

MINUTES

CLEVELAND-CUYAHOGA COUNTY PORT AUTHORITY BOARD OF DIRECTORS MEETING Thursday, June 10, 2021

The Special Meeting of the Cleveland-Cuyahoga County Port Authority Board of Directors was held via zoom on Thursday, June 10, 2021 with notice of the meeting information and call in number having been given to the public in advance. The meeting was called to order by Chair Ramsey at 8:35 a.m. Attendance by roll call showed the following:

PRESENT VIA TELEPHONE

Pat Ramsey, Chair
Dave Wondolowski
Andrew Jackson
Darrel McNair
Jan Roller

ABSENT & EXCUSED

J. Stefan Holmes, Secretary
Margot Copeland
Paul Hoogenboom
Peggy Zone Fisher

ALSO PRESENT VIA TELEPHONE

W. Friedman, President & CEO
D. Gutheil, Chief Commercial Officer
C. Naso, Chief Financial Officer
M. Rivalsky, Controller
R. Snipes, Staff Accountant
G. Woodson, Director, Development Finance & Inclusion
R. Winslow, Finance Director
M. Freilino, Manager, Exec. & Admin. Operations
L. Sternheimer, Director, Urban Planning & Engagement
J. Davis, Vice President, External Affairs
N. LaPointe, Director, Planning & Capital Development
C. Beck, GIS/Environmental Specialist
D. Wilcox, Climaco, Wilcox, Peca, & Garofoli Co., L.P.A.
P. Ritzert, Climaco, Wilcox, Peca & Garofoli Co., L.P.A.
A. Knight, Shark & Minnow
D. Bemer, Shark & Minnow
E. Hu, Shark & Minnow

APPROVAL OF MINUTES

The minutes of the Board of Directors meeting of May 13, 2021 were presented for approval by the Board, copies having been delivered in advance to all Directors. On motion by Director McNair, seconded by Director Jackson and unanimously carried by roll call vote, the Board minutes of May 13, 2021 were approved.

PUBLIC COMMENT PERIOD

Chair Ramsey then opened the floor for public comment related to agenda items. There being no public comment Chair Ramsey moved to the Chair's Comments.

CHAIR'S COMMENTS

Chair Ramsey addressed the Board and noted that the Board information session is scheduled for August 10, 2021.

PRESIDENT'S COMMENTS

Mr. Friedman addressed the Board and said that maritime operations have been favorable. He noted that Mr. Jared Magyar has assisted in ensuring that seafarers are able to obtain the COVID-19 vaccine. This has proven to be beneficial for the crew(s) since they've been mobile the majority of the time the vaccine has not been available for them. Director McNair asked whether there are any anticipated delays regarding Irishtown Bend. Mr. Friedman replied yes. It's necessary that the last remaining parcel of property is obtained for regrading of the hillside. Without the parcel, stabilization of the hillside isn't possible. The schedule will definitely be impacted if the issue isn't resolved. The City has filed for rezoning of the hillside parcel in a larger effort to clean up zoning issues along the river. Thereafter, the owners of the parcel filed a building permit to make improvements to the existing property and proposed development of a wellness center of some sort. Chair Ramsey thanked Mr. Friedman for the update and asked that he continue to keep the Board informed. She also thanked Mr. Magyar for his efforts in coordinating vaccines for vessel crews.

REAL ESTATE & DEVELOPMENT FINANCE COMMITTEE

Agenda Item 4(C)(1)(a) – 2010 Bonds, Hospice of the Western Reserve

Ms. Rhonda Winslow addressed the Board and referred to pages 5-8 of the Agenda. Director Jackson asked whether the terms of the agreement allow for a renegotiation of rates. Ms. Winslow replied yes, every five-years. There being no further questions, on motion by Director McNair, seconded by Director Roller, and unanimously carried by roll call vote,

RESOLUTION 2021-07

A RESOLUTION AUTHORIZING THE EXECUTION AND DELIVERY OF A FIRST SUPPLEMENTAL INDENTURE, A FIRST SUPPLEMENTAL LOAN AGREEMENT, A SUPPLEMENTAL TAX COMPLIANCE AGREEMENT AND OTHER INSTRUMENTS, STATEMENTS AND DOCUMENTS IN CONNECTION WITH AMENDMENTS TO TERMS OF ITS VARIABLE RATE REVENUE BONDS, SERIES 2010 (HOSPICE OF THE WESTERN RESERVE PROJECT) PREVIOUSLY ISSUED BY THE ISSUER;
AUTHORIZING AND APPROVING RELATED MATTERS

was adopted. The resolution in its full text is incorporated into the Resolution Journal of the Port Authority.

BUDGET & ADMINISTRATION COMMITTEE
Agenda Item 4(C)(2)(a) – 2022 Alternative Tax Budget

Mr. Naso addressed the Board and referred to pages 9-12 of the Agenda. Director Roller asked when the next Port levy will be on the ballot. Mr. Friedman replied that it would be beneficial to wait and see what else is on the ballot in 2022 before making a decision.

On motion by Director Wondolowski, seconded by Director McNair, and unanimously carried by roll call vote,

RESOLUTION 2021-08

A RESOLUTION ADOPTING THE 2022 ALTERNATIVE TAX BUDGET OF THE
CLEVELAND-CUYAHOGA COUNTY PORT AUTHORITY

was adopted. The resolution in its full text is incorporated into the Resolution Journal of the Port Authority.

PUBLIC COMMENT

There being no public comment, on motion by Chair Ramsey, seconded by Director McNair, and unanimously carried by roll call vote, the meeting was adjourned at 9:01 a.m.

Yeas: 5

Nays: 0

Abstentions: 1 (Zone-Fisher)


CHAIR

SECRETARY