


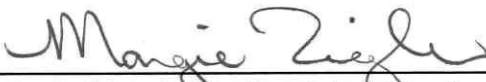
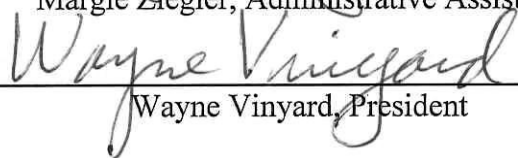
| TOPIC  | DISCUSSION/ASSESSMENT/FINDINGS   | ACTION   |
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| <b>Attendance</b>  | <b>Commissioner/Staff Present:</b> Port Commissioners (PCs) James Herman, William Schmitt, Wayne Vinyard; Executive Director (Exec.D) Marc Thornsby and Administrative Assistant/Port Auditor (AA/PA) Margie Ziegler. <b>PC/Staff Absent:</b> None. <b>Guests Present:</b> Julie Korenko, Insitu; Brad Roberts, Rivermile 172; Jeff Pickhardt, Key Development; and Kase Limmeroth, Kase Construction.   | Meeting called to order at 4:33pm.   |
| <b>Administrative Matters</b><br>Approval of Minutes<br><br>Approval of Vouchers | Minutes – May 15, 2012<br><br>Payroll Vouchers – May 21, 2012 #D10433-D10440 and #24776 for \$9,010.01.<br><br>Payroll Vouchers – June 5, 2012 #D10441-D10455 and #24777 for \$11,231.98<br><br>Vouchers – June 5, 2012 #24778-24794 for \$10,814.56.  | PC Schmitt M, to approve the minutes as revised, PC Vinyard S, MP 2-0. PC Herman abstained because he was absent.<br><br>PC Herman M, to approve the vouchers, PC Schmitt S, MP 3-0. |
| Resolution No. 3-2012 Authorizing Application for CERB funds                     | (Exec.D) Thornsby presented the design plans and engineer's estimates for the proposed BPT Infrastructure Improvement Project. Discussion followed regarding the benefits of relocating Marina Way, extending utilities, extending Bingen Point way to the West, and finishing grading Lot 24. Thornsby talked about the grading of Lots 10, 23 and 24. Thornsby presented a conceptual design for parking at Marina Park if improvements were made to Lot 10 and the road was realigned. Thornsby talked about the use of a gravity feed sewer main if Lots 1 through 8 were brought up to grade, eliminating the need for the construction and maintenance of a second lift station. | PC Schmitt M to approve Resolution No. 3-2012 Authorizing Application for CERB funds, PC Herman S, MP 3-0.   |

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| <p><b>Administrative Matters cont...</b><br/>Resolution No. 3-2012 Authorizing Application for CERB funds cont...</p> | <p>Thornsbury presented funding options. Discussion followed regarding requesting Economic Development (aka “.09”) funds from Klickitat County. PC Vinyard said this is a valuable project. PC Schmitt said we have to extend Bingen Point Way to the West and that this is the logical next step for the Port. Julie Korenko, Insitu said this project is exciting. PC Herman said he is in support of the project.</p> <p>Thornsbury said the CERB application came together in less than two weeks and said it would not have been possible without the support of a number of people. Thornsbury said Darrin Eckman, Tenneson Engineering, did an outstanding job of putting together the engineer’s estimate. Thornsbury said the PUD and NW Natural were very quick in their responses as well. Thornsbury said letters were sent to everyone thanking them for their support of the Port’s project.</p> | <p>By consensus, the PC agreed to request \$200,000 of .09 Funds from Klickitat County.</p>   |
| <p>Resolution No. 4-2012 Terminating 101 Parallel Bldg. Improvement</p>   | <p>(Exec.D) Thornsbury said he received information he has been waiting for today, but without enough time to prepare the resolution. Thornsbury said we are working now on closing out the project. Thornsbury said the Port has received official notification that Columbia Phyto Technology will be leaving. Thornsbury said the PC needs to discuss what is next for the 101 Parallel Bldg.</p>   |   |
| <p><b>Old Business</b><br/>BPT Lot 14 Project Update</p>  | <p>Jeff Pickhardt, Key Development, gave a brief update on the progress of the new building. He said they are currently two weeks ahead of schedule. Pickhardt said they are shooting for the building to be completed at the end of 2012. Pickhardt said they are paying particular attention to the Marina Park during construction and asked that if any issues come up to please let him know.</p>   |   |
| <p>Marine Recreation Planning</p>   | <p>(Exec.D) Thornsbury said some of the items have been pared back and adjusted. Thornsbury said the vehicle parking design has been added because of the development of Lot 10. Thornsbury said the project total for 2012 is \$58,175 and it will be a time and materials contract for the review of existing infrastructure, commercial vessel moorage facility</p>   | <p>By consensus, the PC directs (Exec.D) Thornsbury to proceed with the Marine Recreation Planning project and enter into a contract with Maul, Foster, Alongi.</p> |

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| <p><b>Old Business continued...</b><br/>Marine Recreation Planning cont...</p> | <p>design, vehicle parking design, and public marina facility design. Thornsby said the sailboard park restroom facility design and public access path design for a total of \$6,370 will be delayed until the 2013 budget. PC Vinyard asked about involvement of other organizations and stressed how important it is that anything proposed by others address construction and long-term maintenance.</p>   |  |
| <p><b>New Business</b><br/>WPPA Commissioners Seminar</p>                      | <p>The WPPA Commissioners Seminar in July was discussed, but the dates conflict with the PC members schedules. PC Vinyard noted the Transportation and Infrastructure Seminar scheduled in September at Skamania Lodge is closer.</p>   |  |
| <p><b>Executive Director's Report</b><br/>Bingen Lake Water Sampling</p>       | <p>(Exec.D) Thornsby said the third water sample will be taken tomorrow to establish the Bingen Lake water quality baseline. Thornsby said the report will be submitted to the Dept of Ecology.</p>   |  |
| <p>Schedule for Levy Lid Lift</p>  | <p>(Exec.D) Thornsby presented a schedule for the Levy Lid Lift. Thornsby said he will begin crafting ballot language for the November ballot.</p>  |  |
| <p>Ground Lease Changes</p>  | <p>(Exec.D) Thornsby said he is working on the ground lease changes and most of changes have been made on the first half of the lease, but two major sections are going to take some time. Thornsby said the CERB application had priority because of the deadline.</p>   |  |
| <p><b>Commissioners Reports:</b><br/>Committee Updates</p>                     | <p>PC Vinyard: PC Vinyard said he met with Norm Johnson and Curtis King as well as a representative for Rob McKenna. Vinyard told them how important it is to support the Port with the grade separated crossing and stressed protecting economic development funds. PC Vinyard said they asked for information regarding the grade separated crossing. PC Vinyard said it would be nice to put together some talking points and have something we can pass along. PC Schmitt said he would contact the Washington St. Dept of Transportation and get information.</p> <p>PC Schmitt: PC Schmitt said it would be nice to get the old and new legislators together and discuss the Port's projects.</p> |  |

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| <b>Commissioners Reports: cont...</b><br>Committee Updates cont... | PC Herman: PC Herman said he spoke with Dave Clark who is in the process of marketing his building in the Dallesport Industrial Park. PC Herman reported someone may be interested in Lot 18.<br><br>(Exec.D) Thornsbery gave an update on the SR-35 meeting and said they discussed what should happen next. Thornsbery said they talked about getting the support of the Oregon Department of Transportation. |  |
| <b>Public Comment</b>  | Brad Roberts, Rivermile 172, is excited to see everything going on and is hearing positive things in the community about the new building being constructed.  |  |
| <b>Adjournment</b>   | PC Vinyard adjourned the PC Meeting at 6:00pm   |  |

Approved on June 19, 2012  
 (Date)  
  
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 Marc Thornsbery, Executive Director

  
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 Margie Ziegler, Administrative Assistant  
  
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 Wayne Vinyard, President