

**PORT OF IBERIA DISTRICT BOARD OF COMMISSIONERS
REGULAR MONTHLY MEETING AGENDA
TUESDAY, FEBRUARY 24, 2015
PORT ADMINISTRATIVE OFFICE - 5:30 P.M.**

PRESS NOTIFIED

02/23/15 BY FACSIMILE

TIME ALLOTTED

A G E N D A

5:30 P.M.- 5:32 P.M.
5:32 P.M.- 5:34 P.M.

1. Call to Order.
2. Opening Prayer & Pledge of Allegiance.

5:34 P.M.- 5:35 P.M.

3. Approval Of Minutes - Regular Meeting January 20, 2015.
Special Meeting January 7, 2015.

5:35 P.M.- 5:40 P.M.

4. Discuss and/or Distribute the Following:
 - (a) Budget Summary for Seven (7) Months Ending January, 2015.
 - (b) Listing of Tenant Lease Billings.
 - (c) Listing of Boat Stall Lease Billings.
 - (d) Approve Payment of Bills & Checks Issued During Interim Period.
 - (e) Computer Summary of Lease Agreement Activity Sheet
 - (f) Status of Invoices Report.

5:40 P.M.- 6:00 P.M.

5. Report from Mr. Marc Berard, P.E., Berard, Habetz and Assoc., Inc. On:
 - (a) Extending the Existing Bulkhead at Slip 1A in the Port's Marina due to the Deplorable Condition of the Existing Bulkhead.
 - (b) Port Marina "Wash-Outs" Located at Various Gate Slip Entrances.
 - (c) Update on Port Project Consisting Primarily of Drainage Improvements and Roadside Cleanup Along Major Roadways Within the Port.
 - {1} Status of Standard Form of Agreement Between Owner and Engineer for Professional Services.
 - {2} Status of Continuing to Define the Scope of the Project.
 - {3} Status of Executive Director and Port Attorney Negotiations & Drafting of Cooperative Endeavor Agreement for Joint Venture b/t the POI District and the Iberia Parish Government for Drainage Improvements Primarily to Curtis Lane and a Portion of Port Road.
 - (d) Update on Berard, Habetz, & Associates, Inc. obtaining Cost Estimates for Infrastructure Improvements Regarding Tract "F-1" (15.14 acres) on the Port Expansion Phase I Property Site, with Improvements to be determined by the Tenant Chart Energy & Chemicals, Inc.
 - {1} Status of Standard Form of Agreement Between Owner and Engineer for Professional Services (Under Review by Port Attorney).
 - {2} Status of Port Priority Application Submission.
 - (e) Status of Board President Executing the Standard Form of Agreement Between Owner and Engineer for Professional Services Regarding Engineering Services Performed on an "As Needed" Basis for the Port of Iberia District (Under Review by Port Attorney).

- (f) Update On:
 - {1} BH&A Developing the Scope of Work and Cost Estimate for a Port TIF Priority Project.
 - {2} Executive Director Making a Request to the Iberia Parish Council Regarding a Port TIF Priority Project to Include Infrastructure Improvements for the Drainage along Curtis Lane; Establishment of Roadside Staging Areas with Catch Basin for Installation to Accommodate a New Pipe Coating Facility, Rail Spur Rehabilitation, Perimeter Fencing, and Parking Lot.

- (g) Update On:
 - {1} Executive Director Submitting a “Letter of Request Application” to the LA DOTD Port Construction & Development Priority Program Regarding Approval to use Previously Committed Funds Remaining from State Project Number 578-23-0019 (approximately \$170,464.00) for the Construction of a Stabilized Laydown Yard on Tract “L” of the Millennium Expansion Phase II Property Site.
 - {2} Executive Director Negotiations for a Lease Amendment to Ram Design, LLC Lease Agreement Regarding Site Stabilization on Tract “L” of the Millennium Expansion Phase II Property Site.
 - {3} BH&A Request for Proposals Regarding Site Stabilization (Tract “L”) Project.

6:00 P.M.- 6:20 P.M.

- 6. Report from Mr. O’Neil Malbrough & Mr. Glenn Ledet, CB&I, on:
 - (a) LA DOTD Port Construction & Development Priority Program: Phase I of State Project Number 578-23-0018/h.009021(321) Port-Site Bulkhead Relocation Phase II A-(for the AGMAC Bulkhead Relocation & Design Project (Public Property)).
 - {1} Status of Dynamic Site Bulkheads 3, 4, and 4A and Chart Energy & Chemical Bulkhead 2.
 - ◆ 45-Day Lien Period.
 - {2} Discuss/Consider Change Order Number 7.
 - {3} Report from Port Attorney On:
 - ◆ Update on Mr. Murphy Foster, Breazeale Sachse and Wilson, “Co-Counsel” for the POI District.
 - ◆ Discuss/Approve Breazeale, Sachse and Wilson LLP Invoice.
 - {4} Discuss/Approve CB&I Invoice.
 - (b) LA DOTD Port Construction & Development Priority Program: Phase II of State Project Number 578-23-0018/h.009021(322) Port-Site Bulkhead Relocation Phase II A- Bulkhead 12A (for the AGMAC Bulkhead Relocation & Design Project (Public Property)).
 - {1} Update on the Contract Award for the Public Bulkheads (#12A POI Public Dock - Commercial Canal).
 - {2} Discuss/Approve CB&I Invoice.

- (c) LA DOTD Port Construction & Development Priority Program: Phase III of State Project Number 578-23-0018/h.009021(323) Port-Site Bulkhead Relocation Phase II A- Bulkhead 12B (POI Public Dock - Port Canal) for the AGMAC Bulkhead Relocation & Design Project (Public Property).
- (d) Port-Site Bulkhead Relocation Phase II B- All Private Bulkheads (for the AGMAC Bulkhead Relocation & Design Project (Private Property).
 - {1} Update on Reconnaissance and Design of Private Bulkhead Numbers 1, 6, 7, 11, and 14, in accordance with the Engineering Contract with CB&I Coastal, Inc. f/k/a Shaw Coastal, Inc. dated September 3, 2002.
 - {2} Discuss/Approve CB&I Invoice.
- (e) Status of the AGMAC Project.
- (f) Central Gulf Shipyard, L.L.C. (Lots 62-67 & Tracts A & B Located at POI Public Dock - 10.520 Acres).
 - {1} 160' x 70' 1800 ton Dry Dock
 - {2} Slip C-2 Slip Modifications (200 ft.long x 100ft wide &-24 ft. depth)
 - ◆ Reevaluation of the Engineering, Design, and Necessary Permitting Process for the Project (The Dry Dock was a previously approved POI Project).
 - ◆ Update on Agreement Between Port of Iberia District and CB&I Coastal, Inc. for Professional Services.
 - ◆ Update on Third Amendment of Lease Agreement Negotiations.

6:20 P.M.- 6:25 P.M.

- 7. Report from Port Attorney On:
 - (a) POI vs. LBC Port, LLC in Iberia Docket No. 124906.
 - ◆ Suit to Cancel Lease.

6:25 P.M.- 7:00 P.M.

- 8. Report from Executive Director on:
 - (a) Update on Parker Drilling Silt Removal from Bulkhead Area.
 - {1} Discuss/Consider Cooperative Endeavor Agreement between Iberia Parish Government and the POI District Regarding Iberia Parish Channel L-2D(1) - Rodere Lateral Canal and Identified by Port of Iberia as Slip R-3.
 - (b) Negotiations for a Lease Amendment between Ram Design LLC & the Port of Iberia Regarding a First Right of Refusal on Tract "K" (15.61 acres) on the Millennium Expansion Phase II Property Site.
 - (c) Update on the Negotiations to the Amendment to Ram Design LLC Lease Agreement Regarding Additional Acreage from Tract "M" (18.77 acres) on the Port Millennium Expansion Phase II Property Site.
 - (d) Discuss/Consider a Right-of-Way for Underground/Overhead Utilities on the Millennium Expansion Phase II Property Site being Leased by

the Tenant Ram Design LLC .

- (e) Update on the Following Regarding D & J Construction Company, Inc:
 - {1} Negotiations for a Lease Cancellation Regarding Tract "F-1" (15.14 acres) on the Port Expansion Phase I Property Site.
 - {2} Negotiations for a New Lease Agreement Regarding Tract "M" (18.77 acres) on the Port Expansion Phase II Property Site.
- (f) Update on the Following Regarding Chart Energy & Chemicals, Inc:
 - {1} Negotiations for a Fifth Amendment of Lease Agreement between Chart Energy & Chemicals, Inc. and the POI District Regarding Tract "F-1" (15.14 acres) on the Port Expansion Phase I Property Site.
- (g) Discuss/Consider Abandoning Michael Lopresto Road Located at the Port of Iberia and if approved, Authorize the Executive Director to Make a Request to the Iberia Parish Government & Iberia Parish Council to Abandon Same Road.
- (h) All Points Equipment Building "G" Facility Water Leak under the Slab, Located at 5314 C.P. Voorhies Road.
 - {1} Discuss/Approve American Leak Detection Invoice.
 - {2} Discuss/Approve Louisiana Concrete Coring & Sawing, Inc. Invoices.
- (i) Request from Captain Kimilie Reed, U.S. Department of the Army Regarding Looking at the Feasibility of Berthing a U.S. Army Vessel for the Purpose of Conducting a Disaster Response Exercise.
 - {1} Discuss/Approve CB&I Performing Soundings of Pilot Channel from the Intracoastal Canal to the Public Dock.
- (j) Discuss/Consider the Possible Purchase from Moreno Properties Two, LLC (former Unifab Property Site).
 - {1} Discuss/Consider Engaging a Certified Appraiser.
 - {2} Discuss/Consider an Agreement b/t the POI District and Moreno Properties Two, LLC
- (k) Executive Session to Discuss Personnel Matters Regarding the Administrative Assistant and Secretary/Bookkeeper.
- (l) Discuss/Consider Hiring Additional Administrative Help.
- (m) Announcements.
 - ***PAL Annual Conference - March 25-27, 2015 New Orleans, LA
 - ***GPAA Spring Mtg. - March 31-April 2, 2015, Corpus Christi, TX
 - ***AAPA Spring Conference - April 20-21, 2015, Washington, DC
 - ***Outline of Topics for One Day Seminar - Board Responsibilities & Critical Information Presented by Kornegay & Company and Younger & Associates.
 - ***Tier 2-1 Personal Financial Disclosure Statement(Annual) to Be Filed on or Before May 15, 2015 with the Louisiana Board of Ethics.

7:00 P.M.

9. Adjournment.