

AGENDA
REGULAR MEETING OF THE BOARD OF DIRECTORS
HUMBOLDT BAY DEVELOPMENT ASSOCIATION, INC.

DATE: April 19, 2023

TIME: 3:00 PM

PLACE: Join Zoom Meeting
<https://us02web.zoom.us/j/6917934402>

Meeting ID: 691 793 4402
One tap mobile
(669) 900-9128, 6917934402# US

1. Call to Order Regular Session and Roll Call

2. Public Comment

Note: This portion of the Agenda allows the public to speak to the Board on the various issues not itemized on this Agenda. A member of the public may also request that a matter appearing on the Consent Calendar be pulled and discussed separately. Pursuant to the Brown Act, the Board may not take action on any item that does not appear on the Agenda. Each speaker is limited to speak for a period of three (3) minutes regarding each item on the Agenda. Each speaker is limited to speak for a period of three (3) minutes during the PUBLIC COMMENT portion of the Agenda regarding items of special interest to the public not appearing on the Agenda that are within the subject matter jurisdiction of the Board of Directors. The three (3) minute time limit may not be transferred to other speakers. The three (3) minute time limit for each speaker may be extended by the President of the Board or the Presiding Member of the Board. The three (3) minute time limit for each speaker may be enforced by the President of the Board or the Presiding Member of the Board.

3. Consent Calendar

- a) Adopt Minutes for March 9, 2023 Special Board Meeting

4. Unfinished Business

5. New Business

- a) Review Current Status of New Market Tax Credits
- b) Review the Lease Agreement and the Agreement for Services Between the Humboldt Bay Harbor, Recreation and Conservation District and the Humboldt Bay Development Association

6. Adjournment

DRAFT MINUTES
SPECIAL MEETING OF THE BOARD OF DIRECTORS
HUMBOLDT BAY DEVELOPMENT ASSOCIATION, INC.

March 9, 2023

PRESENT:

Richard Marks
Patrick Higgins (Arrived at 4:32 PM)
Aaron Newman
Dale Unea
Leroy Zerlang

ABSENT:

None

The Special Meeting of the Board of Directors was called to order at 4:30 PM

PUBLIC COMMENT: Jeff Hunerlach

CONSENT CALENDAR

a) Adopt Minutes for January 18, 2023 Regular Board Meeting

DIRECTOR NEWMAN MOVED TO APPROVE THE CONSENT CALENDAR.

DIRECTOR UNEA SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

AYES: HIGGINS, MARKS, NEWMAN, UNEA, ZERLANG

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

NEW BUSINESS

a) Elect Officers for Calendar Year 2023, Clarifying that the Board Chair is the President of the Board of Directors for the Humboldt Bay Development Association

Item presented by District Staff

The Board Discussed the item.

Item was opened to public comment, no one commented.

DIRECTOR HIGGINS MOVED TO ELECT RICHARD MARKS AS PRESIDENT OF THE BOARD OF DIRECTORS FOR THE HUMBOLDT BAY DEVELOPMENT ASSOCIATION, SERVING AS THE BOARD CHAIR.

DIRECTOR NEWMAN SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

AYES: HIGGINS, MARKS, NEWMAN, UNEA, ZERLANG

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

DIRECTOR NEWMAN MOVED TO ELECT LEROY ZERLANG AS VICE PRESIDENT AND PATRICK HIGGINS AS SECRETARY OF THE BOARD OF DIRECTORS FOR THE HUMBOLDT BAY DEVELOPMENT ASSOCIATION.

DIRECTOR UNEA SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

AYES: HIGGINS, MARKS, NEWMAN, UNEA, ZERLANG

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

b) Adopt Humboldt Bay Development Association Audit for FY 2021/2022

Item presented by District Staff

The Board Discussed the item.

Item was opened to public comment, no one commented.

DIRECTOR HIGGINS MOVED TO ADOPT THE HUMBOLDT BAY DEVELOPMENT ASSOCIATION AUDIT FOR FISCAL YEAR 2021/2022.

DIRECTOR NEWMAN SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

AYES: HIGGINS, MARKS, NEWMAN, UNEA, ZERLANG

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

c) Authorize the Executive Director to Review and Execute Closing Documents as a Part of the Chase Community Capital New Market Tax Credit Loan Related to the Harbor District and the Development Association

Item presented by District Staff

The Board Discussed the item.

Item was opened to public comment, no one commented.

DIRECTOR HIGGINS MOVED TO AUTHORIZE BOTH THE BOARD PRESIDENT AND THE EXECUTIVE DIRECTOR TO REVIEW AND EXECUTE CLOSING DOCUMENTS AS A PART OF THE CHASE COMMUNITY CAPITAL NEW MARKET TAX CREDIT LOAN.

DIRECTOR ZERLANG SECONDED.

ROLL CALL VOTE WAS CALLED, MOTION CARRIED WITHOUT DISSENT.

AYES: HIGGINS, MARKS, NEWMAN, UNEA, ZERLANG

NOES: NONE

ABSENT: NONE

ABSTAIN: NONE

The meeting was adjourned at 4:50 PM

APPROVED BY:

RECORDED BY:

Patrick Higgins
Secretary
Humboldt Bay Development Association

Mindy Hiley
Director of Administrative Services
Humboldt Bay Harbor District