

MINUTES OF THE REGULAR MEETING
OF THE BOARD OF PORT COMMISSIONERS
PORT OF CAMAS-WASHOUGAL

The regular meeting of the Board of Commissioners of the Port of Camas-Washougal was held at the Port offices on Monday, July 7, 2008, at 3:00 p.m.

PRESENT: Commissioners Hargrave, Carroll and Ward, Executive Director Ripp, Scot Walstra, Kim Maloney, Mary Murphy, Attorney MacPherson, and members of the public.

From 3:00 p.m. to 4:00 p.m., the Commission recessed into executive session to discuss a matter relating to potential litigation, three matters relating to property disposition, and one matter relating to property acquisition. Following the executive session, the Commission reconvened into general open session.

Upon motion duly made, seconded and carried, reading of the minutes of the regular meeting of June 23, 2008 were dispensed with and the minutes of that meeting were approved as written, it being noted that a copy of the minutes had previously been provided to all commissioners.

It was moved by Ward, seconded by Carroll, and unanimously declared to be the Order of the Board to approve general fund voucher 67-70, 104829-104843 and 18806-18863 in the total amount of \$392,993.47; and to authorize the issuance of warrants in payment thereof. Voucher 18766 in the amount of \$120.00 was acknowledged as a void and not released as authorized.

Executive Director Ripp then discussed a strategic planning process for the Port. No decisions were made.

Executive Director Ripp, during the staff report portion of the meeting, provided updates on the WPPA Commissioner seminar; the Marina Gate System; the July 13 Riverside Concert; Building 14 construction; Port of Kennewick presentation; and the survey of the marina area, which included Commissioner discussion relating to questions to ask of the surveyor.

Scot Walstra thereafter reported on the ground breaking for the Waste Connections new transfer station and provided an Immelman Hangar update as far as the new zoning at the Grove Field Airport area.

A Washougal City Councilman thereafter provided an update to the public about a Washougal City Council meeting to be held that night on the new Stormwater Regulations.

Commissioner Hargrave then announced the opening of a public hearing, duly advertised according to law, for consideration of Resolution 18-08, providing for the incorporation of the Airport Layout Plan for Grove Field Airport into the Port's Comprehensive Plan.

Extensive public testimony was received relating to the proposal. Commissioner Hargrave closed the public hearing at 6:15 p.m. for Commissioner discussion.

It was thereafter moved by Ward, seconded by Carroll, and unanimously declared to be the Order of the Board to adopt Resolution 18-08, entitled:

A Resolution of the Board of Port Commissioners of the Port of Camas-Washougal, amending the Comprehensive Plan of Harbor Improvements and Industrial Development, by incorporating the Airport Layout Plan for Grove Field Airport.

It was moved by Carroll, seconded by Ward, and unanimously declared to be the Order of the Board to approve Resolution 17-08, entitled:

A Resolution amending Resolution 6-98 and 4-99 and clarifying the applicability of the respective Resolutions for projects whereby the Small Works Roster process is utilized pursuant to RCW 53.08.120, as amended.

It was moved by Ward, seconded by Carroll, and unanimously declared to be the Order of the Board to approve Resolution 19-08, entitled:

A Resolution of the Port of Camas-Washougal prescribing the benefits of permanent part-time employees.

During the Commissioner reports portion of the meeting Commissioner Carroll discussed his impressions of the July 4th festivities at Cottonwood Beach and at the Marina and Commissioner Ward discussed his impressions of the ALP Process reference the ultimate adoption of Resolution 18-08. No decisions were made.

Executive Director Ripp thereafter passed out the new organizational chart for the Port of Camas-Washougal, given the recent retirement of Greg Ermis.

During the public input portion of the meeting the Commissioners heard testimony relating to Aviation Camps at Grove Field Airport; the Riverwalk arbitration process; and the WSDOT mapping of the Marina area. No decisions were made.

The meeting then adjourned.

PORT OF CAMAS-WASHOUGAL

By: _____

Commissioners

PORT OF CAMAS-WASHOUGAL
JULY 7, 2008 OPEN SESSION MEETING SUMMARY
By: Mary Murphy, Executive Assistant

OPEN SESSION

- **CONSENT ITEMS**

- A. Minutes

Minutes from June 23, 2008 were approved.

- B. Claims /Vouchers

Vouchers were approved.

- **NEW BUSINESS/DISCUSSION ITEMS**

- C. Strategic Planning Process – David explained that he'd met with Scot, Kim and Mary and discussed a process which would benefit both the Port and the public. He recommended:

- 1) Meeting(s) with staff - David explained that the staff knows the day-to-day challenges and sees the long-range practical side of things and that staff input, combined with the Commission's and the public's input at a subsequent meeting would result in a good strategic plan for the Port. At this first meeting(s) staff would:
 - i. Create a long-range set of goals; and
 - ii. Review the Port's Mission Statement.
- 2) Present Staff's Report at a special meeting, where Commissioners will add their ideas, and we can take public input;
- 3) Draft a Strategic Plan: make available to the Board and the public;
- 4) Have a process in place to take public input;

5) Final Strategic Plan presented to the Board for approval: make available to public. The Commissioners agreed with this and David will schedule a strategic planning meeting with staff.

- **STAFF REPORTS**

- D. David's report included:

- (1) Update on Bldg. 14: walls have been poured and erected. A Change Order has been proposed dealing with the future parking lot: soil removal and the area backfilled with rock and compacted in order to avoid the possibility of broken asphalt in the future.
- (2) The July 13th Concert will feature the Washougal High School Band and Johnny Limbo and the Lugnuts.
- (3) WPPA Conferences: The WPPA Commissioner Seminar is July 20-22 at the Semiahmoo Resort in Blaine. All three Commissioners are attending.

- (4) Hagedorn has completed the survey map of the Marina area property. David will review and discuss at the July 18th Board meeting.
 - (5) Port of Kennewick will make a presentation at a future meeting.
 - (6) Marina Security Gate System is in need of an upgrade. Debbie reported on how labor intensive it is to issue; activate; deactivate; and troubleshoot the current system that's actually made up of two different programs, which are not compatible. David proposed a new system that Debbie could operate from her computer, and which would increase the card capacity. He also had two cost proposals from the same company who worked on our gate system in the past.
- E. Scot reported on the Waste Transfer Station's ground breaking and the success of the hearing on the rezone effort for property adjacent to Grove Field. Immelman Hangars is now able to move forward with permitting.
- F. There were no other staff reports given.

- **ACTION ITEMS**

- G. Adoption of Resolution 17-08 – This resolution, which clarifies the Small Works Roster process, as allowed under current state law, was adopted.
- H. Adoption of Resolution 19-08 – This resolution amends Res. 6-94 by allowing additional holiday and vacation days for permanent part-time employees. (It does not apply to temporary summer employees.)

PUBLIC HEARING

To receive public comment on Resolution 18-08 authorizing an amendment to the Port's Comprehensive Plan by incorporating the Airport Layout Plan for Grove Field Airport. – *PUBLIC COMMENT was received from 5:00 to 6:15.*

- I. Resolution 18-08 was adopted.
- **COMMISSIONER REPORTS** – Jim commented on the activity on Port property on July 4th; and Bill commented on the ALP process.
- **OPEN FORUM / PUBLIC INPUT** - Heard comments on CWAA camps; the RiverWalk arbitration; the WSDOT map; and Washougal's stormwater hearing at 7pm on 7/7/08.

MEETING ADJOURNED