

MINUTES OF AUGUST 21, 2008
REGULAR MEETING
LONG BEACH PORT COMMISSION

Be it remembered that a regular meeting of the Port Commission of the City of Long Beach, Mississippi, was begun and held at the Long Beach School District Central Office, 19148 Commission Road, in said City at 5:30 p.m., it being the third Thursday in August, 2008, and the same being the time, date, and place fixed for holding said meeting. There were present and in attendance on said Commission and at the meeting the following named persons: Commission President Phil Kies, Commission Vice President James Hancock, Secretary Barbara Reed, Commissioners Vernon Ehlers, Kaye Couvillon, Steve Nicosia, Mike Spruill, Harbormaster Calvin Poupart, Port Attorney Bryan Vonder Bruegge, and Deputy City Clerk Stacey Dahl.

Absent the meeting were Commissioners Charles Purchner and Chuck Ryan.

There being a quorum present and sufficient to transact the business of the Port Commission, the following proceedings were had and done.

The meeting was called to order and there were no amendments to the agenda.

Commissioner Hancock made motion seconded by Commissioner Reed and unanimously carried to approve the Port Commission Minutes of July 17, 2008.

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There came on for discussion the Lease Agreement by and between Weatherflow, Inc. and The Port Commission which was approved by the Port Commission on July 17, 2008, and sent back to the Port for further review and clarification by the Board of Aldermen at their August 5, 2008, meeting. Commissioner Kies apprised the commission that Weatherflow, Inc. has withdrawn their interest at this time and there is no further action necessary.

The commission recognized Mr. Rob Stinson, Lookout Restaurant, and Mr. Ken Ladner, contractor and owner of KEL Construction. Discussion was held regarding the status of the building of the restaurant. Mr. Stinson stated that he will attend all meetings of the Port Commission to keep them apprised on progress and hopes to open the restaurant in May, 2009. There was no action required or taken.

There came on for consideration the 2008/2009 proposed Port Budget, said budget ordered spread upon the minutes of this meeting in words and figures as follows:

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CITY OF LONG BEACH, MISSISSIPPI - MUNICIPAL BUDGET					8/19/2008
INTERNAL CONTROL WORKSHEET					10:59 AM
PORT & HARBOR FUND					
	ADOPTED	ADOPTED	ADOPTED	PROPOSED	DIFFERENCE
	FY 06-06	FY 06-07	FY 07-08	FY 08-09	+ OR (-)
REVENUES					
BEGINNING FUND BALANCE	318,590		215,174	323,288	114,074
INTEREST EARNED	3,000				
TIDELANDS GRANT	200,000		200,000	200,000	
FEMA/MEMA REIMBURSEMENT					
SALES TAX					
SLIP RENT	250,000	120,000	44,123	300,522	262,789
STORE SALES	21,500		10,770	11,000	230
RENTAL INCOME	30,855	10,000	19,855	33,126	13,261
MISCELLANEOUS			700		(700)
INSURANCE PROCEEDS					
TOTAL REVENUES	821,915	130,000	490,632	680,286	389,654
EXPENDITURES					
PERSONNEL					
				WYS Ratio	
SALARIES	145,000	119,958	134,087	180,263	46,176
LONGEVITY	1,300	570	1,020	1,820	300
RETIREMENT	16,093	13,881	14,324	7,540	3,222
FICA	11,200	8,221	10,302	13,834	3,592
MEDICAL INSURANCE	23,006	30,812	33,080	29,220	(3,840)
TOTAL PERSONNEL	196,599	174,222	192,793	242,247	49,450
SUPPLIES					
OFFICE					
OPERATING SUPPLIES	18,000	18,000	15,200	1,700	(4,000)
GAS/OIL	1,000	1,000	3,000	1,500	(1,200)
STORE PURCHASES				4,400	
TOTAL SUPPLIES	19,000	19,000	18,200	7,600	(10,580)
OTHER CHARGES/SERVICES					
BUILDING MAINTENANCE	2,500	100	100	420	320
EQUIPMENT MAINTENANCE	500	500	500	300	(140)
HARBOR MAINTENANCE	19,005	15,000	15,000	2,200	(17,800)
VEHICLE MAINTENANCE	400	400	400	800	200
LEGAL FEES	4,000	4,500	4,000	8,040	4,040
ENGINEERING FEES	1,000	1,000	1,000	1,020	20
MACHINERY/EQUIPMENT				360	
ADMINISTRATIVE CHARGE	15,000	15,000	15,000	15,000	
SALES TAX PAYABLE				50	
COLLECTION CONTRACT				780	780
MISCELLANEOUS	200	200	200	600	400
INSURANCE	11,000	11,000	11,000		(11,000)
UTILITIES-TELEPHONE	400	400	1,000	1,000	20
-ELECTRIC	33,400	28,700	28,699	23,294	(3,485)
-CABLE				1,200	1,200
CONSULTANT FEES				2,100	2,100
LOAN REPAYMENT					0
INSURANCE REPAYMENT				103,200	103,200
TOTAL OTHER	88,605	74,300	74,800	105,634	50,735
TOTAL OPERATIONS BUDGET	303,598	267,522	285,892	415,517	129,625
CAPITAL OUTLAY					
CONTINGENCY					
CAPITAL IMPROVEMENTS				120,594	
CAPITAL REPLACEMENT				120,585	
PRIOR YEAR TIDELANDS	318,317			3,000	
HARBOR IMPROVEMENTS - TIDELANDS	200,000		200,000	200,000	
MATCHING FUNDS					
TOTAL CAPITAL OUTLAY	518,317	-	200,000	444,169	264,769
TOTAL PORT & HARBOR	821,915	267,522	485,892	680,286	384,394

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Commissioner Hancock made motion seconded by Commissioner Reed and unanimously carried to approve the aforesaid 2008/2009 Budget, as submitted.

Brief discussion was held regarding the Internal Control Worksheet and no action was required or taken.

There came on for discussion harbor construction; at which time Commissioner Kies apprised the commission on the status of several harbor projects such as, but not limited to: awarded contract on fuel/pump out station, status of harbor master building, and lighting. There was no action required or taken.

Commissioner Hancock made motion seconded by Commissioner Nicosia and unanimously carried to approve Dockets of Claims #HBR080508 and #HBR081908.

The commission recognized Mr. Bryan Vonder Bruegge for the Port Attorney's report. Discussion was held regarding the lease by and between the Port Commission and Steve Pucheu, LLC, d/b/a Steve's Marina Restaurant.

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After considerable discussion, Commissioner Nicosia made motion seconded by Commissioner Hancock and unanimously carried to direct the Port Attorney to begin **Declaratory Judgement Proceedings** on or after September 16, 2008, if Mr. Steve Pucheu, S. Pucheu Holdings, LLC, is not in compliance with the **Notice of Default** which was attached to the July 9, 2008, certified letter sent to Mr. Steve Pucheu return receipt requested, with confirmation of delivery on July 16, 2008.

The commission recognized Mr. Calvin Poupart for the Harbormaster's report. Discussion was held regarding the bait shop lease - Wharf Space Lease Agreement by and between the Port Commission and Randall Tempel; whereupon, Commissioner Kies made motion seconded by Commissioner Ehlers and unanimously carried to terminate the aforesaid lease, effective October 1, 2008.

There being no further business to come before the Port Commission at this time, Commissioner Hancock made motion seconded by Commissioner Nicosia and unanimously carried to adjourn until the next regular meeting in due course.

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APPROVED:

PHIL KIES, PRESIDENT

DATE

ATTEST:

STACEY DAHL, DEPUTY CITY CLERK