

Port of Skamania County
Minutes of the Board of Commissioners
August 26, 2014, 3:00 pm

Call to Order: Commissioner Bolstad called the meeting to order at 3:00 pm.

Attendance: Commissioners Tony Bolstad and Kevin Waters; Executive Director John McSherry, Attorney Ken Woodrich, Auditor Monica Masco, Executive Assistant Julie Mayfield, Finance Manager Randy Payne, Facilities Manager Doug Bill. Guests Philip Watness (*Pioneer*), Don Stevens (Mayor North Bonneville), Paul Spencer.

Public Comment:

Don Stevens spoke in favor of recently passed Washington State Law I-502, which establishes precedent for growing, processing, retailing and possessing marijuana. He expressed concern about the potential financial and employment benefits Skamania County and the Port may be passing up by having policies of nonparticipation at this time. Commissioner Bolstad explained that the Port is concerned about protecting its ability to retain and procure federal funding for Port projects and that the Port is not in a position to be on the leading edge of this issue at this time.

Meetings and Seminars:

John and Commissioner Bolstad attended the Oregon Congressional Staff Update meeting in Cascade Locks. The Port of Cascade Locks gave an update on the Bridge of the Gods short-haul trucks restrictions. In our meeting discussion Commissioner Bolstad suggested the Port of Skamania pursue a grant to install a pedestrian bridge crossing that connects into the City of Stevenson's trail system and have the Port of Skamania receive the funds from the pedestrian toll.

Randy hosted the SW Washington Finance Group's meeting at the Port office.

Minutes Approval:

---MOTION--- Commissioner Waters moved to approve the August 12, 2014 Regular Meeting Minutes, as corrected. Commissioner Bolstad stepped down and seconded; the motion carried.

Vouchers Approval:

---MOTION--- Commissioner Waters moved to approve the General Fund Vouchers numbered 15878 through 15905 in the amount of \$99,317.65 dated August 26, 2014. Commissioner Bolstad stepped down and seconded; the motion carried.

Administrative Approvals:

John presented the Washington Public Port District Omnibus Mutual Aid Interlocal Agreement for approval. This agreement would enable ports to share resources, for example, during times of emergencies.

---MOTION--- Commissioner Waters moved to authorize John McSherry to Sign the Omnibus Mutual Aid Interlocal Agreement with Washington Public Ports Association (WPPA), subject to review by Port Attorney Ken Woodrich. Commissioner Bolstad stepped down and seconded; the motion carried.

There was discussion regarding the zoning requirements of potential tenants in the Stevenson industrial zone including the River Point, Tichenor, and Red Barn buildings. Commissioner Bolstad suggested we review our Comprehensive Scheme of Harbor Improvements to be sure the uses are consistent.

---MOTION--- Commissioner Waters moved to authorize John McSherry to pursue zoning changes with the City of Stevenson that will allow for other uses in the Industrial district (River Point and Tichenor Buildings). Commissioner Bolstad stepped down and seconded; the motion carried.

Staff Reports:

Auditor's Report: presented by Monica Masco

July 31, 2014 Cash Balance is \$1,259,059.03

Total revenue for July was \$49,397.42 and expenditures were \$125,835.18:

Netting excess expenditures over revenue in the amount of \$76,437.76; year to date excess expenditures over revenue is \$61,690.56.

Unfinished Business/Director's Report: Presented by John McSherry

1. *Tenants update:* Insitu continues moving out of the River Point and Tichenor buildings. The Port has been showing these spaces to potential new tenants and current tenants who are expanding.
2. *Stevenson Shoreline Restoration and Enhancement Project:* We will have an update in September.
3. *River Point Building Roof Replacement:* John reported the US Economic Development Administration (EDA) is still reviewing the supplemental grant application materials submitted August 21 via email and August 22 via FedEx. The River Point building appraisal was included; Commissioner Bolstad suggested we extract photos from the appraisal to use in marketing materials and noted information including market rate data.
4. *Wind River Biomass Utility (WRBU):* Paul Spencer reported his company was notified a few days ago it is being awarded a \$200,000 Washington State Department of Commerce grant. The official announcement will be made tomorrow, August 27, at the new Insitu building in Bingen by Governor Inslee at 2:00 pm. This grant will allow WRBU to purchase equipment. Commissioner Bolstad and John will attend. John notified Skamania County Commissioner Bob Anderson, who will also attend, since the County had contributed .09 Tax Funds to the Feasibility Study the Port commissioned, which enabled WRBU to be eligible for these funds.
5. *Port of Skamania 50 Years Celebration:* All agreed on September 23 for a celebration after the regular Port meeting. It was suggested to hold it in the Tichenor building.

New Business: Monica presented the 2015 Budget Planning Schedule. Commissioner Bolstad requested adding a staff compensation workshop to the regular meeting of October 14, 2014.


Executive Session: Commissioner Bolstad called for an Executive Session from 4:17 pm to 4:37 pm for 10 minutes and again from 4:37 pm to 4:42 pm for 5 minutes per RCW 42.30.110(i) To discuss with legal counsel representing the agency matters relating to agency enforcement actions, or to discuss with legal counsel representing the agency litigation or potential litigation to which the agency, the governing body, or a member acting in an official capacity is, or is likely to become, a party, when public knowledge regarding the discussion is likely to result in an adverse legal or financial consequence to the agency and (c) To consider the minimum price at which real estate will be offered for sale or lease when public knowledge regarding such consideration would cause a likelihood of decreased price. However, final action selling or leasing public property shall be taken in a meeting open to the public.

The Commission said they made no decisions.


Adjournment: 4:46 pm.

Next Meeting: The next regularly scheduled meeting of the Board of Port Commissioners is September 9, 2014, 3:00 pm, at the Port office conference room: 212 SW Cascade Avenue, Stevenson, Washington.

APPROVED BY:



Commissioner Tony Bolstad, President (District 1)



Commissioner Kevin Waters, Vice-President (District 3)

Commissioner Gail Collins, Secretary (District 2)

ATTEST:

Julie Mayfield, Executive Assistant