

PORT OF CHELAN COUNTY
Board of Commissioners Meeting Minutes
238 Olds Station Rd, Suite A, Wenatchee, WA 98801
September 23rd, 2009
8:30 am

Present:

Mike Mackey, President
Craig Larsen, Vice President
JC Baldwin, Secretary
Mark Urdahl, Port of Chelan Co/Executive Director
Pete Fraley, Port of Chelan Co/Legal Counsel
Monica Lough, Port of Chelan Co/Internal Auditor

Dayle Rushing, Property Director
Mike Armstrong, Interagency Affairs Director
Karen Korner, RH2
Jerry Litt, Alliance
Jon Eberle, Development Partners

Others:

Patrick Walker, CDLT
Baba Momsa, Employment Security
Kathy Springer, Pesh. Comm. Council
Michelle Michelovich, Wen. World

Morgan Shook, Berk and Associates
Steve Keene, Peshastin Comm. Council
Carin Smith, " " "
Sara Urdahl, Cashmere Chamber

The meeting was called to order by President Mike Mackey at 8:30 am.

The regular meeting was adjourned to allow for the start of the Pangborn Memorial Airport Governing Board Meeting at 8:31 am.

The regularly scheduled port commission meeting reconvened at 9:42 am.

Consent Agenda

Motion No.09-04-09

To approve the Consent Agenda, as presented.

Moved: JC Baldwin Seconded: Craig Larsen Motion Carried.

Director's Report

Feasibility Study Report – Morgan Shook, Berk and Associates

Morgan presented a summary of the "Development Alternatives" for the Cashmere Mill site in which several alternatives were outlined. He emphasized that by leveraging development opportunities, an increased number of visitors to the Cashmere could be a positive outcome. A good deal of discussion resulted about business potential for this property, allowing that agriculture is a basis industry and driver for secondary services to expand into this area.

Morgan expressed his belief that the site holds very good economic potential and that Port has taken a unique role to encourage growth and provide a depressed community with an improved resource. He offered the recommendation to maintain flexibility for the site over the long term of Port ownership. *No Action was taken on this Item.*

Peshastin Beach Access Proposal – Peshastin Community Council

Jerry Litt reported on the progress of the Peshastin Community Council in developing a proposal for public access to the Port property, following the action by the Repass group to decline purchase of the property.

Carin Smith spoke about the proposal sent to the port commissioners one week ago regarding her council's request for Port trails construction/property access to the Peshastin property. She summarized the council's desire to see Port construction of a trail that generally follows the perimeter of the property with certain enhancements for public access not only to the "beach" area, but to many other parts of the property as well. Anyone wishing to read the Peshastin Community Council's proposal may review a copy at the Port offices.

Mark Urdahl stated the Port may enlist a consultant to develop a master plan of the site and would ultimately commit to some form of public access, carefully considering the Council's proposal.

Kathy Springer invited port staff/commissioners to attend the next community council meeting on October 5th at 7 pm to present an update on Port progress in the matter.

The commissioners thanked the council members for sharing their request and comments.
No Action was taken on this Item.

Insurance Renewal: 2009-2010 – Ron Snyder, Wells Fargo

Ron presented the 2009-2010 insurance comparisons for new term coverage and explained some of the issues that resulted in the current rates and premiums. He related that property valuation increased by 1.95% over the previous year. Further, rate stability in insurance pools (one of which the port is a participant) realized high coverage limits versus traditional coverage by other insurance carriers. Ron recommended the Port issue a one year notice to Enduris, the insurance provider via Wells Fargo, that the Port may opt to separate from the pool next year to seek more competitive rates available at that time.

Motion No.: 09-05-09

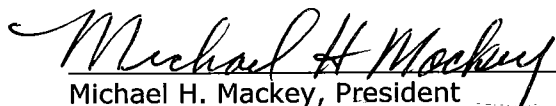
To accept the insurance package, as presented by Ron Snyder and to authorize staff to notify Enduris that the Port may opt for separate coverage next year.

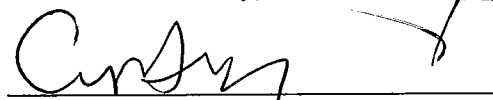
Moved By: Craig Larsen Seconded By: Mike Mackey Motion carried.

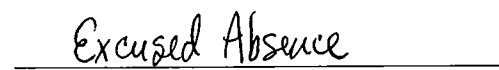
The meeting adjourned at 11:37 a.m.

Approved and signed this 15th day of October, 2009.

BOARD OF COMMISSIONERS


Michael H. Mackey, President


Craig N. Larsen, Vice President


JC Baldwin, Secretary