

PORT OF COLUMBIA
Regular Monthly Meeting Minutes
May 11th, 2011

Commissioner Gene Warren opened the meeting at 7:30 p.m. Port representatives present were Commissioners Gene Warren, Lawrence Turner and Dale McKinley, Manager Jennie Dickinson and Port Auditor/Administrative Assistant Timothy Dyke.

Minutes of the April 13th regular meeting were approved as read. Minutes of the April 15th and May 6th special meetings were also approved as read.

The meeting was opened for public comment: No comment was received.

The monthly budget report was reviewed.

Reviewed administrative items: The monthly inquiry summary was reviewed. Commissioners reviewed and signed a one year raw land lease with Myrick Construction. The June regular meeting will be held at Lyons Ferry Marina. Staff will advertise the meeting change as required by RCW.

Lyons Ferry Park & Marina: The Lyons Ferry Marina backup well repair project is complete. A few repair items were identified during a Lyons Ferry Park follow up walkthrough held with Corps personnel. Dickinson noted that the Corps has said that they will patrol LFP in an effort to keep out trespassers during the Memorial Day weekend. Commissioners reviewed a Corps LFM lease amendment allowing up to 30 day camping.

MOTION: Made by Commissioner Turner and seconded by Commissioner McKinley to authorize Manager Dickinson to sign the Corps lease amendment on behalf of the Port. Motion carried unanimously.

PCC Railroad: Commissioners reviewed a WA State DOT work agreement for bridge repair.

MOTION: Made by Commissioner Turner and seconded by Commissioner McKinley to authorize Manager Dickinson to sign the DOT work agreement on behalf of the Port. Motion carried unanimously.

Blue Mountain Station: The Phase One Infrastructure work has begun. Dickinson noted that a great deal of quality topsoil dirt, perhaps thousands of yards, will be accumulated during the project. The Port will offer the dirt to interested parties for \$4/yd provided they self load and transport. Columbia County has agreed to contribute \$5,000 toward the BMS Traffic Impact analysis. It was noted that a circus will take place on Thursday, June 30th at the BMS site.

Industrial Park: Maintenance items were discussed. Discussion was held regarding the Ind. Bldg. #7 bids which came in much higher than expected. Due to the higher than expected cost, Tucannon Meats has stated that they need to review their options. Associated Appraisers has been contacted to perform an industrial land appraisal in an effort to obtain market value for the lot. Because of the project's uncertain future, Commissioners took no action regarding the Ind. Bldg. #7 bid award at this time.

Community and Economic Development: NoaNet engineers have been given industrial park maps to plan their route and vault location. Dickinson has discovered that the city does indeed have a 20' utility easement along Cameron St. Discussion was held regarding the Columbia County State of Economy presentation which was attended by approximately 35 people. A tourism strategic plan is in progress which will include a marketing strategy for Dayton.

Dickinson noted that Duane Wolmuth has resigned as director of SEWEDA and accepted a position with the Walla Walla Wine Alliance.

The following vouchers were presented for approval of payment:

Payroll	\$	7,699.85	Walla Walla Co. Treasurer	\$	36.00
WCIF	\$	157.18	USKH	\$	2,185.75
Banner Bank N/P	\$	4,680.32	DRS- OASI	\$	25.00
Pacific Power	\$	698.86	Wilbur Fletcher, Inc.	\$	1,428.22
City of Dayton	\$	224.03	Water Watch Irrigation	\$	130.32
Qwest	\$	160.85	Craig Office Supply	\$	47.35
P'Chelle International	\$	5,000.00	Steve Herres	\$	90.00
Cardmember Services	\$	583.05	Union Bulletin	\$	250.00
Total Office Concepts	\$	57.80	Wilbur Fletcher, Inc.	\$	741.82
Waitsburg Times	\$	349.00	Artmil	\$	250.00
City Lumber	\$	7.69	Gemmell's Machine	\$	13,393.86
Inland Power	\$	115.71	The Heim Company	\$	35.00
James Stenkamp	\$	6,877.12	POW Contracting	\$	88,946.76
Blue Mountain News	\$	140.00	KOA at LFM	\$	6,240.00
Sapp DV Films	\$	375.00	Anderson Perry	\$	2,792.13
Dayton Mercantile	\$	35.18	Anderson Perry	\$	5,102.95
Dayton Chronicle	\$	431.41	Jennie Dickinson	\$	649.76
Customized Bus. Solutions	\$	14.57	Timothy Dyke	\$	264.26

The amount of vouchers approved for payment was \$150,216.80

Meeting was adjourned at 8:33 p.m.

Dale McKinley, Secretary