

PORT OF ROYAL SLOPE
4572 Road 13.6 SW; Royal City, WA 99357

BOARD OF COMMISSIONERS

Davey Miller

Frank Mianecki

Alan Schrom

June 14, 2023

The June 10th, 2023, regular meeting of the Port of Royal Slope Commissioners was called to order at 2:07 p.m. by Chairman Miller.

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

Others Present: Director Bonnie Valentine, Gil Alvarado phoned in, and Gilbert Pineda arrived later.

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

Comments from Public: There were none.

OLD BUSINESS

- 1. Industrial Park – Gil Alvarado:** Gil phoned in to review a letter to send to WPE asking for a refund for work not completed on the Major Plat. After some discussion and reviewing the letter, Commissioner Schrom made a motion to send the letter to WPE via USPS certified mail. Commissioner Mianecki seconded the motion and it passed.
- 2. Gilbert's Equipment Repair:** Gilbert Pineda attended the meeting to update the Commissioners on his progress on his equipment repair shop. He is working with the bank for a construction loan. He has delays at the bank. Commissioner Schrom made a motion to extend the Required 12 months to 18 months which is until November. Gilbert will return for the September 13th meeting to give the Commissioners an update on his construction loan. Commissioner Mianecki seconded the motion and it passed.
- 3. Rail Spur to Lot 10:** The Port is waiting for clearance from Employment Security, L&I and Dept of Revenue to release the retainage on the PRS Rail Spur. RYAL has the ties, rail, and ballast in place ready for the regulator to finish the project.

Approval of the Minutes: Commissioner Miller made a motion to approve the minutes of the May 10th, 2023, regular meeting and the motion passed.

Approval of the Minutes: Commissioner Mianecki made a motion to approve the minutes of the May 24th, 2023, regular meeting and it passed.

Discussion of Warrants and Warrant Approval: Warrants audited and certified by the auditing officer as required by RCW 42.24.090 and reimbursement claims as required by RCW 42.24.080 have been recorded in a listing and made available to the Board as of this

date, **June 14, 2023**. The Board does hereby approve those warrants as follows: **GF Payroll Warrants: #13471 – 13477** in the amount of **\$5,701.44**; **Warrants #13478-13487** in the amount of **\$3,513.68**; **IDF Warrants #6760 - 6767** in the amount of **\$11,172.53**.

Commissioner Schrom made a motion to approve the June 14, 2023, warrants as listed. Commissioner Mianecki seconded the motion and it passed.

Discussion of Revenues and Revenue Approval: After reviewing the income list, Commissioner Mianecki made a motion to approve the revenues received as presented. Commissioner Schrom 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, **June 14, 2023**, in the amount of **\$101,183.53** for the General Fund and **\$9,190.07** for the Industrial Development Fund.

COMMISSIONERS REVIEW OF ACCOUNTS: Commissioner Miller came in prior to the meeting to review the accounts and found no discrepancies.

EXECUTIVE SESSION

Chairman Miller called for a 15-minute Executive Session at 3:20 to discuss property negotiations. At 3:35 Chairman Miller reconvened the regular meeting.

NEW BUSINESS

1. **Port Tour and Promotional Hosting:** Director Valentine was contacted by Grant County Commissioner Carter. She would like to share local businesses with a delegation from Japan. She asked Director Valentine to put together a tour of several businesses located in the Port and asked if the Port would host lunch. Commissioner Mianecki made a motion for the Port to purchase lunch from a local restaurant for not more than \$150.00. Commissioner Schrom seconded the motion and it passed.

COMMISSIONERS REPORT

1. **Davey Miller:** No Report
2. **Frank Mianecki:** No Report
3. **Alan Schrom:** Alan attended the Royal Solar Project meeting on June 6th with the Clearway Energy Group who is now in charge of the project. He also fixed the digital meter at Well #2 as it had rolled over 100,000,000 gallons and needed to be reset.

OFFICE REPORT

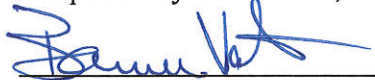
1. **SIP Grant Extension:** Director Valentine has received a six-month extension for SIP Grant No. 2022-04 from the Grant County Commissioners. She has also located an additional source for potential funding of the Well 3 Project.

2. **Miscellaneous:** Director Valentine attended the meeting with Clearway Energy Group. They anticipate having the equipment to begin construction in the fall of 2024.

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

Next Regular Meeting June 26th @ 2:00 pm

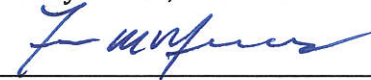
Respectfully submitted,



Bonnie Valentine, Director



Davey Miller, Chairman



Frank Mianecki, Vice-Chairman



Alan Schrom, Secretary

PORT OF ROYAL SLOPE

4572 Road 13.6 SW; Royal City, WA 99357

BOARD OF COMMISSIONERS

Davey Miller

Frank Mianeki

Alan Schrom

June 30, 2023

The June 30th, 2023, regular meeting of the Port of Royal Slope Commissioners was called to order at 2:12 p.m. by Chairman Miller.

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

Others Present: Director Bonnie Valentine.

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

Approval of the Minutes: Commissioner Mianeki made a motion to approve the minutes of the June 14th, 2023, regular meeting. Commissioner Schrom seconded the motion and it passed.

Comments from Public: There were none.

OLD BUSINESS

- 1. Industrial Park:** Director Valentine sent the certified letter to WPE. The tracking says it has been delivered. We have not been contacted by anyone from WPE.
- 2. Rail Spur to Lot 10:** We have received our second reimbursement for the project. The regulator was here on the spur last week.
- 3. Port Tour July 13th:** The schedule is complete, and lunch will be here at the office at 12:30.

NEW BUSINESS

- 1. 2022 Annual Water Quality Report:** The 2022 Consumer Confidence Report has been reviewed, sent to DOH Office of Drinking Water, and distributed to our water customers.
- 2. Well #2 Globe Valve Replacements:** The Globe Style valves on booster pumps #1 & 2 need to be replaced. Commissioner Mianeki made a motion to pay up to \$2,450.00 for two new valves and gaskets. Commissioner Schrom seconded the motion and it passed.
- 3. Replacement Chlorine Monitoring Devices:** The Colorimeter used to measure chlorine at Well #1 is not working properly. Director Valentine called the company to see if it could be repaired. There is a minimum \$500.00 bench fee plus shipping and they may not have the parts to repair it. They recommend replacing the unit. We need to replace the one at Well #2 since it is the same age and could fail at any

time. Commissioner Schrom made a motion to purchase two new Colorimeters for no more than \$1,700.00. Commissioner MianECKi seconded the motion and it passed.

COMMISSIONERS REPORT

1. **Davey Miller:** Davey made repairs to stop some chlorine leaks at Well #1.
2. **Frank MianECKi:** Frank helped diagnose the failing Globe Valves at Well #2.
3. **Alan Schrom:** Alan ran some updates on Bonnie's computer since it has been running unusually slow.

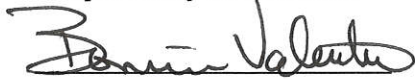
OFFICE REPORT

1. **Well Coverage July 6-9:** Director Valentine will be gone July 6-9. Just want to make sure there is plenty of coverage.
2. **Miscellaneous:** Director Valentine continues to be of assistance to businesses in the industrial park. John Schapman from Thriving Together was here with Deb Murphy on Wednesday to learn more about the Port.

As there was no other business brought before the Board, Commissioner Schrom made a motion to adjourn the meeting. Commissioner MianECKi seconded the motion, and Chairman Miller adjourned the meeting at 3:50 p.m.

Next Regular Meeting July 12th @ 2:00 pm

Respectfully submitted,



Bonnie Valentine, Director



Davey Miller, Chairman



Frank MianECKi, Vice-Chairman



Alan Schrom, Secretary