

ALGIERS DEVELOPMENT DISTRICT

BOARD MEETING

March 20, 2019 · 10:00 a.m.

Algiers Auditorium · 2485 Guadalcanal · New Orleans, La.

Call to Order/Welcome: Chairman Troy Carter called the meeting to order at 10:25 a.m.

Pledge of Allegiance: Led by Col. Del Dempsey.

Roll Call: Ms. Vanessa Duplessis

ADD Board of Commissioners Present:

Chairman Troy Carter, Col. Del Dempsey, Mr. Mark Major (Secretary), Rep. Gary Carter and Sen. J.P. Morrell. Mr. Paul Collins and Ms. Daniela Rivero-Bryant were unable to attend.

Others Present:

Mr. Ron Bordelon and Mr. Ray Manning (Consultants to the Algiers Development District Board); Dr. Rick Shaub and Dr. Peter Cho (Delgado Community College); Ms. Courtney Stuckwisch (City of New Orleans Mayor's Staff); Maj. Gen. David Mize, Col. Chris Schlafer and Mr. Daniel Gabarino (New Orleans Maritime and Military Academy); Ms. Marie Smith (Navy Federal Credit Union); Mr. Andy Thomas, Maj. Chris Bibeau and Mr. Gerry Ormerod (Marine Forces Reserve); Mr. Alex Agnew (Tall Ships Maine); Ms. Karen Venema (LSU Health Fitness Center); Ms. Shelley Mosley; Mr. Michael Lewis (Algiers Auditorium); Mr. Greg Beuerman and Ms. Maria Bilello (Beuerman-Miller-Fitzgerald); Mr. Sean Bruno (CPA); Algiers Development District Executive Director Ms. Kathy Lynn Honaker and staff members Mr. Bill Garrett and Ms. Vanessa Duplessis

Chairman's Comments: Chairman Carter notified all in attendance about the passing of Mr. Eric Songy. Mr. Songy was a community leader and the president of the Algiers Neighborhood Presidents Council. He was an active public contributor to our Board meetings and will be sorely missed. The Chairman requested a moment of silence to honor Mr. Songy.

Meeting Minutes Approval: Chairman Carter called for a motion to approve the January 16, 2019, minutes. A motion was made by Sen. J.P. Morrell to approve the minutes, seconded by Mr. Mark Major. The January minutes were approved without objection.

Financial Update: Mr. Sean Bruno, our CPA, reviewed the financials which included the Financials with Budget to Actual. Mr. Bruno covered the Development District Statement of Financial Position as of February 28, 2019. This statement detailed the assets, liabilities & equity and the statement of activities.

Revised 2018 Budget: Mr. Sean Bruno presented the Algiers Development District Board with the revised 2018 budget for approval.

Chairman Carter called for a motion to approve the revised 2018 budget. A motion was made by Col. Del Dempsey to approve the revised 2018 budget, seconded by Mr. Mark Major. The revised 2018 budget was approved without objection.

Tall Ship Development Presentation: Mr. Rick Schaub (Senior Director, Delgado Industrial Training Center) affirmed Delgado's commitment to having a New Orleans tall ship, constructed in New Orleans and permanently berthed at a Federal City pier. Delgado has been partnering with Mr. Alex Agnew (Tall Ships Maine) in this endeavor. Mr. Agnew gave a detailed overview of the benefits obtained by the embarked high school students. He showed a short video that demonstrated the student's training aboard a tall ship at sea. Mr. Agnew then offered a visual example of a type of steel hull tall ship that is an ideal concept for the future New Orleans tall ship construction.

Old Business

Update from Consultants, Request for Interest: Mr. Ron Bordelon gave some opening remarks. Mr. Ray Manning then provided a review of the Request for Interest responses. The Request for Interest for the Federal City Residential Development had three submittals: B-T + MSG, a joint venture between Brown - Taylor Development, LLC and Metro Services Group; The Finch Group from Boca Raton, FL, a development company involved with government assisted affordable, market rate and luxury residential properties; and Penmar Development, LLC, a local company with residential development and general contracting experience. Penmar is currently developing and new housing at Algiers Point. Mr. Manning stated that the consultants have begun their review of the submittals. Mr. Manning continued that the next steps are the Architectural Committee followed by the Development Committee prior to the review and decision of the Algiers Development Board.

Cooperative Endeavor Agreement (CEA) between the LSU Health Foundation and the Algiers Development District:

A draft of the CEA that is being finalized for signature was covered with the Board by Mr. Richard Cortizas of Jones Walker. Mr. Cortizas reminded the Board that the Chairman had previously been authorized to finalize and sign the final version of the CEA.

New Orleans Maritime and Military Academy Expansion:

The consultants gave a brief update on the NOMMA expansion which was covered in-depth at a prior meeting. Chairman Carter explained that we are ready for Board discussion and approval to move forward and work on a CEA with NOMMA for the expansion. A motion was made by Sen. J.P. Morrell to authorize the Chairman to move forward in developing a CEA between the New Orleans Maritime and Military Academy and the Algiers Development District regarding the New Orleans Maritime and Military Academy campus expansion, seconded by Mr. Mark Major. The motion was approved without objection. Major General Mize gave an affirmation of the New Orleans Maritime and Military Academy Board's commitment to the expansion project and to secure adequate financing.

Audit Compliance Questionnaire Approval: Ms. Kathy Lynn Honaker covered that each audit year, an Audit Compliance Questionnaire must be completed and signed by the Algiers Development District Board. The Audit Compliance Questionnaire has been completed and is ready to be signed signifying the audit has begun. Chairman Carter called for a motion to approve signing the Audit Compliance Questionnaire. A motion was made by Col. Del Dempsey to approve signing the Audit Compliance

Questionnaire, seconded by Mr. Mark Major. The signing of the Audit Compliance Questionnaire was approved without objection.

Nominations for Algiers Development District Officers Two-Year Term:

Ms. Honaker explained that it was time to elect officers for the next two years. She said we needed to elect officers for Chairman, Secretary and Treasurer. She said she would handle the nominations for Chairman and then have the Chairman handle other nominations. Ms. Honaker asked for nominations to elect a Chairman for two years.

Col. Del Dempsey gave an enthusiastic nomination for Senator Carter to continue as Chairman. A motion was made by Senator Morrell to approve Senator Carter as Chairman, seconded by Representative Carter. Senator Carter was approved as Chairman without objection. Senator Morrell moved to close the nominations for chairman, seconded by Col. Del Dempsey. The nominations for Chairman were closed without objection.

Chairman Carter nominated Col. Del Dempsey to serve as Secretary and moved that she be accepted by Board acclamation. Senator J.P. Morrell seconded and Mr. Mark Major moved to close the nominations for Secretary. The nominations for Secretary were closed without objection. Col. Del Dempsey was approved as Secretary.

Chairman Carter nominated Mr. Mark Major to serve as Treasurer and moved that he be accepted by Board acclamation. Representative Carter seconded and Senator Morrell moved to close the nominations for Treasurer. The nominations for Treasurer were closed without objection. Mr. Mark Major was approved as Treasurer.

New Orleans Riverside at Federal City Weekly Inspections: Mr. Bill Garrett presented the weekly property inspection report to the Board by an attachment to each Board member. The Board reviewed the attachment and had no questions regarding the submitted report.

Welcome Sign Update: Ms. Kathy Honaker gave an overview of Property One’s efforts on getting water to the Welcome Sign location. The New Orleans Sewerage and Water Board are working on the issue in conjunction with Property One.

New Business

Law Enforcement Hub – N. O. Riverside at Federal City:

Chairman Carter and Consultants gave an update and discussion on the value of the construction of a multi-agency Law Enforcement Hub fronting General Meyer for all Federal City stakeholders and the entire Algiers community. This Hub will provide a state-of-the-art environment, where law enforcement representatives from multiple agencies are able to collaborate under one roof.

Chairman Carter requested Board approval and a motion to authorize the Chairman, Consultants and staff to move forward in continuing the discussions between the Algiers Development District and the various Law Enforcement Agencies regarding their participation in their proposed Law Enforcement Hub at New Orleans Riverside at Federal City. He also requested approval for the consultants to seek funding/construction options to make the center a reality.

A motion was made by Mr. Major to authorize the Chairman, Consultants and staff to move forward in continuing the discussions between the Algiers Development District and the various Law Enforcement

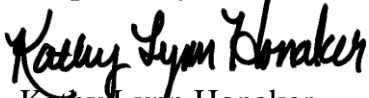
Agencies regarding their participation in their proposed Law Enforcement Hub at New Orleans Riverside at Federal City and also approval for the consultants to seek funding/construction options to make the center a reality. The motion was seconded by Col. Dempsey. The motion was approved without objection.

Building H-100: Chairman Carter described Building H-100 is inside the secured Marine Corps Support Facility and is held by the Algiers Development District under a seventy-five-year lease. The Chairman asked for a motion for the Board to approve the transfer of the Algiers Development District leased property inside the secure Marine Corps Support Facility to the Department of the Navy. A motion was made by Mr. Major to approve the transfer of the Algiers Development District leased property inside the secured Marine Corps Support Facility to the Department of the Navy, seconded by Col. Dempsey. There were no objections and the Board approved the transfer of the Algiers Development District leased property inside the secure Marine Corps Support Facility to the Department of the Navy. Mr. Scott Zander of Jones Walker will prepare the documents for the Algiers Development District.

Public Comments: There were no public comments.

Meeting Adjournment: Chairman Carter called for a motion to adjourn the meeting. A motion was made to adjourn the meeting by Sen. J.P. Morrell and was seconded by Col. Del Dempsey. The meeting was adjourned at 11:24 a.m.

Respectfully submitted,



Kathy Lynn Honaker
Executive Director