

Minutes of December 9, 1980

Present were: President William M. Hamm, Commissioner Albin Berglund, Manager Bill Hemingway, Secretary Margaret Siders, Attorney Jack Udall, Enterprise Reporter Dan Spatz and Rod McKee of Tenneson Engineering.

The meeting was called to order at 9:00 A.M. by President Hamm with the reading of the minutes of previous meeting. Minutes were approved as read.

Vouchers on the General Fund #4897 through 4913, totalling \$2,064.27, were presented. Motion to approve by Comm. Berglund; seconded by Comm. Hamm--motion carried. (Note-voucher #4907 in the amount of \$80.64, payable to Michael S. Mansfield, was approved subject to his coming into the office and signing his Claim for Expenses.)

Resolutions 54-80 and 55-80 were presented. Res. 54-80 re-invests \$70,000.00 of the General Fund up to and including Dec. 15, 1980, and transfers \$55,000.00 from the General Fund Cash Account to the Dallesport Project Construction Fund Cash Account. Res. 55-80 invests \$170,000.00 of the General Fund for a period of 30 days. Motion to approve by Comm. Berglund; seconded by Comm. Hamm--motion carried.

Port District Expansion. Attorney Udall reported that according to RCW 53.04.085 ten percent of the qualified electors within the particular district to be annexed must sign a petition and present it to the Port Commission, which is obligated to petition the County Commissioners in their behalf for annexation to the Port District. The County Commissioners can either, at a general election or a special election, place the question on the ballot and only the people in the area to be annexed would vote. Once the new area is annexed, the Port Commissioners will remain in office until the next general election at which time the Port District will have to re-district in order to represent the people which have annexed.

Storage & Processing Facility. Rod McKee presented a status report indicating the general contractor has substantially completed the original contract and changes set forth in Change Order No. 3. There are a couple of minor items to be completed such as adjustments on overhead doors. There was general discussion regarding changing the sprinkler system from manual to automatic--the work to be done by Fire Guard Company. Motion by Comm. Berglund to change the system from manual to automatic; seconded by Comm. Hamm--motion carried. Motion to approve Change Order No. 3 by Comm. Berglund; seconded by Comm. Hamm--motion carried. Vouchers #20 and 21 on the Dallesport Project Construction Fund in the amount of \$79,144.52 were presented. Motion to approve by Comm. Berglund; seconded by Comm. Hamm--motion carried. Lengthy discussion ensued regarding the sales tax on the total project. A Notice of Completion is to be sent to the Washington State Department of Revenue so their clearance can be obtained to release the retainage to the contractor.

Corps Easement. Attorney Udall advised that Bob Dickey had informed him the Court of Appeals upheld the Superior Court decision with regard to the Corps of Engineers' flowage easement. Lengthy and involved discussion ensued with Attorney Udall reading over pertinent parts of the litigation that has been in the courts since 1938.

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WPPA Meeting. Manager reported a number of legislative issues of interest to ports were discussed--top priority for WPPA attention being industrial development revenue bonding. It was noted that according to the Washington Public Ports Study Update just completed forecasts for the year 2000 indicate exports out of the Northwest will triple and imports will double. In a revision to WPPA by-laws, association dues will be figured on a basis of percentage variation in WPPA Budget over the 1980 base dues figure.

Gorge Issue Update. It was mentioned that Don Clark had responded to Manager's letter to the editor. The meeting at Cascade Locks was extremely beneficial--the consensus reinforced that the people who live in the Gorge do not want federal intervention. Letters were received from elected officials (Reps. Zimmerman, Heck and McCormack) in response to the Port's letters stating its position on the Gorge.

Dallesport Vocational Proposal. Hank Patton of Community Action has a proposal to develop a vocational training program with School District sponsorship that would utilize a greenhouse for agricultural and botanic training. This operation could also grow plant matter for commercial markets to assist in funding of the program. Mr. Patton is looking for the Port's assistance in locating and developing the facilities. After discussion the apparent prohibition of ports in developing agricultural facilities and/or operating them, the Commission felt that although conceptually the idea has merit, there are still a lot of details that need to be worked out before the Port can determine what role it might be able to play in such a project.

Bingen Dock. The construction will be delayed until the Port's maintenance man can resume his duties.

1981 Port Meeting Schedule will be discussed at a later date. The meeting schedule must be submitted to the State Code Revisor in January.

Harney County Example. A newspaper article was mentioned that described the recent disastrous effects on this area in Oregon after the closing of its main industry--lumber mills. The parallel with our area is not to be ignored.

There was a reminder that the Port meeting for December 23rd has been rescheduled for Thursday, December 18th at 9:00 A.M.

The meeting recessed to executive session at 11:15 A.M. and adjourned at 11:35 A.M.



Bill Hemingway, Port Manager



William M. Hamm, President