

Agenda for Tuesday, January 24, 2006
Klickitat County Port District
January 24, 2006
PC / KCBOC Joint Meeting - 2:30 P.M. – PIONEER CENTER
2nd Regular Monthly Meeting - 4:30 P.M. - PORT OFFICE

AGENDA

PUBLIC COMMENT - Limited to 10 minutes total; (5 minutes per person)

ADMINISTRATIVE MATTERS

Consent Agenda:

January 10, 2006 Minutes

Vouchers

Personal Financial Affairs Statements

EXECUTIVE DIRECTOR=S REPORT

BINGEN POINT:

Building 1E Update

DALLESPORT INDUSTRIAL PARK:

MISCELLANEOUS

Port of The Dalles / POK Joint Board Meeting Date Options-Set Date
Committee Updates

PUBLIC COMMENT - Limited to 20 minutes total; (5 minutes per person)

ADJOURNMENT

PORT OF KCLICKITAT BOARD OF COMMISSIONERS MEETING MINUTES January 24, 2006 REGULAR SESSION		
<u>TOPIC</u>	DISCUSSION/ASSESSMENT/FINDINGS	ACTION/FOLLOW UP
<u>ATTENDANCE:</u>	<p>Commissioners/Staff Present: Port Commissioners (PCs) Norm Deo, Rodger Ford & Wayne Vinyard; Executive Director (Exec.D) Dianne Sherwood and Administrative Assistant/Auditor (AAA) Vickie Drew.</p> <p>PC/Staff Absent: Port Counsel Teunis J. Wyers</p> <p>Guests Present: Byron Hanke (Port Consultant), Matt Riley (Rapid Readymix), Jim Riley (Riley Bros. Concrete), Nina Vinyard (Glenwood) & Dan Lichtenwald (Goldendale).</p>	
<u>! PUBLIC COMMENT</u>	Chair Deo opened the public meeting at 4:33. There was no public comment.	
<u>! COUNSEL’S REPORT</u>	Counsel’s presence not requested.	
<u>ADMINISTRATIVE MATTERS</u> <u>! Consent Agenda</u>	<p>Items approved:</p> <ul style="list-style-type: none"> • Minutes of January 10, 2006 • Vouchers #20273-20275; \$3,745.43 • Vouchers #20276-20289; \$13,596.63 	<i>Motion Ford/Vinyard to approve the Consent Agenda as presented. Motion carried.</i>
<u>Personal Financial Affairs Statements</u>	The PC were reminded that their personal financial affairs statements are due by April 3.	
<u>EXECUTIVE DIRECTOR’S REPORT</u> <u>*Bingen Point*</u> <u>! Bldg 1E Update:</u>	<ul style="list-style-type: none"> • Exec.D Sherwood recapped that the PC had previously awarded the pre-load bid to L.L. Lindberg in the amount of \$135,999 excluding sales tax. In order to obtain a Dept. of Revenue deferral for the sales tax on the construction of the building, a signed document was needed. It states that the port would pass on any benefit to Insitu and that Insitu agrees to complete a yearly survey sent to the Dept. of Revenue regarding jobs. The resulting deferral certificate will be utilized by the contractor. This is the same arrangement that was made for Building 1D. • <u>PSC GN Northern:</u> The personal services contract with GN Northern needs to be modified to include geo-technical inspections for the pre-loading of the site. • <u>Site Pre-load:</u> Exec.D Sherwood reported that L.L. Lindberg began stripping the soil yesterday. The strippings are being removed from port property and the topsoil is being placed on Parcel 26. The soil is extremely saturated and the contractor needs to install geo-textile fabric as a separation between the sub-surface and the pre-load material. 	<p><i>Motion Ford/Vinyard to approve Amendment #2 to the GN Northern Personal Services Contract to include an amount not to exceed \$19,742.00 for geo-technical inspections. Motion carried.</i></p> <p><i>Motion Ford/Vinyard to approve C.O. #1 to the L.L. Lindberg contract for additional geo-textile fabric in the amount of \$4,492.00. Motion carried.</i></p>

<p>*Dallesport Industrial Park* (DIP) ! Marketing</p>	<p>Byron Hanke gave a recap of the joint meeting held at 2:30 this afternoon. There was consensus to accept proposals from both Ron Kawamoto (Norris Beggs & Simpson) and Andrea Klaus (Port of The Dalles). It was suggested that Exec.D Sherwood meet with Andrea to discuss potential marketing efforts at Dallesport. Discussion followed regarding the criteria for selling property; number and quality of jobs, compatibility with other tenants. Considerable discussion followed regarding the potential tenant for Dallesport and the property and infrastructure improvements that the project would require.</p>	
<p>! Lone Pine Development</p>	<p>Exec.D Sherwood sent a letter to Dan Durow (City of The Dalles) regarding the proposed Lone Pine Development which includes a roundabout on Hwy 197. This will insure that we are notified of updates regarding the project.</p>	
<p>Miscellaneous ! Exec.D Vacation</p>	<p>Exec.D Sherwood reminded the PC that she will be out of the office February 8 through 13. [Editor's Note: Exec.D Sherwood will be back in the office on Feb. 15.] PC Vinyard will be unavailable the week of Feb. 20.</p>	
<p>MISCELLANEOUS ! Port of The Dalles / POK Joint Board Meeting Date Options-Set Date</p>	<p>Exec.D Sherwood reported that the Port of The Dalles (POTD) commissioners meet on the second Wednesday of the month. Discussion followed regarding possible dates. Exec.D Sherwood will try to schedule the joint meeting and the marketing presentations for Feb. 7.</p>	
<p>! Committee Updates</p>	<p><u>AIRPORT</u>: PC Deo was unable to attend the last Airport meeting on January 20. Jim Riley reported that there was a lot of discussion regarding the Lone Pine Development. <u>MCEDD</u>: PC Ford attended a MCEDD meeting on January 18. MCEDD has a new RARE participant. He felt the port should look into the RARE program for future personnel or part-time help. The City of Hood River representative says that Insitu has signed on the Western Power Building. Exec.D Sherwood's information said the lease has not been signed. <u>KC EDA</u>: PC Vinyard attended an EDA meeting on January 12. The board is considering the presentations for community project funding. Recommendations will be made on February 9.</p>	
<p>PUBLIC COMMENT</p>	<p>Dan Lichtenwald requested clarification regarding the date for EDA recommendations. February 9.</p>	
<p>ADJOURNMENT</p>		<p><i>Chair Deo adjourned the public meeting at 5:35.</i></p>

Approved on: _____
 submitted _____
 (Date)

Respectfully

Vickie L. Drew, Administrative Assistant

Dianne Sherwood, Executive Director

Norm Deo, Chairman