

**NEW HAVEN PORT AUTHORITY
MINUTES
ANNUALMEETING #202
FEBRUARY 15, 2024**

This was an entirely remote meeting.

Chairman Fabiani called Annual Meeting #202 of the New Haven Port Authority (NHPA) to order at 5:04 p.m.

Commissioners Present: Nick Fabiani, Chair; Sal Punzo, Vice-Chair; Tom Cavaliere, Treasurer; Eugene Harris, Secretary; Katharine Goodbody; Giovanni Zinn*

Staff Present: Sally Kruse

Counsel: Carolyn Kone - Brenner, Saltzman & Wallman, LLP

Public: Greg Baribault (Gateway Terminal); Martha Murray; Kyle Lisek (Legacy Environmental); Michael Garbolski*

AGENDA

MINUTES

1. Approval of the Minutes of the Regular Meeting held on January 18, 2024. No comments were provided. Upon a motion by Commissioner Cavaliere, seconded by Commissioner Punzo, the minutes of the January 18, 2024, Regular Meeting were unanimously approved by all Commissioners present at the meeting.

FINANCIAL REPORT

2. Review of Bank Statements and Reconciliations for January 31, 2024 (all accounts). 3. Balance Sheet and Profit and Loss Statement for period ending January 31, 2024. Commissioner Cavaliere reviewed the relevant financial reports. Upon a motion by Commissioner Harris, seconded by Commissioner Goodbody, the financial report was unanimously approved by all Commissioners present at the meeting.

*Commissioner Zinn and Mr. Garbolski joined the meeting at 5:10 p.m.

4. Expenditures requiring Board approval. – There was one expenditure above \$1,500.00 during January/February 2024, which was exempt under Article X of the Procurement Policy. The Executive Director (ED) outlined two future expenditures for conference attendance for the June 2024 North Atlantic Ports Association Meeting and the March 2024 CT Maritime Association Conference and Expo. Upon a motion by Commissioner Goodbody, seconded by Commissioner Punzo, these expenditures were unanimously approved by all Commissioners present at the meeting.

UPDATES

Connecticut Maritime Coalition (CMC) – No CMC meeting held since previous NHPA Board meeting.

Connecticut Port Authority (CPA) – No CPA Board meeting held. ED reported that she had drafted a Grant Agreement regarding the Master Plan pass-through grant for CPA review. It would not be ready for the next CPA Board meeting on February 20th but would be put on the agenda for their April 16th meeting. The ED further reported that Gateway requested the CPA to act as applicant for the PIDP rail grant in partnership with Gateway.

Army Corps of Engineers (ACOE) – Channel Deepening Project – No update

New Haven Marine Group/New Haven Harbor Co-Op – The ED reported that the port operators expressed appreciation for the tire removal and cleanup.

OLD BUSINESS

Parcel 3A Closing Update and Perimeter Fencing – In the January 18, 2024 meeting, the Board unanimously approved the expenditure of \$204,000 from NHPA cash accounts for purchase of Parcel 3. However, the Special Act specifically states the cost shall be \$205,000. Upon a motion by Commissioner Cavaliere, seconded by Commissioner Goodbody, the Board unanimously approved the expenditure of \$205,000 from NHPA cash accounts for purchase of Parcel 3A.

Because NHPA is acquiring Parcel 3B as well as 3A (3B being a small piece of property between the street corner and Parcel 3A), the ED got quotes to install perimeter fencing that would expand the useable area of the resulting parcel and minimize the area for potential dumping. Upon a motion by Commissioner Goodbody, seconded by Commissioner Punzo, the Board unanimously approved the purchase/installation of perimeter fencing for the combined Parcel 3.

NEW BUSINESS

EPA Clean Ports Program Grant Application – Kyle Lisek of Legacy Environmental and Greg Baribault of Gateway Terminal introduced a request to partner with NHPA in applying for an EPA Clean Ports Program grant to electrify some terminal equipment. The EPA Clean Ports Program is a new federal program established to transition port equipment to zero emissions using either electrification or hydrogen technology. The program is available to port authorities, government entities, air pollution control authorities and private port operators in partnership with one of those. The application period is not open yet but is expected to open in late February with applications due in April or May. At this point, Gateway Terminal is asking if NHPA would be interested in partnering with them to apply for funding. If the Notice of Funding Opportunity is issued in February, they plan to have a proposal for the Board's March meeting.

Mr. Lisek reviewed previous Gateway Terminal equipment replacement projects, which include the world's largest all-electric bulk-material handling crane. These projects have led to a total lifetime reduction of 862,900 gallons of diesel fuel utilization and also a reduction in port noise. When implementing the previous projects, Gateway has completed some of the necessary infrastructure investments to support future projects. Commissioner Harris asked if the power company had the capacity to support these changes and the Board was told that Gateway had worked with Avangrid when implementing the previous projects.

At this time, Gateway is evaluating which pieces of equipment can be electrified. Commissioner Zinn asked if there were limitations on what could be implemented. Mr. Baribault mentioned that the technology isn't yet available to electrify everything at this time, so they are focusing on a second crane and some other equipment. He also said that Gateway has made upgrades to provide shoreside electrical power to ships at their berths to replace usage of the ship's main and auxiliary fuel-burning engines, but that most ships don't have the ability to connect to it yet.

The program includes a community benefits piece. Commissioner Zinn asked that they reach out to Steve Winter. The ED offered to set up a Zoom meeting with Mr. Winter and to let Commissioner Zinn know the time so that he would be able to participate.

Mr. Garbolski left the meeting during the presentation.

Mr. Lisek and Mr. Baribault left the meeting at 5:50 p.m.

Commissioner Punzo left the meeting at 5:52 p.m.

Asset Capitalization Policy – The ED reviewed the draft Asset Capitalization Policy and asked for input on the Capitalization Threshold dollar amount. Values of \$5,000 or \$10,000 were suggested, but Commissioner Harris requested that the ED ask the TM Byxbee accountant what accounting standards they feel are appropriate and more specifically what dollar value they feel comfortable having NHPA expense in the first year after purchase.

Commissioner Zinn left the meeting at 5:56 p.m.

Procedures for Public Comment – In discussion, the Board agreed to ask public commentators for their name and address; set time limits (five minutes was suggested) in situations where the topics are likely to be contentious; and to answer questions from the public, either in the moment or after completing any pertinent research. The Board suggested the Chair and/or the ED act as the primary respondent.

Annual Report – The ED briefly reviewed the Annual Report. Upon a motion by Commissioner Harris, seconded by Commissioner Goodbody, the Annual Report was accepted by unanimous vote of all Commissioners present at the meeting.

PUBLIC COMMENT - None

EXECUTIVE DIRECTOR'S (ED's) REPORT – No additional items were reported.

EXECUTIVE SESSION

Commissioner Fabiani moved to go into Executive Session with all commissioners, Carolyn Kone, and Sally Kruse to discuss item 11 below on the agenda. The motion was seconded by Commissioner Goodbody and upon a unanimous vote by all commissioners present at the meeting, the Board moved into executive session at 6:15 p.m.

Ms. Murray left the meeting at 6:15 p.m.

To discuss responses to requests for proposals for development of a Strategic Master Plan for the Port of New Haven and responses by the New Haven Port Authority to such requests for proposal.

To discuss acquisition of properties under CGS 1-200(B)(6)(D) (Selection of site or purchase of property when publicity would adversely impact purchase price) with respect to 821 East Shore Parkway and 50 Fulton Terrace.

The Board came out of Executive Session at 6:30 p.m.

ADJOURNMENT – Upon a motion by Commissioners Goodbody and Harris to adjourn, seconded by Commissioner Cavaliere and approved by unanimous vote of all commissioners present at the meeting, the meeting was adjourned at 6:36 p.m.