by Harrison Cheramie and duly passed that the minutes be adopted as read.

Tomey Doucet read the financial report for the month of January, 1971 as follows:

GENERAL FUND

Previous Balance		(740.89)
Receipts (Ad-Valorum Taxes)		<u>247,033.91</u>
Total		246,293.02
Disbursements		
Salaries	1,118.24	
State Retirement	164.61	
Accounts Payable	<u>14,502.15</u>	
Total Disbursements		<u>15,785.00</u>
Balance		<u><u>230,508.02</u></u>
Raceland Bank & Trust Co.		85,095.50
State Bank & Trust Co.		147,513.80
Petty Cash Fund		<u>25.79</u>
Total		232,635.09
Less:		
Loan-Lafourche Parish Police Jury	2,000.00	
Federal Payroll Taxes Withheld	83.10	
State Payroll Taxes Withheld	8.19	
State Retirement Withheld	<u>35.79</u>	
Total		<u>2,127.07</u>
Balance		<u><u>230,508.02</u></u>

CONSTRUCTION ACCOUNT APW-La-137G

Raceland Bank & Trust Co.	(no change)	<u>876.55</u>
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SINKING FUND ACCOUNT

Raceland Bank & Trust Co.	(no change)	<u>500.00</u>
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AD-VALOREM TAXES

Collected in December, 1970		801.24
Collected in January, 1971		247,032.50
To Be Collected		<u>18,268.18</u>
Total Taxes		266,101.92

The next order of business was the various committee reports:

LEGISLATIVE COMMITTEE: On January 13th the Committee made a trip to Baton Rouge to meet with the State Auditor Mr. J. B. Lancaster. They requested that an immediate audit be made for the year 1970. They were told by Mr. Lancaster that the same auditor who had just finished through 1969 would be available and would start the 1970 audit as soon as possible.

On that same trip the Committee went to the Attorney General's office to seek certain information on the legality of the leases at Port Fourchon. They were advised to get together all records concerning the leases and he would review it and give his opinion.

On January 19th the Committee returned to Baton Rouge to Mr. Lancaster's office for a report on the 1970 audit. They were told that in the next couple of days the audit would be started. It was started on January 25, 1971 and Mr. Antoine Estay spoke to the auditor's office on February 8th by telephone and was advised that it would be ready in approximately three weeks.

On this same Baton Rouge trip, Mr. Estay was asked to pick up all Port Commission records that were stored at the State Archives and Records Commission. Mr. Estay then handed to the recording secretary a receipt signed by Mr. Morvant accepting the records from the state and a statement from the State Bank & Trust Co. receiving the records.

Also on January 19th they went back to the Attorney General's office and brought all the information he had requested concerning the leases. On Monday January 25th the Port Commission received the Attorney General's ruling. In our request for a ruling we listed 5 points in question regarding the legality of the leases. Most of these questions were answered in our favor.

FEDERAL FUNDS: On January 27, 1971, at 1:30 P.M., Andrew Martin spoke to Mr. Larry Brown of Housing & Urban Development concerning funds the Port Commission is suppose to receive from this agency. Mr. Brown advised him that all forms had to be completed before any money could be received. Mr. William Dawson has since then completed these forms and they are ready to be turned in to the agency. Mr. Brown also informed Mr. Martin that the present investigation now being conducted by the District Attorney would

also have to be completed before any funds could be released.

An inquiry was made as to how the Port Commission plans to take care of the indebtedness to W. Horace Williams Company and C. F. Bean. This matter was tabled until completion of the investigation.

PROPERTY & LEASE COMMITTEE: On January 11, 1971, at 6:00 P.M. the whole board met with the Caillouet Heirs for the purpose of reviewing the differencnt grants and servitudes the Port Commission has with them. Representing the Caillouet Land Co. were: Philip Caillouet, Clyde Caillouet, Bernard Caillouet and Lucien Caillouet. Also present was Rene' Randon, representing the Louisiana Land & Exploration Co.

On January 22, 1971, at 2:30 P.M. in Thibodaux, the Committee, the Port Attorney, and Mr. Robert Mellon, the Bonding Attorney met with Clyde, Lucien and Philip Caillouet at Clyde Caillouet's office. At that meeting we discussed servitudes which had never been negotiated. No decision could be made because we have no up to date survey as to the present condition of the property - that is, how much erosion has taken place and where the Floatation Canal is located in relation to their property boundaries. We have requested estimates from our two local engineers, J. Wayne Plaisance and Marco Picciola for such a survey. At the same meeting, we also discussed obtaining right-of-way from the Chevron Oil Co. canal to the beach for the purpose of installing the old Leeville Bridge.

The Committee has been in contact with Sidney A. Bourg, agent for the Constantin Heirs, and Richard Peneguy, agent for the City of New Orleans concerning meetings to discuss various leases and servitudes. The board met with Mr. Peneguy today before our monthly meeting.

On January 26, 1971, Irvin Melancon wrote to Mr. William Dawson requesting copies of all plans, specifications and any other work or data compiled by his office in his capacity as Port Engineer. In reply to this letter he has forwarded to us a list of the Construction Projects performed over the past several years by the Port Commission. (A copy of which is attached). Mr. Dawson also called the office and stated he would attend our meeting, at which time we could go into further details.

WATER LINE - We received from Mr. Dawson an estimated construction cost and sketch of the route proposed by the past board for the water line. After reviewing this route we recommend that a study be made to try and find an alternate route.

LOUISIANA POWER & LIGHT CO. - LP&L received their right-of-way from the Caillouets and from the Port Commission. We have already signed an application form for the warehouse and we should have power within two to three weeks.

PERMIT APPLICATIONS - Irvin Melancon then introduced Loyman Terrebonne to read the following permit application:

Charlie Hardeson  
P. O. Box 758  
Galliano, La.

It was decided that because Mr. Hardison's proposed construction was so close to Port facilities that a through inspection of the project would have to be made before a permit could be issued.

Irvin Melancon then introduced Adam Gisclair who read the following applications for leases of property at Port Fourchon:

Martin Oil Station, Inc.	Jan. 7, 1971 - 400' Frontage for the purpose of building a fuel dock.
Golden Meadow Oil Co.	Jan. 12, 1971 - 350' Frontage for the purpose of building a fuel dock.
Leeville Shipyard Corp.	Jan. 21, 1971 - 750' frontage for the purpose of building a shipyard.
Two Sisters, Inc.	Jan. 22, 1971 - Camp site lease along the beach
Lion Enterprises, Inc.	Jan. 27, 1971 - Adequate facilities to construct an Ice Manufacturing & Storage Plant of approximately 100 tons per day capacity.

This represents recent applications only. However we will review and report at our next meeting any and all applications which had been filed with the previous board. We welcome all applications for business, camp sites, etc. From these applications we will be better able to determine the needs of the area.

The Lease Committee has contacted Shell Oil Co. and they have agreed to set aside their lease agreement of \$100.00 and to pay to the Port Commission a reasonable rent for using our facilities. After studying the construction cost of the wharf and warehouse which totals amounts to \$787,101.12, we feel that negotiations for a new lease should began as soon as possible. The president, Nolty Theriot, then appointed a committee of three: Antoine Estay, Andrew Martin and Tomey Doucet to meet with Shell Oil Co. to discuss the terms of a new lease.

RECORDS & FIXED ASSETS COMMITTEE: We are still waiting for an inventory list of assets from the State Property Control Commission.. As soon as we receive this list, all items will be checked and located if possible.

Anson Toups and Adam Gisclair went to Leeville to pump out the Concord and start the engines. Adam Gisclair went back about a week later and the engines would not start. Anson Toups brought Louis Guidry to work on the engines. Mr. Guidry got the engines started and they took the boat for a trial run. The boat and engines would need more work done on them.

All the records that were picked up by Mr. Antoine Estay in Baton Rouge and put in the vault of the State Bank & Trust Co. are being examined by the State Auditors and the District Attorney.

We have received a copy of the 1966 - 69 audit and we should receive a copy of the 1970 audit in about one month.

On February 1, 1971, Anson Toups called Mr. R. A. Wasson, an engineer for the State Department of Highways, requesting a list of the salvaged pilings and timbers from the old Leeville Bridge. The list was sent and all items were checked and accounted for.

Bids for the sale of a station wagon, two boats and boat equipment were opened and read as follows:

Item 1:	1966 Chrysler Town & Country Station Wagon - Edless Melancon, Galliano, La.	\$250.00
	Tarpon Ford, Inc., Galliano, La.	200.00
Item 2:	23' Fiberglass Boat with twin 150 h.p. OMC - Tarpon Ford, Inc., Galliano, La.	\$ 50.00
Item 3:	23' Fiberglass Boat with twin 150 h.p. MerCruiser - Jimmy's Service Center, Inc., Galliano, La.	\$686.00
	Roger's Appliance & Hardware, Inc., Galliano, La.	238.50
	Andre Olagues & Glenn Miller	255.50
	Tarpon Ford, Inc., Galliano, La.	150.00

On motion by Loyman Terrebonne, seconded by Adam Gisclair, the following resolution was offered and adopted by the following vote:

<u>9</u>	Yeas
<u>0</u>	Nays
<u>0</u>	Absent

#### RESOLUTION

RESOLVED: That all bids be taken under advisement, with the understanding that all bidders will be notified by mail within one week of the decision of the board concerning these bids.

BE IT FURTHER RESOLVED: That the President, Nolt J. Theriot, be and he is expressly authorized and empowered by and on behalf of the Greater Lafourche Port Commission to sign any and all documents necessary to convey, sell, transfer, grant, set over and deliver unto successful bidders any or all of the items offered for sale.

The President then gave a report on the status of the leases issued by the previous board during the months of November and December, 1970. All lease holders were asked to meet with the members of our board on February 3, 1971, at 7:30 P.M. in Nolt Theriot's office. Present at that meeting were representatives from T. & C. Boat Co., Martin Oil Station, Montco, Inc., Lafourche Telephone Co., Inc. and South Lafourche Realty. Mr. Theriot informed everyone that the property owners, the Caillouet Heirs, had assured us of their full cooperation in our attempt to break these leases. The Caillouets have notified all lease holders that they will take legal action against them if necessary. Lessees who have already signed lease cancellations are: Lafourche Telephone Co., Inc., Martin Oil Station, T. & C. Boat Co., and Montco, Inc. Lessees who are still holding leases are Robert Champagne, Manny Cheramie, Guidry Boats, Inc., Louisiana Construction & Materials Co., Inc. and the South Lafourche Realty Co. Mr. Theriot stated that the Port Commission

feels confident that we will be successful in breaking these leases. Not only have we received encouragement from the Caillouet Heirs, but the Attorney General agrees with us that these leases are not valid for several reasons which he list in his opinion of January 26, 1971.

There are several companies interested in coming to Fourchon, but nothing can be done until all leases are broken.

On motion by Tomey Doucet, seconded by Antoine Estay, the following resolution was offered and adopted by the following vote:

<u>9</u>	Yeas
<u>0</u>	Nays
<u>0</u>	Absent

#### RESOLUTION

RESOLVED: That an attempt be made to get the key from the previous board president for a safety deposit box under the name of the Greater Lafourche Port Commission at the Raceland Bank & Trust Co. If this attempt fails, then the Port Commission will be forced to get a court order to open the vault.

BE IT FURHTER RESOLVED: That if the Port Commission is successful in obtaining the key that the President, Nolty J. Theriot, and/or the Secretary, Andrew Martin, be and they are hereby authorized by and on behalf of the Greater Lafourche Port Commission to open said safety deposit box and examine the contents herein.

It was moved by Anson Toups, seconded by Andrew Martin, and unanimously adopted that the \$500.00 under deposit in a Sinking Fund Account in the Raceland Bank & Trust Co. be transferred to our General Fund Account.

It was moved by Adam Gisclair, seconded by Irvin Melancon, Jr., and unanimously adopted that a check be sent for the rental due on a surface lease the Port Commission has with the Louisiana Land & Exploration Co.

On motion by Andrew Martin, seconded by Tomey Doucet, the following resolution was introduced and adopted by the following vote:

<u>9</u>	Yeas
<u>0</u>	Nays
<u>0</u>	Absent

#### RESOLUTION

BE IT RESOLVED: That a check in the amount of \$94,842.50 be sent to the National Bank of Commerce for the purpose of servicing our Bonds, Series A, Series B and Series C.

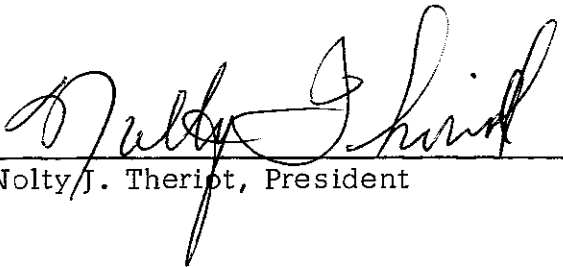
BE IT FURTHER RESOLVED: That the National Bank of Commerce be and they are hereby authorized to purchase for the Bond Sinking Fund, which they maintain for the Greater Lafourche Port Commission, as much as possible of the \$74,870.00, (which amount is due April 1, 1971), of American Treasury Bills maturing March 31, 1971, and as much as possible of the \$19,972.50, (which amount is due October 1, 1971), of American Treasury Bills maturing September 30, 1971.

It was moved by Anson Toups, seconded by Adam Gisclair and unanimously adopted that the Port Commission pay the State Bank & Trust Co. of Golden Meadow, a demand note which had been negotiated on May 29, 1970, in the amount of \$50,000.00 plus interest.

Andrew Martin then read a letter from the law firm of Deutsch, Kerrigan & Stiles concerning the claim of W. Horace Williams against the Port Commission. He also read a letter from the Joint Legislative Audit Advisory Committee concerning the irregularities found by the Legislative Auditor in the 1966 - 69 Audit. Mr. Martin said answers would be sent in reply to these two letters.


Mr. Nolty Theriot then thanked the audience for their interest in our meetings and asked if there were any questions. Mr. Lafont asked about the procedure for acquiring a permit and was told to contact the office for a list of requirements. He also inquired about rental prices for Fourchon property, but no fixed prices has yet been determined.

It was moved by Anson Toups, seconded by Andrew Martin, and unanimously adopted that the meeting be adjourned.



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Nolty J. Theriot, President



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Andrew Martin, Secretary