

TOPIC	DISCUSSION/ASSESSMENT/FINDINGS	ACTION
Attendance	Commissioner/Staff Present: Port Commissioners (PCs) James Herman and Wayne Vinyard; Executive Director (Exec.D) Marc Thornsby; and Administrative Assistant/Port Auditor (AA/PA) Margie Ziegler. PC/Staff Absent: PC Rodger Ford. Guests Present: Brad Roberts, Rivermile 172; Marsha Holliston, Mt. Adams Chamber; Lee Ast, AST Commercial; and Norm Deo.	Meeting called to order at 4:38pm.
Administrative Matters Consent Agenda	Minutes – February 16, 2010 – PC Vinyard withdrew the minutes and said they will be approved when PC Ford is in attendance. Payroll Vouchers – March 1, 2010 #23535-23550, \$10,249.98 Vouchers – March 2, 2010 #23551-23571, \$30,634.08 Payroll – March 15, 2010 #23572-23578, \$8,077.11 Vouchers – March 16, 2010 #23579-23593, \$13,709.84	PC Herman M, to approve the consent agenda without the minutes, PC Vinyard S. MP
Executive Director’s Report: Local Match funds for SR 35 Project	(Exec.D) Thornsby reviewed how the Klickitat Co. Transportation Policy Committee has asked to see if there is interest from local agencies to provide matching funds. Discussion followed concerning the need to move forward with plans for a new bridge and concerns regarding the allocation of State and/or Federal funds if no local matching funds are provided. Thornsby said the next KC Transportation Policy Committee meeting will be April 6 th .	PC Vinyard M, that we agree to matching funding if there is support of the other community members, PC Herman S, MP
Animal Control – Resolution	(Exec.D) Thornsby said the last time the animal control resolution was discussed, PC Ford wanted to include DIP as well. Thornsby presented an option to use the BPA right-of-way from Dow Rd to Dock Rd for a dog area. Thornsby said an area could be improved for parking and signage. PC Vinyard said he is cautious about mixing public use with industrial operations.	By consensus, the PC tabled the discussion of the animal control resolution.
Disaster Recovery - Resolution	(Exec.D) Thornsby said the Disaster Recovery Resolution is not complete and will be on a future agenda.	

<p>Executive Director's Report: cont..</p> <p>Advertising</p>	<p>(Exec.D) Thornsbury said that the previously requested ad has been placed with the Mt. Adams Chamber of Commerce. Thornsbury said Mike Cannon, KC EDA, responded with respect to sharing advertising costs and said they did not have funds to do so at this time.</p>	
<p>Target Tenant Types</p>	<p>(Exec.D) Thornsbury shared information regarding target tenant types with PC Vinyard from the last PC meeting. PC Vinyard said there needs to be guidelines for new tenants that are start-up companies. Thornsbury talked about discounts that could be offered, and a basis for evaluating companies. PC Herman suggested that Thornsbury draft some recommendations for future discussion.</p>	<p>By consensus, the PC directed (Exec.D) Thornsbury to prepare recommendations for a future meeting.</p>
<p>Water System Report Update – John Grim</p>	<p>(Exec.D) Thornsbury presented copies of the draft water system report from John Grim. Thornsbury said the report covers the booster pump station and proposed back-up power. Thornsbury said that Underwood Fruit is nearing completion of their on-site booster pump.</p>	
<p>Tenant Improvement Policy</p>	<p>(Exec.D) Thornsbury asked if there has ever been a tenant improvement policy in the past. PC Vinyard recalls that tenant improvements have been handled on a case by case basis.</p>	
<p>Bingen Point Grading</p>	<p>(Exec.D) Thornsbury gave an update on the BPT Grading of Parcels 13, 16, and 19. Thornsbury said we now know more about the materials we have to work with. Thornsbury said the Harbor Drive realignment and sewer extension project bid will be prepared soon. Thornsbury said he is working on a slope design to transition from parcels 13, 16 and 19 to the wetland buffer elevation. Thornsbury said a lot of brush had been cleared off the lots. Thornsbury said he is still looking for a place for the dirt/bark/rock material from the former MALA property. PC Vinyard said it is nice to see dirt being moved and parcels being prepared for future buildings. PC Vinyard said the brush needs to be kept under control so that it is not a problem in the future.</p>	
<p>Street Striper</p>	<p>(Exec.D) Thornsbury presented a street striper agreement between the City of Bingen, City of White Salmon, and the Port, as provided for in the Port's Capital Budget. Thornsbury said all agencies will share the</p>	

Executive Director's Report: cont.. Street Striper continued...	cost of the machine and maintenance. Thornsbery expects a payback period of three years. Thornsbery indicated a need to stripe all of BPT and DIP in 2010. PC Herman said the striper could potentially pay for itself in two to three years.	
Committee Reports	PC Herman: nothing PC Ford: nothing PC Vinyard: nothing (Exec.D) Thornsbery attended the Municipal Finance Conference on March 18, 2010. Thornsbery talked about the Build America Bonds and how they may not be renewed. Thornsbery said there is still a lot of interest in municipal bonds and a lot of agencies have been successful issuing them.	
Public Comment	Norm Deo, Columbia Gorge Airport Board Member, talked about a proposed emergency center that will be constructed next to life flight. Deo said there will be a public meeting on May 19, 2010 at the Airport to present the Airport Master Plan. Deo said the Airport Board is also working on an agreement with the Dallesport Water District. Deo said the AIM team met with Oregon Dept of Transportation and Connect Oregon and because of the presentation, the airport project was moved from 22nd to 3rd on the list for funding. Marsha Holliston, Mt. Adams Chamber, said she would like to meet with Thornsbery regarding the incubator concept. Holliston also thanked the Port for submitting an ad in the Gorge Guide.	
Adjournment	PC Ford adjourned the PC Meeting at 5:57p.m.	

Approved on 4-20-10
(Date)

/s/ MARGIE ZIEGLER
Margie Ziegler, Administrative Assistant

/s/ MARC D. THORNSBURY
Marc Thornsbery, Executive Director

/s/ JIM HERMAN
James Herman, Secretary