



COMMISSIONERS' MEETING MINUTES

May 9, 2017 - 9:00 AM

Those present were:

Commissioner Terry Thompson

Executive Director, Doyle Palmer

Commissioner Kenny Schutte

Commissioner Gary Weaver

Guest: Stephen McFadden, Adams County Economic Development Director
Juan Barragan, Auditor, Washington State Auditor's Office
Jesus Baldovinos, Auditor, Washington State Auditor's Office

T. Thompson made a motion to approve the agenda, K. Schutte second and it was approved. K. Schutte made a motion to accept the April 28 minutes, T. Thompson second and it was approved. T. Thompson made a motion to approve the vouchers, K. Schutte second the motion and it was approved.

Jesus Baldovinos and Juan Barragan from the Washington State Auditor's office will be in the office the next couple of weeks conducting the 3 year accountability audit and the single audit required because we expended over \$750,000 in federal funds in 2016 for the airport project. They reviewed the Entrance Conference Letter which explained they would be receiving cash receipting, billing, payroll and disbursements along with leases for 2014 – 2016, and would also be auditing the 2016 Financial Statements due to the single audit requirements. The Entrance Letter was signed by G. Weaver.

A discussion was held regarding the possible expansion of the runway. The Port has been approached by a tenant to expand the runway at their cost 500', the tenant has experience working on FAA runways, and would do the work themselves. It would actually be a displaced threshold, which would require vacating Le Master to a private road, which according to the county would be a possibility. The FAA states a new master plan would be required, and that the planning could take up to a year. The FAA would also need to check the credentials of those completing the work. Commissioners would require a written agreement from him stating that he covers all costs, including the master plan. Once this is approved and completed, he wants to do a long term lease in order to put two buildings and a weather station to the west of Flight Level Zero. Commissioners gave D. Palmer permission to continue to explore this possible project.

With potential expansion of buildings at the airport, it would require an expansion to the current water service. Port is working with Riedesel to add fourteen hookups to the current authorization.

A discussion was held regarding the irrigation water at the airport. K. Schutte researched the water rights and out there and what is being paid for irrigation water. The current tenant has to pay for the rights on land that is not able to be farmed because of the way the boundaries are. It is suggested that the lot lines be adjusted to accurately reflect what land is farmed, and release the water rights on the land that cannot be. If water is ever needed in the future, they can pay for excess water, instead of paying for unnecessary water rights. K. Schutte made a motion to allow Permit Surveying to do a lot line adjustment at the airport for the amount of \$2400. T. Thompson second the motion and it was approved.

D. Palmer reported that weeds were sprayed at the airport last week, and the weeds at the Bruce Industrial Park would be done this week.

It was reported that Spectrum Communications would be coming to look at the alarm at well number 2 that keeps going off.

Red Dot Solutions gave notice that they will be vacating their unit at 615 S. Broadway. It was decided to place a classified for the vacancy.

S. McFadden reported there has not been much progress in Olympia, and there could be a second session.

Commissioners went into executive session at 10:05 am to discuss three potential real estate transactions. They left executive session at 10:25. On transaction number one, K. Schutte made a motion to accept an offer from Oscar and Graciela Ochoa to purchase 48 S. Broadway in the amount of \$70,000. Payment terms to be \$10,000 with the balance paid on or before December 31, 2017. T. Thompson second the motion and the motion was approved. On the second transaction it was decided to rescind an offer on a piece of ground in the Bruce Industrial Area. No decision was made regarding the third transaction.

There being no further business the meeting was adjourned.



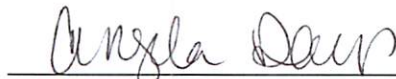
Gary Weaver, Chairman



Terry Thompson



Kenny Schutte



Angela Davis, Clerk