

Speaker 1 ([00:00](#)):

Alright. Uh, it is six o'clock on the dock, calling me to order.

Speaker 2 ([00:06](#)):

Okay. And Ms. Bennett is downstairs. So let me grab one of the, uh, things and call it for you. Alrighty. Um, this is the meeting of the property committee of the Board of Commissioners New Orleans Business Park set for 6:00 PM It is now 6:00 PM Um, Greg Jefferson

Speaker 1 ([00:26](#)):

Present.

Speaker 2 ([00:26](#)):

Alicia Plummer. Here. Otis Tucker Present. Rodney Wallace present. All right. You definitely have a form. Full compliment. Go ahead sir.

Speaker 1 ([00:37](#)):

Alright. Uh, can I get an approval of the agenda? So, motion. Motion. Second Wallace.

Speaker 2 ([00:44](#)):

Okay, Wallace. Okay. Wallace? Uh, yes. All in favor. A a all thank you.

Speaker 1 ([00:51](#)):

We have no, no guess or no for, there is no public comment. <affirmative>?

Speaker 2 ([00:58](#)):

Yes.

Speaker 1 ([00:59](#)):

So we move to update of emergency roofing repair.

Speaker 2 ([01:02](#)):

Yes. Um, so you have before you the final copy of the contract, which is essentially the same contract as there was for garden doctors. I'm not Gordon Doctors for Dr. Pipe. All these doctors for Dr. Pipe. And, um, just that it's for the roof. It's only for the roof area over the warehouse. Um, that's where he has inspected it and that's where he found multiple leaks. He said he finally saw about nine, but I asked him the square footage of the area he would be working on, and he said no greater than 500 square feet. I did discuss that with chairman, um, Jefferson, and he said he thought that was even generous. It was probably less than that. Um, he is going to repair it by first cleaning the area, removing the gravel. Uh, he is going to, um, put down, um, he says SBS materials.

Speaker 2 ([02:01](#)):

He's going to keep a one hour fire watch as required by the National Roofing Contractors and he is going to use heat to adhere all of the patchwork, um, to the areas. The total is exactly what the board had agreed on, which was \$8,992. If there are any kinds of change orders. And we certainly don't appre don't expect or anticipate any, but if they were, they would have to be in writing and approved by the board. And, um, and he said that he could probably begin the work by Thursday and it should take him only one day. Um,

I gave him up to five days to finish the work. Um, weather permitting and, um, and that's it. And so I think that this contract, my, my, my advice would be to recommend it for approval and get this gentleman started on his job. Mr. Chairman?

Speaker 1 ([02:57](#)):

Yes, ma'am.

Speaker 3 ([02:59](#)):

Um, so the, so should, should we, you guys think we should have, uh, not the exceed on a change order amount So we don't,

Speaker 2 ([03:09](#)):

We have no change or there, there are no change orders unless they're in writing. So they would have to be in writing and then come before the board to approve. He doesn't anticipate any change orders and I don't either for, 'cause he's only doing patchwork and he says he's been up there and looked at it. But Mr. Uh, commissioner Jefferson can speak to that.

Speaker 1 ([03:28](#)):

Well, I was gonna say, I also would not want to put a number Alpha change orders and then now he thinks that

Speaker 2 ([03:35](#)):

He can go up

Speaker 1 ([03:36](#)):

A change order.

Speaker 3 ([03:37](#)):

That's true. But it it, it is loosened too. It look like if exclusive of any change orders, which it leaves us open for change

Speaker 2 ([03:43](#)):

Orders. Yes. But when you look at it, it says any change orders would have to be in writing and approved by the board.

Speaker 3 ([03:50](#)):

Yeah, that's true.

Speaker 2 ([03:51](#)):

So,

Speaker 4 ([03:52](#)):

And, and it is only good up to 500 feet.

Speaker 2 ([03:55](#)):

Yeah. And it's only 500 square feet. So he can't do any change orders unless he comes back to the board. And again, he said he didn't think there'd be any change orders.

Speaker 1 ([04:10](#)):

So from here forward, I think we should, what we should do when we have service contracts like this is mm-Hmm. <affirmative> should put, um, a line item for change orders saying that no work should be done, will be done prior to the owner or the board giving approval. Because some of what some contractors do is deal, add some extra work on it. We're like, oh, hey, I found this. We fixed it already. This is how much it cost. Exactly.

Speaker 3 ([04:34](#)):

That's, that's

Speaker 2 ([04:35](#)):

My concern. Yeah. Well, well that is what we say when we say agree to and accept it by writing. They, if you don't agree to or accept any, then there are none

Speaker 1 ([04:53](#)):

<laugh>

Speaker 2 ([04:55](#)):

It has to be sleeve. Yes. They can't. Yeah. They just can't do it. I'm just used

Speaker 1 ([04:59](#)):

To saying it a a larger paragraph.

Speaker 2 ([05:02](#)):

Um, I mean I can write it even more redundantly. No, but it, it,

Speaker 1 ([05:07](#)):

That's straight to the point. Um,

Speaker 3 ([05:08](#)):

What's the scope? What's the scope?

Speaker 1 ([05:11](#)):

The scope is I guess what that would be within. Does any of this link back to his proposal?

Speaker 2 ([05:17](#)):

Yes, I used his proposal to do it.

Speaker 1 ([05:20](#)):

I mean, is anything in here saying, um, the reference, the proposal number

Speaker 2 ([05:25](#)):

Two? Oh, I'm not referencing his proposal because

Speaker 4 ([05:28](#)):

Number two contractors sheriff pal to 500 feet of roof. That, that's, that's the scope

Speaker 2 ([05:33](#)):

Yeah. Section. I didn't wanna make his proposal a part of this agreement. 'cause there were some other little things in his proposal that like to, to agree to arbitration. No. So I didn't want her, I wasn't, I didn't want her, no. Okay. Because I You guys aren't gonna agree to arbitration. No.

Speaker 3 ([06:02](#)):

Do you think it's necessary or not for another line item, like another seven that says the area should pass all water inspections. So what I'm saying is if we don't change order and he achieves \$8,992 worth of work activity and he says, it's not on me. If it leaks, I'm telling you guys you need to do X, Y, Z.

Speaker 2 ([06:28](#)):

Why did, I don't know what conversations, um, I'm gonna leave what conversations you had with him.

Speaker 1 ([06:34](#)):

I mean, I didn't have that conversation with him, but typically if you do something that requires a water inspection, that's gonna be an initial fee also for the, to test, um, for water inspection. And that's a different, a water inspection can be done, but, um, at the time, I mean, you won't know it's leaking until

Speaker 3 ([06:53](#)):

It rains. It rains. Yeah. We don't know if it's good money or bad money until it rains.

Speaker 2 ([07:00](#)):

I guess a warranty on his work,

Speaker 1 ([07:03](#)):

It comes with a year warranty already

Speaker 2 ([07:05](#)):

And, and all and it all, and all of his contractors' work does come with one year warranty. I think under state law it's usually one year warranty. Right. Yeah.

Speaker 4 ([07:16](#)):

And the the the one thing that, that we gotta be mindful too though. You know, you dealing with a big roof that's a whole lot bigger than that 500 square foot. If it rain and it rained all over in that corner, the water

Speaker 2 ([07:26](#)):

Could. And he did explain that in an email to, to Commissioner Jefferson.

Speaker 1 ([07:32](#)):

Well that's what this whole thing is. It's patching

Speaker 4 ([07:34](#)):

It's patch that need more patching than what we actually patching. But,

Speaker 1 ([07:39](#)):

And it's going to leave again

Speaker 4 ([07:40](#)):

Going again.

Speaker 1 ([07:41](#)):

Like possibly.

Speaker 2 ([07:42](#)):

Well I think when you ask,

Speaker 1 ([07:43](#)):

But it's gonna leave.

Speaker 2 ([07:44](#)):

Yeah. Because

Speaker 1 ([07:45](#)):

Water has to find somewhere to go. It's getting in somewhere. He's only repairing the spots where, you know, the leaks are.

Speaker 2 ([07:50](#)):

And I think that was a, and I think that was a question that someone asked before and you addressed it to the gentleman and the gentleman tried, uh, tried to respond to you and the board saying, look, we don't like water travels. Like water could be coming in here and going, I remember seeing a drawing he sent to you. So all we can do I think is attach, you know, attack what we believe are the problem areas. I think that's what he said. We're

Speaker 1 ([08:21](#)):

Making spot repairs. Mm-Hmm. <affirmative>.

Speaker 2 ([08:23](#)):

Yeah. Yeah.

Speaker 1 ([08:24](#)):

Not, we're not solving the problem. We'll just make a spot we fast.

Speaker 2 ([08:27](#)):

Which is why there is the CEA. Yes. Um, as I spoke to, um, I spoke with again with uh, Jeff as late as today and he said he was happy to get that money to us so that we could, that, you know, what VP could repair the roof and, and maybe hire an executive assistant with the money. And I said, I want to manage your, your expectations. 1.5 million is going to go to repair the roof <laugh>. I don't anticipate there being extra money because the roof has been needed to be repaired. And, and as Commissioner Plummer has said ad nauseum for years, this, you, this agency entity has been patching the roof and patching the roof and patching the roof. If you had as much money as you guys had spent on patching the roof, y'all probably have bought a new roof by now. But the only reason this was being done on an emergency basis was because as I put in the recital, you have a tenant that has food, great product who said that he's having to move food around now so that it doesn't get wet. And if he's afraid that if one of his inspectors were to come in while it was wet in there, it might cause them problems.

Speaker 2 ([09:42](#)):

So, you know, because you guys did rent it out for the purpose of a, um, you know, for the purpose of a, um, of, of, of storing food grade products, you have to make sure that you maintain it in a position that they can do that. Otherwise that would make you a default of the lease. So that was why this was happening. And, and at the last board meeting you guys talked about the contract and talked about how much it was and what he was gonna do and that's why the contract got drafted.

Speaker 1 ([10:18](#)):

Anybody have any questions on him?

Speaker 2 ([10:25](#)):

So this is just a request to re recommend the contract, um, to, you know, to the full board for, uh, approval. It doesn't need any additional approvals by the board. 'cause the board already approved the contract. Mm-Hmm. <affirmative>.

Speaker 1 ([10:39](#)):

So outside of the recommendation to the board for approval of the contract. Mm-Hmm. <affirmative> the only change would be what Commissioner Wallace said earlier. And that's the change, uh, the name of the uh,

Speaker 2 ([10:49](#)):

Yes. Which I just did. Okay. I just, when you heard the swishing sound, I was sending it to Mr. Hewitt. Okay. Uh, because your chair has already said in the past that he will not sign anything until it's already signed by the other party that's supposed Yeah. So that's, which is fine. Which is good. So I'm sending it to Mr. Hewitt right now. He was stand, he was on standby. We spoke earlier. Okay. So I fully, I mean, and in, in, in, in closing, I fully expect your lease to be your lease your roof to be completed no later than Monday, but most likely by Friday. That's what I think. Great. Complete roof plea. No, your patchwork to be completed.

Speaker 1 ([11:32](#)):

So we need to vote for the, uh, recommendation.

Speaker 2 ([11:35](#)):

Yeah. That's all.

Speaker 1 ([11:38](#)):

Go back.

Speaker 2 ([11:39](#)):

Uh, yeah, any, uh, who, who, who, who is, who's motioning I'll move. Okay. So moving. And second. Okay. Second. All in favor? Aye. Okay. Any opposed? Alright. Motion passes

Speaker 1 ([11:56](#)):

Or do we need to note that Commissioner Opposed? I'm

Speaker 2 ([12:01](#)):

Sorry. Okay. Opposed. Okay. Although I did put it just as an update, but I'll put it, I'll put in in in the recommendation. Okay. Alright. So do a roll call, vote then. Jefferson?

Speaker 1 ([12:14](#)):

Yes.

Speaker 2 ([12:15](#)):

Plumber, no. Tucker? Yes. Wallace? Yes. Alright. Um, three a's one nay. It, it, it's, um, moved to for approval or recommendation is approved.

Speaker 1 ([12:32](#)):

Item number six, review and recommendation, uh, regarding placement of OP in operation of generator for use and benefit of Starlight Studios.

Speaker 2 ([12:40](#)):

Yeah, and I just gave you a little cheat seat there. Um, we just, uh, we was, I just found out about this yesterday morning, which is why everything's also kind of moving fast. Um, this came to the board through, um, commissioner Tatum, um, and Starlight Studios contacted him. Starlight Studios has a, and I spoke probably around eight o'clock last night with a Mr. Kevin, I think it's Murphy is his name, or Murray, uh, who is the COO for Starlight Studios. They have a film that's in production right now that either they need this extra power or they wanna make sure they have it so that they don't have to stop production. I'm assuming that since they're coming into New Orleans and it's storm season, they may wanna make sure that they don't have to stop production for a power failure. What they need to do is to bring in a generator.

Speaker 2 ([13:47](#)):

He says probably 75 kilowatts. It would be coming in on a truck. It would be diesel generated. There would be a diesel fuel truck that would come and refuel it as needed. They do not expect the generator to be running even eight hours a day. He said, as a matter of fact, it may get there and never run ever. The, we just need to have it on standby, quote unquote. Um, the reason that they're not trying to put it on their own property is because it would, would interfere possibly with the filming because as you know, it has to be pretty quiet around filming. Even though they have those soundproof studios. Um, it still has to be pretty quiet. So they would propose to put it on a truck located, you know, and they said I, I questioned them as far as fire risk, um, and ADV als, highly flammable alcohol shed.

Speaker 2 ([14:46](#)):

And they said that they would move it as far away from there as they would need to move it. That that's not a problem because they're just gonna be running cables. They would run cables across from the N-O-R-B-P property to their property and not in trued upon, uh, the space that a theo is leasing. And it would only be for one month production should be finished by then. They're proposing to give the ORV \$2,000 to just to use that space then. Um, and they would've certainly provide all insurance that would be required and hold harmless agreements. So they would be fully responsible for any potential damages. That is the proposal that has come through for consideration.

Speaker 3 ([15:43](#)):

Any questions?

Speaker 4 ([15:45](#)):

That's a pretty nice size generator. So it will be loud and <laugh> that that's why they moving it from off of the property. They don't hear the noise. Did we talk to Ivano or give 'em a heads up or will we give 'em a heads up about the noise or possible noise

Speaker 2 ([15:56](#)):

Or, I have not spoken to Ivano. I did um, suggest to, uh, vice Chair Tucker today speaking to at Vno on the other hand also. Um, I don't know when I think about it that Advanta would have any reason or right to object to it.

Speaker 3 ([16:18](#)):

It's not gonna be operating there. It's gonna be just placed there.

Speaker 2 ([16:21](#)):

Right. It could be operating if they need it is a standby. It's a standby and you know,

Speaker 3 ([16:26](#)):

Bring it.

Speaker 2 ([16:26](#)):

We gotta, I mean they wouldn't put it there if they didn't think, you know. Yeah. Obviously it wouldn't go through that expense if they didn't think, oh, we might run it so they may need it. Um, they may need

Speaker 3 ([16:36](#)):

To pick it up from our location and bring it on set.

Speaker 2 ([16:39](#)):

No, I never, never, they may or may not need to run it. They may or may not need that extra. Um, well, and they said look, and if when and the gentleman he's in Baton Rouge, if you would like, he did say, please call me if you need me, um, to speak on it. And like I said, I tried to turn on a dime on this for you guys, but this is not my project. So if you guys would like to, I can also, I have his phone number and I can give him a call. Just let me know. And

Speaker 4 ([17:15](#)):

Usually we generates, you gotta run 'em at least once a week

Speaker 2 ([17:18](#)):

To keep him uh, operating. So if you all want me to try to get him on a call right now, I'm happy to do that. So you all can ask questions so you can be better ready for the board meeting. Would you like that

Speaker 3 ([17:31](#)):

Mr. Chair? I dunno if that commissioner,

Speaker 2 ([17:34](#)):

Um, let the record reflect at six 18, um, a chair person Hughes arrived. So we are right now on the Starlight Studios initiative. And I'm asking, uh, Mr. Ca I explained what I have on this sheet of paper, which I'm gonna give you, but, uh, the gentleman, the COO said that if we would like, he would be happy to, uh, to get on the phone with us. 'cause he's in Baton Rouge right now.

Speaker 5 ([18:02](#)):

Commissioner Blower. Where is this placement gonna be? In the front of the building? Um, the same, the same opposition we had to at Van place on the front of the building. We are gonna be okay with Starlight. Why Starlight can't put it on the front of their building on <inaudible> Road. They've expanded, they're building more sound stages, so why can't it be on their own property? Why do they need to come and put it on our front door

Speaker 2 ([18:48](#)):

Again? Um, if, if Mr. Kevin, who's his last name said that he's available

Speaker 5 ([18:54](#)):

A hard time.

Speaker 2 ([18:55](#)):

Yes. I think that about

Speaker 5 ([18:57](#)):

Placing their stuff on our front

Speaker 2 ([18:59](#)):

At Evano was a permanent installation and this is a one month. I guess that would be the difference. Um, not a permanent installation. And again, it's

Speaker 5 ([19:08](#)):

Still gonna be located on the front.

Speaker 2 ([19:10](#)):

A again, he said he would move it wherever y'all want and I can't speak to it any further. He said to please let him speak to the board if y'all want.

Speaker 3 ([19:18](#)):

It sounds like based on the last opportunity engagement, that they just want a relationship

Speaker 2 ([19:22](#)):

With us. Right. They did try before to do something that would've been a much more lucrative and much more long term. Uh, they would have, and I don't know if everyone knows about that, but they did contact, um, uh, commissioner Tatum. They were going to go ahead and clear and cut and maintain that whole area in between, um, the, um, the N-O-R-B-P property and Starlight property, which would've been very nice. And then they wanted to build a road so that they could actually be able to the utility to they Yeah. And, and, and park you park whatever. If they had larger vehicles or any kind of vehicles as long as it wasn't over the weight limit for the yard. Uh, your, your front yard For our yard, yes. Yeah. That the, the if they like basically for extra parking and they wanted, they were gonna pay 2,500 a month for that. The problem is that they didn't realize that at Vno leases for \$1 square foot the entirety almost of our outside of our building. And that would've meant that their road would've had to have been far too way far away to access. They, because they couldn't, they thought that they didn't know adv van leased that whole area. So that put a kibosh on that because I did ask him and he did verify that that was the reason why they couldn't do it. Okay. Was because they didn't know the adv van leased area was so large.

Speaker 3 ([20:49](#)):

I thought we couldn't move fast enough.

Speaker 2 ([20:51](#)):

Nope. He said that's not it. He said that was not it. He said it was because adv van's area is so big.

Speaker 3 ([20:57](#)):

So about this item, what's the weight of a 75,000? Uh,

Speaker 2 ([21:03](#)):

I know I'm gonna sound like a broken record, but you would have to ask him because I don't know all, any of, any more than what I told you <laugh>.

Speaker 3 ([21:11](#)):

I mean, it could possibly damage the asphalt, right?

Speaker 1 ([21:14](#)):

Does it even,

Speaker 2 ([21:15](#)):

I don't know. I I don't know the answers.

Speaker 1 ([21:19](#)):

And so does it need to actually go on the asphalt or can it go in the grass adjacent to the asphalt? You know, that

Speaker 2 ([21:25](#)):

We would have to call him. He said he's available. Do you want me to call him

Speaker 6 ([21:31](#)):

How much?

Speaker 1 ([21:33](#)):

That's what I'm saying. It's a lot easier to fill in dirt and have them come back from

Speaker 3 ([21:40](#)):

Fill, develop space

Speaker 1 ([21:42](#)):

That way it'll still be, it'll set back away from visibility. I mean, and if there's a leak.

Speaker 2 ([21:50](#)):

Yeah, I don't know anything about big generators and also about what the rules are and about fire hazards. I don't, I don't, I don't know those things. Again, we would have to call

Speaker 3 ([22:04](#)):

They how fast they wanna move

Speaker 6 ([22:05](#)):

On this

Speaker 2 ([22:07](#)):

Tuesday, the 11th of June.

Speaker 3 ([22:09](#)):

We won't have time for a site visit or meeting. That's time. Like this is the meeting

Speaker 2 ([22:16](#)):

Tuesday, the 11th of June. Recommendation. Do you want me to get him on the call so you can ask him these questions? 'cause I'm not the one to answer these questions And this is the committee meeting where you guys do the committee work and ask those questions that are concerning to you.

Speaker 1 ([22:36](#)):

The two I have are location and can ask please them.

Speaker 2 ([22:40](#)):

Do you want me to get him on the phone? Sure. I'm in. Okay. I can't answer any of those questions. I think it's, this is committee work and this is a good thing. Um, committees should work that way. Let me find the, because I got the number from Mr. Um, commissioner Tatum. So let me try to get his number. Uh, while you guys think of the other questions that you might want to ask him. It says 5 0 4 3 8 8 3 7. I hope my volume goes up high enough.

Speaker 7 ([23:49](#)):

You are calling 5 0 4 3 8 8 4

Speaker 2 ([23:51](#)):

Voicemail

Speaker 7 ([23:52](#)):

Leave message's. I'll call you as soon as possible.

Speaker 2 ([23:55](#)):

Hi, this is Maria Zen. We spoke yesterday evening. I am at the property committee for the New Orleans Regional Business Park. The commissioners have some questions and um, uh, I was trying to get you on the line to respond to those questions. Uh, if you get this message, you can call me back at (504) 931-3570. Thank you. Okay, so I think these are all good and legitimate questions. Um, and we could try, um, commissioner Tatum, because he also may have more information than I 'cause he spoke with the gentleman. I'll try him for you all. Hi. Hi, commissioner Tatum. Ms. Maria, I'm at the property committee meeting. I tried to get Kevin Murray because he said he couldn't be available, but he could be available by phone. But we did, I missed, uh, he didn't answer. And the commissioners have some questions. I thought I'd call you. Also put you on speaker, uh, because perhaps you can answer these questions. I've given all the information that I have.

Speaker 8 ([25:17](#)):

Okay.

Speaker 2 ([25:18](#)):

Okay. There you go. That's Commissioner Tatum. Go ahead guys.

Speaker 3 ([25:22](#)):

Hey Josh, this is, uh, commissioner Tucker. How you doing?

Speaker 8 ([25:27](#)):

Good. Hey, good. Hey Tucker,

Speaker 3 ([25:30](#)):

My question is about the weight of the 75.

Speaker 8 ([25:33](#)):

I I I can't,

Speaker 2 ([25:34](#)):

Okay, his question is about the weight of the 75 kilowatt generator. And I think several of the commissions had that question. Would that be too heavy or what is the weight for the, uh, parking lot?

Speaker 8 ([25:49](#)):

The weight on the cement?

Speaker 2 ([25:51](#)):

Right. Um, they, Mr. Murray told me that it would be, it would be brought in on a truck. It would be on a truck.

Speaker 8 ([25:59](#)):

Yeah. I mean like, just like a truck generator that they, you know, pull behind a vehicle. I, I'm guessing behind truck.

Speaker 2 ([26:10](#)):

Um, what was your question, commissioner

Speaker 6 ([26:13](#)):

Generator?

Speaker 2 ([26:14](#)):

Yeah, it, it is not very large. Huh? Okay. So he, we are showing, um, commissioner Jefferson is showing a picture now of a 75 watt generator. He said it doesn't look very large. Oh yeah, no, it's like on a trailer. Like on a trailer. So that's what he means when he says it, they would pull it in on a truck. He said,

Speaker 8 ([26:34](#)):

Yeah, you pull it on a truck and then just drop it off. Okay. Like on the trailer. And, and then that, what they're planning to do is they'll drop it off and then I think they're just trying to run a line through the property back in so that they can plug in because they're, what they're trying to do y'all, is they're trying to reenact scenes at night in a combat zone. And so that's why they want to, 'cause the film is about combat. And so what they're trying to do is they're trying to have where they can put lights out on the light that's been cleared. And so they need the generator to be far away so it doesn't, it's not heard in production. And so that's why they, they asked us so that they'll, they'll drop the generator off and that's why they'll just keep it there for a month, um, on our, on our side of the property and, and run the cords essentially to the other side on their side to start hooking up the lights.

Speaker 2 ([27:37](#)):

And I think they'll only

Speaker 5 ([27:38](#)):

Run it at night.

Speaker 8 ([27:41](#)):

Run it at night.

Speaker 2 ([27:43](#)):

Uh, just I got a bad signal on you. Uh, and he told me that they may and they may or may not use it, is what Kevin said,

Speaker 8 ([27:54](#)):

Right? The generator?

Speaker 2 ([27:55](#)):

Yes.

Speaker 8 ([27:57](#)):

Yeah. I mean that they'll need to use it here and there for certain scenes, but not all, not running 24 7.

Speaker 2 ([28:03](#)):

Okay. He also said, I think you said, or he said that they would have, they would hire security 24 7.

Speaker 8 ([28:11](#)):

Yeah. For, for their property or for their, you know, equipment

Speaker 2 ([28:15](#)):

For the generator.

Speaker 8 ([28:17](#)):

Yeah, all their equipment. 'cause they'll have, they'll have somebody that goes on both sides of the property.

Speaker 2 ([28:24](#)):

Okay. I don't know if anyone had any other questions that maybe he could answer. I'm sorry. I don't have any.

Speaker 8 ([28:35](#)):

And, and I'm, and something to keep, uh, in my, can y'all hear me okay? Uh,

Speaker 2 ([28:41](#)):

I can, and I'll, I'll repeat if anybody doesn't hear, I'll repeat what you say. I'm sorry that my volume doesn't go up any higher. Go ahead. No,

Speaker 8 ([28:47](#)):

You're good. I just keep going. Just something that maybe to think about too is, um, I'm not sure Maria, um, and I spoke to him last as well. I asked him, you know, you know, can we pull, pull together a dollar amount so if there's a dollar amount that

Speaker 2 ([29:04](#)):

Yeah, he had proposed \$2,000 for the month. Okay. Yeah.

Speaker 8 ([29:11](#)):

Okay.

Speaker 2 ([29:12](#)):

I I think Commissioner Plummer had a question before you started speaking.

Speaker 5 ([29:17](#)):

Commissioner Tatum, I wanted to know why is it they have to come put it on our property when they have property themselves and they're expanding their sound stages and why they can't put it on the front of their property. Whether that be, uh, that building is that designates the Starlight Studios

Speaker 2 ([29:37](#)):

On Ogen that faces o Gentilly. Okay. Do you, did you hear that?

Speaker 8 ([29:45](#)):

You're breaking up I

Speaker 2 ([29:46](#)):

Think heard <crosstalk>. Okay. She would like to know why they put

Speaker 8 ([29:49](#)):

It on

Speaker 2 ([29:49](#)):

Their property. Yeah. And like maybe closer to Old Gentilly Road where they have that little, it looks like a little portal, I think.

Speaker 8 ([29:56](#)):

Yeah, I think the biggest thing is running the, the lines. It, it'd be shorter to run it if it was on our side, meaning the cables that they'll need to run. So it'll be longer cables that I don't know. I mean, I mean something proposed to 'em. But the, the thing is, is that closer to our property,

Speaker 2 ([30:20](#)):

The, the N-O-R-B-P property would be closer to where the production would be than if they put it in the front of their property is what you're saying.

Speaker 8 ([30:30](#)):

Correct?

Speaker 5 ([30:32](#)):

Well, the way I'm, the way I'm thinking it's gonna be face, I mean, where it's going to be, it's gonna be actually right there where that Starlight building is. No,

Speaker 8 ([30:44](#)):

No, no. That Okay. Exactly. Where would it They bought, they bought the acreage that's right beside our, our property. And so they, you know, that where they just started clearing the area,

Speaker 2 ([31:00](#)):

Uh, they've started clearing an area and they just bought that acreage, you're saying?

Speaker 8 ([31:04](#)):

Yeah. And that's where they're doing the production outdoor shoes.

Speaker 3 ([31:11](#)):

I still don't understand where police,

Speaker 2 ([31:13](#)):

Um, uh, commissioner Tucker just said that he still doesn't understand where the placement would be.

Speaker 8 ([31:21](#)):

The placement will be exactly where we all stood that day. Okay.

Speaker 3 ([31:27](#)):

Which is,

Speaker 8 ([31:29](#)):

It'll be that we all were out there. That'll

Speaker 3 ([31:30](#)):

Be the north west side of the, the parking lot or banal side and halfway down that line.

Speaker 2 ([31:38](#)):

So maybe it would be easier for people if you gave, gave them sort of a, a idea in relationship to the I call the alcohol shed.

Speaker 8 ([31:47](#)):

Okay. So if everybody knows where the, I mean

Speaker 2 ([31:50](#)):

Where the shed is, Aban shed,

Speaker 8 ([31:53](#)):

Hey, she were with us that day. Maria

Speaker 2 ([31:55](#)):

Too? Yes, exactly.

Speaker 3 ([31:57](#)):

40, 50 yards away from that shed coming towards,

Speaker 2 ([32:00](#)):

Towards O Gentilly. Yep. About 40 or 50 yards away. Going towards old o Gentilly. Kind of where? Um, yeah, I don't know. I don't, I I'm bad with, with, with, with distances to tell people on measurements. I'm not really good vegetation area.

Speaker 3 ([32:16](#)):

Near the

Speaker 2 ([32:17](#)):

Vegetation. Yeah. So from o Gentilly Road, like how many feet is that from O Gentilly Road?

Speaker 3 ([32:25](#)):

Once you get off the driveway? Yeah, you make a left, you get, you make a left to the tree line.

Speaker 2 ([32:32](#)):

Right. Right.

Speaker 3 ([32:33](#)):

From that point to where we talking about placing is 40, 50 yards.

Speaker 2 ([32:39](#)):

Same <crosstalk> Okay. About 40, 50 yards off.

Speaker 1 ([32:43](#)):

Commissioner Tatum.

Speaker 2 ([32:45](#)):

Commissioner Tatum, you there? I'm here. Okay. Yes he is. We know if they

Speaker 1 ([32:49](#)):

Wanna place it in a parking, a parking lane or Okay.

Speaker 2 ([32:52](#)):

Inside the grass. Does he want a parking on the parking la lot itself or inside the grassy area?

Speaker 8 ([33:00](#)):

No, it will not be parked in a grassy

Speaker 2 ([33:02](#)):

Area. Not in the grassy area. On the parking lot itself.

Speaker 8 ([33:06](#)):

Probably adjacent. It'll be on the concrete.

Speaker 2 ([33:08](#)):

On the concrete.

Speaker 8 ([33:10](#)):

Correct.

Speaker 2 ([33:11](#)):

And I think you did say you were going to attend the meeting the, in a at seven, right?

Speaker 8 ([33:17](#)):

Yeah, I'm on the way. And hey, y'all, we can all put this all in the contract. Yeah. Like we can tell them, Hey, you need to park it right here. Like, yeah, no, don't do this, don't do that. Like, this is all about getting \$2,000 in our bank account. So I think all the details of that can be spelled out. Like I think if y'all say tonight, no, we, we don't want on grass, we want it in this spot. In this spot. Only do not have cables across here. And that failed out there.

Speaker 2 ([33:44](#)):

Yeah. Um, he, Kevin Murray did tell me yesterday that he was more flexible with this proposal, uh, than with the other because since it wasn't about driving back and forth, it was about cables that if the board wanted it, you know, like in a different location, uh, near the property, that they could just add more cable to it.

Speaker 8 ([34:08](#)):

Mm-Hmm.

Speaker 2 ([34:09](#)):

<affirmative>. Okay. Do you guys have any other questions for Commissioner Tatum? I know he is driving and it looks like the weather's bad, so I don't want him to, I want him to be able to focus on the road.

Speaker 8 ([34:18](#)):

<laugh>, you're good. I'm on the way. Okay. I'm on the way

Speaker 2 ([34:20](#)):

Too. Okay. Yeah. Okay. All right. Any other commissioner, foreman? Any questions? Okay. Alright. Thank you. We'll see you drive safely. All I'll see you in. Alright, bye-Bye.

Speaker 3 ([34:33](#)):

Chairman Jefferson. Yes. I, I think this is a small project relative especially to the, another opportunity to see if they can be a good neighbor and possibly a good partner. I'm okay making recommendation, especially with fact that commission going this way. We can talk about any, any other details of questions. I'm okay making

Speaker 1 ([34:58](#)):

A second step.

Speaker 2 ([35:00](#)):

We okay? Um, yeah, take a roll. Call a vote on it. No one else has any more, any other questions on it?

Speaker 3 ([35:07](#)):

No. What was the motion? I'm sorry. Make the recommendation. Review and recommend Recommendation. Placing and operating a generator at 13 8 0 1 Old Gentilly Road for the use and benefits of lights.

Speaker 2 ([35:24](#)):

Uh, thank you. And

Speaker 3 ([35:25](#)):

For \$2,000 for one month, right?

Speaker 2 ([35:28](#)):

For one month

Speaker 3 ([35:29](#)):

It says

Speaker 2 ([35:30](#)):

Per month. No, it, it says per month. Um, and that was just be to make it clear that it wouldn't be \$2,000 even if they ran over a month, but he said it would be one month

Speaker 1 ([35:40](#)):

For one month. Be

Speaker 2 ([35:42](#)):

<inaudible>. The contract would be for one month.

Speaker 1 ([35:48](#)):

Recommends

Speaker 2 ([35:50](#)):

Wallace and Okay. Alright, I'll take a roll call vote. Um, Jefferson?

Speaker 1 ([35:58](#)):

Yes.

Speaker 2 ([35:59](#)):

Commissioner Plummer. <inaudible>. Okay. Um, Tucker? Yes. And Commissioner Wallace? Yes. Alright. Thank you so much. That approves to go to the board. Okay.

Speaker 1 ([36:16](#)):

Alright, next item is item number seven.

Speaker 2 ([36:20](#)):

Yeah. And

Speaker 1 ([36:20](#)):

It's review and rec review and recommendation. CEA between the RVP and the city of New Orleans.

Speaker 2 ([36:26](#)):

Now, again, I, you've got the CEA in front of you. I've also sent the CEA together with exhibits. Exhibits were very long, so it was like 51 pages or something. So everything's been emailed to the whole board. I don't expect you all to have reviewed the actual CEA by this meeting. So I guess that was kind of a misnomer on there. But, um, basically this CEAI worked on a lot as far as comments and made a lot of changes. And the city attorney, I'm happy to say, accepted all of my comments. The city attorney only, but I gave it to them in March. They just got it back to me last week where they made a few more comments. I have, I have skimmed through the comments. I haven't really analyzed them fully. I will in a little bit, but they seem to be all just, uh, comments that are, are yes, substantive and need to be made, but they're, they're just more to make it fit with the, with the arpa.

Speaker 2 ([37:24](#)):

Um, nothing that really affects the most important things that I wrote in for N-O-R-B-P. Uh, the most important thing is that it would still be for, uh, it would be for \$1.5 million and there would not be strings attached, uh, for the N-O-R-B-P. I think that's one of the most important things for the ORVP. I wanted to get this out here and on the table, the however, so even though I still have their comments that I haven't accepted into the document yet, so that you guys can start looking at it and reading it and hopefully, um, uh, you know, if you had any comments you wanted me to make sure that I, I took into consideration now, but have, uh, a, have, have it a draft that would be ready for the board to approve at the meeting on the 28th.

Speaker 1 ([38:20](#)):

You're expecting what we were expecting. Recommendation.

Speaker 2 ([38:24](#)):

Recommendation. If you, you know, you don't need to move a recommendation. You just, unless there are some things that you wanna recommend today that I double check and make certain are in the, in the agreement. You know, are there things that the property committee has thought about that should definitely be in this or should not be in this?

Speaker 3 ([38:46](#)):

I know the chairman's here is probably just observing. Mm-Hmm. <affirmative>. But he ask you to send this to property so we can review and make a recommendation. And we got it today.

Speaker 2 ([39:00](#)):

I,

Speaker 3 ([39:00](#)):

And you got a few changes that you, you got really <inaudible>.

Speaker 2 ([39:04](#)):

Yeah. I really wanted you all to start just reviewing and I wanted the board to start reading it at least two weeks ahead of time. So

Speaker 3 ([39:18](#)):

You may have to call special

Speaker 2 ([39:19](#)):

Property. Uh, you know, I may, we may need a special property committee meeting and I think, you know, I, I put on the CEA for review and recommendation. Probably doesn't need to have recommendation, but at least needs to begin to review it. Um, I maybe you need another property committee meeting. Uh, but maybe not because this is for the full board really. And I know you guys have been thinking about the CEA for a long time. I guess the main question is, is there any things that the property committee meeting, 'cause I know Jeff has a different idea. He thinks that there's gonna be enough money in this CEA to repair the roof and to hire some, um, some temporary staff to help with like executive stuff. What did,

Speaker 3 ([40:04](#)):

What did to get that from?

Speaker 2 ([40:06](#)):

And I, I don't know because I I've been saying forever that there would not be because the roof is gonna be very expensive. So I think that that's something that right now the board, I mean the property committee can let me know what is the property committee's idea to, for this money.

Speaker 1 ([40:23](#)):

My recommendation is for the roof obviously, because it's, we can't do anything else to the building until we get the roof replaced. We're wasting money on doing patches on the roof every four months or however so often. Right. But the proposals we got back last fall started at like 1.7 and then I think the lowest was 1.4 or 1.3 or something like that.

Speaker 3 ([40:46](#)):

That's what I think. Consideration change

Speaker 1 ([40:48](#)):

Order. Exactly. Like not

Speaker 2 ([40:53](#)):

Mm-Hmm. <affirmative>.

Speaker 1 ([40:54](#)):

So we're hoping this is enough, but

Speaker 2 ([40:59](#)):

This may not even be enough. May not be

Speaker 1 ([41:00](#)):

Enough. But I mean, I'm not gonna say no to it.

Speaker 2 ([41:03](#)):

Yeah.

Speaker 1 ([41:04](#)):

But I do have a question on page three though. Um,

Speaker 2 ([41:08](#)):

Okay.

Speaker 1 ([41:09](#)):

What is the 10% of the indirect cost rate applicable to sub award to the sub recipient? What does that mean?

Speaker 2 ([41:17](#)):

The, um, hold on. Sorry. Lemme take a look at that part again.

Speaker 3 ([41:36](#)):

So we're the self recipient.

Speaker 2 ([41:38](#)):

Yes. Uhhuh, <affirmative>

Speaker 3 ([41:38](#)):

Percent direct costs if we have to spend time

Speaker 2 ([41:41](#)):

Managing Right. Site

Speaker 3 ([41:42](#)):

Visits or any

Speaker 2 ([41:45](#)):

Right. And I think, I think, I think, I think this is also the part of the amount that he thinks can be used.

Speaker 3 ([41:55](#)):

Thousand. Oh,

Speaker 1 ([41:57](#)):

Right.

Speaker 2 ([41:58](#)):

Yeah. I think this is the part of the, some of the money that he thinks might be able to be used. But I, yeah. For, uh, for, for administrative purposes for the O-R-B-P-I-I

Speaker 1 ([42:13](#)):

Can provide, uh, site visits at no cost at all.

Speaker 2 ([42:18](#)):

How coming? Hi. The weather looks very, I'm distracted by how bad it looks out there. I'm looking at the palm trees. I mean,

Speaker 1 ([42:26](#)):

As far as like having a project manager, I don't think that would be necessary for something like this.

Speaker 2 ([42:30](#)):

Mm-Hmm. <affirmative>

Speaker 1 ([42:32](#)):

Honestly, I feel like maybe between the three of us we can climb up on the roof anyways.

Speaker 2 ([42:38](#)):

Well, who? The three of us. Who, who, who's us?

Speaker 1 ([42:41](#)):

Wallace? It's myself,

Speaker 2 ([42:42](#)):

Tucker. Okay. 'cause you looked my way and I'm not climbing on a roof.

Speaker 1 ([42:45](#)):

I also looked at,

Speaker 2 ([42:48](#)):

Nor would I be any help to you on a roof because the whole time I'd be terrified that I'm falling off of it.
So <laugh>

Speaker 1 ([42:57](#)):

I mean, other than that I don't think Okay, that's, I just wanna know what that 10%

Speaker 3 ([43:00](#)):

Just so we clear. It's, it's absolutely no expectations of how these things

Speaker 2 ([43:04](#)):

No, there are no strings attached. You all will be here recommending cost

Speaker 3 ([43:10](#)):

More. We're not gonna let this money say I maybe we wanna do some something else to

Speaker 2 ([43:14](#)):

Include. Yeah, no, it's very, as long as it's for the public purposes of this board, uh, a capital capital project operating it even said operating expenses. Um, but obviously you've got a lot of capital pro of things that need to happen.

Speaker 1 ([43:32](#)):

What is our deadline? Is there a deadline? Use the money.

Speaker 4 ([43:36](#)):

2026.

Speaker 2 ([43:38](#)):

Yeah.

Speaker 4 ([43:40](#)):

June, 2026. I think so.

Speaker 2 ([43:44](#)):

So we need to be ready. I'm looking for that too.

Speaker 1 ([43:51](#)):

So,

Speaker 2 ([43:54](#)):

And the other thing that I had argued for I'm look, was we look for that date was, um, at first they wanted to give it out to us in parts so that as we did the work they would pay us. And I said that wouldn't work. So they agreed to give it in one lump sum. God.

Speaker 1 ([44:19](#)):

So

Speaker 6 ([44:21](#)):

Wow.

Speaker 4 ([44:27](#)):

September 32,

Speaker 3 ([44:31](#)):

Chairman. Yes. My, my concern with the, if we're gonna make a recommendation this, that your, a special counsel is not comfortable with the, the changes that just came back last week and you skimmed through

Speaker 2 ([44:43](#)):

It. Oh, I didn't say I'm not comfortable with them. I said I, I think I am comfortable. I want to go through it again. I've only skimmed through it because it came back last week. Mm-Hmm. <affirmative>. But I didn't see anything that made me uncomfortable.

Speaker 3 ([44:55](#)):

The time you would need to go through it is great than length to this

Speaker 9 ([44:58](#)):

Meeting. Right.

Speaker 2 ([44:59](#)):

Great. Yes. Absolutely. I mean, I can get back to you all by Monday and let you know, but I wanted to, I wanted to get something out so that you guys can at least start on it. 'cause most of what you see in there, I've already approved Go ahead. I'm sorry.

Speaker 9 ([45:15](#)):

Yeah, respectfully. I don't think, I don't think, um, this committee or any committee needs to make a recommendation. What I'd like is, um, the final draft to be completed as soon as possible. Mm-Hmm. <affirmative>, uh, I want the board to have at least 14 days to be able to review

Speaker 2 ([45:33](#)):

This. Okay.

Speaker 9 ([45:34](#)):

Uh, and be able to provide input if, if, if we're bringing this to a possible vote at the end of the month. But I'm not even bringing it to a vote until the board has had time to, uh, review it. Number one. Number two, um, when we first started having this conversation here, I think the board made it crystal clear that these dollars would be used for capital <inaudible>.

Speaker 2 ([45:58](#)):

Mm-Hmm. <affirmative>.

Speaker 9 ([45:59](#)):

Um, you know, when we start talking about using this money on

Speaker 2 ([46:03](#)):

Operating expenses,

Speaker 9 ([46:04](#)):

Operating expenses, you know, with any budget you should not be using one time money on recurring expenses. So I think that's mostly irresponsible on our part. And just given the, we have no shortage of capital needs. So, you know Right. This 1.5, you know, even if we just apply to the roof, we'll probably go instantly. So I think that, you know, the references to operations need to come out

Speaker 2 ([46:35](#)):

Just so we can clear on our

Speaker 9 ([46:36](#)):

Intent.

Speaker 2 ([46:37](#)):

Okay. He should not have a problem with that. That the city wanted to put in that to, they said to give us maximum. I mean, you can wiggle room thing,

Speaker 9 ([46:47](#)):

You can leave the stuff around like beautification, you know, those would be potential one time expenses.

Speaker 2 ([46:53](#)):

Mm-Hmm. <affirmative>.

Speaker 9 ([46:54](#)):

But,

Speaker 2 ([47:03](#)):

Uh, I'm fully confident that you all are going to use the entire 1.5 million on the roof.

Speaker 9 ([47:11](#)):

I'm, I'm fully confident and that as well. But I don't take anything for granted. And being that the majority of this board this term expires in December. Mm-Hmm. <affirmative>, I don't have a crystal ball to know who will be here in January. Mm-Hmm. <affirmative>. I hope everybody's back in January. Okay. But that's beyond any of our

Speaker 2 ([47:28](#)):

Control. Right. So

Speaker 9 ([47:29](#)):

We need to put the necessary safeguards in place to ensure whoever comes next that the proper safeguards will be in place.

Speaker 2 ([47:37](#)):

So your recommendation would be to take out the language about money being used for operating expenses?

Speaker 6 ([47:43](#)):

Mm-Hmm. <affirmative>.

Speaker 2 ([47:44](#)):

Okay.

Speaker 9 ([47:52](#)):

I mean we, we have money in the bank.

Speaker 2 ([47:54](#)):

Mm-Hmm. <affirmative>.

Speaker 9 ([47:55](#)):

So, you know, the personnel, the part-time personnel person that we're talking about, or consultant, I mean we have the money in the bank to cover that. We we're not absolutely relying on these funds to cover personally.

Speaker 2 ([48:10](#)):

Absolutely. So what I'll do is I will take that out. I'll run, I'll work on that. I'll send it back to Jeff also with the goal of having a substantially final version for you guys by Monday, this upcoming Monday evening. Which would give you guys, uh, the 14 days to take a look at it before the meeting. I'll let Jeff know. I don't think he needs to bring this back to the city attorney, but if he does, he can get them on the phone with me and we can talk before then. 'cause I know at this point even they have prioritized it. 'cause they need, they need to get it done and I know that he won't want to have to wait another month or two months. So I'm sure that they will get involved with that. Anything else on that? What you guys wanna make sure that's in there or make sure knot's in there?

Speaker 6 ([49:18](#)):

You wanna make sure that that's not in there.

Speaker 2 ([49:20](#)):

Correct. Yeah. Yes. Yeah. So I'm asking anything else that you wanna make sure that is either in there or not in there? Well, there go like for example, operating expenses. We know we don't want that in. There's anything else that we don't want in there. Okay. Well everybody's got my email so let me know before you know, um, maybe if y'all can let me know by Friday if there's some things you think of that you want in there are not in there. So I can at least address that. Okay.

Speaker 6 ([49:55](#)):

Okay.

Speaker 3 ([49:55](#)):

Chairman, I'm thinking about, um, maybe parliamentary inquiry procedures. Do we need to make a motion to reconsider the adoption and the item number seven, takeout and recommendation and just review of proposal?

Speaker 2 ([50:12](#)):

No. No. It just leaves with, with, well, and you have some recommendations on what you want in it.

Speaker 6 ([50:23](#)):

We'll pass that analogy to

Speaker 2 ([50:25](#)):

Eight and eight was on there. Just so that you guys can begin the discussion. We don't, knowing that this is gonna certainly exceed \$250,000, which is a statutory amount, which would require you to have a full on public bid with bid documents drawn up with specs in them. We need to start talking about that because I think you wanna be able to put this out for bid at least by mid July or the end of July. And so you need a bid packet drawn up and that bid packet needs to be very specific to what you need. You know, how many, what, what do you expect to be done? How many, how many feet, what kind of material? Um, what kind of, you know, as you said the water testing like you all were talking about earlier there, I do think you would want to have it water tested 'cause you don't wanna spend that kind of money on a roof and then it fail. So you guys need to start discussing how you're gonna do that. Obviously I'm not a roofer or a builder, so I wouldn't, we would want to have some kind of expertise to join in on that.

Speaker 1 ([51:43](#)):

So they give us a

Speaker 2 ([51:44](#)):

Lot of money. It's a lot of money. You wanna be very careful. And that bid packet has to be Yes. That has to be really, you know, it's usually a bid packet like that would be drawn up by some, by professionals who in that industry. So I wanted to put that on the table so we could start thinking about this.

Speaker 1 ([52:06](#)):

It wouldn't be drawn up by a roofer. That would be something, um, that would be an architect or a contract if they're willing just take on their responsibility. But, um, the main thing or specifications and typical drawings for what's already up there, which are like curb, um, mechanical equipment, stuff like that. It's always gonna be the same detail. Um, regardless of what type of existing roof is up there. Because we're going with the SPS roof, you know, typical details for that already. Mm-Hmm. <affirmative>. So, um,

Speaker 2 ([52:36](#)):

And obviously the person who does help draw up the specs would not also be allowed to bid.

Speaker 1 ([52:42](#)):

Well I already have specs that I did for this, which is I gave several meetings ago. So we have specs for it.

Speaker 2 ([52:50](#)):

Maybe you can circulate that again so that everyone can start looking at that.

Speaker 1 ([52:55](#)):

Um, this, so one of the things we do, um, in architecture is we may have a set of drawings, um, that are not a hundred percent complete, but we may have a con uh, a general contractor that we are familiar with, uh, working on a previous project with, have them review it and provide a probable cost for it even though it's not a complete set. But they'll still, it will still be required to bid on these documents when it goes to public bid like this. They don't have any, um, everything that they're provided. Each bidder will also be provided with the exact same information that we got to them first. So they can give us a, uh, idea of what we're looking at at cost.

Speaker 9 ([53:38](#)):

Would they do this service pro bono? Yeah.

Speaker 2 ([53:40](#)):

Yes. Now I know that the last time that you guys did a project that was publicly bid that I was involved with and we did this bids and we ran all, everything. Uh, I can tell you that was the road, that paved road where Myers is on Myers' side. Mm-Hmm. <affirmative> and Doura Construction won the bid. And who drew up? And you're right, it was an architect who drew up the bid documents at that point. It was Burke Klein, Peter, which were engineering and architectural firm. I don't even know if they're still in business. Um, but Burke Klein, Peter engineering

Speaker 1 ([54:18](#)):

Greg

Speaker 9 ([54:19](#)):

Certified those drawings

Speaker 1 ([54:21](#)):

No. Mean it would've to be a, I don't think, think I'm human can do that with me, but, um, thought it's gonna be signed by him. Yeah.

Speaker 9 ([54:29](#)):

Who

Speaker 1 ([54:30](#)):

You sent it to me. That's, that's what I'm saying. So let

Speaker 2 ([54:32](#)):

Me see if he sends anything You're supposed to

Speaker 1 ([54:34](#)):

Email any architect firm can do what I'm giving the board. Any architect firm can do that.

Speaker 9 ([54:39](#)):

Gotcha. So, so respectfully guys, I think we're putting apart before the horse. We, we assume that the board is gonna approve wanting to replace the roof, but the board hasn't done that yet. Yeah. So I don't think we need to spend too much time discussing a bid process for something that the board hasn't even weigh in on. I think we need to start thinking about it. Yeah. Um, and the other thing we need to start thinking about before we go to bid, um, I think property and finance is gonna need to be jointly because come out, if we put this thing out to bid, I do not want a situation where we put it out to bid and we get these bids in and then we decide, oh you know, we don't want to come out of our bank account with any money, so we're just not gonna proceed. So we need to have at least a figure in line of how much we're willing to dip into our own bank account to add to this 1.5 if needed. Um, so I think the best way to accomplish that would probably be the two committees to each one to to, to hash all of that.

Speaker 1 ([55:45](#)):

Um, going back to Mr. Tucker was asking like, I don't know, I think it may be a conflict of interest with my firm going to join because I also big contract that you enter in with whoever it is, <inaudible> firm for them to um, move focus this, this is not a big deal. It's not, that would take a long time, but it'd still be a separate, uh, contract. Um, yeah. Additional fee that we service that would pay for that would be a part of the roofing, um, service. So it'll be that 1.5 and let's say a firm will charge you for this type of work. Something probably like close to 50,000. So between 30 and 50,000

Speaker 9 ([56:25](#)):

To

Speaker 1 ([56:26](#)):

To do everything, um, to the specifications. They'll also be a part of the bidding process also. They don't have to be What I would recommend that firm is a part of the bidding process because we wanna vet the contractor to make sure the winning contract to make sure that he's certified in

Speaker 9 ([56:40](#)):

Everything. So maybe we need to leave the personnel stuff in, in the CEA because that's money that can be used paid up front. Mm-Hmm. <affirmative>

Speaker 1 ([56:50](#)):

True. But

Speaker 9 ([56:52](#)):

Again, that's a one time,

Speaker 1 ([56:54](#)):

One time expense. Um, we would not be on the hook. So you, you pay for the services, you pay for time, you <inaudible>.

Speaker 9 ([57:02](#)):

So then we need an RFP for that as well to solicit the firm. Mm-Hmm.

Speaker 1 ([57:07](#)):

<affirmative>.

Speaker 2 ([57:07](#)):

Right, right. Yep. Right.

Speaker 2 ([57:12](#)):

So yeah, as the chairman said this, that's why I just put this on for discussion because I wanted to get everyone thinking about it. Assuming that we, that the board does approve the CEA and does approve it for the roof. There's a lot of leg work on this end. This property committee meeting is probably going to have to meet maybe even a couple times in a month just to make sure that everything's done. 'cause you just don't want the delay to be on, you know, once the money is there. Right. You don't want the delay to be on this end for not getting it out. So I wanted everyone to start thinking about the steps that need to be taken.

Speaker 5 ([57:49](#)):

Alright.

Speaker 2 ([57:50](#)):

You know, and uh, you know, and probably unfortunately I hope nobody had great summer plans. 'cause I think you guys will probably be meeting, uh, quite a few times during the summer.

Speaker 1 ([58:02](#)):

Um, alright. So that's <inaudible>.

Speaker 2 ([58:06](#)):

Okay. And that would be one

Speaker 4 ([58:07](#)):

One. One other thing too is coming from those federal grants, and I know it got a lot of stipulations tied Mm-Hmm. <affirmative> to those federal grants that we gonna have to meet too with that bid process.

Speaker 2 ([58:16](#)):

You gotta think about that reporting and record keeping and making sure that, you know, every dollar is accounted for Absolutely. And properly accounted for and documented. Again, that's why I wanted you guys to just start thinking about this now. Mm-Hmm. <affirmative> and realizing that this, you know, have to be, it's gonna be a lot of legwork.

Speaker 5 ([58:38](#)):

Okay. One motion to ajo Mr. Chair, before we adjourn. I put a, I sent out on the email about Guardian. I asked the question, has garden doctors been paid? Nobody responded. So that's my question that I'm putting on the record. Has Garden Doctors been paid?

Speaker 1 ([59:01](#)):

To my knowledge, I have. I don't think they have. To my knowledge, I haven't been a part of Garden Doctors, um, discussions. Like I haven't, I reached out to guard doctors a few times last year and I know how to respond back. I mean, so I, I really

Speaker 2 ([59:22](#)):

Okay. Second. Aye. All in favor of adjourning a. Any opposed to adjourning? Okay. Motion is hereby adjourned it, I mean, meetings adjourned. It is 7:00 PM and I'm gonna stop this for.