

MINUTES OF THE SPECIAL MEETING
WAUKEGAN PORT DISTRICT BOARD

August 27, 2020
9:00 AM

Virtual Meeting via Zoom – Open to Public
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Call: 1 (312) 626-6799
Enter Meeting ID & Password when prompted
Meeting ID: 865 2516 8092 Password: 089632

Members of the public who join the meeting will hear the full meeting while on the call.
Callers will be muted until the Public Comment section of the Agenda where each will be given an opportunity to speak to the Board

The following Board members were present:

Gene Bach, Member and Historian
Billy McCaffrey, Member
Greg Petry, Member
Ben Veal, Member
Grant Farrell, Board Chairman

The following Board members were absent:

Tom Evers, Member and Secretary
Joe Legat, Member

The following Board Officer was present:

Bob Hamilton, Treasurer

District Counsel

Peter Friedman

Members of the Port District Staff present:

Phil Cook, Founders 3, Manager of Finance & Operations, Marina Division
Skip Goss, F3 Airport, General Manager/Director, Airport
Cathy Smith, F3 Airport, Administrative Director
Mary Louise Schram, F3 Airport, Governmental Affairs & WPD Board Liaison

Call to Order

Chairman Farrell called the meeting to order at 9:00 AM.

Roll Call

Pledge of Allegiance

General Counsel's Comments on OMA Compliance and Governor's Executive Orders – Mr. Friedman

Chairman Remarks – Grant Farrell

Chairman Farrell thanked Members for their availability.

Public Comment - There was no public comment.

Agenda

- 2020-R-29, A Resolution Awarding a Construction Contract for the U.S. Customs Border Protection Facility Project to Boller Construction

Motion by Mr. Bach, second by Mr. Veal to approve 2020-R-29, A Resolution Awarding a Construction Contract for the U.S. Customs Border Protection Facility Project to Boller Construction

Questions related to the contract and the AIA forms were asked and answered.

The following roll call vote, the Chairman declared the motion carried:

Aye:.....Mr. Bach, Mr. McCaffrey, Mr. Petry, Mr. Veal, and Chairman Farrell
No:none
Absent:.....Mr. Evers, Mr. Legat
Abstain:.....none

- Present, for discussion only, overview of pending term cancellation, sale, and purchase of Gulfstream Hangar (September Board agenda item)

Mr. Goss reported that the Gulfstream Fast Team will not continue to lease at UGN as the business model didn't provide the benefit to the company, so the operations will return to Appleton. UGN identified a potential buyer for the Gulfstream property. UGN purchased the hangar in 2016 to lease it to Gulfstream. UGN will sell the hangar at a profit, earning a 9% rate of return for the 4.5 year period. The potential buyer will purchase the hangar and enter into a land lease with UGN. The Board will see the required leases and documentation included in the September Board packet.

Adjournment – 9:10 AM

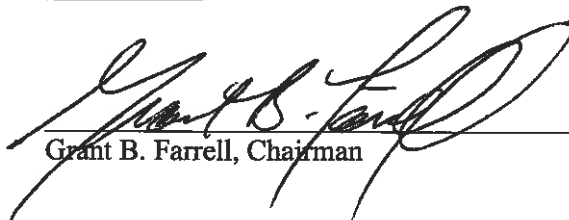
Motion by Mr. Petry, second by Mr. Bach:
To adjourn

On the following roll call vote, the Chairman declared the motion carried:

Aye:.....Mr. Bach, Mr. McCaffrey, Mr. Petry, Mr. Veal
No:none
Absent:.....Mr. Evers, Mr. Legat
Abstain:.....none

Meeting Adjourned at 9:10 AM

APPROVED



Grant B. Farrell, Chairman