

MINUTES OF THE REGULAR MEETING
WAUKEGAN PORT DISTRICT BOARD

June 16, 2021
4:00 PM.

Virtual Meeting via Zoom – Open to Public
Join Zoom Meeting by phone

Call: 1 (312) 626-6799
Enter Meeting ID & Password when prompted
Meeting ID: 871 6474 6171 Password: 563972

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 allowed to speak to the Board

The following Board members were present:

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

The following Board member was absent:

Tom Evers, Member and Secretary

The following Officer was present

Bob Hamilton, Treasurer

District Counsel

Peter Friedman

Members of the Port District Staff present:

Alain Giudice, Founders 3, Senior VP Marina Division
Rick Taig, F3 Airport, Director of Operations
Erika Krivitz, Founders 3, Manager of Accounting & Finance, Marina Division
Skip Goss, F3 Airport, General Manager/Director, Airport
Patrick Lutker, F3 Deputy Director, Airport
Joe Seidelmann, F3 Marina, General Manager, Harbor
Mary McCarthy, F3 Marina, Staff Accountant
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 4:00 PM.

Roll Call

Pledge of Allegiance

General Counsel's Comments on OMA and the Governor's Executive Orders

Chairman Remarks – Grant Farrell

Chairman Farrell welcomed Board Members, guests, and public members to the meeting. The Chairman reviewed his participation in WPD related meetings and activities since the May Board meeting, including an invitation to the new Mayor of Waukegan to submit two appointees to the Bay Marine Review Committee. In addition, the Chairman provided background on the recent sale of Signature to a private equity firm and a tenant's investment in the FBO building.

F3 Remarks – no report

Public Comment - none

Treasurer's Report

Mr. Hamilton reported that the Committee recommends Board approval of the May 2021 electronic transfers and check register.

Mr. Hamilton reported that the 2020 Financial Audit is ready for Board acceptance, stating that this is a critical year for timely submission with the many grant applications and pending projects. He stated that WPD might recommend using Sikich to address the identified needs as they were very professional and the work was well done. Mr. Hamilton recommended that the Board accept the 2020 Financial Audit and submit it to meet the June 30, 2021 deadline for GATA. Kudos to the staff.

The Chairman thanked the Board members who contacted Mr. Hamilton with their questions.

Ad Hoc Committees

- 199 Harbor Ad Hoc Committee – Mr. Seidelmann did not receive any formal responses to the RFP but gave a tour to an interested party yesterday. He reported that prior interested parties have not responded and he has not heard from them, though he expects at least a few to submit responses. Mr. McCaffrey requested costs to remove the building (demo) if there is no viable response to the RFP. Mr. Seidelmann stated that he would bring this cost to the July meeting.

Agenda

- May 19, 2021, Regular Board Meeting Minutes

Motion by Mr. Veal, second by Mr. Petry:

To approve the May 19, 2021, Regular Board Meeting Minutes.

Discussion - none

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

Aye:.....Mr. Bach, Mr. Legat, Mr. McCaffrey, Mr. Petry, Mr. Veal

No:.....none

Absent:.....Mr. Evers

Abstain:.....none

- May 2021, Electronic Transfer and Check Approval

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

To approve the May 2021 Electronic Transfer and Check Register.

Discussion - none

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

Aye:..... Mr. Bach, Mr. Legat, Mr. McCaffrey, Mr. Petry, Mr. Veal

No:..... none

Absent:..... Mr. Evers

Abstain:..... none

- May 2021, Financials

Motion by Mr. Veal, second by Mr. Bach:

To approve the May 2021 Financials.

Discussion - none

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

Aye:..... Mr. Bach, Mr. Legat, Mr. McCaffrey, Mr. Petry, Mr. Veal

No:..... none

Absent:..... Mr. Evers

Abstain:..... none

- Receipt of 2020 Financial Audit from Sikich, LLC

Mr. Savio, CPA, MAS, Partner, with Sikich, presented the 2020 Financial Audit to the Board and described the documents provided to the Board. He thanked the members of both teams, Sikich and WPD, for their combined effort to complete the audit before the filing date.

Motion by Mr. Petry, second by Mr. Veal:

To accept the 2020 Financial Audit.

Discussion - none

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

Aye:..... Mr. Bach, Mr. Legat, Mr. McCaffrey, Mr. Petry, Mr. Veal

No:..... none

Absent:..... Mr. Evers

Abstain:..... none

Airport General Manager Remarks (operations/status)

Mr. Goss invited Board Members to attend the Customs Building ribbon cutting and dedication ceremony on Friday, June 18 at 9 AM. Mr. Goss commended Boller Construction's work on the project. Mr. Goss reported that Signature Flight Service was sold on June 1 to a privately held company. Mr. Goss and the Chairman met with a Signature Regional VP last month to inquire about early termination of the Signature lease; still waiting for a response. Mr. Goss added that the IL DOA announced their grants, and UGN received approximately two

million-plus in grants for obstruction removal and pavement repairs. Mr. Goss reported that the Airport submitted approximately \$6.5 million in Rebuild IL grants. However, it is unlikely that any will receive funding because of the \$25 million already allocated to the Airport. Next year, the Airport will receive more than four million dollars in grant monies to fund the Airfield Lighting project and referred Board members to the bid tabulation contained in the Board packet. Mr. Goss reported that the Fence Phase Five project came in overbid due to material cost increases, and the IL DOA is reviewing the project to see if the increased costs will be allowed.

Mr. Goss presented the LCFPD LOI for Board approval. He stated that the LOI is a refresh of the 2017 LOI to clean-up some of the language requested by the FAA, and it also updates the timeline

- 2021-R-24, Approving LOI Between Lake County Forest Preserve District and WPD Concerning a Proposed Intergovernmental Agreement

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

To approve 2021-R-24, Approving LOI Between Lake County Forest Preserve District and WPD Concerning a Proposed Intergovernmental Agreement, conditioned upon FAA non-substantive review of the LOI.

Discussion - none

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

Aye:.....Mr. Bach, Mr. Legat, Mr. McCaffrey, Mr. Petry, Mr. Veal

No:.....none

Absent:.....Mr. Evers

Abstain:.....none

Harbor General Manager Remarks (operations/status)

Mr. Seidelmann reported slip capacity at 466 slips out of 470 slips budgeted and planned for this year. The 90 new boaters are less than reported for the same period as last year because in 2020, the Chicago Harbors were closed due to the pandemic and many boaters sought an alternate harbor location. Mr. Seidelmann reported that aging infrastructure continues to plague the Harbor, noting that the sewer system pump on the North Dock requires replacement at an estimated \$20K. Porta potties were added as a temporary solution. Mr. Bach provided Mr. Seidelmann a referral for a pump vendor. The NSG environmental clean-up work continues at the Harbor. Mr. Seidelmann reported that the Rebuild IL grant was submitted before the deadline. The funding announcement is scheduled for early August. National Gypsum has a barge scheduled to arrive on June 29. The Chicago to Waukegan Yacht Club Race is this weekend. The City of Waukegan-sponsored fireworks are scheduled at the Harbor on July 4, and WPD will coordinate with the City to support the event.

Closed Session – none

Board Comments – none

Adjournment – 4:50 PM

Motion by Mr. Petry, second by Mr. Veal:

To adjourn

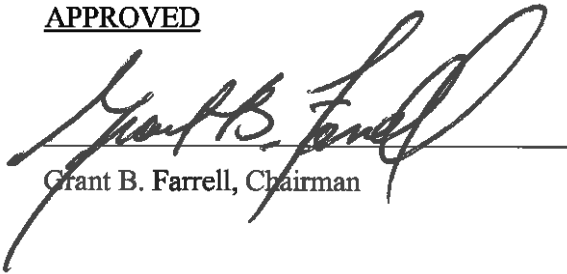
Discussion - none

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

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

Meeting Adjourned at 4:50 PM

APPROVED



Grant B. Farrell, Chairman