

Minutes of the regular meeting of the Port of Whitman County of October 18, 2007.

MEETING CALLED TO ORDER: The meeting was called to order at 10:00 a.m. in the Port office in Colfax, Washington. Present were all Commissioners, the Executive Director, the Properties and Development Manager, the Port Accountant/Internal Auditor, and the Port Attorney.

APPROVAL OF MINUTES: A **MOTION** was made to approve the Minutes of the meeting of October 4, 2007, as mailed and entered in the minute book. The motion carried.

APPROVAL OF CLAIMS: The Commissioners considered the claims. Commissioner Gronholz inquired as to Claim No. 17718 to Ackerman Heating. The Executive Director explained it was for replacement of the furnace for the Port office. Commissioner Love inquired as to Claim No. 17702. The Executive Director indicated this was a pass-through payment which would be reimbursed by the State ADO office. A **MOTION** was made to pay Claim Nos. 17700 through 17722 totaling \$82,503.53. The motion carried.

RESOLUTION NO. 07-13: A **MOTION** was made to pass Resolution No. 07-13 authorizing purchase of the Locust Grove Industrial Park property north of Pullman. The motion carried.

2008 PRELIMINARY BUDGET: The Commissioners reviewed a draft of the 2008 preliminary budget. The Port Accountant/Internal Auditor reviewed various items in the draft budget. The Executive Director explained that the budget reflected a plan to pay down debt at an accelerated pace over the next several years.

At 10:30 a.m., the Port Accountant/Internal Auditor left the meeting.

PNWA ANNUAL MEETING: Commissioner Love reported on attending the Pacific Northwest Waterways annual meeting in Vancouver, Washington, on October 10-12, 2007, with Commissioner Gronholz, Commissioner Boone, and the Executive Director.

IPNG: While at the PNWA meeting, the IPNG met.

COMMISSIONERS' STRATEGIC PLANNING MEETING: Commissioner Love reported on attending the Commissioners' strategic planning meeting in Spokane on October 15 and 16, 2007.

Commissioner Boone noted that Alex McGregor spoke on the subject of regional transportation and infrastructure.

Commissioner Gronholz noted that Governor Kulongoski (of Oregon) plans to designate portions of the Oregon coast as Marine sanctuaries.

Another topic of discussion included bridge improvements over the Columbia River between Portland and

Vancouver. The main I-5 bridge is aging. A very large cost will be associated with repair, improvements, or replacement of the existing bridge.

Tammy Lewis joined the meeting at 10:50 a.m.

PNWA ANNUAL MEETING: Commissioner Boone reported on attending a session at the PNWA annual meeting regarding permitting. Several different permitting agencies were represented. One complaint heard from the permitting agencies is a lack of funds for personnel, resulting in delay.

Commissioner Gronholz reported that Bonneville Power Association rates were discussed in one session. Currently rates are based on the BPA's costs of production. The BPA has been challenged politically at times to provide rates at "market value". If this were done, the cost of electrical energy in the Pacific Northwest would approximately double.

REPORT BY TAMMY LEWIS: Tammy Lewis reported on activities related to her service contract with the Port as part of the Port's ADO work.

Ms. Lewis reported on recruitment efforts and the PTAC (Procurement Technical Assistance Center) program. The PTAC program is dedicated to educating businesses on contracting with the government. She also reported on the "knowledge corridor" program, which she indicated was going well. Additional comments related to Washington State University President Floyd's speech at the Pullman Chamber of Commerce where Dr. Floyd emphasized the importance of WSU as a science and technology center.

Ms. Lewis also noted that on November 20, 2007, Decagon was holding an open house at its facilities in the Pullman Industrial Park between 2:00 p.m. and 5:00 p.m.

POWBAC "FLY-IN": The Properties and Development Manager reported that the POWBAC "fly-in" was a success, with approximately 100 attendees. The event was held on October 9, 2007.

REVIEW OF DUE DILIGENCE GUIDELINE: The draft due diligence guideline was reviewed. The Commissioners commented on several aspects of the draft. The Executive Director will work on a final draft, with a view to eventually having it incorporated within the Executive Director's authority.

REGULAR MEETING RECESSED: At 12:15 p.m., the Port President called for a recess for lunch, with the regular meeting to reconvene at 12:45 p.m.

REGULAR MEETING RECONVENED: At 12:45 p.m., the regular meeting of the Port of Whitman County reconvened following lunch recess. Present were the Commissioners, the Executive Director, the Properties and Development Manager, the Port Maintenance Supervisor, and the Port Attorney.

POWBAC - POLE BUILDINGS: A **MOTION** was made to approve the award of a small works roster bid for two pole buildings for construction at POWBAC to "Mike's Pole Barn." The motion carried.

PORT/COUNTY COMMISSIONERS' MEETING: It was noted that the Port Commissioners' meeting with the Whitman County Commissioners was scheduled for November 5, 2007, at 3:00 p.m. in the Port office in Colfax.

PORT CHRISTMAS DINNER: The Port Christmas dinner was tentatively scheduled for either December 14 or December 18, 2007.

EXECUTIVE SESSION: At 1:15 p.m., the Port President called for an executive session to discuss real estate and personnel issues, with the regular meeting to reconvene at 1:45 p.m.

REGULAR MEETING RECONVENED: At 1:45 p.m., the regular meeting of the Port of Whitman County reconvened following executive session. Present were all Commissioners, the Executive Director, the Properties and Development Manager, and the Port Attorney.

NOVEMBER PORT MEETINGS: It was noted that the next Port meetings would be held on November 1 and 19, 2007.

PULLMAN-MOSCOW AIRPORT BOARD: The Commissioners, the Executive Director, and the Port Attorney discussed winding up the Port's participation in governance with the Pullman-Moscow Airport Board. It was decided that the Executive Director's attendance at the next two meetings would not benefit either the Port or the Airport Board inasmuch as the Port's participation in Airport governance officially terminates on December 31, 2007. The Executive Director indicated that he would send a letter to the Board indicating that he would not attend the next two meetings. It was suggested that the letter apprise the Board of the Port's willingness to consider financial support for extending municipal water to the airport.

MEETING ADJOURNED: There being no further business to come before the meeting, the meeting adjourned at 2:15 p.m.

PORT OF WHITMAN COUNTY COMMISSION

ROBERT F. GRONHOLZ, President

DANIEL W. BOONE, Vice President

JOHN E. LOVE, Secretary