

VERMILION PORT AUTHORITY MEETING MINUTES

December 11, 2025 – 6:30 p.m.

Roll Call: Larry Drouhard, David Miklos, Jonathan Hauck (arrived at 6:32 p.m.) , Heidi Riddle. Absent: Peter Corogin.

Present: Arron Bias, Port Operations Manager; Dannin Strittmather, Assistant Clerk of Council.

Larry Drouhard, Chairman called the meeting of December 11, 2025, to order at 6:30 p.m. at the Vermilion Municipal Court Complex.

APPROVAL OF MINUTES:

L. Drouhard MOVED; D. Miklos seconded to approve the minutes of November 13, 2025. Roll Call Vote 3 YEAS. **MOTION CARRIED.**

CORRESPONDENCE/OPEN DISCUSSION: None.

FINANCIAL REVIEW:

Arron Bias, Port Operations Manager, reported on the Statement of Cash from Revenue and Expense for period ending October 31, 2025. The Vermilion Port Authority Special Revenue Fund 214 beginning balance totaled \$57,556.66. The following reported by A. Bias indicates the following: Net Revenue YTD of \$205,451.96; Net Expense YTD - \$184,425.21; an Unexpended Balance of \$78,583.41; Encumbrance YTD - \$9,756.24; with an Ending Balance totaling \$68,827.14.

The Port Authority Capital Fund 411 beginning balance as of October 31, 2025, was \$47,573.50. The following reported by A. Bias indicates the following: Net Revenue YTD - \$33,251.66; Net Expense YTD - \$50,379.20; Unexpended Balance YTD - \$30,445.96; Encumbrance YTD - \$14,665.83; with an Ending Balance totaling \$15,780.13.

There was no change in the 463 Dredge Grant Fund with an Ending Balance totaling \$404.99. The cash position YTD is \$276,115.94. If they take away the donations they have had this year, they are about on par with what they have had for the last two years.

Water Works Marina:

Dock revenue reporting shows a total of \$600.00 for the month of December with the YTD total being \$71,551.25. The three-year average is \$60,164.00 and with a difference from the three-year average they are up \$11,387.25 (11.93%). A. Bias reported that in comparing 2025 to 2024, the revenue for Water Works Marina is up \$7,476.25 (11.67%).

McGarvey's Landing:

Dock revenue reporting shows a total of \$75.00 for the month of November. The Current YTD total is \$26,891.33. The three-year average is \$18,011.33 and with a difference from the three-year average they are up \$8,880.00 (49.30%). A. Bias reported that in comparing 2025 to 2024, the revenue for McGarvey's Landing is up \$7,308.33 (37.32%).

South Street Launch Ramp:

Dock revenue reporting shows a total of \$627.00 for the month of December. The YTD total is \$40,815.00. The three-year average is \$47,660.25 and with a difference from the three-year average they are down \$6,845.25 (-14.36%). A. Bias reported that in comparing 2025 to 2024, the revenue for South Street Launch Ramp is down \$3,636.75 (-8.18%).

When you look at everything together, they are up 8.70% so the marinas made up for South Street falling a little bit short this year. Right now, it is looking like their carry-over is going to be around \$119,542.00. As far as man hours, they have stayed within their budget for salaries.

ACTIVITY REPORT:

Arron Bias reported on the Vermilion Port Authority Activity Report as follows:

They wrapped up closing everything and got all locations winterized. As far as himself for the winter, he will be working on some grants like the Lake Erie Shores and Islands Grant he did last year along with other routine work such as getting the files ready for next year. He will continue to communicate as he needs to and make deposits for any checks they get. He reported he needs approval for the street-end leases for the next five years. Usually, they do five-year leases with every year having a \$10 incremental increase.

D. Miklos MOVED; L. Drouhard seconded to approve the five-year leases with a \$10 increase per year over the 5-year term for their street-end leases. Roll Call Vote 4 YEAS. MOTION CARRIED.

D. Miklos asked if everything was winterized and if there were any projects that got identified when he pulled docks and winterized. A. Bias answered no, everything was closed up pretty good.

H. Riddle asked the status of the dock at Water Works that looked like it was sinking. A. Bias asked if it was one of the docks that they pulled for repairs. He pulled two docks that will need to be repaired.

J. Hauck said he was down at South Street and the paving that was happening on the ramp looked really nice.

D. Miklos asked if they needed to approve the map or if it was finalized. J. Hauck answered it is finalized. The only question he has is if they decided to have a map done for Water Works as well. L. Drouhard said they were going to see how this one goes first.

OLD/NEW BUSINESS: None.

ADJOURNMENT:

Chairperson Larry Drouhard adjourned the meeting upon no further discussion.

Next Meeting: Thursday, January 8, 2026 – 6:30 p.m.

Location: Vermilion Municipal Court Complex, 687 Decatur Street, Vermilion, Oh.

Transcribed by: Melanie Wood, Clerk of Council (December 16, 2025)