

AGENDA
PORT OF ROYAL SLOPE COMMISSION MEETING
4572 Road 13.6 SW; Royal City, WA 99357
November 10, 2020
2:00 P.M.

CALL TO ORDER – CHAIRMAN MILLER
ROLL CALL
APPROVAL OF AGENDA

COMMENTS FROM PUBLIC (on agenda or non-agenda items) – (LIMITED TO 3 MINUTES)

CLOSE REGULAR MEETING AND OPEN PUBLIC HEARING ON 2020 COMPREHENSIVE PLAN

CLOSE PUBLIC HEARING ON COMP PLAN AND OPEN PUBLIC HEARING ON 2021 BUDGET

CLOSE PUBLIC HEARING ON 2021 BUDGET AND RECONVENE REGULAR MEETING

APPROVAL OF THE MINUTES FROM THE OCTOBER 29th, 2020 REGULAR MEETING

DISCUSSION OF WARRANTS AND WARRANT APPROVAL

- Payroll Warrants
- General Warrants
- IDF Warrants
- LTGO Transfers/Payments

DISCUSSION OF REVENUES & REVENUE APPROVAL

COMMISSIONERS REVIEW OF ACCOUNTS

NEW BUSINESS

1. Adopt Resolution 2020.07 Comprehensive Plan
2. Adopt Resolutions 2020.08 & 2020.09 2021 Budget

OLD BUSINESS

1. Rail:
 - a. Rail to Lot 10
 - b. Rail Operator Lease Review
2. Building New Office
3. CERB Planning Study
4. Ray Valle

COMMISSIONERS' REPORT:

1. Davey Miller
2. Frank Miannecki, Jr.
3. Alan Schrom

OFFICE REPORT:

1. Site Registrations
2. Letter to QCBID & USBR reference the CCL
3. Bartelson Lease
4. Plat Costs
5. EDA Interview
6. VOIP Conference Call
7. Miscellaneous

ADJOURN

Next Regular Meeting November 25, 2020 at 2:00 pm?

PORT OF ROYAL SLOPE

4572 Road 13.6 SW; Royal City, WA 99357

BOARD OF COMMISSIONERS

Davey Miller

Frank Mianeki

Alan Schrom

November 10, 2020

The November 10th, 2020 regular meeting of the Port of Royal Slope Commissioners was called to order at 2:05 p.m. by Chairman Miller.

Due to the Coronavirus and the Governor's order, we implemented "social distancing" for the meeting.

Commissioners Present: Davey Miller, Frank Mianeki, and Alan Schrom.

Others Present: Executive Director Cathy Potter and Director Bonnie Valentine.

Approval of Agenda: Commissioner Schrom made a motion to approve the agenda as written. Commissioner Mianeki seconded the motion and it passed.

COMMENTS FROM PUBLIC: There were none.

Chairman Miller closed the regular meeting at 2:06 p.m. and opened the public hearing on the 2020 Comprehensive Plan.

Chairman Miller closed the public hearing at 2:11 p.m. on the Comprehensive Plan and opened the public hearing on the 2021 Budget.

Chairman Miller closed the public hearing on the 2021 Budget at 2:16 p.m. and reconvened the regular meeting.

Approval of Minutes: Commissioner Mianeki made a motion to approve the minutes of the October 29th, 2020 regular meeting as written. Commissioner Schrom seconded the motion and it passed.

Discussion of Warrants and Warrant Approval:

Warrants were discussed. Commissioner Schrom made a motion to approve the November 10th, 2020 warrants as listed. Commissioner Mianeki seconded the motion and it passed.

Warrants audited and certified by the auditing officer as required by RCW 42.240.90 and reimbursement claims as required by RCW 42.240.80 have been recorded in a listing and made available to the Board as of this date, **November 10th, 2020**. The Board does hereby approve those November 10th, 2020 warrants as follows: **Payroll Warrants: #12859 - 12867** in the amount of **\$11,209.14**; **GF Warrants: #12868 - 12879** in the amount of **\$58,459.84**; and **IDF Warrants #6491 - 6504** in the amount of **\$26,550.64**.

Discussion of Revenues and Revenue Approval:

After discussion about the income, Commissioner Schrom made a motion to approve the revenues received as presented. Commissioner Mianeki seconded the motion and it passed.

Revenues audited and certified by the auditing officer have been recorded in a listing made available and reviewed by the Board as of this date, **November 10th, 2020** in the amount of **\$677.04** for the General Fund and **\$39,022.95** for the Industrial Development Fund.

Commissioner's Review of Accounts: Commissioner Schrom came in early and compared the written warrants to the check register for the General Fund and Industrial Development accounts. He also reviewed the invoices for the credit card and receipts for Petty Cash. He found no discrepancies.

NEW BUSINESS

1. Adopt Resolution 2020.07 Comprehensive Plan: After a final review Commissioner Mianecki made a motion to adopt Resolution 2020.07 approving the 2020 Comprehensive Plan. Commissioner Schrom seconded the motion and it passed.

2. Adopt Resolutions 2020.08 & 2020.09 2021 Budgets: After reviewing the 2021 Budgets. Commissioner Schrom made a motion to adopt Resolutions 2020.08 and 2020.09 and to approve the Levy amount on the 2021 Budgets. Commissioner Mianecki seconded the motion and it passed.

OLD BUSINESS

1. Railroad:

a. Rail Extension to Lot 10: Commissioner Schrom has compiled the data from flagging the rail spur route and sent it to Engineer Gary Hall. Gary was here this morning to walk the route. Gary will be sharing the information with a railroad engineer soon.

b. Operator Lease Renewal: The Rail Operator lease was discussed, and we need the Operator to clarify some things.

2. Building New Office: Tabled for now.

3. CERB Planning Study: Cathy and Bonnie have compiled as much information as they could and have sent it to the GCEDC in hopes they can add information and complete the study.

4. Ray Valle: After discussion about the waterline extension fee to Ray's lot, and the multiple benefits to the Port. Commissioner Mianecki made a motion to reduce Valle's waterline extension fee to \$10,000. Commissioner Schrom seconded the motion and it passed.

COMMISSIONERS' REPORT

1. Commissioner Miller: Davey picked up some extra flags and filled some holes in the new plat.

2. Commissioner Mianecki: Frank had nothing to report.

3. Commissioner Schrom: Alan finished up the topography for the rail spur to lot 10. He came into the office for a phone interview with the EDA. Alan was at the office for another phone conference with Lumen to get the VOIP service set up.

OFFICE REPORT

1. Site registrations: The site registrations are done and were turned into the Grant County Health District with a check for the registration fees this morning for Phase I of the Port of Royal Slope Industrial Park I.

2. Letter to QCBID & USBR Reference the CCL Extension: Derek Allred, our area Director for the QCBID was contacted. He thought there could some grants available to help pay to repair the leaking canal. Cathy has written a letter to the QCBID Board of Directors asking for their help to stop the leaking water from the canal. The Port Commissioners signed the letter to be sent. The quote we received earlier this year of \$53,000 is approximately 25% of our annual income and would be a burden. We also asked to be on the QCBID's agenda for December to discuss this matter with them. After some discussion it was decided not to send a letter to the USBR.

3. Bartelson Lease: Bonnie has written a letter requesting an additional 6-month lease from Bryan Bartelson. It would be from February 1, 2021 to July 31, 2021.

4. Plat Costs: Commissioner Miller had requested a spread sheet showing the costs for putting in the new plat. It included engineering, permit fees, site registration costs and some estimates for waterlines and roads.

5. EDA Interview: Commissioner Schrom was available for a phone interview with the EDA. They are writing a brief article featuring the Port of Royal Slope in their Quarterly report.

6. VOIP Conference Call: Commissioner Schrom was available for a Conference call with CenturyLink/Lumen. He is working to get VOIP set up since there is no copper line to this office.

7. Miscellaneous: The BLM has been in contact with Cathy concerning a railroad crossing complaint. We now have a better understanding where it is located. A crossing permit was discussed.

Due to holidays and vacations, Commissioner Schrom made a motion to cancel the Commissioners' meeting on November 25, 2020. Commissioner Mianeki seconded the motion and the motion passed.

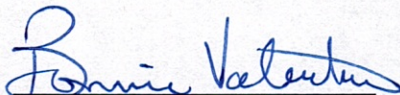
ADJOURN

As there was no other business brought before the Board, Commissioner Schrom made a motion to adjourn the meeting. Commissioner Mianeki seconded the motion and it passed. Chairman Miller adjourned the meeting at 4:40 p.m.

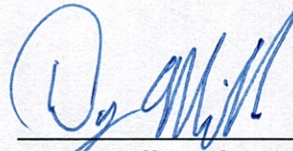
Next Regular Meeting is December 8th, 2020 at 2:00 p.m.

The November 25th regular meeting is Canceled, and the regular December 9th meeting is changed to December 8th.

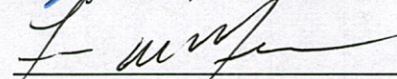
Respectfully submitted,



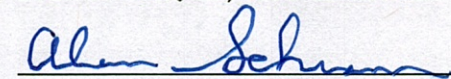
Bonnie Valentine, Director



Davey Miller, Chairman



Frank Mianeki, Vice-Chairman



Alan Schrom, Secretary