

**MICHIGAN CITY PORT AUTHORITY
BOARD OF DIRECTORS**

October 4, 2021

TIME & PLACE

The regular meeting of the Michigan City Port Authority Board of Directors was called to order at 5:00 p.m. in the Port Authority board room.

ATTENDANCE

Board President Sam Ferguson presided. Board members in attendance included Amanda Beutner, Chad Childers, Socrates Gray, John Haynes, Bruce Manner and Dan Messina. Harbormaster Tim Frame and Assistant Harbormaster of Administration Mary Ann Pawlicke were also in attendance along with Attorney Joe Zaknoen.

GUESTS IN ATTENDANCE

Guests in attendance included Colin Hassenger (*Edgewater Resources, LLC*), Bob Kelsey (*WPM slip holder*) and Mayor Duane Parry.

MINUTES

Upon motion made by John Haynes, seconded by Dan Messina, the board approved the minutes to the previous meeting.

REPORT FROM THE HARBORMASTER

Harbormaster Tim Frame reported on the following:

- Conducting routine maintenance and general haul-outs in preparation for end of season closing of the marina.
- A pre-construction meeting with *Larson-Danielson* is scheduled for Thursday, Oct. 7th at 9 a.m. to preview the 700/800 dock electrical project.
- Last week a slip holder had contacted Mr. Haynes stating the **EZ**-ports located by the office had broke loose during the storm so he in turn informed the Harbormaster. Upon inspection, Harbormaster Frame found everything to be in place although there was some minor shifting that caused some minimal damage to the jet-ski on the end which has been addressed with the owner. He is looking into an improved design change to better secure the docks.
- Still waiting on the part for the broken sensor on the 200-dock gate; the gate remains unlocked during the daytime on weekends to provide more efficient access, then is set to lock-mode the rest of the time.
- In revisiting the pet policy, specifically the recent incident with the 800-dock slip holder that had been discussed during the last two meetings, the board felt the situation had been mis-handled. Mr. Ferguson stated the decisions were consciously made after conferring with the attorney. Mr. Gray recommended they form a committee that handles specific complaints and how to deal with them. The board agreed to have the committee consist of Harbormaster Frame, Mr. Childers, Mr. Gray with Mr. Ferguson officiating.

REPORT FROM THE ASSISTANT HARBORMASTER

Assistant Harbormaster of Administration Mary Ann Pawlicke submitted a winter storage statistics report indicating a total of three hundred eleven (311) storage and service customers to date, an increase of twenty three (23) from the 2020 season.

COMMITTEE REPORTS

1. On behalf of the ***Budget and Financial Oversight Committee***, Socrates Gray reviewed the claims dockets to be paid:
 - **MCPA** Payment register = \$ 52,095.64
 - **MCPA EFT** register = \$ 5,563.94
 - **MCPA** Capital Improvements = \$ 29,995.75

Upon motion made by Socrates Gray, seconded by Amanda Beutner, the board unanimously approved all bills to be paid; total docket in the amount of \$87,655.33 as presented.

- Mr. Gray submitted a summary of proposed rate changes for 2022 informing the board that the **MCPA** has not raised rates in at least nine (9) years and expenses have increased by 22% over an eleven (11) year period. He asked that the proposal be reviewed so the board can take a vote during the next meeting.
2. On behalf of the ***Claims and Insurance Committee***, John Haynes had nothing to report but mentioned that as property values have gone up in the area, he foresees an increase in the insurance rates for 2022.
 3. On behalf of the ***Port Operations, Personnel and Marina Policy Committee***, Sam Ferguson had nothing to report.
 4. On behalf of the ***Boater Communications and Special Events Committee***, Dan Messina had nothing to report.
 5. On behalf of the ***Master Planning and Special Projects Committee***, Bruce Manner made a statement to the board informing them that there is a possibility that *Blue Chip Casino* may sign over the bathhouse property by way of the *City of Michigan City* to the **MCPA**. Pending the details of this transaction, Mr. Manner recommended the board table the project bids that had been opened on 9/27/21 until facts are known and went on to request that Attorney Zaknoen investigate the matter further and advise.

Upon motion made by Bruce Manner, seconded by Chad Childers, the board unanimously agreed to table the Sprague Pointe Bathhouse Project pending details involving the property as presented. Roll call: Amanda Beutner, aye; Chad Childers, aye; Socrates Gray, aye; John Haynes, aye; Bruce Manner, aye; Dan Messina, aye.

- Mr. Manner reviewed the Board Member handbook which was revised on 4/2/12, page 25, article 5. In summary it states that the Board President shall be the sole spokesman and act with express authority in regard to public statements. He went on to state that it is unethical for a board member to take operations business outside of the office as this is in direct violation of the articles presented and is the responsibility of the board president only. Mr. Manner recommended the board familiarize themselves with the handbook.
6. On behalf of the ***Advertising and Public Relations Committee***, Amanda Beutner had nothing to report but informed the board she was working on a spreadsheet for 2022 events.

REPORT FROM THE ATTORNEY

Attorney Joe Zaknoen informed the board that the legal review of *Larsen-Danielson's* bid for the 700/800 dock electrical project went through.

OLD BUSINESS

There was no old business to discuss during this meeting.

NEW BUSINESS

There was no new business to discuss during this meeting.

ADJOURNMENT

Upon motion made by John Haynes, seconded by Amanda Beutner, the board adjourned the meeting at 5:27 p.m.

Accepted by: _____
Tim Frame, Harbormaster

Respectfully submitted, _____
Dan Messina, Board Secretary

Approved On: _____

By: _____
Sam Ferguson, Board President

There were no attachments for this meeting
Minutes prepared by Kristen N. Winkelstern