

## COMMISSIONER'S MEETING MINUTES

May 14, 2024 – 9:30 am

Those present were:

Commissioner Gary Weaver (Excused)  
Commissioner Deena Vietzke  
Commissioner Homer Montemayor

Executive Director Chris Faix  
Executive Assistant Carmon Derting

Called to order at 9:30 am.

D. Vietzke made a motion to approve the agenda with the addition of the discussion of ACDC invoice and update; H. Montemayor seconded, motion passed.

H. Montemayor made a motion to approve the minutes from the last meeting; D. Vietzke seconded; motion passed.

D. Vietzke made a motion to approve the vouchers; H. Montemayor seconded; motion passed.

### MERITAGE

J. Barrett handed out a project narrative. Kyle spoke about the meeting with the Meritage team about the funding for the roundabout. He brought up the Traffic Impact Analysis (TIA) and talked about the potential cost and what is needed in the study. C. Faix is having JUB check into what information is needed in the TIA. B. Hoppe is gathering approval for what information can be used from previous studies. There is a chance the TIA will only be \$8-9,000 unless WSDOT says no information can be used from previous studies. J. Barrett brought up how the City of Othello asked them to come and help. CBHA was built in 2017, Wahitis was built in 2012 and the housing development was built in that time. There may have been another TIA done on 14<sup>th</sup> Ave since 2011 and work will be done to try to find it. There may even be notes made in them that already require them to contribute to the roundabout. J. Barrett discussed an extension of 18-24 months as the 45 days with a date of June 25<sup>th</sup> is not going to be enough. C. Faix clarified what the CPP through CERB and the grant vs loan vs match. Meritage wants to be as involved in the process as a developer can be, especially with approving any plans. If sub plating and release is done, there will be a plating plan in place before an agreement is put in place. J. Barrett explained specifically how that works. Kyle is speaking with Tom Dent who is also on the Traffic Committee. No building permits will be signed until the Canal and/or the Interceptor Drain is buried. There will be a complete write-up from Meritage on each release that will also list the infrastructure being built and the amount of money that will be coming to the Port.

### ACDC

Kyle let us know we are now in District 9 in Bruce and District 15 for 26/Reynolds due to legislative redistricting. Mark Schoesler is District 9 and Tom Dent is District 15. Kyle is going to ICSC next week. Kyle presented and explained the 2024 membership invoice. He also explained that the amount will not go up unless there is an inflation increase. We have a better power supply currently than Grant County. D. Vietzke thanked Kyle for what he did for the Port.

D. Vietzke made a motion to pay the ACDC invoice #2024.105 of \$20,000. H. Montemayor second, motion passed.

### AIRPORT

The CIP FAA is moving forward, just waiting for Congress approval. WSDOT has done their approval for 5%.

Kevin Raver is still wanting to do the FBO and Fuel Sales. C. Faix has told them there will be a lease for the fuel tank and any fuel in the tank will be sold to him. He may have a proposal by the meeting at the end of the month. C. Faix will talk with him about the need to purchase fuel soon.

**BRUCE**

C. Faix updated the Commissioners on the most recent discussion of the Water Tower Project. To the pain the tower like an onion would cost about \$80,000 and the logo is \$20,000. It was discussed to just paint a portion of the tank as an onion and/or potato.

**HIGHWAY 26/REYNOLDS**

**PROPERTY MANAGEMENT**

**OTHER**

C. Faix presented the counter offer to the Commissioners from Hood's Lawyer. The Commissioners have tabled the discussion to the next meeting. C. Faix has some questions that he will be asking our Lawyer.

Commissioners entered into an Executive Session for 20 minutes from 11:45 to 12:05pm for property discussion pursuant to RCW 42.30.110 (1c). No decision was made.

With no further business coming before the Port of Othello Commissioners, the meeting adjourned at 12:07 pm with a motion made by D. Vietzke and H. Montemayor second and motion passed.

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Deena Vietzke, Commissioner

A handwritten signature in blue ink, appearing to read 'H. Montemayor', written over a horizontal line.

Homer Montemayor, Commissioner

A handwritten signature in blue ink, appearing to read 'Gary Weaver', written over a horizontal line.

Gary Weaver, Commissioner

A handwritten signature in blue ink, appearing to read 'Carmon Derting', written over a horizontal line.

Carmon Derting, Executive Assistant