

PORT KC
BOARD OF COMMISSIONERS MEETING MINUTES
MONDAY, March 27, 2023
3:00 P.M.
110 Berkley Plaza, Kansas City, MO 64120

Join Zoom Meeting

<https://us02web.zoom.us/j/83853880487?pwd=dGlaNlROTTBpSE5Cam90VEtBdkJrUT09>

Attendance:

Board:

Chairperson Deb Hermann, Commissioner Claire Terrebonne, Commissioner Henok Tekeste, Commissioner Matt Oates, Commissioner Yolanda Cargile, Councilperson Kevin O’Neill, and Councilperson Shields

Staff:

Aaron Plump, Brian Rabineau, Chase Johnson, Jocelyn Knight, Joe Lohman, Joe Perry, Jolene Mead, Jon Stephens, Krishan Purvis, Mary Barnes, Megan Elder, Meredith Hoenes, and Richard Grenville

Guests:

Ashley McAlmond, Daniel Ferman Leon, PhD Candidate Cornell University, Doug Stone, Lewis Rice, Joe Thrash, The Thrash Group, Joey Flickner, IUPAT District Council 3, Jon Copaken, Copaken Brooks, Kevin Collison, City Scene KC, Kim Spies, Rouse Frets White Goss, Mike Bell, Ms. Johnson, Regina Glorioso, and Thomas Friestad, Kansas City Business Journal, Brad Satterwhite, Kem Studio

1. Call to Order Chairperson Hermann

The meeting was called to order at 3:05 p.m.

2. Consideration of February 27, 2023 Minutes..... Chairperson Hermann

Commissioner Terrebonne made a motion to accept the February 27, 2023, meeting minutes as written.

Commissioner O’Neill seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye
Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye
Councilperson Kevin O’Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There was no discussion from the Board, Staff, or Public.]

3. CLOSED SESSION: Pursuant to Section 610.021 (1)(2)(3), RSMo for matters related to legal actions, real estate transactions and personnel issues

The Board of Commissioners went into closed session pursuant to section 610.021 (2), RSMO for matters related to real estate transactions.

The Board went back into their open session after three real estate actions gained approval to proceed.

4. Consideration of Port KC Staff Referrals..... Jon Stephens

A separate public testimony period will be provided at the conclusion of the Board's consideration of each of the listed items, i.e., prior to any vote. Public testimony is limited to three (3) minutes per person, per item, unless extended at the discretion of the Chairperson.

A. Resolution Approving Task Order #19 under On-Call Engineering Contract with TranSystems – MRT

Councilperson O'Neill made a motion that the Board of Commissioners adopt a Resolution approving the President & CEO's execution of TranSystems Task Order #19 in the amount of \$2,597,500 once the grant agreement with MARAD has been completed.

Commissioner Terrebonne seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye
Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye
Councilperson Kevin O'Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There were questions from the Board.]

B. Resolution Amending Bond Authorization – Hunt Logistics V

Commissioner Terrebonne made a motion that the Board of Commissioners adopt a Resolution approving Amendment 1 to Resolution 2021-04-01 increasing the Not to Exceed Cap from \$15 Million to \$18.1 Million.

Commissioner Cargile seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye

Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye
Councilperson Kevin O'Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There were no questions from the Board, Public or Staff.]

C. Resolution Authorizing the Issuance of Bonds – 1818-1822 Main St

Commissioner Terrebonne made a motion that the Board of Commissioners adopt a Resolution expressing Port KC's intent to issue its bonds, in one or more series, in an amount not to collectively exceed \$38 Million.

Councilperson O'Neill seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye
Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye
Councilperson Kevin O'Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There were questions from the board, developer, and two comments against the project from the public.]

D. Resolution Approving a Development Agreement for a Beer Garden at Berkley Riverfront Park

Commissioner Terrebonne made a motion that the Board of Commissioners adopt a Resolution authorizing the President & CEO to enter into a Development Agreement for a beer garden in Berkley Riverfront Park.

Councilperson O'Neill seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye
Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye

Councilperson Kevin O’Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There were no questions from the Board, Public or Staff.]

E. Resolution Approving Funding for Paving Project Phase 1 – Woodswether Terminal

Commissioner Terrebonne made a motion that the Board of Commissioners adopt a Resolution approving a contract with Gunter Construction Company for paving improvements at Woodswether Terminal, in a form deemed acceptable to the President & CEO, in an amount not to exceed \$1,168,093.00.

Councilperson O’Neill seconded.

Roll call vote was taken:

Chairperson Deb Hermann, Aye
Commissioner Claire Terrebonne, Aye
Commissioner Henok Tekeste, Aye
Commissioner Matt Oates, Aye
Commissioner Yolanda Cargile, Aye
Councilperson Kevin O’Neill, Aye
Councilperson Shields, Aye

The motion passed unanimously.

[There were no questions from the Board, Public or Staff.]

- 5. **Executive/ Staff Reports**..... Jon Stephens
- 6. **Other Business**
- 7. **Adjourn**..... Chairperson Hermann

The meeting was adjourned at 5:05 p.m.