

**PORT OF IBERIA DISTRICT BOARD OF COMMISSIONERS (July & August 2019)
COMBINED REGULAR MONTHLY MEETING AGENDAS
THURSDAY, AUGUST 29, 2019
PORT ADMINISTRATIVE OFFICE – 5:30 P.M.**

PRESS NOTIFIED

8/28/2019 BY FACSIMILE & EMAIL

TIME ALLOTTED

A G E N D A

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|----------------------|---|
| 5:30 P.M.- 5:31 P.M. | 1. Call to Order - Roll Call. |
| 5:31 P.M.- 5:32 P.M. | 2. Opening Prayer & Pledge of Allegiance. |
| 5:32 P.M.- 5:35 P.M. | 3. Approval of Minutes - Regular Meeting Thursday, April 25, 2019
Tuesday, June 18, 2019 |
| 5:35 P.M.- 5:45 P.M. | 4. Discuss and/or Distribute the Following:
(a) Budget Summary for Twelve (12) Months Depicting Fiscal Year 2018-2019 Ending June 2019.

(b) Budget Summary for One (1) Month Depicting Fiscal Year 2019-2020 Ending July 2019.

(c) Listing of Tenant Lease Billings for 2019.

(d) Listing of Boat Stall Tenant Lease Billings for 2019.

(e) Approve Payment of Bills & Checks Issued During Interim Period. |
| 5:45 P.M.- 5:55 P.M. | 5. Discuss Policies and Procedures Committee Recommendations & Findings from Friday, May 10, 2019 Committee Meeting:
(a) Discuss/Review Port of Iberia District Policies & Procedures.
(b) Discuss/Review Lease Provisions Relative to Maintenance/Improvements. |
| 5:55 P.M.- 6:05 P.M. | 6. Mr. James “Jay” M. Winford, Jr., PH.D., P.E., President, Prairie Contractors, LLC, to Address the Board Regarding:
(a) Entering into a Lease Agreement with the Port of Iberia District for Lots 35-40; Portion of Lot 42; Lots 47-49; and Lot 55 (total acreage being 14.99) (former Coastal Bridge Company, LLC property site).
(b) Notification of Asset Purchase Agreement with Diamond B. Construction, LLC.
(c) Discuss/Consider the Approval of the Landlord Estoppel Certificate b/t Diamond B. Construction, LLC and Prairie Contractors, LLC. |

7. Report from Mr. Gerald Gesser, Gesser Group, APC on:
- (a) All Points Brick Office Building ("Building A")
 - {1} Status Report – Hurricane Barry Flood Damage Evaluation.
 - {2} Discuss/Approve Gesser Group - Invoice Number 01-POI-APBOBA.

 - (b) All Points Equipment Company, LLC Wooden Office Building ("Building B") (4,174 sq. ft.):
 - {1} Status Report – Repairs.
 - {2} Discuss/Approve Kerne Construction Invoice No. 1358 (Change Order #3 – Window Change Out).
 - {3} Discuss/Approve Kerne Construction Invoice No. 1359 (Change Order #4 – Turbine Vents)
 - {4} Discuss/Approve Gesser Group – Invoice No. 02-POI-APOBA.

 - (c) All Points Equipment Company, LLC Fabrication/Warehouse Building ("Building C"):
 - {1} Status Report – Roof Replacement Recommendation.
 - {2} Discuss/Approve Gesser Group Invoice No. 01-POI-APBCRR.
 - {3} Status Report – Folding Door Repairs.

 - (d) All Points Equipment Company, LLC Fabrication/Warehouse Building ("Building D"):
 - {1} Status Report – Exhaust Fans.
 - {2} Discuss/Approve Gesser Group Invoice No. 01-POI-APFWBD.

 - (e) All Points Equipment Company, LLC Fabrication/Warehouse Building ("Building G"):
 - {1} Status Report – Lighting.

 - (f) Former Central Gulf Yard/Office Building (Bldg A) & Receiving Building (Building B):
 - {1} Status Report for Building A.
 - {2} Status Report for Building B.

 - (g) Port of Iberia Administrative Office Building: (Generator Replacement; Aqua Dam Flood Control Structure).
 - {1} Status Report – Emergency Generator Replacement with Recommendation.
 - {2} Discuss/Approve Gesser Group Invoice No. 01-POI-AOGR.

 - {3} Status Report – Aqua Dam Flood Control Structure.
 - {4} Discuss/Approve Gesser Group Invoice No. 01-POI-ADFCS.

- (h) Proposed Emergency Command Center/File Storage Building:
 - {1} Status Report – Proposed Design & Budget Estimate.
 - {2} Discuss/Approve Gesser Group Invoice No. 01-POI-PECC.
- (i) Superior Derrick Facility:
 - {1} Two (2) Story Office Building “B” Status Report (Demolition/Vandalism).
 - {2} Fabrication/Warehouse Building “C” Status Report Hurricane Barry Damages.
 - {3} Discuss/Approve Gesser Group Invoice No. 01-POI-SDFBC.
- (j) POI West Yard Fabrication Building B:
 - {1} Status Report – Hurricane Barry Storm Damages.
 - {2} Discuss/Approve Kerne Construction Invoice No. 1360.
 - {3} Repair Estimate to Office Area of Building B.
 - {4} Discuss/Approve Gesser Group Invoice No. 01-POI-WYFBB.
- (k) Ram Design Warehouse:
 - {1} Status Report -Hurricane Barry Damages (temporary & Permanent).
 - {2} Discuss/Approve Kerne Construction Invoice No. 1361.
 - {3} Discuss/Approve Gesser Group Invoice No. 01-POI-RDWHBD
- (L) Logan Industries Office Building B:
 - {1} Status Report Hurricane Barry Damages.
 - {2} Discuss/Approve Gesser Group Invoice No. 01-POI-LIFBB.
- (m) General:
 - {1} Insurance Wind Coverage
 - (a) Status Report – Hurricane Barry Damages.
 - {2} Insurance Flood Coverage
 - (a) Status Report – Hurricane Barry Damages.
 - (b) Discuss/Approve Gesser Group Inv. No. 01-POI-IFC

6:35 P.M.- 6:45 P.M.

8. Louisiana Port Construction & Development Priority Program SPN H.011928 “East & West Yard” Expansion & Site Improvements Project:

- (a) **Report from Mr. Oneil Malbrough of GIS Engineering on:**
 - {1} Update on Status of West Yard Expansion Project.
 - {2} Update on Office Building A Repairs.
 - (a) Parking Update.
 - {3} Discuss/Approve GIS Engineering LLC Inv # 70002592 (June & July 2019).
 - {4} Update on Status of Drainage Improvements Project.
 - ***Status of Advertisement for Bid

(b) Report from Port Attorney on:
{1} POI West Yard if Applicable.

(c) Report from Executive Director on:
{1} Status/Update on POI West Yard.

6:45 P.M.- 7:00 P.M.

9. Report from Mr. Oneil Malbrough of GIS Engineering, LLC on:
- (a) Port Millennium Expansion Phase III Project – Site Excavations & Dredging.
 - {1} Update on the Status of the Port Millennium Expansion Phase III Project.
 - (b) AGMAC Project General Engineering and Consulting Services:
 - {1} Update on Status of AGMAC Project.
 - {2} AGMAC Port's Maintenance Dredging Permit Update.
 - {3} AGMAC Dredging Project – Update on Permit.
 - {4} Update on Dredging Project and Coordination with Pipeline Companies.
 - {5} Discuss/Approve GIS Engineering, LLC Invoice Number 70002594

7:00 P.M.- 7:05 P.M.

10. Report from Port Attorney on:
- (a) Update on Henry Bernard Property Located Behind the POI Administrative Office.
 - {1} Status of Navigation Servitudes on Bernard Canal.
 - (b) Landlord Agreement Newpark Resources, Inc.
 - (c) Community Development Block Grant Disaster Recovery (CDBG-DR) Project Parish Received LA Land Trust Funds to Upgrade 12 sewer pump stations at the Port of Iberia.
 - {1} Adopt Resolution to Authorize the Board President to Execute an Intergovernmental Cooperative Agreement Between Iberia Parish Government and the Port of Iberia District.

7:05 P.M.- 7:35 P.M.

11. Report from Executive Director on:
- (a) Hurricane Barry – July 13, 2019.
 - {1} Oil Spill (Lots 23-26) at Port of Iberia.
 - {2} Oil Spill Perforadora (Lot 10) at Port of Iberia.
 - (b) Approve/Authorize the Board President to Execute the Lease Agreement Between the POI District and Bayou Holdco, Inc. Regarding Port Property (Approximately 9.96 Acres) located Across the Street from the POI West Yard.
 - (c) Discuss/Consider a Lease Agreement Between the Port of Iberia District and Bayou Holdco, Inc. Regarding Approximately 15.69 Acres Located on Port Property at the POI West Yard.
 - (d) Discuss/Consider a Right of First Refusal Agreement Between

the Port of Iberia District and Griff, LLC Regarding Approximately 24.0 Acres Located on Port Property at the POI West Yard.

- (e) Update on Baldwin Redimix Lease Agreement Regarding Lots 59A, 60, & 61 (2.560 acres).
- (f) Discuss/Consider Declaring Damaged Chairs as Surplus Property.
- (g) Discuss/Approve/Ratify the Executive Director Executing the ATMOS Right-Of-Way Easement for the POI Regarding the LA CAT Natural Gas Extension Project.
- (h) Discuss/Approve the Authorization for the Board President and Secretary-Treasurer to Execute the Louisiana Compliance Questionnaire (for Audit Engagements of Governmental Agencies) in Connection with the Audit of the POI's Financial Statements as of June 30, 2019 which includes the period July 1, 2018 thru June 30, 2019.
- (i) Executive Director's Monthly Report.
- (j) Announcements.

7:35 P.M.

12. Adjournment.