

**BOARD OF COMMISSIONERS OF THE
PORT OF NEW ORLEANS
MINUTES OF
THE REGULAR MEETING
THURSDAY, OCTOBER 25, 2018**

A REGULAR MEETING OF THE BOARD OF COMMISSIONERS OF THE PORT OF NEW ORLEANS, HELD IN THE FIRST FLOOR AUDITORIUM AT ITS OFFICES LOCATED AT 1350 PORT OF NEW ORLEANS PLACE, NEW ORLEANS, LOUISIANA, WAS CALLED TO ORDER BY CHAIRMAN LANEY J. CHOUEST, AT 11:19 A.M. ON THURSDAY, OCTOBER 25, 2018.

**COMMISSIONERS
PRESENT:**

Laney J. Chouest, Chairman
Arnold B. Baker, Vice-Chairman
Darryl D. Berger, Member
William H. Langenstein, III, Member
Charles H. Ponstein, Member

**COMMISSIONER
ABSENT:**

Tara C. Hernandez, Secretary-Treasurer
Jack C. Jensen, Jr., Member

STAFF:

B. Christian, President and Chief Executive Officer
L. Colletta, Executive Counsel
A. Fant, Vice President, Planning & Facilities
M. Ganon, Vice President, Public Affairs
B. Landry, Vice President, Commercial
R. Wendel, Chief Financial Officer
R. Hecker, Chief, Harbor Police Department
R. Aragon Dolese, Director, Marketing & Communications
L. Blackman, Deputy Director, Tourism
T. Carter, Director, Procurement
C. Coats, Director, Real Estate
J. Crist, Deputy Director, Terminal Operations
A. Evett, Director, Engineering
J. Guidry, Director, Maintenance
A. Pellegrin, Director, Sustainable Development
M. Verderame, Director, Records
A. Brandenburg, Manager, Accounting
A. Hanks, Manager, Cruise
J. Yaun, Manager, Safety & Training
P. Herring, Internal Audit
M. Rubino, Staff Attorney
K. Frankic, Port Planner
H. Fontenot, Paralegal
J. Schecter, Communications

M. Montroll, Harbor Police Department
E. Bordelon, Executive Assistant
W. Stokes, Administrative Assistant
D. Feraci, Administrative Assistant
K. Falgoust, Administrative Assistant

GUESTS:

D. Campbell, NOPB
D. Lafont, NOPB
A. Von Dobeneck, NOPB
L.J. Falgoust, MIR International
N. Harde, Alliant
M. Thompson, Gas Mob
J. Dawes, Gallagher Financial Services
D. Magees, ILA
T. Wells, Waldemar S. Nelson Co.
N. Junius, LH&J
M. Gerhart, GNO
B. Hall, Gulf Engineers Consultant
C. Rutland, BATTURE, LLC
M. Johnson, BATTURE, LLC
C. Chauvin, Alliant Insurance Services

I. Determination of Quorum and Call to Order

Chairman Chouest determined the existence of a quorum and called the meeting to order at 11:19 A.M.

II. General Public Comment

Chairman Chouest called for general public comment, but there was none.

III. Approval of September, 2018 Public Meeting Minutes

On motion duly made by Chairman Chouest and seconded by Commissioner Ponstein, the Board unanimously approved the minutes of its public meetings of September, 2018, as previously circulated.

IV. Acceptance of Consolidated Financial Statement for September, 2018

Mr. Wendel gave a brief update on the consolidated financial statement for the month of September. Chairman Chouest advised the Board that the Budget Committee had reviewed the financial statement and voted to recommend it for approval at this meeting. Commissioner Baker moved to accept the financials and Commissioner Langenstein seconded. The Board unanimously accepted the September, 2018, consolidated financial statement, as previously circulated.

V. Actions Required:

- A. Consider Approval of a Resolution Authorizing the President and Chief Executive Officer to Enter into Agreements Providing for Employee Benefits for Health, Dental, Vision, Long-Term Disability, Accidental Death and Dismemberment and Life Insurance Coverage.**

Commissioner Berger arrived at 11:21 A.M.

Mr. Wendel presented and recommended approval of the resolution. He provided an overview of the coverages and costs associated with the proposed employee benefit plans with United Healthcare and MetLife.

Chairman Chouest advised the Board that the Budget Committee had reviewed the resolution with staff and voted to recommend it for approval at this meeting. Commissioner Berger moved for its approval. Commissioner Ponstein seconded. **MOTION CARRIED UNANIMOUSLY.**

- B. Consider Approval of a Resolution Authorizing the President and Chief Executive Officer to Enter into a Contract with United American Security, LLC, to Provide Security Guard Services for a Period of One (1) Year with Two (2) One-Year Options to Renew at a Cost Not to Exceed \$450,000 Per Year.**

Chief Hecker presented and recommended approval of the resolution. He briefed the Board regarding the necessity of providing security guard service at the Felicity Street and Napoleon Avenue access stations.

Chairman Chouest advised the Board that the Planning and Engineering Committee had reviewed the resolution with staff and voted to recommend it for approval at this meeting. Commissioner Ponstein moved for its approval. Commissioner Langenstein seconded. **MOTION CARRIED UNANIMOUSLY.**

- C. Consider Approval of a Resolution Authorizing the President and Chief Executive Officer to Consent to an Assignment to the International Rivercenter, LLC (“IRC”) Lease.**

Ms. Blackman presented and recommended approval of the resolution. She briefed the Board regarding the assignment of ownership interest in International Rivercenter, LLC from Hilton New Orleans LLC to a new entity, Park LA Holdings LLC, which is owned by Hilton CMBS and Park TRS Operating Company.

Chairman Chouest advised the Board that the Property and Insurance Committee had reviewed the resolution with staff and voted to recommend it for approval at this meeting. Commissioner Berger moved for its approval. Commissioner Langenstein seconded. **MOTION CARRIED UNANIMOUSLY.**

VI. Commissioners' Comments

Chairman Chouest called for Commissioners' comments, but there were none.

VII. Report by the President and Chief Executive Officer

Ms. Christian highlighted the success of the annual State of the Port Address. She thanked staff and the Communications Team for the preparation of the event.

Ms. Christian commented on the general cargo numbers for the month of September. She stated that the total TEUs for the month exceeded 53,000 and imports have increased by 24% for the month and exports grew by 20%.

Ms. Christian announced that the *Port NOLA Strategic Master Plan* had received the Plan Excellence Award from the American Planning Association's Louisiana Chapter. She congratulated Ms. Pellegrin, Ms. Frankic, and the rest of the staff on the accomplishment.

Ms. Christian stated that the Port would be hosting a PIER Plan Open House on October 30, which will feature information and discussion on the PIER (Port Inner Harbor Economic Revitalization) Plan project.

VIII. Adjournment

There being no further business to come before the Board, Chairman Chouest called for a motion to adjourn. Commissioner Berger moved, and Commissioner Ponstein seconded. The **MOTION CARRIED UNANIMOUSLY** and the meeting was adjourned at 11:37 A.M.

**BOARD OF COMMISSIONERS OF THE
PORT OF NEW ORLEANS
MINUTES OF
THE BUDGET COMMITTEE MEETING
MONDAY, OCTOBER 22, 2018**

A MEETING OF THE BUDGET COMMITTEE OF THE BOARD OF COMMISSIONERS OF THE PORT OF NEW ORLEANS, HELD IN THE PRESENTATION ROOM ON THE FOURTH FLOOR AT ITS OFFICES LOCATED AT 1350 PORT OF NEW ORLEANS PLACE, NEW ORLEANS, LOUISIANA, WAS CALLED TO ORDER BY CHAIRMAN ARNOLD B. BAKER AT 1:40 P.M. ON MONDAY, OCTOBER 22, 2018.

COMMITTEE MEMBERS

PRESENT:

Arnold B. Baker, Committee Chairman
Laney J. Chouest, Member
William H. Langenstein, III, Member
Charles H. Ponstein, Member
Jack C. Jensen, Jr., Member

COMMITTEE MEMBERS

ABSENT:

Tara C. Hernandez, Member
Darryl D. Berger, Member

STAFF:

B. Christian, President and Chief Executive Officer
L. Colletta, Executive Counsel
A. Fant, Vice President, Planning & Facilities
M. Ganon, Vice President, Public Affairs
B. Landry, Vice President, Commercial
R. Wendel, Chief Financial Officer
R. Hecker, Chief, Harbor Police Department
L. Blackman, Deputy Director, Tourism
R. Aragon Dolese, Director, Marketing & Communications
T. Carter, Director, Procurement
C. Coats, Director, Real Estate
J. Guidry, Director, Maintenance
E. Pansano, Director, Internal Audit
M. Verderame, Director, Records
D. Jackson, Manager, Media Relations
H. Fontenot, Paralegal

GUESTS:

D. Campbell, NOPB
J. Dawes, Gallagher Benefit Services

I. Determination of Quorum and Call to Order

Committee Chairman Baker determined the existence of a quorum and called the meeting to order at 1:40 P.M

II. Briefing and Discussion Items:

A. Recommend to the Board at its Regular Monthly Meeting the Acceptance of the Consolidated Financial Statements for September, 2018.

Mr. Landry gave a brief cargo report. He stated that September was a good month for containers, with more than 50,000 TEUs and expects the same for October. Mr. Landry stated that breakbulk volume remains low, but mentioned that the Port is starting to see more vessels, but not a lot of tonnage. He stated that cruise business was continuing to do well even with minor changes due to seasonal fluctuations.

Mr. Campbell gave a brief update for the month of September for the New Orleans Public Belt Railroad Corporation. He stated that class one switching was healthy for the month, and anticipates the same numbers for October. He reaffirmed the possible decrease for the next few months due to anticipated car volumes.

Mr. Wendel briefed the committee on the September, 2018 consolidated financial statements, a copy of which is made part of these minutes.

Mr. Wendel stated that on the revenue side, September was a good month for the Port. He stated that terminal operations were below budget due to lower dockage as a result of a drop in break bulk. Cruise operations had another good month along with parking, both of which were above budget for the month. Overall, the Port's operating revenues were \$4.9 million, \$510,000 below budget for September and \$15.2 million, \$741,000 against budget for the three months of the new fiscal year.

Mr. Wendel stated that on the rail side, it was a very good first three months of the fiscal year. He stated that operating income came in at \$2.8 million for the year and is above budget by \$1.2 million. Consolidated revenues are \$7.7 million for the month and \$156,000 above budget.

He stated that, overall for the month on the expenses side, the Port's current month's operating income was \$1.7 million, \$53,000 above budget.

Mr. Wendel stated that on the rail side, it was a very good month, with revenues coming in above budget, and that all rail operations continue to be strong. He stated that the Port was below budget in maintenance expenses for the month and commented that all other expenses were below budget.

Mr. Wendel stated that operating income for the month was \$257,000 and on a consolidated basis, for the month, operating income before depreciation was \$1.7 million, \$196,000 above budget.

Staff responded to questions from Commissioners regarding the impact of trade tariffs and future business considerations.

Commissioner Ponstein moved for a motion to recommend acceptance of the September 2018 consolidated financial statements at the Regular Board meeting. Commissioner Chouest seconded the motion. **MOTION CARRIED UNANIMOUSLY.**

B. Recommend to the Board at its Regular Monthly Meeting a Resolution Authorizing the President and Chief Executive Officer to Enter into Agreements Providing for Employee Benefits for Health, Dental, Long-Term Disability, Accidental Death and Dismemberment, and Life Insurance Coverage.

Mr. Wendel discussed the employee benefits for health, dental, long-term disability, accidental death and dismemberment, and life insurance coverage for 2019. He went over the facts and figures of the health plan and he explained the current and renewal options offered by United Healthcare. Mr. Wendel highlighted the plan design changes as well as the proposed cost analysis. Mr. John Dawes, the Senior Benefits Consultant with Gallagher Benefits Services, was in attendance to answer any questions.

Mr. Wendel recommended to the Board that we continue all current coverages for Life, AD&D, and LTD with MetLife.

Commissioner Chouest moved to recommend the resolution for approval at the Regular Board meeting. Commissioner Jensen seconded the motion. **MOTION CARRIED UNANIMOUSLY.**

III. Public Comment

Chairman Baker called for public comment, but there was none.

IV. Adjournment

There being no further business to come before the committee, Chairman Baker called for a motion to adjourn. Commissioner Chouest so moved, and Commissioner Jensen seconded. **MOTION CARRIED UNANIMOUSLY.** The meeting was adjourned at 2:26 P.M.

**BOARD OF COMMISSIONERS OF THE
PORT OF NEW ORLEANS
MINUTES OF
THE PLANNING AND ENGINEERING COMMITTEE MEETING
MONDAY, OCTOBER 22, 2018**

A MEETING OF THE PLANNING AND ENGINEERING COMMITTEE OF THE BOARD OF COMMISSIONERS OF THE PORT OF NEW ORLEANS, HELD IN THE PRESENTATION ROOM ON THE FOURTH FLOOR AT ITS OFFICES LOCATED AT 1350 PORT OF NEW ORLEANS PLACE, NEW ORLEANS, LOUISIANA, WAS CALLED TO ORDER BY *PRO TEM* COMMITTEE CHAIRMAN LANEY J. CHOUEST AT 2:27 P.M. ON MONDAY, OCTOBER 22, 2018.

COMMITTEE MEMBERS

PRESENT:

Laney J. Chouest, Member, *Pro Tem* Committee Chairman
Arnold B. Baker, Member
William H. Langenstein, III, Member
Charles H. Ponstein, Member
Jack C. Jensen, Jr., Member

COMMITTEE MEMBERS

ABSENT:

Tara C. Hernandez, Member
Darryl D. Berger, Committee Chairman

STAFF:

B. Christian, President and Chief Executive Officer
L. Colletta, Executive Counsel
A. Fant, Vice President, Planning & Facilities
M. Ganon, Vice President, Public Affairs
B. Landry, Vice President, Commercial
R. Wendel, Chief Financial Officer
R. Hecker, Chief, Harbor Police Department
L. Blackman, Deputy Director, Tourism
R. Aragon Dolese, Director, Marketing & Communications
T. Carter, Director, Procurement
C. Coats, Director, Real Estate
E. Pansano, Director, Internal Audit
M. Verderame, Director, Records
D. Jackson, Manager, Media Relations
H. Fontenot, Paralegal

GUESTS:

D. Campbell, NOPB

I. Determination of Quorum and Call to Order

In the absence of Committee Chairman Berger, Chairman Chouest served as *Pro Tem* Committee Chairman for the purpose of holding this meeting only. *Pro Tem* Chairman Chouest determined the existence of a quorum and called the meeting to order at 2:27 P.M.

II. Briefing and Discussion Item:

A. Recommend to the Board at its Regular Monthly Meeting the Approval of a Resolution Authorizing the President and Chief Executive Officer to Enter into a Contract with United American Security, LLC, to Provide Security Guard Services for a Period of One (1) Year with Two (2) One-Year Options to Renew at a Cost Not to Exceed \$450,000 Per Year.

Chief Hecker presented and recommended approval of the resolution. He stated that the contract is for providing security guard services at the Felicity Street and Napoleon Avenue access stations. Chief Hecker stated 7 firms had submitted proposals, and that United American Security, LLC was the firm selected by the evaluation committee. United American Security, LLC acquired New Orleans Private Patrol, which has been providing security guard services since 2013. He advised that the contract is funded by the Board's Expense Budget.

Commissioner Ponstein moved to recommend approval of the resolution at the Regular Board meeting. Commissioner Langenstein seconded the motion. **MOTION CARRIED UNANIMOUSLY.**

III. Public Comment

Pro Tem Committee Chairman Chouest called for public comment, but there was none.

IV. Adjournment

There being no further business to come before the committee, *Pro Tem* Committee Chairman Chouest called for a motion to adjourn. Commissioner Baker moved, and Commissioner Langenstein seconded. The **MOTION CARRIED UNANIMOUSLY** and the meeting was adjourned at 2:32 P.M.

**BOARD OF COMMISSIONERS OF THE
PORT OF NEW ORLEANS
MINUTES OF
THE PROPERTY AND INSURANCE COMMITTEE MEETING
MONDAY, OCTOBER 22, 2018**

A MEETING OF THE PROPERTY AND INSURANCE COMMITTEE OF THE BOARD OF COMMISSIONERS OF THE PORT OF NEW ORLEANS, HELD IN THE PRESENTATION ROOM ON THE FOURTH FLOOR AT ITS OFFICES LOCATED AT 1350 PORT OF NEW ORLEANS PLACE, NEW ORLEANS, LOUISIANA, WAS CALLED TO ORDER BY *PRO TEM* COMMITTEE CHAIRMAN LANEY J. CHOUEST AT 2:33 P.M. ON MONDAY, OCTOBER 22, 2018.

**COMMITTEE MEMBERS
PRESENT:**

Laney J. Chouest, Member, *Pro Tem* Committee Chairman
Arnold B. Baker, Member
William H. Langenstein, III, Member
Charles H. Ponstein, Member
Jack C. Jensen, Jr., Member

**COMMITTEE MEMBER
ABSENT:**

Tara C. Hernandez, Committee Chairwoman
Darryl D. Berger, Member

STAFF:

B. Christian, President and Chief Executive Officer
L. Colletta, Executive Counsel
A. Fant, Vice President, Planning & Facilities
M. Ganon, Vice President, Public Affairs
B. Landry, Vice President, Commercial
R. Wendel, Chief Financial Officer
R. Hecker, Chief, Harbor Police Department
L. Blackman, Deputy Director, Tourism
R. Aragon Dolese, Director, Marketing & Communications
T. Carter, Director, Procurement
C. Coats, Director, Real Estate
E. Pansano, Director, Internal Audit
M. Verderame, Director, Records
D. Jackson, Manager, Media Relations
H. Fontenot, Paralegal

GUESTS:

D. Campbell, NOPB

I. Determination of Quorum and Call to Order

In the absence of Committee Chairwoman Hernandez, Chairman Chouest served as *Pro Tem* Committee Chairman for the purpose of holding this meeting only. *Pro Tem* Chairman Chouest determined the existence of a quorum and called the meeting to order at 2:33 P.M.

II. Briefing and Discussion Item:

A. Recommend to the Board at its Regular Monthly Meeting the Approval of a Resolution Authorizing an Assignment to the International Rivercenter, LLC (“IRC”) Lease.

Ms. Blackman presented and recommended approval of the resolution. She stated the resolution is to assign ownership interest in International Rivercenter, LLC from Hilton New Orleans, LLC to a new entity, Park LA Holdings, LLC, which is owned by Hilton CMBS and Park TRS Operating Company.

Commissioner Langenstein moved to recommend the resolution for approval at the Regular Board meeting. Commissioner Jensen seconded the motion. **MOTION CARRIED UNANIMOUSLY.**

III. Public Comment

Pro Tem Committee Chairman Chouest called for public comment, but there was none.

IV. Adjournment

There being no further business to come before the committee, *Pro Tem* Committee Chairman Chouest called for a motion to adjourn. Commissioner Baker moved, and Commissioner Ponstein seconded. The **MOTION CARRIED UNANIMOUSLY** and the meeting was adjourned at 2:36 P.M.