

PORT OF OLYMPIA COMMISSION
AND
TUMWATERCITYCOUNCIL
MINUTES OF SPECIAL WORK SESSION

April 11, 2000

CALL TO ORDER

President Dickison called the meeting of April 11, 2000, to order at 6:15 p.m. at the Port of Olympia Airport Terminal Building. Commissioner Pottle also attended as well as Mayor Ralph Osgood, and members of the City Council, Councilmember Ed Stanley, Councilmember Pete Kmet, Councilmember Cindy Beauchne, Councilmember Wayne Williams, and Councilmember Chris Parsons.

Port staff in attendance were: Executive Director Nick Handy, Deputy Director Wendy Holden, Executive Assistant Jeri Sevier, Airport Manager Doug Sandau, Airport Operations Supervisor Tim Lael, and Property Development Manager Heber Kennedy. Jay Eaton, City of Tumwater staff also attended.

Members of the public in attendance Virginia Blosser, Shelton; Stan Moon, Olympia; Ed Wiltsie and Jerry Morissette representing Morissette and Associates; Randy Hale representing Ried Middleton, and Bill Allin, Olympia.

APPROVAL OF AGENDA

The agenda was approved as submitted.

PUBLIC COMMENT

No public comment was given.

ADVISORY CALENDAR

New Market Industrial Campus Hydrology Report

Mr. Jerry Morissette and Mr. Ed Wiltsie provided the Commission and the Tumwater City Council a presentation on the shallow groundwater study at the New Market Industrial Campus. Mr. Morissette indicated there were three phases to the study, first to establish the sub basin areas, second to design the perimeters, and third to determine the flow paths. This presentation is on the first stage of the study.

Mr. Wiltsie defined the approaches for defining the drainage basin boundaries including the regional geology, the existing topography, the surface soils, the hardpan surface, and the groundwater surface. Mayor Osgood asked how confident the data was. Mr. Wiltsie indicated they were very careful with the data collection process, it was very well defined and the data was very complete. Mr. Wiltsie's data indicated that the basin boundary runs along the southern boundary of the airport and industrial park.

Council member Kmet asked what projects were being considered in the hot spot. Mr. Kennedy reported all of the projects (Comfort Suites, MBCI, and the runway relocation project) under consideration were north of the boundary of the Salmon Creek Basin. President Dickison indicated we need to manage the storm water in whatever basin and design the systems consistent with the design of the natural basins. President Dickison said the Port intends to move ahead on these projects and it is not the intention to cause problems to the Salmon Creek Basin. Although these projects are not in the basin, we will arrive at appropriate standards for dealing with water resources. Councilmember Kmet asked if the Port was considering asking the County to re-evaluate the 1999 boundary. Mr. Kennedy responded that the Port has been working with the County on defining the groundwater boundary and the County was evaluating the data as well. The Port will work with the County after re-scoping the data.

Airport Runway Relocation Project Report

Ms. Wendy Holden briefed the Commission and the Tumwater City Council on the Runway Relocation Project including overview of the project and schedule of events. Included in the project overview was a presentation on two alternatives being considered for the relocation of the runway. Ms. Holden indicated the current runway safety areas do not meet FAA safety standards because the airspace above Old Hwy 99 penetrates critical safety areas. Therefore, the runway threshold needs to be shifted south so that we are in compliance with FAA and the airport can protect the Port's current business posture. Ms. Holden gave a project overview schedule to meet including meetings with the City of Tumwater, Thurston County and a public forum.

Mr. Doug Sandau gave the Commission an overview of the runway safety standards indicating the runway safety area, the runway protection zone, the approach zone, and the obstacle free zone. Mr. Sandau also presented alternatives one and two. He indicated alternative one is a partial fix; it displaces the runway threshold, shifts less runway than alternative two, but creates more responsibility for pilots. Alternative two is a complete and permanent fix relocating the entire length of the runway and creates greater predictability for pilots. Mr. Sandau demonstrated the impacts of both alternatives on the runway and the roadways.

Ms. Holden summarized the presentation indicating the currently the airport does not meet FAA clearance safety requirements and we need to retain our usable runway length to protect our current capacity for both corporate aviation customers and the kind of regional air service our community wants.

Mayor Osgood asked staff what the land ownership was in the yellow zone (approach zone). Mr. Kennedy responded that most of the property has already been acquired by the Port. Two parcels are in process and almost finalized. Port staff demonstrated what the options were for the roadway relocation and that the Port only owned the right of way for the 35 mph option. Councilmember Kmet was concerned about loosing the connection of 88th creating a dead end and if it was an option to keep the road in. Mr. Sandau indicated it would not be an option since the road would have to be at a lower elevation to meet FAA standards.

Commissioner Pottle gave the Council a perspective of the FAA indicating they are not particularly negotiable on issues relating to public safety. He commented that the airport is a valuable resource that we cannot afford to lose it.

The Council discussed the option for putting a tunnel in substituting 88th. President Dickison commented that we would leave the analysis to staff to look at all the options. A member of the public said the community should be proud of the beautiful airport we have and should not let it go less than 5,000 feet. However, he indicated the Port should make the public aware that the FAA is funding this project 90 percent.

A member of the public indicated he had a major concern if 88th is cut off due to fire and medical services. Mr. Sandau indicated there will be a public process and would invite him to come to the public forum to present his views, as well as, the Port will be contacting the fire districts for input on the road way restructuring.

Airdustrail Way Improvement Project

Mr. Jay Eaton, City of Tumwater staff, announced the city application for widening Airdustrail Way had been approved for a grant. Mr. Eaton gave a description of the project and how it would be funded. He indicated the construction on the project is scheduled for 2002-03. President Dickison indicated the Port appreciated the work done to get this grant and that we were thankful to be a partner. Mayor Osgood complimented city staff on obtaining the grant.

Port Property on Dennis Street

President Dickison indicated a Tumwater City Council Member reporting Port property on Dennis Street was being used by some young people for a dirt bike park approached him. President Dickison went out to see the property to follow up on her concern. He found the young people had made some serious earth moving changes to the property for dirt bike trails. Port staff provided a slide show of the construction at the property. President Dickison commented that we just became aware of this issue and were sorting and looking into the legal issues, but at this point the Commission did not have any intention of closing down the dirt bike area.

Mayor Osgood said they had a similar situation occur and the city removed the hazards and let them use the property. He encouraged the Commission to look at this in a positive light and try to find ways to keep it up and running. He also

offered the help of the city if needed.

ADJOURNMENT

President Dickison adjourned the meeting of April 11, 2000 at 8:30 p.m.

PORT OF OLYMPIA COMMISSION

President

Vice President

Secretary-Treasurer