

PORT COMMISSION MEETING – May 24, 2006

The Port of Port Townsend Commission met in regular session at the Port Administration Office Conference Room in the Hospital Building at Point Hudson.

Present: Commissioners – Beck, Sokol, Thompson
Executive Director – Crockett
Deputy Director – Pivarnik
Auditor – Taylor
Attorney – Harris

Absent: Marine Facilities Director – Radon

I. CALL TO ORDER

The meeting was called to order at 7:00PM. Commission President Sokol then presented his thoughts on the Commission being in the newly renovated building for tonight's meeting. He pointed out the Port's offices fit with the zoning, and the meeting tonight is a giant step. It's an old and beloved building that has now been preserved for probably another 75 years. Tenants here and in the old administration office also generate additional revenue for the Port. We also are nearing completion of a new shower and laundry facility for the marina and RV park. Commissioner Sokol then pointed out old pictures and historic evidence of the area being formerly called Hudson Point. He will add to the agenda to address this name issue.

II. APPROVAL OF AGENDA

The following items were added to the agenda:
Item IV. has been postponed until a future date.
Old Business Item B: Stormwater Charges
Old Business Item C: Hogan Lease
New Business Item A: Hudson Point Name

Upon motion of Commissioner Beck, the Agenda was unanimously approved.

III. CONSENT AGENDA

- A. Approval of Minutes – 5/10/06
- B. Approval of Warrants
 - #34499 through #34524 in the amount of \$ 31,844.57
 - #34525 through #34530 in the amount of \$ 19,105.78
 - #34531 through #34589 in the amount of \$ 72,937.79

Upon motion of Commissioner Beck, the Consent Agenda was unanimously approved.

IV. Presentation by Matt Elder of Shannon Elder Yachts

Postponed.

V. PUBLIC COMMENTS (Not related to agenda)

(None).

VI. OLD BUSINESS

A. Economic Development Council (EDC)

Mr. Jay Bennett was invited to address the Commission and was introduced by Mr. Crockett. He is with *Diversified Resources*, which is the ADO for Jefferson County under a new contract. He gave the Commission a lengthy update on who *Diversified* is, how they will approach economic development, and how they will utilize and match grant funding. Mr. Crockett indicated the EDC still existed, with great people who are trying hard to find what form they will take in the future. There was discussion between Mr. Bennett and the Commission, and Commissioner Thompson indicated the Port should put its confidence and support behind the ADO for the county.

B. Stormwater Changes

Mr. Crockett stated this topic had been a previous workshop topic. The Port had spent \$2.5 million installing its own stormwater system; there is a wetland area between the shipyard and maintenance building. The request to the City to sit down and discuss this area received no response. The subject needs to be pursued again. Discussion followed, and Port Attorney Harris indicated he would like to see how the City's rules apply to the Port being charged. Further discussion followed. Mr.

Crockett indicated the staff would do some research and provide further figures, then put the item on a future workshop agenda. There was further discussion on the topic.

C. Hogan Lease

Commissioner Thompson expressed concern over the Hogan Lease. Mr. Pivarnik addressed his concerns, explaining the Port will enter a year lease once the account is brought current. Mr. Pivarnik said it raises a bigger issue of giving up boatyard space to private entities who want to lease or rent their space to others. He pointed out Mr. Radon plans to plot out the boatyard space to determine how much space should be made available for such uses. This is a policy issue and Mr. Pivarnik wants to bring it to the Commission as a formal policy proposal for approval. Mr. Crockett indicated the new appraisal will serve as the guideline. Discussion followed.

This will be a future workshop agenda item.

VII. NEW BUSINESS

A. Hudson Point (name)

Commissioner Sokol, in the spirit of historic preservation and accuracy, feels the Port should explore the “Hudson Point” name for the current Point Hudson property. At one time there was a gateway sign over the road entering the marina that said Hudson Point. There is other historical evidence of the Hudson Point name. Mr. Crockett also came across the 369th Unit history from the Korean War, in which there was a reference to Hudson Point. Discussion followed.

Upon motion of Commissioner Sokol, the Commission unanimously approved that staff be directed to investigate the benefits and possible pitfalls of re-adopting the historic name of Hudson Point.

Discussion followed and the Commission clarified that the new Administration Office location will be the “Hospital Building at (either Hudson Point or Point Hudson”).

VIII. STAFF COMMENTS

Mr. Pivarnik announced the Port has three of the four permits in hand for Point Hudson Marina project. The schedule should put it to bid on June 23. We are in public comment period now. This puts it on schedule for October to April construction. Next, he commented on permits for the Airport, and we could see work started in August. Thirdly, Mr. Pivarnik updated the Commission on the septic process at the Quilcene property. It will be a \$100,000 system (commercial system) because of water use documents. It will be expandable for the future. The process can be lengthy to get necessary permits for the work.

Mr. Crockett explained the Quilcene property will need the larger system anyway in the future due to expansion and increased use by the public. The showers have been closed in the meantime. The project has to go out for bids, but the process will keep moving forward. The public needs to keep in mind the lengthy process this involves.

Mr. Crockett also commented on the WPPA Commission-only conference agenda that has been proposed and distributed. The conference is in Walla Walla. Our first meeting in July comes immediately after the conference so there may need to be a meeting date change for our regular meeting.

IX. PUBLIC COMMENTS

Clare Candler commented on the beautiful facility the Port now has for its Administration Office, and said he is sure the Port will receive other good comments as people see it.

X. COMMISSIONER COMMENTS

Commissioner Thompson asked for clarification on signage for the building. Mr. Crockett responded, saying the Port really needs to re-do all its signage for the area and make it all uniform in style / design. Some discussion followed.

Commissioner Beck reflected on all the places where the Port Commission has held meetings during his tenure. The new building has everyone together and provides for efficiency.

Commissioner Thompson would like the Port to look into Herb Beck’s grandfather’s maritime heritage before making the sign naming the marina in Quilcene.

XI. NEXT MEETING: REGULAR MEETING: Wednesday, June 14, 2006 at 1:00PM, at

the Port Administration Conference Room in the Hospital Building at Point Hudson,
with a workshop preceding at 9:30AM.

XII. EXECUTIVE SESSION (if needed)

None required.

XIII. ADJOURNMENT

The regular meeting adjourned at 8:21 PM.

Recorder: D. Kilburn

ATTEST:

President

Secretary

Vice President