

CONNEAUT PORT AUTHORITY
929 BROAD STREET
CONNEAUT, OHIO 44030
April 23, 2020

Meeting was called to order by Chairman, George Peterson, at 6:00 p.m.

PRESENT in the Board Room: George Peterson, Bill Kennedy and Denver Spieldenner
CONFERENCE CALLING: Patrick Arcaro, Aaron Joslin, Tom Perkoski, Heather Gelfer and Babs Legeza

ABSENTEES: None

MINUTES: A motion was made by Patrick Arcaro to approve the minutes with amendments from the March 26th. Board meeting and was seconded by Aaron Joslin. Abstained by Heather Gelfer Motion carried.

Further discussion about dock reimbursement involving the death of a dock holder. It was discussed to consider having a policy drawn up to explain using a prorated process involving the time of death and the timing within the boating season. Further discussion will take place.

Bill Kennedy made a motion to excuse Heather Gelfer from the March 26th. Board meeting and it was seconded by George Peterson. Abstained by Heather Gelfer Motion carried.

CORRESPONDANCE: Denver Spieldenner
Denver Spieldenner spoke about the forecast for the water prediction level which states it is ahead this month. They are predicting that it should decline in August.

Denver Spieldenner spoke about the Board Members signatures needed on the Bank account and George Peterson said that was done; so, he will do a follow-up checking with the bank.

Denver Spieldenner spoke about the Social Distancing Flyer that was put out by SeaTow. On that flyer it states: Household Members Only, No Guest, and Boaters need to maintain Social Distancing along with several other good points to follow to have a safe, boating season.

Denver Spieldenner told the board about a phone call that he had received from Mr. Naylor who is on the Tourism Board and they are wanting the Port Authority board to provide input about a sign that they would like to have located somewhere around the public dock. The possible size for this sign could be 7'5 feet wide by 17 feet long. George Peterson asked Heather Gelfer to reach out to the Tourism Board and provide them with assistance on the board's behalf. It was also brought up if a sign of that size

would need to go to the zoning board. The Tourism Board is also asking for financial input from the board as well. There will be further discussion as developments become available.

CONNEAUT PORT AUTHORITY

HABORMASTER REPORT APRIL 23, 2020

- **DOCKS**
 - We have repaired D, E, and F docks in the Lagoon Marina
 - We must rebuild and modify the approach ramp on B dock in the Lagoon due to high water levels.
 - The approach ramps on A dock in the Lagoon have been modified to allow for the high-water levels.
 - We need to repair the water and electric on the south end of A dock in the Lagoon.
 - We need to modify several docks in the PCM Marina that have been damaged by high water.
 - Jet ski docks have been placed in the PCM Marina. We still need to place them in the Lagoon.
- **ELECTRIC UPGRADES TO PCM**
 - We are about 60 percent complete with our electric upgrades in PCM.
 - We are planning on putting the old maintenance building on its own service. At this time, this building is served by the PCM Marina. When we shut down the marina, we also shut down the old maintenance building and our security camera facing Broad Street.
- **#1 WELTON ROAD**
 - We are waiting for the gas company to install the gas meter for this building. All other work to be done by the Conneaut Port Authority is complete.
 - Our new tenant has been painting and getting this facility ready to open.
 - The City of Conneaut has installed a drainpipe to drain the swamp behind this property.
- **SANDBAR**
 - The last windstorm we had severely damaged the road and water barrier we had constructed. We will have to decide if we want to take the time to rebuild what we lost.
 - Currently, we are concentrating on getting docks ready for the boating season.
- **MISC.**
 - The windmill is down!!
 - We have put a plan in place to protect our employees and the public using our facilities during the COVID-19 pandemic. We have been in touch with the Conneaut Health Department and will continue to work with them to maintain a high level of safety. We submitted a Corona Virus mitigation plan to them for the Port Authority.

- **All restrooms and the pavilion at PCM are closed to the public and will remain closed until further notice.**
- **These are some difficult times for us with social distancing, shortage of supplies, high water, high winds, and the occasional burst of snow.**

STAY HEALTHY. WE MISS SEEING ALL OF YOUR SMILING FACES.

Respectfully submitted:

Denver Spieldenner

Harbormaster Conneaut Port Authority

Denver also provided additional information about the Electrical upgrade progress in PCM. The Marina will open on May 1^{st.}, but not all improvements will be finished. As weather permits work will continue and be completed as soon as possible. The Rest Rooms and the Pavilion will remain closed until further notice. They are only closed because of the COVID-19 restrictions.

DOCK REPORT: Sheri Dawson

As of right now, we still have docks available. Payments are coming in nicely. Majority of incoming calls are inquiring about: Opening with Electricity, any New Rules, Facilities being available, Out of State permitted in, Fishing Licenses and Dock Improvements completed. We are receiving updates daily and are doing the best we can.

FINANCE REPORT: Patrick Arcaro

- Bill Kennedy made the motion to approve the Finance Report and it was seconded by Aaron Joslin. Motion carried.
- Patrick Arcaro made the motion to pay the Current Bills and Tom Perkoski seconded the motion. Motion carried.

LEASE COMMITTEE REPORT: Bill Kennedy

- Heather Gelfer and Aaron Joslin will reach out to Insite for them to help with promoting those with leases and our vendors.
- Ice Machine = 1-year lease and will operate 5 months
- Harbor Yak = is completely on-board
- Sandwich Cart = he will be open Memorial weekend thru Labor Day
- Breakwall Restaurant = went forward with a 2-year extension on their lease
- 1 Welton Road = moving along smoothly and the logo is coming soon
- City is helping with drainage issues at the 1 Welton Road area and Denver Spieldenner will also check into the progress.

GRANTS & PLANNING: Aaron Joslin

- PEP Grant to cover supplies = \$1,000.00

ADVERTISING/COMMUNICATION: Heather Gelfer

- Needing a Logo
 - It was suggested to check about royalties when using a logo
 - Heather will check with Sandee Wilkerson and Rich McBride
 - Draft a letter for Webpage and Facebook

Patrick Arcaro asked about the outside of the 1 Welton Road building and Denver Spieldenner explained that the CDC was about three months behind schedule, and they hope to have it completed later this year.

POLICY COMMITTEE: George Peterson

- May 1, 2020 = Review the By Laws and submit comments/corrections or suggestions
- May 4, 2020 = Policy Committee Report
- May 11, 2020 = send them back to board members for review
- May 21, 2020 = vote on them to approve and move forward

Policy Committee consist of George Peterson, Bill Kennedy and Patrick Arcaro

ENVIRONMENTAL COMPLIANCE: Tom Perkoski

- Permit Application was processed for dredging to begin for the New Mariana.
- The US Army Corps of Engineers is conducting a study to provide exact acreage points of all ports and marinas in the Great Lakes.

OLD BUSINESS

- None

NEW BUSINESS

- George Peterson thanked everyone for helping to provide the needed information to secure a forgivable loan from the SBA/PPP/Cares Act 2020
- The Port Conneaut Federal Credit Union was extremely helpful and with their help the Conneaut Port Authority was able to secure a forgivable loan in the amount of \$36,900.00 from the Pathways Credit Union.
- George Peterson presented a Resolution to accept the SBA Loan and give George Peterson the authorization to sign the documents. Heather Gelfer moved to accept the SBA Loan and Patrick Arcaro seconded the motion. Motion carried.
- Discussion took place about adding more Memorial Benches and George Peterson will follow up by checking with the prior company for prices and any changes.

MOTIONS:

Resolved #25-20... A motion was made by Patrick Arcaro to approve the minutes with amendments from the March 26th. Board meeting and was seconded by Aaron Joslin. Abstained by Heather Gelfer Motion carried.

Resolved #26-20... Bill Kennedy made a motion to excuse Heather Gelfer from the March 26th. Board meeting and it was seconded by George Peterson. Motion carried.

Resolved #27-20... Bill Kennedy made the motion to approve the Treasurer's Report and it was seconded by Aaron Joslin. Motion carried.

Resolved #28-20... Patrick Arcaro made the motion to pay the current Bills and Tom Perkoski seconded the motion. Motion carried.

Resolved #29-20... George Peterson presented a Resolution to accept the SBA Loan; Heather Gelfer moved to accept the SBA Loan and Patrick Arcaro seconded the motion. Motion carried.

Resolved #30-20... At 7:11 p.m. Bill Kennedy moved to adjourn the meeting and Tom Perkoski seconded. Motion carried.

ADJOURNMENT:

At 7:11 p.m. Bill Kennedy moved to adjourn the meeting and Tom Perkoski seconded. Motion carried.