

PORT OF LEWISTON MINUTES OF REGULAR MEETING

October 7, 2016

The regular meeting of the Port Commission was held at the Port District Office at the hour of 12:00 p.m. on October 7, 2016.

Present at the meeting were Port Commission President, Mike Thomason, Port Commission Vice-President, Jerry Klemm, and Port Commission Secretary/Treasurer, Mary Hasenoehrl. Administrative staff in attendance were David Doeringsfeld, Port Manager, and Jaynie Bentz, Assistant Port Manager. Port Commission President, Mike Thomason, convened the meeting at 12:01 p.m.

AGENDA APPROVAL:

Port Commission President, Mike Thomason, called for review of the agenda. Commissioner Klemm made a motion to approve the agenda as presented; seconded by Commissioner Hasenoehrl. The motion passed unanimously.

CITIZEN COMMENTS:

Jesse McDonald, 2611 4th Ave North, Lewiston, ID -- voiced concern regarding the homeless and transient population negatively impacting her property values and causing safety and security concerns within her neighborhood. She provided an example of a neighbor who was approached by a person who tried to forcibly enter their home when the neighbor was carrying groceries in from their car. She believes the ROC is attracting undesirable individuals that stay in the area and cause problems for the area businesses and residents when the facility is closed. She also believes the proposed men's facility will escalate the problems being experienced. She stated that organized residents plan to voice concerns to city council.

Deanne Strebeck, 512 24th Street North, Lewiston, ID – Agreed with Ms. McDonald's prior comments and also believes the transient population is negatively impacting residents and businesses in North Lewiston. She commented that she feels unsafe and is unhappy with the Police Chief's comments that the men's facility will happen. He also told her that there is no nuisance ordinance in place for the city. She

also believes it is wrong for the men's facility or the ROC to be allowed as an outright use under a non-profit religious designation; it is implied they can do what they want where they want. She stated it is not a church locating in the neighborhood. Further, she believes there is no regard, interest or concern given by the city at any level to the neighborhoods experiencing increased numbers of transients, homeless and drug addicted individuals.

The Port Commissioners thanked the citizens for their comments. Commissioner Thomason commented that the Port's role was to be a good neighbor and landlord, and to stay abreast of the situation as we have tenants experiencing similar concerns. Port facilities have also experienced vandalism and security concerns. He continued that he believes social issues are the responsibility by city and police; every community has them. He commended the citizens for organizing. Discussion was had regarding the need for communities to help serve those most in need by providing a safe environment for everyone.

Commissioner Klemm commented that the Port wants to keep abreast of the situation and expressed sympathy to the neighbors. He commended their efforts.

Commissioner Hasenoehrl also thanked the citizens for organizing and their proactive involvement. She commented that a satellite police office in North Lewiston may help everyone feel safer to coexist.

ADOPTION OF MINUTES:

The Port Commission examined the Minutes for Regular Meeting of September 14, 2016, and Special Meeting of September 13, 2016. A motion was made by Commissioner Hasenoehrl to accept all Minutes as presented, respectively; seconded by Commissioner Klemm. The motion passed unanimously.

TERMINAL II & DOCK OPERATIONS REPORT:

A summary was presented by David Doeringsfeld, Port General Manager, concerning operations at Terminal II (Inland 465). He reported that the annual fall roof application will be done as weather permits; the material is on hand and the application process should take approximately one week.

Port Manager, David Doeringsfeld, next provided updates on Terminal I, the public dock facilities. He reported that the Action Agencies will hold 15 public NEPA scoping meetings from Oct 24-Dec 13, 2016, to invite the public to comment on the scope of the Environmental Impact Statement. Locations are at various locations in Washington, Idaho, Montana and Oregon covering the area served by federal dams on the Columbia and Snake Rivers.

Last week, Omega Morgan moved Clearwater Paper's digester equipment, fabricated in Sweden, across the Port's dock. Manager Doeringsfeld reported it was the heaviest equipment to date crossing the dock and he commended the Port's crane operator, Chad Smith, for his expertise. He added that the marine surveyor on site complimented Omega Morgan's and the Port's staff for their collaboration of operations and proficiency with the project. The digester equipment will be stored at the Port's container yard until moved to Clearwater Paper Company, tentatively scheduled for November. Discussion was had among the Port Commissioners also complimenting Mr. Smith's expertise and Omega Morgan utilizing the Port's facilities.

Year to Date container shipments are down -86.90% and wheat shipments up 17.14%. Container shipments and wheat shipments for the month of September, as compared to the same month last year, reflect an increase of 114% in container shipments and a decrease of -22% in wheat shipments for the month. A Year to Date and September shipping summary of statistics was reviewed.

MANAGER'S REPORT:

Active Agenda:

The Port Manager, David Doeringsfeld, presented to the Port Commission for review and consideration of approval a perpetual easement with Joe and Frances McCann Family Limited partnership for the placement of aerial fiber optic cable. After discussion a motion was made by Commissioner Klemm to approve the lease agreement as presented; seconded by Commissioner Hasenoehrl. Voting Aye- Commissioners Thomason, Hasenoehrl and Klemm; voting Nay - none. The motion passed.

Miscellaneous Project Review/Updates & events:

Fiber Optic Network Update – Assistant Port Manager, Jaynie Bentz, referenced a city map and provided a construction update. She also reported that the bridge owners remain in discussions with CenturyLink regarding Southway Bridge access. This week, three staff members participated in a certification and continuing education fiber optic workshop provided by the Fiber Optic Association.

18th Street North construction update – Manager Doeringsfeld reported that the project is complete. A ribbon cutting may be scheduled. Any rebate due to the Port remains pending.

PCS Building – The hot water tank upstairs failed and leaked causing floor and wall damage. Damaged interior insulation, flooring, sheetrock and the hotwater tank will be replaced. Repairs and maintenance will also be done to the exterior replacing the bottom five feet of siding around the building, rerouting stormwater and removing volunteer trees around the foundation.

Incubator Building Construction improvements – Manager Doeringsfeld reported that K&G Construction is approximately 60% complete. Due to materials arriving a little later than expected, the date for liquidated damages has been revised to October 22, 2016.

Community Outreach Update – Manager Doeringsfeld reported that the Port's booth at the Nez Perce County Fair was a hit. Students enjoyed the water wheel demonstration. He thanked Avista for their display and materials and complimented Port staff member, Kelly VonLindern, for her coordination of the booth display at both the fair and Riverfest. At Riverfest, he commended Lewis Clark Terminal, CEDA and the USACE for their participation. He continued that the swimming pool of wheat provided by Lewis Clark Terminal was enjoyed all day by small children.

A ribbon cutting for the completion of the downtown stormwater project is scheduled for noon at Jazzy's on October 20.

Upcoming meetings/events:

Oct 12-14, 2016 – PNWA Annual meeting, Vancouver, WA

Nov 9, 2016 – Regular Port Commission meeting

COMMISSION COMMITTEE REPORTS:

Commissioner Hasenoehrl/Urban Renewal Agency— Reported that the regular meeting of the URA Board has been rescheduled for next week; agenda items are budget consideration and executive session.

Commissioner Thomason/Valley Vision – Reported Valley Vision’s Executive Director will be holding a planning session for all board members, an update was given to the board on the ITD Hwy12 rulemaking proposed changes, and he reported there may be a potential company interested in the old EKO site. No chamber board meeting report was provided.

Commissioner Klemm/LC Valley Chamber Government Affairs Committee, Chamber Natural Resource Committee, PNWA Board of Directors – Reported that there was a joint Natural Resource/Government Affairs committee meeting where Kay Gabriel, with Northwest River Partners, provided a report on the upcoming NEPA process. Joint committee discussions also included job prospects and career technical education, transportation and Hwy 12. Commissioner Klemm complimented Commissioner Hasenoehrl for reading comments at the Lewiston ITD Hwy 12 public meeting. He reported that the Government Affairs committee is in the process of finalizing the North Idaho Legislative Tour agenda.

FINANCIAL REPORT:

As the next order of business, the Port Manager presented a Financial Statement prepared by the Port Auditors for three months ending September 30, 2016. Manager Doeringsfeld stated that prior revenue carryover will be utilized for the fiber optic network project and development of the Harry Wall Industrial pad sites. After completing the overview of the report by Manager Doeringsfeld, Commissioner Hasenoehrl made a motion to approve the Financial Statement as presented; seconded by Commissioner Klemm. Voting Aye – Commissioners Thomason, Hasenoehrl and Klemm; Voting Nay – None. The motion passed.

The Port Manager next reviewed a Port Financial Summary concerning the status of Port funds on September 30, 2016.

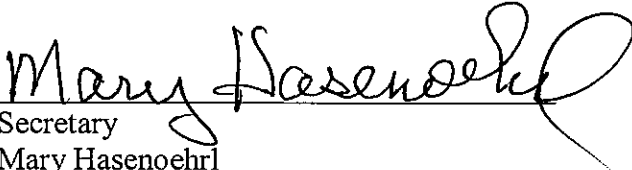
ACT ON CLAIMS:

The next order of business was review and discussion of claims against the Port as presented by the Check Detail Sheet. A motion was made by Commissioner Hasenoehrl to approve and pay Port vouchers Nos. 19060 through 19133, transfers and EFTPS for a total amount of \$87,426.14; seconded by Commissioner Klemm. Voting Aye – Commissioners Thomason, Hasenoehrl and Klemm; Voting Nay – None. The motion passed.

OTHER BUSINESS: -- None

EXECUTIVE SESSION: -- None

Being no further business, the meeting adjourned at 1:15 p.m.


Secretary
Mary Hasenoehrl