

**MINUTES OF THE REGULAR MEETING OF THE  
PORT OF EPHRATA COMMISSIONERS  
July 16, 2018**

The Board of Commissioners for the Port District No. 9 of Grant County met in regular session on July 16, 2018 in the Port conference room. Commissioner Karen Moore called the meeting to order at 3:58 p.m.

**PRESENT:** Commissioners: Karen Moore, George Sisson and Shelly Rivard Detrick. Staff: Mike Wren, Executive Director; Kurt Oxos, Operations and Maintenance Supervisor; Charla Bomstad, Financial Officer, Guests; J.R. Norvell and Trey Dial from T-O Engineers.

**MINUTES:** MOTION CARRIED unanimously to approve the minutes of the regular meeting of June 18, 2018 (M/S: George Sisson / Shelly Rivard Detrick).

**VOUCHERS:** The following Vouchers/Warrants were approved for payment.  
Airport Fund: Payroll Warrant #16873 - 16883 Totaling \$12,363.49  
Vouchers # 16866 - 16872 Totaling \$24,402.12

**VOUCHERS:** The following Vouchers/Warrants were approved for payment.  
Airport Fund: Payroll Warrant #16884 - 16890 Totaling \$10,580.77  
Vouchers # 16891 - 16903 Totaling \$39,558.21

MOTION CARRIED unanimously to authorize payment of above Vouchers/Warrants (M/S Shelly Rivard Detrick / George Sisson).

**OLD BUSINESS:**

AT&T Lease Amendment Request: Mike informed them that we would allow the amendment as long as changes were made to truly make it a 10yr guarantee. They initially balked at the changes, then gave indications that language would be changed. He has not heard anything back from them since the initial communication.

FAA Master Plan: It has been 6 months since the meeting with the FAA regarding what to do with the glider runway. The take away from that meeting was that the Master Plan was on hold until clearer guidance was given by the FAA that addressed concerns that we voiced in that meeting. Since so much time has passed with no guidance, Mike is initiating conversation with the project manager and if communication does not improve, he will contact the head of the Airport District Office.

**NEW BUSINESS:**

Gun Range Road Naming: We need to come up with names for the road that comes off of Airport St SE towards the gun range, and the road that extends from there into the gun range itself. Mike will work on it and will make a proposal at the next meeting.

Jetoptera Drone Testing: A revolutionary company with engineers from France, Sweden and Germany has rented building 1 for the week to perfect vertical take-offs, hovering and horizontal flight transitions with their jet powered drones.

**PUBLIC/TENANT INPUT:**

T-O Engineers: J.R. from T-O thanked The Port of Ephrata, the commissioners and the staff for a great relationship over the many years we have been working together.

In return, the commissioners thank T-O Engineers for the work they have done for us and communicated that we have been very happy with them.

VECA Building Improvements: Work has started on their improvements to building 2003 which include electrical upgrades, plumbing repairs and office space renovation. These improvements will cost around \$30,000.00 to complete. Their intent is to transform it from a warehouse into a production facility for their data center work. If they are awarded the next contract, they expect to employ 15-20 people and would like to go from a month-to-month to a 1-year lease with two 1-year options. The commissioners are amicable to this and Mike will work on the paperwork if it comes to pass.

**OPERATIONS and MAINTENANCE:**

We are in phase one of preparing warehouses 2004 and 2006 for painting.

- . Loose paint was washed off with high pressure water.
- . Damaged metal siding was replaced where necessary.
- . Loose fasteners were replaced and holes in the siding were repaired.
- . Wood trim has been scraped, chalked and primed.
- . Nonfunctioning security lights were removed and being prepped for replacement.

Phase two of the process is the priming, which we intend to do this week.

We have serviced the John Deere side by side and our warehouse forklift.

30' Genie lift had become inoperable. We are in the process of repairing the circuit wiring for the controls on the lift.

Noxious weed spraying continues.

The keypad lock on the terminal door was replaced.

**FROM THE OFFICE:**

- a. Travel & Meetings:
  - i) CAP Encampment, Jul 15-28
  - ii) WPPA Commissioner's Seminar, July 22-24 Suncadia - Karen will attend
  - iii) WPPA Executive Meeting, July 22 Suncadia
  - iv) EDC All Ports Meeting, Aug 3 Ephrata – Karen and George will attend
  
- b. Next Regular Meeting: Aug 6

**COMMISSIONER INPUT:**

Commissioner Rivard Detrick asked if there was any response from the PUD article regarding the rate increases for data miners. Mike responded that the response has been very minimal.

**ADJOURNMENT:** There being no further business to conduct, Commissioner Karen Moore declared the meeting adjourned at 4:31p.m.

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Karen Moore, President

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George Sisson, Vice President

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Shelly Rivard Detrick, Secretary

ATTEST: \_\_\_\_\_

Michael G. Wren

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