

**WAUKEGAN
PORT DISTRICT**
AIRPORT · MARINA · PORT

MINUTES

WAUKEGAN PORT DISTRICT
Board Meeting of 21 August 2024
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
Jack Dye
Tom Evers
Becky Jones
Greg Petry
Paula Trigg
Ben Veal

The following Officer was present:

Bob Hamilton, Treasurer

District Counsel:

Peter Friedman

Members of the Port District Staff were present:

Skip Goss, F3 Airport, General Manager/Director, Airport
Edith Guerrero, F3 Airport, Administrative Director, Airport
Joe Seidelmann, F3 Marina, General Manager, Harbor
Ken Bristol, F3 Real Estate Services, Senior Property Accountant
Hunter Spitler, F3 Real Estate Services, Director of Marina Operations-remote

Call to Order

Chairman Dye called the meeting to order at 4:00pm.

Roll Call

Pledge of Allegiance

Approval of Remote Participation/Voting

Chairman Remarks

Chairman Dye discussed the new ad hoc and standing committees that have been established. He also congratulated board member Becky Jones on her reappointment to a 6-year term.

General Counsel Report

None

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Public Comment – (3 minutes per person)

Mario and Letti Maldonado, owners of Dockside Deli and Dockside Ice Cream

- *Mr. and Mrs. Maldonado requested contact details and follow up concerning several issues.*

Committee Reports

- Airport – Tom Evers, Ben Veal and Bob Hamilton
 - None
- Development – Ben Veal and Greg Petry
 - The committee met with the Regional Transportation Authority and Urban Land Institute. The organizations along with the City of Waukegan and Waukegan Port District are preparing for the grant funded developer workshop to discuss parcels at the harbor. The committee will require a special meeting to approve a memorandum of understanding.
- Capital Improvement – Paula Trigg and Jack Dye
 - The committee is still waiting for IDOT approval. The next meeting with the engineering consultants is September 17.
- Harbor – Gene Bach and Becky Jones
 - The committee submitted a summary for the board packet.
- Intergovernmental - Greg Petry and Tom Evers
 - None
- Finance – Bob Hamilton, Becky Jones and Paula Trigg
 - The finance committee recommends approval of the check registers and the financials.

Consent Agenda

The motion to establish the consent agenda was approved by unanimous roll call vote on a motion by Mr. Evers, seconded by Mr. Bach.

- May 2024, Financials
- May 2024, Electronic Transfer and Check Approval
- June 2024, Financials
- June 2024, Electronic Transfer and Check Approval
- June 2024, Meetings Minutes (Regular and COW)
- July 2024, Meeting Minutes

The motion to approve the consent agenda was approved by a unanimous roll call vote on a motion by Mr. Evers, seconded by Mr. Petry.

Harbor General Manager Remarks

- Mr. Seidelmann provided a YTD budget review to the board. He also updated the board on slip occupancy and issues including seaweed and fishing in the harbor.

Airport General Manager Remarks

- Mr. Goss provided a YTD budget review to the board. CMT presented a project status update.

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Closed Session

The board desired to go into closed session for the purpose of discussing a specific employee of the Port District and probable or imminent litigation.

On a motion by Mr. Evers, seconded by Ms. Trigg. The motion was approved on a unanimous roll call vote:

The board convened to closed session for the purpose of discussing a specific employee of the Port District and probable or imminent litigation at 5:21 pm. Closed session ended at 5:41 pm.

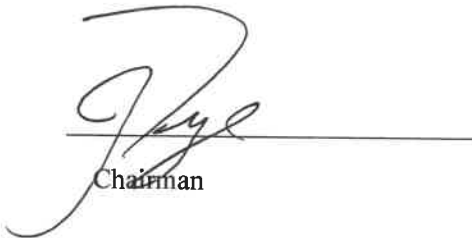
Board Comments

Ms. Trigg asked if legal documents concerning the F-Pier have been filed with the Lake County Clerk and Legal will investigate the matter further. She also made the board aware of a conversation she had with the City of Waukegan on the possibility of collaborating in some way with the harbor on boat storage for residents.

Adjournment

Motion by Ms. Trigg, seconded by Mr. Evers. The motion was approved on a unanimous voice vote. The meeting adjourned at 5:48 PM.

APPROVED:



Chairman