

AMERICA'S CENTRAL PORT DISTRICT - MINUTES OF BOARD MEETING  
February 10, 2025

The regular monthly meeting of the America's Central Port District Board was held at the Port District offices on February 10, 2025 at 11:45 AM.

Executive Director, Dennis Wilmsmeyer, introduced Debra Ming-Mendoza as a newly appointed Board Member by Governor Pritzker. Mr. Wilmsmeyer asked Attorney Derek Filcoff to administer the Oath of Office.

Roll call:

Lisa Brown	Present
Tyrone Echols	Present
Tisha Glasper	Present
Ed Hagnauer	Present
John Hamm III	Present
Debra Mendoza	Present
Mike Nordstrom	Present
David Goins	Absent

In addition to the Members listed above, Dennis Wilmsmeyer, Robbie Williams, LaMyeia Bradshaw, Phil Sholl, Christie Voelker, Alex Burkart, Shawn Ward, Ben McCall and Bill Stahlman, as Port Engineer, of Port Staff; Derek Filcoff, as legal counsel; and Kevin Tepen of CJ Schlosser & Associates were also in attendance.

In the absence of Chairman Goins, Mr. Hagnauer moved that Tyrone Echols be appointed Secretary Pro-Tem for the Meeting. Ms. Glasper seconded. Roll call:

Voting Aye - Brown  
Echols  
Glasper  
Hagnauer  
Hamm  
Mendoza  
Nordstrom

Voting No - None

Chairman Pro-Tem Echols declared motion passed and approved.

Chairman Pro-Tem Echols called for any public comment. Hearing none, he asked for the approval of the Minutes of January 13, 2025. Mr. Hamm moved that the Minutes be approved. Ms. Mendoza seconded. Roll call:

Voting Aye - Brown  
Echols  
Glasper  
Hagnauer

Hamm  
Mendoza  
Nordstrom

Voting Nay - None

Chairman Pro-Tem declared motion passed and Minutes approved.

Mr. Hagnauer moved that the Financials be accepted and placed on file. Mr. Nordstrom seconded. Roll call:

Voting Aye - Brown  
Echols  
Hagnauer  
Mendoza  
Nordstrom

Present - Glasper  
Hamm

Voting Nay - None

Motion passed and Financials approved.

Mr. Wilmsmeyer introduced Kevin Tepen of CJ Schlosser & Associates to present the Audit for FY2024. Mr. Tepen distributed a 5-year comparison statements of revenue, expenses and changes in net position. Operating revenue for the year was \$12.8 million with operating expenses totaling \$12.6 million and nonoperating revenue and expenses of \$113,000 and \$8.2 million in capital grants yielding a net income plus depreciation of just under \$14.2 million. Overall, the Port had another very good year with a total net position of \$90 million and trending in a positive direction over the last five years. Mr. Hamm moved that the Audit Report be accepted and placed on file. Mr. Hagnauer seconded. Roll call:

Voting Aye - Brown  
Echols  
Glasper  
Hagnauer  
Hamm  
Mendoza  
Nordstrom

Voting Nay - None

Chairman Echols declared motion passed and Audit placed on file. Mr. Wilmsmeyer informed the Members that he had bound copies of the Audit Report for those Members who would like to take one.

Resolution was presented, entitled "A RESOLUTION APPROVING THE SALE OF THE IMS 5012 LP VERSI-DREDGE AND THE ASSOCIATED TRAILER." Mr. Hamm moved

inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Mr. Hagnauer seconded. Roll call:

Voting Aye - Brown  
                  Echols  
                  Glasper  
                  Hagnauer  
                  Hamm  
                  Mendoza  
                  Nordstrom

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Planner, Christie Voelker, addressed the Members regarding surveying the Members to aid Staff in the preparation of a Strategic Plan. A brief online survey will be emailed to each Member asking how the Port should evaluate opportunities and projects, how it can strengthen its internal operations and how it can best benefit their communities. Staff greatly appreciates each Member’s participation. The survey should take less than ten minutes to complete.

Resolution was presented, entitled “A RESOLUTION APPROVING A RANKED LIST OF CONSULTANT TEAMS FOR P23-RAIL-03 – INTERCONNECT TRACK FEASIBILITY STUDY AT AMERICA’S CENTRAL PORT.” Mr. Hagnauer moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Ms. Glasper seconded. Roll call:

Voting Aye - Brown  
                  Echols  
                  Glasper  
                  Hagnauer  
                  Hamm  
                  Mendoza  
                  Nordstrom

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Resolution was presented, entitled “A RESOLUTION APPROVING THE LOWEST RESPONSIBLE BIDDER AND AUTHORIZING THE EXECUTION OF THE CONTRACT DOCUMENTS FOR THE P23-LAND-06K (Pump 1 & 3 Replacement).” Mr. Nordstrom moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Mr. Hagnauer seconded. Roll call:

Voting Aye - Brown  
Echols  
Glasper  
Hagnauer  
Hamm  
Mendoza  
Nordstrom

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Resolution was presented, entitled “A RESOLUTION APPROVING THE REIMBURSEMENT REQUEST FROM INGRAM BARGE COMPANY FOR THE REPAIRS TO THE RED DOCK CELL”. Mr. Hamm moved inasmuch as the Resolution as now presented has been previously circulated in written form to and received by all of the Members of the Board, that the reading of said Resolution be waived and that same be adopted in the written form as now presented. Mr. Hagnauer seconded. Roll call:

Voting Aye - Brown  
Echols  
Glasper  
Hagnauer  
Hamm  
Mendoza  
Nordstrom

Voting Nay - None

Chairman declared motion passed and Resolution approved.

Port Engineer, Bill Stahlman, presented a brief summary of the Engineer’s Report. Mr. Hagnauer moved that the Engineer’s Report be placed on file. Ms. Glasper seconded and, with all Members present and voting Aye, Chairman declared motion passed and approved.

Ben McCall, Deputy Director, gave a brief overview of the Business Report. He reported that the pie chart at the top of the Business Report has been updated and shows 65 percent of revenue comes from commercial leasing. He also informed the Members that Staff is working with SCF/Ingram on a new land lease and amending the Madison Harbor lease to include additional land and new facilities as well as the responsibilities of dredging the Madison Harbor. Residential leases account for approximately 21 percent of operating income. Mr. McCall also informed the Members that Staff was notified that a potential complaint is being filed with HUD and ADA related to the Port’s denial of a residential application regarding a service animal due to discrepancies in certification. Mr. Hamm moved that the Business Report be accepted and placed on file. Ms. Brown seconded and, with all Members present and voting Aye, Chairman declared motion passed and approved.

Mr. McCall gave the Members an employment update. The Port has hired Justin Giboney for the Maintenance Technician position and Lanesha Gregory has resigned her position as Receptionist.

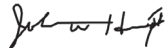
Mr. Wilmsmeyer informed the Members that staff is working with IL State Representative, Amy Elik, to introduce some legislative “clean-up” changes.

Mr. Wilmsmeyer also informed the Members that Illinois and Madison County Statements of Economic Interest should be arriving soon. Please be sure to fill out both forms and send them in by the due date.

Mr. Wilmsmeyer stated that the Port has purchased a table for the Great Rivers & Routes luncheon on February 20<sup>th</sup>, the Mayor’s Prayer Breakfast on March 25<sup>th</sup>, and the Leadership Council Annual Dinner on March 26<sup>th</sup> and invited those who were able to attend.

There being no further business to come before the Board, Mr. Hamm moved that the Meeting be adjourned. Ms. Brown seconded and, with all Members present and voting Aye, Chairman declared motion passed and meeting adjourned.

Respectfully submitted,



John Hamm  
Secretary