

JEDCO

Jefferson Parish Economic Development Commission

BOARD OF COMMISSIONERS

February 23, 2012

Minutes

- Call to Order** 8:30 a.m.
- Attendance:** Mario Bazile, Manny Blanco, Bruce Dantin, Joe Ewell, Jim Garvey, Roy Gattuso, Greg Jordan, Steve LaChute, Joe Liss, Dr. Vinicio Madrigal, Lynda Nugent-Smith, Bill Peperone, Paul Rivera, Stan Salathe, Frank Trapani
- Staff:** Cynthia Grows, Lucien Gunter, Alberto Queral, Scott Rojas, Dottie Stephenson, Penny Weeks
- Absences:** David Colvin, Tina Dandry-Mayes, Mark Madderra, Mike Rongey, John Tobler
- Attorney:** Reed Smith – Parish Attorney
- Guests:** Paul D. Johnston, Councilman District 2
Jimmy Baum, Past JEDCO Commissioner
Joe Crowley - Perez
Jennifer VanVrancken – Parish President’s Office

I. Chairman Comments – Jim Garvey

• Welcome Guest

The above named guests were welcomed to the meeting.

• Approval of Board Absences

Dr. Vinicio Madrigal requested his absence from the January 26, 2012 meeting be excused.

Manny Blanco motioned to excuse Dr. Madrigal’s January 26th absence and to also excuse today’s absences - David Colvin, Tina Dandry Mayes, Mike Rongey and Mark Madderra; motion seconded by Greg Jordan. The motion passed unanimously.

• Approval of Minutes for January 26, 2012

Joe Ewell motioned to approve the minutes; seconded by Lynda Nugent-Smith. The motion passed unanimously.

- **Acknowledgement and Appreciation**

On behalf of the JEDCO Board of Commissioners and JEDCO Staff, Chairman Garvey presented a momento to Jimmy Baum and expressed sincere appreciation for his time spent serving JEDCO and Jefferson Parish. With Jimmy's valuable knowledge in the lending business, he was asked and has agreed to be an advisor to the JEDCO Finance Committee.

David Martin was unable to attend today's meeting and will be recognized as an outgoing Commissioner at the next Executive Committee meeting.

Bill Peperone was reappointed to the JEDCO Board by Councilman Ben Zahn to represent District 4. Joe Ewell was reappointed to the JEDCO Board by Councilman Mark Spears to represent District 3.

- **Swearing-in New Commissioner**

Parish Attorney, Reed Smith, performed the swearing in of Bruce Dantin who was appointed to the JEDCO Board representing Councilman Paul Johnston, District 2. Mr. Dantin will serve on the Executive Committee for 2012.

Adjourn as JEDCO – Dr. Vinicio Madrigal motioned to adjourn; seconded by Joe Ewell. Motion passed unanimously.

II. Convene as JEDCO Development Corporation – Jim Garvey

- **Approval – Quarterly Board of Directors Meeting Minutes**
November 17, 2011

Dr. Madrigal motioned to approve the minutes; seconded by Joe Ewell. The motion passed unanimously.

- **Approval – Finance Committee Minutes**
October 6, 2011
November 9, 2011

Dr. Madrigal motioned to approve the minutes; seconded by Joe Ewell. The motion passed unanimously.

Adjourn as JEDCO Development Corporation – Dr. Vinicio Madrigal motioned to adjourn; seconded by Joe Ewell. Motion passed unanimously.

III. Convene as Forward Jefferson Corporation – Chairwoman, Lynda Nugent-Smith

• Appointment of new member to the Forward Jefferson Corporation

Due to the departure of David Martin an opening was created on the FORJ Board. The Chairwoman asked for a motion to fill the vacancy. Dr. Vinicio Madrigal motioned to accept Steve LaChute to fill the vacancy; seconded by Bill Peperone. No other nominations were presented and Bill Peperone moved to close the nominations. Motion to accept Steve LaChute passed unanimously.

• Approval of Minutes for November 17, 2011

Manny Blanco motioned to approve the minutes; seconded by Dr. Vinicio Madrigal. The motion passed unanimously.

• Resolution authorizing Change Order #9 to Woodrow Wilson Construction Company contract – Dottie Stephenson

Dottie presented the companion resolution to JEDCO and explained that because of an uneven surface in the courtyard, a stained concrete finish is not the desired option. Perez, WWCCI and JEDCO have all agreed that a substitute finish is warranted. The recommended coating is Soprema. The Soprema coating and installation is \$20,900. JEDCO will be credited \$10,000 per the value of the stained courtyard per the contract documents, and WWCCI offered an additional \$2,000 toward the cost. JEDCO will assume the remaining \$8,900. WWCCI has agreed that there would be no overhead and profit for the additional work.

Joe Crowley with Perez said the product carries a 10 year warranty. He recommends gutters and downspouts to avoid problems with the substitute finish.

Stan Salathe motioned to accept the change order, but recommended the grade of the product be considered. Reed Smith, Parish Attorney wanted the FORJ Board to understand prior to approving the resolution authorizing Change Order #9, that there may be good reason to expressly revoke and rescind the previous (2011) resolutions which approved Change Order #8. Change Order #8 was never approved or signed by WWCCI because WWCCI wanted 120 days added to the contract and the FORJ Board only approved adding 43 days; taking the time for completion to January 1, 2011. Revoking and rescinding Change Order #8 will take the time back to November 19, 2010.

Bill Peperone seconded the motion. The motion passed unanimously.

- **Resolution accepting Perez's recommendation of low bidder, Twin Shores Landscape & Construction Services, Inc. for additional work which includes under-building screening, additional landscaping, and foundations for 2 benches – Dottie Stephenson**

On January 19, 2012 JEDCO received two bids. The low bid came in at \$165,100. Dottie explained that there are sufficient unallocated funds remaining in the CDBG grant for this project. The project is expected to be complete by early summer. JEDCO's Board approved the companion resolution at the last Board meeting in January.

Bill Peperone motioned to approve the resolution; seconded by Stan Salathe. The motion passed unanimously.

Joe Ewell motioned to adjourn as Forward Jefferson Corporation and reconvene as JEDCO; Seconded by Dr. Vinicio Madrigal. Motion passed unanimously.

IV. New and Unfinished Business – Chairman, Jim Garvey

- **Nominating Committee Recommendation Report**

Due to the departure of Jimmy Baum who served as JEDCO Treasurer, an opening was created. The Chairman reported that the Nominating Committee met and recommends Lynda Nugent-Smith for the Treasurer position. Manny Blanco motioned to approve the nomination; seconded by Joe Ewell. No other nominations were presented and Stan Salathe moved to close the nominations. Motion to accept Lynda Nugent-Smith passed unanimously.

- **Resolution authorizing Change Order #9 to Woodrow Wilson Construction Company contract – Dottie Stephenson**

Dottie presented the companion resolution to FORJ and explained that because of an uneven surface in the courtyard, a stained concrete finish is not the desired option. Perez, WWCCI and JEDCO have all agreed that a substitute finish is warranted. The recommended coating is Soprema. The Soprema coating and installation is \$20,900. JEDCO will be credited \$10,000 per the value of the stained courtyard per the contract documents, and WWCCI offered an additional \$2,000 toward the cost. JEDCO will assume the remaining \$8,900. WWCCI has agreed that there would be no overhead and profit for the additional work.

Joe Crowley with Perez said the product carries a 10 year warranty. He recommends gutters and downspouts to avoid problems with the substitute finish.

Bill Peperone motioned to approve the change order. Reed Smith, Parish Attorney wanted the JEDCO Board to understand prior to approving the resolution authorizing Change Order #9, that there may be good reason to expressly revoke and rescind the previous (2011) resolutions which approved Change Order #8. Change Order #8 was never approved or signed by WWCCI because WWCCI wanted 120 days added to the contract and the JEDCO Board only approved adding 43 days; taking the time for completion to January 1, 2011. Revoking and rescinding Change Order #8 will take the time back to November 19, 2010.

Stan Salathe seconded the motion. The motion passed unanimously.

V. Executive Director Report – Lucien Gunter

- **Strategic Plan** – The Strategic Plan is now complete and will be emailed to the Board this week. Bill Peperone recommended adding to the Strategic Plan marketing of the Tech Park and a master plan for the Park.
- **Fairfield Vision** – Councilman Chris Roberts and Councilman Mark Spears have agreed to interview Mike Lauer, an urban planner, on March 20th to hear his concept regarding the development between Segnette to 90, and south of Lapalco.
- **CCC Tolls** – Leaders of the JBC, Chamber and HCIA have asked JEDCO to arrange a meeting with Governor Jindal to discuss the report submitted by the Crescent City Connection Tolls Committee.
- **JPPSS/Patrick Taylor Academy** – Lucien alerted the Board about the fact that the JPPSS Board has made an error of using 3 additional acres for the Patrick Taylor School than they have title to. Negotiations have begun asking the school system for fair compensation for the three acres. JEDCO has ordered an appraisal that can be used in the negotiations.
- **EDS updates** – There are five major prospects looking to locate their business in Jefferson Parish. In two weeks one prospect will be bringing its Board to visit the Tech Park.
- **AEDO** – Lucien, the staff and Board of Commissioners acknowledged Scott Rojas for his commitment and time spent applying for JEDCO's "reaccreditation". JEDCO is the only EDO in the State of Louisiana to be recognized as an internationally Accredited Economic Development Organization.

VI. Financial Report – Cynthia Grows

- **Monthly Financial Report** – The monthly report was accepted as presented.
- **Audit** – P & N is in the final stage of the audit. The report will be presented to the full Board on May 24th. The report is due to the Parish by March 31st.

VII. Public / Other Comments

None

Adjournment – Dr. Vinicio Madrigal motioned to adjourn at 9:55 a.m.; seconded by Manny Blanco. The motion passed unanimously.


Lynda Nugent-Smith
JEDCO, Treasurer