COMMISSIONER'S MEETING MINUTES
November 10, 2026 – 9:30 am

Those present were:
Commissioner Gary Weaver
Commissioner Deena Vietzke (via phone)
Commissioner Homer Montemayor

Executive Director Chris Faix
Executive Assistant Carmon Derting

Guest: Kyle Niehenke, ACDC
Ben Hoppe, JUB

Called to order at 9:30 am.

D. Vietzke made a motion to approve the agenda; H. Montemayor seconded; the motion passed.
D. Vietzke made a motion to approve the minutes with changes to the ending time as it was listed at 111:55 instead of 11:55; H. Montemayor seconded; the motion passed.
D. Vietzke made a motion to approve the vouchers with questions about the CIAW and Stout Spray; H. Montemayor seconded; motion passed.

AIRPORT

BRUCE
C. Faix had Control Freek out to repair some equipment, but they were unable to find a piece of equipment that needs returned. The new buildings have been built, and Apollo will complete the insides as the weather gets bad. Tower should be delivered in March.

C. Faix stated that the potential tenant let us know that the farmer can lease the land next year. JUB is about halfway through the Alta report. It was discussed doing a dual groundbreaking in June 2027. The project of painting Water Tower 1 will be in August 2027. It was discussed putting the bid out at the beginning of 2026 with a delivery date that is negotiable.

PROPERTY MANAGEMENT

OTHER
City Report from D. Vietzke. The City spoke about their budget and ACDC gave a presentation. After D. Vietzke's report, there was some discussion on the hardships of working with the City and the extra money it has cost the Port.

C. Faix brought up the final numbers on the budget and the drop in new construction from $43,000,000 to $15,000,000. This is why our Levy is what it is this coming year. The Commissioners signed the Budget Resolution 26-5.

The Commissioners signed the Entrance Interview letter from SAO. Resolution 26-9 Promotional Hosting was presented and signed.

G. Weaver made a motion to adoption Resolution 26-9; D. Vietzke second, motion passed.

C. Faix met with CERB and there is some money available for a few of our upcoming projects.
JUB gave us a bid for an update on the water treatment plant. C. Faix presented Resolution 26-7 for $75,000. K. Niehenke spoke about the larger picture of the project and involving the City, County and Legislators for Federal and State monies. B. Hoppe suggested asking for the money as it would increase our impact on getting the project started.

G. Weaver made a motion to sign Resolution 26-7, D. Vietzke seconded and the motion passed.

C. Faix presented a resolution for a microgrant up to $100,000 for the water storage at the Airport. The Commissioners voted to sign Resolution 26-6.

G. Weaver made a motion to sign Resolution 26-6, D. Vietzke seconded and the motion passed.

C. Faix presented Resolution 26-8 for $500,000 with a Committed Private Partner for the Turn Lane and addition to the Pegram building. H. Montemayor summed up a conversation he personally had with the potential tenant. There was discussion on what Build to Suit means. The Commissioner requested a layout and plan on things like if sprinklers are necessary and Port will buy supplies and the tenant will be responsible for rest. There was discussion on lease amounts and ideas for how that would work over time. Any other buildings are on the tenant and belong to the Port when the tenant leaves.

G. Weaver made a motion to sign Resolution 26-8 pending the results of the meeting with the potential tenant, D. Vietzke seconded and the motion passed.

It was requested to take the for sale sign down on Highway 26 and Reynolds and replace it with a V-shaped for Sale or Lease sign.

With no further business coming before the Port of Othello Commissioners, the meeting was adjourned at 11:23 am.

Deena Vietzke, Commissioner

Homer Montemayor, Commissioner

Gary Weaver, Commissioner

Carmon Derting, Executive Assistant