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Site Selection & Business Development
Alexandria International Airport

The England Economic and Industrial Development District Board of Commissioners

Regular Session
February 28, 2001

The England Economic and Industrial Development District met in Regular Session at the England Authority Board Room, 1611 Arnold Drive, England Industrial Airpark and Community, Alexandria, Louisiana, on Thursday, February 28, 2002.

There were present: Mr. Martin Johnson, Chairman; Mr. Kit Provine, Mr. Hank Bruser, Mr. Richard Bushnell, Mr. Elwood Carroll, Mr. Wayne Denley, Mr. Wayne Miller and Mr. Charles Waites.

Absent: Mr. Mike Tudor

Also present were: Mr. Jon Grafton, Executive Director, members of the England Authority staff, legal counsel, and members of the public, press and media.

Rabbi Arnold Task offered the invocation. Executive Director Jon Grafton led the Pledge of Allegiance.

The England Economic and Industrial Development District was duly convened as the governing authority of said District by Mr. Martin Johnson, Chairman, who then stated that the England Economic And Industrial Development District was ready for the transaction of business.

MOTION TO APPROVE MINUTES

Motion by Mr. Bushnell, seconded by Mr. Carroll to approve Minutes from the January 24, 2002 Regular Board Meeting. On vote, motion carried. 020-2002

MOTION TO APPROVE PAYMENT OF ATTORNEY'S BILL FOR THE MONTH OF JANUARY

Motion by Ms. Brown, second by Mr. Bushnell to approve payment of attorney's bill for the month of January. On vote, motion carried. 021-2002

MOTION TO AMEND ARTICLE 16 OF THE EEIDD STANDARD FORM LEASE.

Motion by Ms. Brown, second by Mr. Bushnell to amend Article 16 of the EEIDD Standard Form Lease. On vote, motion carried. 022-2002

MOTION TO AUTHORIZE THE EXECUTIVE DIRECTOR TO EXECUTE LEASE AGREEMENT BETWEEN THE EEIDD AND ATLANTIC SOUTHEAST AIRLINES, INC.

Motion by Ms. Brown, second by Mr. Bushnell to authorize the Executive Director to execute lease agreement between the EEIDD and Atlantic Southeast Airlines, Inc. On vote, motion carried. 023-2002

MOTION TO AUTHORIZE THE EXECUTIVE DIRECTOR TO EXECUTE LEASE AGREEMENT BETWEEN THE EEIDD AND CONTINENTAL AIRLINES, INC.

Motion by Ms. Brown, second by Mr. Waites to authorize the Executive Director to execute lease agreement between the EEIDD and Continental Airlines, Inc. On vote, motion carried. 024-2002

MOTION TO AUTHORIZE THE EXECUTIVE DIRECTOR TO EXECUTE LEASE AGREEMENT BETWEEN THE EEIDD AND NORTHWEST AIRLINK

Motion by Ms. Brown, second by Mr. Provine to authorize the Executive Director to execute lease agreement between the EEIDD and Northwest AirlinK. On vote, motion carried. 025-2002

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO SUBMIT MILITARY AIRPORT GRANT APPLICATION TO THE FEDERAL AVIATION ADMINISTRATION AND REQUESTING SUPPORT OF CONGRESSIONAL DELEGATION.

Motion by Mr. Bushnell, second by Ms. Brown authorizing Executive Director to submit Military Airport Grant Application to the Federal Aviation Administration and requesting support of congressional delegation. On vote, motion carried. 026-2002

(Mr. Tudor joined the meeting already in session)

MOTION DIRECTING STAFF TO MOVE FORWARD WITH CONSTRUCTION DRAWINGS FOR TERMINAL COMPLEX PROJECT; APPROVING EXTERIOR AND INTERIOR CONCEPTUAL DESIGN AND DIRECTING STAFF TO PRESENT RECOMMENDATION FOR PROJECT BOND COUNSEL.

Motion by Mr. Waites, second by Ms. Brown directing staff to move forward with construction drawings for Terminal Complex project; Approving exterior and interior conceptual design and directing staff to present recommendation for project bond counsel. Mr. Grafton answered additional questions from the board concerning project construction and financing.

Commissioner Brown asked for an update about bond counsel attorney.

Mr. Grafton said he spoke with attorney Scott Brame as requested but Mr. Brame said they could not take lead counsel, only local counsel.

On vote, motion carried. 027-2002

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO EXECUTE CHANGE ORDER #2 TO THE IRRIGATION WELLS AND TRANSMISSION SYSTEM CONTRACT AS RECOMMENDED BY PROJECT ARCHITECT.

Motion by Ms. Brown, second by Mr. Waites authorizing Executive Director to execute Change Order #2 to the irrigation wells and transmission system contract as recommended by project architect. On vote, motion carried. 028-2002

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO ADVERTISE FOR BIDS FOR MODIFICATIONS OF HANGARS #2504 and #2505.

Motion by Mr. Miller, second by Ms. Brown to authorize Executive Director to advertise for bids for modifications of Hangars #2504 and #2505. On vote, motion carried. 029-2002

ADDITIONS TO AGENDA

Motion by Mr. Bruser, second by Mr. Miller to add the following " 4" items to the agenda:

1. MOTION AUTHORIZING EXECUTIVE DIRECTOR TO AWARD CONTRACT FOR OAKWING GOLF COURSE CLUBHOUSE AND COURSE BUILDINGS TO KCS CONSTRUCTION IN THE AMOUNT OF \$2,054,011.00 SUBJECT TO FACILITY PLANNING & CONTROL APPROVAL AND AUTHORIZING THE EXECUTIVE DIRECTOR TO SIGN ALL DOCUMENTS RELATED THERETO.
2. MOTION AUTHORIZING EXECUTIVE DIRECTOR TO EXECUTE FOURTH AMENDED COOPERATIVE ENDEAVOR AGREEMENT BETWEEN THE STATE OF LOUISIANA AND THE EEIDD FOR ENGLAND AIRPARK GOLF COURSE, PLANNING AND CONSTRUCTION, AND AUTHORIZING THE EXECUTIVE DIRECTOR TO ACT ON MATTERS PERTAINING TO THIS PROJECT, INCLUDING CERTIFYING REQUESTS FOR STATE DISBURSEMENTS.
3. MOTION AUTHORIZING EXECUTIVE DIRECTOR TO TRANSFER APPROXIMATELY 56.64 ACRES TO JEROME J. AND CAROLYN TINGLE DEKEYZER IN EXCHANGE FOR APPROXIMATELY 58.2 ACRES OWNED BY JEROME J. AND CAROLYN T. DEKEYZER; AUTHORIZING EEIDD COUNSEL AND EXECUTIVE DIRECTOR TO DEVELOP AND EXECUTE SUCH DOCUMENTS AS NECESSARY TO ACCOMPLISH SAID TRANSFER.
4. MOTION AMENDING CONCEPTUAL PLAN APPROVED AT JANUARY BOARD MEETING FOR THE PARC ENGLAND HOTEL PROJECT.

By unanimous vote, items were added to the agenda.

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO AWARD CONTRACT FOR OAKWING GOLF COURSE CLUBHOUSE AND COURSE BUILDINGS TO KCS CONSTRUCTION IN THE AMOUNT OF \$2,054,011.00 SUBJECT TO FACILITY PLANNING & CONTROL APPROVAL AND AUTHORIZING THE EXECUTIVE DIRECTOR TO SIGN ALL DOCUMENTS RELATED THERETO.

Motion by Mr. Tudor, second by Mr. Bushnell to authorize Executive Director to award contract for Oakwing Golf Course Clubhouse and Course buildings to KCS Construction in the amount of \$2,054,011.00 subject to Facility Planning & Control approval and authorizing the Executive Director to sign all documents related thereto. On vote, motion carried. 030-2002

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO EXECUTE FOURTH AMENDED COOPERATIVE ENDEAVOR AGREEMENT BETWEEN THE STATE OF LOUISIANA AND THE EEIDD FOR ENGLAND AIRPARK GOLF COURSE, PLANNING AND CONSTRUCTION, AND AUTHORIZING THE EXECUTIVE DIRECTOR TO ACT ON MATTERS PERTAINING TO THIS PROJECT, INCLUDING CERTIFYING REQUESTS FOR STATE DISBURSEMENTS.

Motion by Ms. Brown, second by Mr. Provine, authorizing Executive Director to execute fourth amended cooperative endeavor agreement between the State of Louisiana and the EEIDD for England Airpark Golf Course, Planning and Construction, and authorizing the Executive Director to act on matters pertaining to this project, including certifying requests for state disbursements. On vote, motion carried. 031-2002

MOTION AUTHORIZING EXECUTIVE DIRECTOR TO TRANSFER APPROXIMATELY 56.64 ACRES TO JEROME J. AND CAROLYN TINGLE DEKEYZER IN EXCHANGE FOR APPROXIMATELY 58.2 ACRES OWNED BY JEROME J. AND CAROLYN T. DEKEYZER; AUTHORIZING EEIDD COUNSEL AND EXECUTIVE DIRECTOR TO DEVELOP AND EXECUTE SUCH DOCUMENTS AS NECESSARY TO ACCOMPLISH SAID TRANSFER.

Motion by Mr. Carroll, second by Mr. Miller authorizing Executive Director to transfer approximately 56.64 acres to Jerome J. and Carolyn Tingle Dekeyser in exchange for approximately 58.2 acres owned by Jerome J. and Carolyn T. Dekeyzer; Authorizing EEIDD counsel and Executive Director to develop and execute such documents as necessary to accomplish said transfer. On vote, motion carried. 032-2002

MOTION AMENDING CONCEPTUAL PLAN APPROVED AT JANUARY BOARD MEETING FOR THE PARC ENGLAND HOTEL PROJECT.

Motion by Ms. Brown, second by Mr. Provine, to amend conceptual plan approval as provided by EEIDD at its January Board Meeting of the PARC England Hotel project. Mr. Grafton related changes requested by developer to stay within budget. Mr. Bill Tudor presented letter to board. On vote, motion carried. 033-2002

COMMENTS BY LEGAL COUNSEL - None

COMMENTS OR QUESTIONS BY COMMISSIONERS -

Mr. Tudor told the board that the judge advocate general's office in the former base commander's headquarters is now available as an arbitration and mediation center. He asked for a future inspection, plus brochures to let the legal community know of its availability.

EXECUTIVE DIRECTOR'S REPORT

Mr. Grafton presented administrative and financial reports to the board.

MOTION TO ENTER INTO EXECUTIVE SESSION - None

There being no further business to come before the Board, the meeting was adjourned.

Martin W. Johnson, Chairman
England Economic and Industrial Development District
Board of Commissioners

C. E. Provine, Secretary/Treasurer
England Economic and Industrial Development District
Board of Commissioners