

PORT OF OLYMPIA COMMISSION
MINUTES OF REGULAR MEETING

March 22, 1999

CALL TO ORDER

President Van Schoorl called the meeting of March 22, 1999, to order at 6:40 p.m. at the Port of Olympia in the large conference room. Commissioner Pottle was also in attendance. Commissioner Dickison was unable to attend.

Staff in attendance were: Executive Director Nick Handy, Deputy Director Wendy Holden, Director of Marketing and Trade Development Kari Qvigstad, Director of Finance and Administration George Fox, Executive Assistant Jeri Sevier, Swantown Marina and Boatworks Manager Bruce Marshall, and Property Development Manager Heber Kennedy.

Members of the public in attendance were Joel Coffidis of *The Olympian*; Sandy Mackie, legal counsel for the Port of Olympia; Chris Burton, Olympia; and Neil Falkenburg, West Bay Marine Services, Olympia.

APPROVAL OF AGENDA

Mr. Nick Handy indicated he would like to add an informational briefing to the Commission on upcoming agenda items. Mr. Handy also indicated staff is recommending removing the lease amendment with Guest House at this time.

PUBLIC COMMENT

Mr. Chris Burton expressed concerns regarding the terms and conditions developed for the Swantown Boatworks. He felt the terms were not thought out and indicated there was a lot of good ideas; but also a some that was not. Mr. Burton asked the Commission to look at section 6.5 and compare it with 6.8; he felt there was a conflict relating to the 48 hour notice of reviewing books. Mr. Burton further indicated that section 2.1 relating to who can perform services does not give the public a choice. In addition, section 2.3 indicates that fees can be changed at the whim of the Port.

President Van Schoorl responded to Mr. Burton indicating that all fees are adopted by the Commission at a regularly scheduled public meeting and will not be changed by Port staff at a whim. President Van Schoorl asked Mr. Burton to schedule a time to sit down with Bruce Marshall, Manager of the Swantown Boatworks and discuss the issues.

Mr. Neil Falkenburg indicated to the Commission he was aware that the Port was still in negotiations with a developer for the Swantown site. He asked the Commission to once again explore the possibility of West Bay Marine Services to operate at the Port facility. Mr. Falkenburg indicated his willingness to review the proposal with Ms. Holden.

Commissioner Pottle asked for clarification of Mr. Falkenburgs proposal. He asked if he was interested in opening the entire proposal or to negotiate doing work in the yard. Mr. Falkeburg indicated he was interested in doing both.

COMMISSIONERS REPORTS

No Commissioner reports were given.

CONSENT CALENDAR

Bills and Vouchers. The bills and vouchers in the amount of \$1,153,490.04 for the period ending March 22 were unanimously approved as submitted.

Capital Project Expenditures. The capital project expenditures in the amount of \$263,295.35 were unanimously approved as submitted.

ACTION CALENDAR

Approval of CEA - Sewer Lift Station at NewMarket

Mr. Heber Kennedy indicated the capital project expenditure analysis being submitted for approval was to furnish and install a sewer lift station for Guest House for approximately \$54,756 which will be reimbursable to the Port. Guest House will pay the Port additional rent in the sum of \$750 per month, plus leasehold tax, for ten years. The improvements will be owned by the Port of Olympia upon completion of the project. The Commission unanimously approved the CEA for the sewer lift station at NewMarket.

Resolution 99-09 - LeMay Enterprises

Mr. George Fox presented the Commission with Resolution 99-09 approving Resolution EDC 99-02 of the Board of Directors of the Olympia Economic Development Corporation authorizing the issuance and sale of its Variable Rate Demand Revenue Bonds in the aggregate principal amount of \$8,160,000. The Commission unanimously approved Resolution 99-09 approving the resolution of the EDC authorizing the issuance and sale to LeMay Enterprises to finance the industrial development project.

ADVISORY CALENDAR

Commission Agenda Calendar

Mr. Handy distributed a listing of potential agenda items for the Commission for the months of April through June. The Port businesses have a significant activity underway and will be reporting on that activity at upcoming meetings.

ADJOURNMENT

President Van Schoorl adjourned the meeting of March 22, 1999 at 7:10 p.m.

PORT OF OLYMPIA COMMISSION

President

Vice President

Secretary-Treasurer