

**WAUKEGAN**  
**PORT DISTRICT**  
AIRPORT . MARINA . PORT

**MINUTES**

WAUKEGAN PORT DISTRICT  
Board Meeting of May 18, 2022  
4:00 p.m.

Waukegan National Airport  
Administration Office/SRE Bldg.  
2601 Plane Rest Drive  
Waukegan IL 60087

The following Board members were present:

Gene Bach, Member and Historian  
Tom Evers, Chairman Pro Tem and Secretary  
Joe Legat, Member  
Billy McCaffrey, Member  
Greg Petry, Member (by phone, without objection)  
Ben Veal, Member  
Grant Farrell, Board Chairman

The following Officer was present:

Bob Hamilton, Treasurer

District Counsel

Peter Friedman

Members of the Port District Staff present:

Skip Goss, F3 Airport, General Manager/Director, Airport  
Max Pekcan, F3 Marina, General Manager, Harbor

Call to Order

Roll Call

Pledge of Allegiance

Chairman Remarks / F3

The Chairman reported on several matters and meetings, including harbor issues and repairs. There were no comments from F3.

Public Comment

There was no public comment

Election

- Election of Board Officers

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Motion to appoint Mr. Hamilton as Treasurer, seconded by Mr. Evers. There was discussion and Mr. McCaffrey stated that he desired to be Chair and moved to table all positions until new members are appointed. Mr. Legat seconded the motion to table. The motion failed on the following roll call vote:

Ayes: Bach, Legat, McCaffrey

Nays: Evers, Petry, Veal

The primary motion to appoint Mr. Hamilton as Treasurer, passed on the following roll call vote:

Ayes: Evers, Petry, Veal

Nays: Legat, McCaffrey

Abstain: Bach

Mr. Legat moved to appoint Mr. McCaffrey as interim Chair, seconded by Mr. McCaffrey. There was discussion. The motion failed on the following roll call vote:

Ayes: Bach, Legat, McCaffrey

Nays: Evers, Petry, Veal

On a motion by Mr. Petry, seconded by Mr. Veal, to appoint Mr. Evers as Secretary, the motion passed unanimously on a roll call vote.

#### Treasurer's and Finance Report

- Finance Committee Report

Mr. Hamilton reported on the check registry and recommended its approval. Mr. Bach stated some concerns and there was general discussion about these issues.

#### Consent Agenda

Motion to establish the Consent Agenda, made by Mr. Evers and seconded by Mr. Veal. On a voice vote the motion passed unanimously.

- April 20, 2022 Regular Board Meeting Minutes
- April 25, 2022, Special Board Meeting Minutes
- April 2022, Electronic Transfer and Check Approval
- April 2022 2022, Financials

Motion to approve the Consent Agenda, made by Mr. Evers and seconded by Mr. McCaffrey. On a roll call vote, all Board members voted Aye and the Consent Agenda was approved.

#### Agenda

##### Airport General Manager Remarks (operations/status)

Mr. Goss introduced the new Chief for Signature Flight Support at the Airport and stated that he looked forward to a very cooperative and productive relationship.

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Mr. Goss reported on new developments related to the environmental assessment related to the runway project, specifically the identification of two new species of concern. The FAA has required that the environmental assessment be paused while the impact of the new runway on the new species of concern can be evaluated. Mr. Goss said this was disappointing because it will cause a delay but that it is not a threat to the overall project. He explained that the CMT contract on the agenda for approval was to allow CMT to do the work necessary to get a finding of No Further Action Necessary with regard to the two new species.

- 2022-R-20 Resolution Approving CMT contract for Biological Assessment.

Mr. Evers moved, and Mr. Bach seconded a motion to approve 2022-R-20. On a roll call vote, all Board members voted Aye and the Resolution was approved.

Harbor General Manager Remarks (operations/status)

Mr. Pekcan reported on several matters related to Harbor and Marina operations, including Marina engineering services and related RFP. Mr. Pekcan also provided an update on the security system upgrades at the Harbor and Marina, both commercial and recreational facilities. He reported on S12 and S13 damage repair cost of \$65,000.

Mr. Pekcan also reported on the Teece Building repairs and insurance payment, with a cost of \$35,000 and insurance coverage of \$27,000.

There was also discussion regarding the Yacht Club and the financial report submitted by the Club for further discussion at the June meeting. April and May rent has not yet been paid.

Mr. Pekcan responded to several questions from Mr. McCaffrey regarding broken pipes on north section of Marina and concerns about Marina safety and related issues.

There was discussion about whether to outsource many maintenance tasks and whether that would be less expensive than higher full time employees.

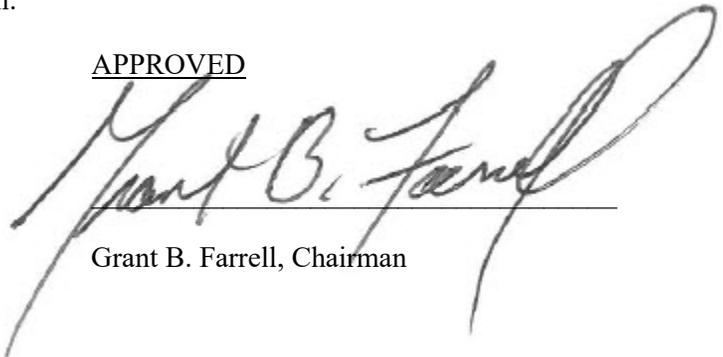
In response to Mr. Bach's request, the Chairman distributed a report on grant application breakdowns.

Board Comments

Adjournment

On a motion by Mr. Veal to adjourn, seconded by Mr. Evers, the motion was adopted unanimously by voice vote. The meeting adjourned at approximately 5:15 p.m.

APPROVED

  
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Grant B. Farrell, Chairman