

PORT COMMISSION MEETING– May 8, 2013

The Port of Port Townsend Commission met in regular session in the Commission Building, 333 Benedict Street, Port Townsend, WA

Present: Commissioners – Erickson, Tucker, Thompson
Executive Director – Crockett
Deputy Director - Pivarnik
Auditor - Khile
Attorney - Harris
Minutes – Nelson

I. CALL TO ORDER/PLEDGE OF ALLEGIANCE:

Commissioner Erickson called the meeting to order at 1:00 PM.

II. APPROVAL OF AGENDA:

The agenda was amended by adding to Old Business, Item D - Boat Haven Commercial Basin Repairs, and to the Executive Session, Item C – Litigation, per RCW 42.30.110 (i).

Commissioner Thompson moved to approve the Agenda as amended.

Commissioner Tucker seconded the motion.

Motion carried by unanimous vote.

III. CONSENT AGENDA:

A. Approval of Corrected Special Meeting Minutes – April 17, 2013

Approval of Meeting Minutes – April 24, 2013

B. Operations Reports – April 2013

Commissioner Tucker moved to approve the Consent Agenda as presented.

Commissioner Thompson seconded the motion.

Motion carried by unanimous vote.

IV. PUBLIC COMMENTS (Not related to agenda) (2:28):

“Zeke” McFadin, Shipwrights Co-op, stated the Co-op recently turned business away due to the Travelift’s full schedule. He further stated this is good news because it shows how busy the yard is.

V. OLD BUSINESS:

A. Resolution No. 594-13 – Updating Meeting Procedures (3:48):

The Meeting Procedures only update is to reflect the location change in meeting and public workshop to 333 Benedict Street.

Commissioner Erickson moved to approve Resolution No. 594-13.

Commissioner Thompson seconded the motion.

Motion carried by unanimous vote.

B. Resolution No. 595-13 – Authorizing Junior Lien Revenue Bond (5:22):

Ms. Khile explained the details of the revenue bond for the Administration Building.

Commissioner Thompson moved to approve Resolution No. 595-13.

Commissioner Tucker seconded the motion.

Motion carried by unanimous vote.

C. Point Hudson Jetty Walkway (7:09):

Resulting from a walk-about on the Point Hudson Jetty with the engineer, Tike Hillman and staff, Mr. Crockett discussed the recently received engineer’s report form MC Squared. Many repairs need addressing including steel cable ties that have rusted with cable wires breaking, shifting of the timber frames and piles, rotted beams, etc. Safety concerns are the most urgent of repairs needed, which include the split railing, which the maintenance department will repair. Mr. Crockett recommends the Commission start to think about this project prior to the next budget cycle talks. He stated the permit process alone would take 18 months – 2 years, with the permits being good for 3 years. Commissioner Tucker made the suggestion of using sheet piles. Mr. Crockett agreed, possibly encapsulating the jetty in sheet metal. A question to think about, does the Commission desire a ten-year fix or a fifty-year fix? Mr. Pivarnik added the Commission should think about whether the Port will keep the jetty open to public access or maintain it only as a breakwater. Mr. Crockett suggested including this in summer budget talks. Commissioner Erickson believes it would be a good idea for Mr. Toews to bring this to the PSAC.

D. Boat Haven Commercial Basin Repairs (13:31):

Mr. Crockett explained that Orion Marine performed an assessment on the commercial basin and estimated there are upwards of seven concrete floats that need replacing. These repairs are not in their original bid, but Orion did come in significantly under the bid estimate on the

Commercial Basin project. Cost of this change order is \$27,300, which is above Mr. Crockett's authority. Mr. Crockett added that he would like to see the Commission approve this so Bellingham Marine can order the floats, an approximate wait time of six weeks.

Commissioner Thompson moved to approve the Commercial Basin Change Order #1 at a cost of \$27,300.

Commissioner Tucker seconded the motion.

Motion carried by unanimous vote.

VI. NEW BUSINESS:

A. Approval of Warrants (30:01):

Commissioner Tucker read the warrants, as presented:

VOIDED Warrant #050876

Warrant #050991 through #051022 in the amount of \$50,565.50 for Payroll

Warrant #051023 through #051031 in the amount of \$73,154.23 for Payroll Benefits

Warrant #051032 through #051086 in the amount of \$44,296.78 for Accounts Payable

Commissioner Tucker moved to approve the warrants as presented.

Commissioner Thompson seconded the motion.

Motion carried by unanimous vote.

VII. STAFF COMMENTS (17:18):

Ms. Khile reminded that the budget cycle will start up soon and plans are to begin budget discussions at the July Public Workshop.

Ms. Nelson stated the May 22, 2013 Commission packets will not be available on the usual Friday prior to the meeting. They will be completed and made available on Monday, May 20, 2013, due to Port Commission and Staff's attendance at the WPPA Spring Meeting from May 15-17, 2013.

Mr. Pivarnik reminded that Mr. Toews would be hosting another PSAC meeting tomorrow evening. (Commissioner Thompson requested the Point Hudson Jetty be included in the PSAC meeting agenda.)

Mr. Crockett informed that he and Mr. Pivarnik are in the process of developing a Port briefing, which will be presented at the WPPA Spring Meeting.

He spoke of the letter received last week from Department of Ecology, who is looking for close out documents on a 1993 underground storage tanks leak clean up at the Quilcene Boat Haven. Ms. Nelson located the 1993 documentation, which show the soil clean up and the removal of the tanks that he will pass on to DOE in Olympia. He hopes this will close out this case.

He then reminded the Commission of this afternoon's cruise ship arrival. Staff and the ship's crew will try again, to tie the boat up to Union Wharf.

VIII. PUBLIC COMMENTS (22:38):

Brad Clinefelter questioned the Commission as to why the Point Hudson Jetty was not maintained until now. Mr. Crockett replied that work was performed on the Jetty back in the '90's and projects are prioritized.

IX. COMMISSIONER COMMENTS (24:57):

Commissioner Tucker informed that he attended last evening's Marine Resources Committee (MRC) meeting. The MRC received \$70K in funding for marine enhancement to our waterways, including eelgrass buoy placement. The primary source of this funding is from the Department of Ecology.

Commissioner Erickson said a citizen approached him, inquiring about reduced moorage rates for the handicapped. He also wondered about moorage location preference for handicapped accessibility.

Commissioner Tucker stated he has had experience working with ADA rules and suggested it would be a good idea to search ADA laws on whether preferential pricing is allowed. He knows that ADA requirements state that the public facilities must provide ADA access, but questions the special pricing. Attorney Harris concurred with Commissioner Tucker.

Commissioner Erickson stated he is looking for an approach on this. Mr. Crockett said they could ask around at the upcoming WPPA Spring Meeting to see how other ports have gone about establishing special rates, etc. for the disabled.

Mr. Crockett added one last item, complimenting the success the Point Hudson moorage staff on facilitating all the boats from the halibut fishing group plus the sailboats that participated in Race to the Straits over the past weekend.

X. NEXT MEETING: Next regular meeting will be held Wednesday, May 22, 2013 at 6:30 PM in the Port Commission office, 333 Benedict Street, Port Townsend.

XI. EXECUTIVE SESSION:

The regular session recessed into Executive Session at 2:04 PM to discuss:

- A. Tenant Lease, pursuant to RCW 42.30.110 (i)
- B. Personnel, pursuant to RCW 42.30.110 (g)
- C. Litigation, pursuant to RCW 42.30.110 (i)

No action to be taken, duration of approximately thirty minutes.

XII. RECONVENING & ADJOURNMENT OF REGULAR MEETING:

The meeting reconvened and adjourned at 2:35 PM there being no further business to come before the Commission.

ATTEST:

David H. Thompson, Secretary

Leif W. Erickson, President

Stephen R. Tucker, Vice President