

EXECUTIVE COMMITTEE MEETING

June 30, 2011

MINUTES

- Call to Order** 8:30 a.m.
- Attendance:** David Andignac, Manny Blanco, Joe Ewell, Jim Garvey, Roy Gattuso, Dr. Vinicio Madrigal, Lynda Nugent Smith, Bill Peperone, Paul Rivera, Stan Salathe, Frank Trapani
- Staff:** Jerry Bologna, Cynthia Grows, Lucien Gunter, Alberto Qeral, Dottie Stephenson, Penny Weeks,
- Absences:** David Martin and Jonathan Lin
- Attorney:** John Luck
- Guests:** Mike Quigley, Mel Lamp, Dan Taylor, Cherreen Gegenheimer, Ray Cornelius

I. Chairman Comments – Manny Blanco

- **Welcome Guest**

The above named guests were welcomed to the meeting.

- **Acknowledgement and Appreciation – Mark Jacobs**

Deferred to the next meeting.

- **Interim Superintendent – Jim Meza**

Deferred to the next meeting.

- **Swearing-in new Commissioner: Roy Gattuso – Appointment to Executive Committee by Parish Ordinance for District 1**

Parish Attorney, John Luck, performed the swearing in of Roy Gattuso who represents Jefferson Parish District 1, by motion of Councilman Bill Townsend. Mr. Gattuso will serve on the Executive Committee for 2011.

- **Meeting with Architect – Perez**

Chairman Blanco deferred discussion to the New Business/Unfinished Business section of the agenda.

- **Approval of Board Absences**

Dr. Vinicio Madrigal motioned to excuse David Martin and Jonathan Lin; seconded by Stan Salathe. The motion passed unanimously.

- **Approval of JEDCO Board of Commissioners Minutes for May 26, 2011**

Lynda Nugent-Smith motioned to approve the minutes; seconded by Dr. Vinicio Madrigal. The motion passed unanimously.

Adjourn and convene as Forward Jefferson Corporation; David Andignac motioned to adjourn; seconded by Joe Ewell. The motion passed unanimously.

II. Forward Jefferson Corporation – Lynda Nugent-Smith

Joe Ewell motioned to reverse the order of the agenda items; seconded by Dr. Vinicio Madrigal. The motion passed unanimously.

- **Approval of Resolution approving final Change Order #08 to Woodrow Wilson Construction Contract – Dottie Stephenson**

Dottie presented Change Order #08 for discussion. The Change Order in the amount of \$54,584.15 reflects 18 items and an extension of 43 days to WWCCI's contract. Dottie pointed out that although this reflects days and/or costs that Perez and JEDCO agree upon, they do not reflect necessarily what WWCCI may be willing to accept.

Bill Peperone motioned to approve the Resolution; seconded by Dr. Vinicio Madrigal. The motion passed unanimously.

- **Approval of Minutes for February 24, 2011**

Jim Garvey motioned to approve the minutes; seconded by Joe Ewell. The motion passed unanimously.

- **Annual appointment of Officers and other members**

— Joe Ewell motioned to re-elect the present officers for another term; seconded by Stan Salathe. The motion passed unanimously.

Lynda Nugent-Smith	Chairman
David Andignac	Vice Chairman
Bill Peperone	Treasurer
Jim Garvey	Secretary

— Manny Blanco motioned to add Greg Jordan as a member, filling Mark Jacob's vacancy; seconded by Stan Salathe. The motion passed unanimously.

- Manny Blanco recognized that this will probably be David Andignac’s last meeting for both FORJ and JEDCO and motioned to amend Joe Ewell’s earlier motion by appointing Dr. Vinicio Madrigal to replace David Andignac as Vice Chairman; Stan Salathe seconded. The motion passed unanimously.
- Joe Ewell motioned to remove David Andiganc from the FORJ Board and add John Tobler as a member of the FORJ Board; seconded by Jim Garvey. The motion passed unanimously.

Adjourned: Jim Garvey motioned to adjourn; seconded by Bill Peperone. The motion passed unanimously.

Reconvened as JEDCO

III. New and Unfinished Business – Chairman, Manny Blanco

- **Approval of Resolution approving final Change Order #08 to Woodrow Wilson Construction Contract with FORJ – Dottie Stephenson**

Dottie presented the companion resolution to FORJ for Change Order #08. The Change Order in the amount of \$54,584.15 reflects 18 items and an extension of 43 days to WWCCI’s contract. Dottie pointed out that although this reflects days and/or costs that Perez and JEDCO agree upon, they do not reflect necessarily what WWCCI may be willing to accept.

Dr. Vinicio Madrigal motioned to approve the Resolution; seconded by Lynda Nugent-Smith. The motion passed unanimously.

- **Approval of additional work to building using remaining grant funds – Dottie Stephenson**

Dottie presented the proposals in the amount of \$97,595.00 for the components relating to the additional work to the building. This cost will be deducted from the remaining Community Development Block Grant funds available, \$167,809. If the work is approved by the State, an official change order will be presented for the Board’s approval; amending Kass Brothers contract to include these components.

Dr. Vinicio Madrigal motioned to move forward with the project as outlined in the additional scope of services and the use of the CDBG funds; seconded by Jim Garvey. The motion passed unanimously.

- **Approval of revised Schedule of Bond Fees– Dottie Stephenson**

Dottie presented the proposal recommending a new annual fee for all new bond issues where a Payment-in-Lieu-of-Taxes is used. She gave examples of what the fees would look like and asked the Board for approval.

Lynda Nugent-Smith motioned to approve the resolution approving the revised Schedule of Bond Fees; seconded by Dr. Vinicio Madrigal. The motion passed unanimously.

- **To consider and take action with respect to the preliminary approval of revenue bonds in an amount not exceeding \$6,000,000 to finance an economic development project in the City of Kenner, Louisiana, consisting of an approximately 65,000 square foot retail department store and related facilities and providing for other matters in connection therewith – Dottie Stephenson**

The resolution authorizes the Chairman and/or Vice Chairman and the Treasurer of JEDCO to execute a preliminary agreement between JEDCO and Kohl's Department Stores, Inc.; authorizing the issuance of revenue bonds in one or more series to finance certain facilities and providing for other matters in connection with the foregoing.

Lynda Nugent-Smith motioned to approve the resolution and attachment as amended (Exhibit "A"); seconded by Dr. Vinicio Madrigal. The motioned passed unanimously.

- **Approval of Amended 2011 Budget – Cynthia Grows**
Deferred to the July 28th meeting.

IV. Executive Director Report – Lucien Gunter

- **Adoption of the JEDCO 2011 Operational Strategic Plan – Dottie Stephenson**

With copies emailed to Commissioners, red-lining all the additions made by Commissioners during the Board Retreat, a motion was made by Joe Ewell to adopt the revised 2011 Operational Strategic Plan; seconded by Lynda Nugent-Smith. The motion passed unanimously.

- **West Bank Master Plan**

Lucien is working with Ed Durabb, President Young, and Councilman Lee to determine if a master plan to develop the Westbank from the Harvey Canal to Highway 90 south of Lapalco is feasible.

- **Open Canals**
Lucien is working with parish and federal officials, and the RPC to develop an implementation plan using some or parts of the 4 award winners in the Open Canals Competition.
- **Hospitals**
Lucien and David Martin, met with President Young and Councilman Thomas who pledged to assist the two hospitals in eliminating the logjam so they can proceed with the objectives that can solve the financial challenges of the two hospitals.
- **Kenner Economic Development Plan**
While assisting the City of Kenner to develop a new economic plan, we have discovered there may be a way to include the Kenner objectives through a study being conducted by UNO. The three parties - Kenner, JEDCO, and UNO have agreed to discuss the issue.
- **Kenner Charter Schools**
JEDCO is assisting Jim Garvey and business and political leaders with opening a charter school in the City of Kenner.
- **Starr Textiles**
JEDCO is working with this major company to locate a laundry on Jefferson Highway in the Sazerac building. They are particularly interested in our offer to do a PILOT and Bond issue.
- **Northrop Grumman**
JEDCO is working with A.T. Kearney to study uses for the shipyard.
- **Appointment to Government Access Review Committee**
At the request of Councilman Thomas, JEDCO relinquished their seat on the Government Access Channel Committee.

V. Financial Report – Cynthia Grows

- **Monthly Financial Report**

The monthly Financial Report forms a part of these minutes.

VI. Public / Other Comments

None

Adjournment: Dr. Vinicio Madrigal motioned to adjourn at 10:00 a.m.; seconded by Jim Garvey. The motion passed unanimously.



Stan Salathe
JEDCO Treasurer