

# **Algiers Development District Board Meeting**

Wednesday, May 16, 2018 · 10:00 a.m.

Senator Carter's Office · State Capitol

900 North Third St. · Baton Rouge, LA

## **Call to Order/Welcome**

Mr. Joe Toomy called the meeting to order at 10:12 a.m.

**Roll Call:** Ms. Vanessa Duplessis

## **ADD Board of Commissioners Present**

Mr. Joe Toomy was present. Chairman Troy Carter, Rep. Gary Carter and Sen J.P. Morrell were unable to attend due to Legislative responsibilities. Mr. Jim Henderson, Mr. Mark Major and Mr. Paul Collins were also unable to attend. Chairman Carter came to the meeting to express his regrets and said hello to everyone.

## **Others Present**

Mr. Richard Cortizas (Jones-Walker); Mr. Chris Kletecka (LSU Health Foundation); Mr. Bill Oliver (JDC Chairman); Ms. Bentley Boldt and Ms. Maria Bilello (BMF); Mr. Ray Manning and Mr. Ron Bordelon (Consultants to ADD); Col. Derrick Heil and Mr. Andy Thomas (MARFORRES); CDR Arturo Perez (USCG); ADD Executive Director Ms. Kathy Lynn Honaker and ADD staff Mr. Bill Garrett and Ms. Vanessa Duplessis.

**Audit Update for 2017:** Mr. Sean Bruno gave an audit overview via phone. He stated that we have provided the auditors with an initial set of information and they are heavily into the audit. The deadline for the audit completion is June 30, and we will meet that deadline. Also, new for 2017 that has been mandated by the legislative auditor is an agreed upon procedures engagement. This is a separate report on the administrative procedures and policies that should be in place. Invoices have been selected for compliance testing. Mr. Bruno also stated that due to the large unexpected 2017 expenditures, ADD will need to carefully watch expenditures through the remainder of 2018 and for 2019.

## **Old Business**

**2018 Algiers Fest:** Ms. Kathy Lynn Honaker gave an overview of the 2018 Algiers Fest in support of the military on Saturday, October 6. Ms. Honaker encouraged the military members present to help to spread the word to their commands regarding this terrific event.

**Tree Planting/ADC:** Mr. Bill Garrett gave an overview of the successful February 27 Tree Planting Ceremony at St. Bartholomew and St. Mary's Cemeteries. Beuerman Miller Fitzgerald's Ms. Bentley Boldt was a huge help with the planning details. He also stated that next fall, the remaining 70 trees will all be planted in Algiers with the majority to be planted at Brechtel Park.

**S&WB Work 2018:** Mr. Bill Garrett gave a report on the S&WB water meter, back flow preventer, clean out installation for the occupied buildings and all of the historic buildings. All of the preliminary investigations have been completed. The work will commence next week and will take approximately four weeks.

**Update on Property Condition and Plans to Maintain:** Mr. Bill Garrett gave a summary of the buildings and property condition. All of the discovered debris around the campus have been removed. All buildings that had broken windows and doors have been completely secured including all multi-story BEQ stairwells have been securely blockaded to prevent access. In addition, bids are being obtained for the installation of security cameras at each entrance. Also, the new landscaping contact has been very positive. All of the property looked great for the Governor's visit to the LSU Health Fitness Center grand opening and ribbon-cutting. The landscaper has completed an extensive tree and shrub cleanup around the property and buildings.

**Update on the recovery of funds for the gym floor replacement:** Mr. Richard Cortizas gave a review of the discussions with CDW and their counsel. CDW has filed a claim with their insurance company. He also gave an account on a recent CDW meeting with Senator Carter in his office. The amount of CDW's contribution to the gym floor replacement is being negotiated.

**Update from LSU Health Fitness:** Due to meeting time constraints, Mr. Chris Kletecka's presentation was deferred until the next ADD meeting.

**Update from Contractors/RFP-RFI Work:** Mr. Ray Manning and Mr. Ron Bordelon gave a comprehensive overview of the work completed to date on the review of the property condition, possible future development plans and also potential income streams.


**New Business:** None.

**Public Comments:** While Senator Carter was visiting the meeting, Mr. Bill Oliver, Chairman of the Joint Development Committee "JDC" asked if he could bring up a request from the Joint Development Committee "JDC" and the New Orleans Federal Alliance "NOFA", that he and both teams would like the Algiers Development District "ADD" to consider. Mr. Oliver explained that at the last JDC meeting held May 15, 2018, Bill Detweiler, Chairman of NOFA explained to all that NOFA would be dissolved as an entity on June 30, 2018. There is no funding for NOFA and their work has been completed. Due to this fact, the JDC would like to have NOFA and ADD sign the legal document to also dissolve the JDC. The JDC has served its purpose as has NOFA, and it is time for ADD to move forward with new development of the project. At ADD's next meeting, both NOFA and JDC would request that ADD members vote to dissolve the Joint Development Committee. NOFA has completed all action required and will be dissolved June 30, 2018. Mr. Detweiler is standing by to sign the document required by NOFA and ADD. Richard Cortizas will have this document ready for the next ADD meeting which was agreed to be held before end of June to allow this request to be voted on, signed by ADD's Chairman Senator Carter, if approved and processed.

In addition, Senator Carter asked Mr. Oliver if he would continue to attend meetings when possible and serve as a consultant to the board, in an effort to have a smooth transition from JDC. Mr. Oliver replied he would do so. This will also be presented to the board for approval.

**Adjourn Meeting:** Mr. Toomy adjourned the meeting at 11:45 a.m.

Respectfully submitted,



Kathy Lynn Honaker  
Executive Director