

## COMMISSIONERS' MEETING MINUTES

November 26, 2019 – 9:00 am

Those present were:

Commissioner Gary Weaver  
Commissioner Deena Vietzke  
Commissioner Kenny Schutte

Executive Director Chris Faix  
Executive Assistant Carmon Derting  
Consultant Doyle Palmer

Guests: Bob Clark  
Octavio Rodriguez  
Mayor Shawn Logan

Called to order at 9:00 am

D. Vietzke made a motion to approve the Agenda, K. Schutte second the motion and the motion was passed.

D. Vietzke made a motion to approve the Minutes for the 11/12/19 meeting, K. Schutte second and the motion was passed.

K. Schutte made a motion to approve the Minutes for the 11/21/19 meeting and D. Vietzke second and the motion and was passed.

D. Vietzke made a motion to approve Vouchers, K. Schutte second the motion and the motion was passed.

### Hwy 26 & Reynolds Land

The Commissioners reviewed the map provided by Mr. Rodriguez. Mr. Rodriguez does not want to pay for the pipes or the revisions to the turn lane. He is willing to put in the road, water, sewer, infrastructure from Concrete to Reynolds. G. Weaver wants Mr. Rodriguez to have a bond to cover the entire project. Nothing can be done until the land is under contract. There would need to be 2 separate contracts, 1 for the initial 7 acres and 1 for the remaining 63 acres. G. Weaver stated that the 63 acres should remain at the \$35000 an acre with the 7 acres being more with 1 year no payment and 20% down.

No decision was made at the City Council Meeting, but C3 zoning is probable. C. Faix will attend the next meeting on December 9<sup>th</sup>, 2019.

### Airport

Updated 5-Year CIP

2020	Site Removal of old crop duster chemical storage/Pavement around hangars
2021	Upgrade Restroom/Create FBO and weather station

2022	Pave Tiedown area/Finish Pavement around hangars
2023	No Project (Carryover)
2024	Site improvement for future projects (leveling ground)

M. Connor needs to find a buyer for his hangar and the Port has 90 days to match that offer. C. Faix suggested not putting an offer in at this time. He also reminded the commissioners that there is not a current lease and will speak to M. Connor about updating his lease to a one-year term. K. Schutte suggested a shorter lease term on new tenants. C. Faix will contact Mr. Segale and give him M. Connor's contact information. C. Faix will also ask M. Connor if he wants to keep leasing the spray site.

Mari will be vacating her hangar on January 1<sup>st</sup>, 2020.

#### Wastewater Treatment

C. Faix review the WIFIA results with the commissioners. The loan was denied for the following reasons; lack of credit worthiness, unsure of revenue stream, it would be difficult for Adams County to raise the taxes in order to pay the loan, a written power of agreement between the Port and Adams County is needed and unsure of the site for the plant.

The next step is that S. McFadden, T. Jensen and C. Faix will be meeting on Dec 6, 2019. C. Faix will have an update on December 10<sup>th</sup>, 2019.

#### Bruce Water System

Should be getting a response from RD Apply next week.

#### Incubator Building

There was one heater/AC unit replaced last year, 2 this year, there is anticipation of final one to be replaced in 2020.

#### Other

Resolution 2019-2 Approving 2020 Budget was signed

Resolution 2019-5 Authorizing increased in property tax levy was signed

Resolution 2019-5, Levy Certification and Budget will be sent to Adams County Assessor via email on November 26, 2019

Resolution 2019-4 In Support of Dams was signed

Resolution 2019-4 will be emailed to Port of Whitman on November 26<sup>th</sup>, 2019

A letter from ACDC was presented to the Commissioners in regards to the annual fee. D. Vietzke motioned to raise the contribution to \$750 and K. Schutte second, the motion passed.

C. Faix brought up the water conference scheduled for February. G. Weaver will book and pay for his own room and reservation for the conference.

Ad for FU 181 and 182 showing Option 1 for Circle/Wheel line and Option 2 for Rill ground will go out to print in December. It will run for 2 weeks, close January 10, 2020 and bids will be opened on January 14<sup>th</sup>, 2020.

Port will purchase full lot from Tshirky and set back fence 20 feet to allow for easement.


December meetings will be held on December 10<sup>th</sup> and December 17<sup>th</sup>.

Meeting went into Executive Session to discuss Real Estate Offer from 10:45-12:00. The result of the session is that a counter offer will be created and presented.

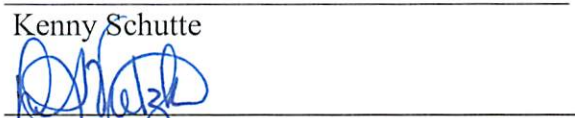
D. Vietzke motioned to adjourn with G. Weaver 2<sup>nd</sup>. Meeting was adjourned at 12:45pm.



\_\_\_\_\_  
Gary Weaver, Chairman



\_\_\_\_\_  
Carmon Derting, Executive Assistant



\_\_\_\_\_  
Kenny Schutte  
Deena Vietzke