PORT OF CENTRALIA
Established 1986

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**Minutes**
**Regular Meeting of the**
**PORT OF CENTRALIA**
**July 15, 2026**
**Port of Centralia Administrative Office & Via Teleconference**
**3:00 PM**

Attendees: Commissioners: Peter Lahmann and Ally Pickard
Port Staff: Amy Graber, Executive Director; Erin Maloney, Port Auditor
Public: Jan Banevich; Donna Rutledge; Ross Nielsen; Brandon Rogers; Leona Merryman; Monique Farland; Katelynn Hill; and Mark Faas
Teleconference: 11 remote attendees

1) **Pledge of Allegiance/Call Meeting to Order/Introductions:** Commissioner Lahmann called the meeting to order at 3:00 p.m.

2) **Approval of Agenda:** Commissioner Pickard made a motion to approve the July 15, 2026, agenda. Commissioner Lahmann seconded the motion. The motion carried.

3) **Good of the Order/Public Comment:** Commissioner Lahmann opened the meeting to public comment and stated the rules regarding public comment.

   There was no public comment made.

4) **Approval of Minutes:** Commissioner Pickard made a motion to approve the July 1, 2026, regular meeting minutes and July 8, 2026, special meeting minutes. Commissioner Lahmann seconded the motion. The motion carried.

5) **Approval of Warrants:** Commissioner Pickard made a motion to approve warrants 25049 through 25075 with an aggregate amount of $192,245.34. Commissioner Lahmann seconded the motion. The motion carried.

6) **Old Business:**

   **a) Vision and Strategies for Industrial Development in the UGA:** Amy Graber said that she and the Commissioners attended report the Centralia City Council workshop. Ross Nielson, Lewis County Assessor, and Brandon Rogers, Lewis County Levy Specialist, stated that the figures Amy Graber presented for the estimated future tax benefits from the Logistics Property Company project were fair.

   Commissioner Lahmann opened the agenda item for public comment. There was no public comment made.

**b) District 1 Commissioner Vacancy:** Erin Maloney reported that the Commissioners interviewed three candidates at the July 8, 2026, special meeting. She said the next step would be for the Commissioners to nominate a candidate or candidates for the vacancy and for the 15-day window for public nominations to begin.

Commissioner Pickard made a motion to nominate Thomas Davidson, Noel Putaansuu, and Donna Rutledge to fill the vacancy for Port of Centralia Commissioner District No. 1. Commissioner Lahmann seconded the motion. The motion carried.

Donna Rutledge, of Centralia, provided public comment on the agenda item.

Erin Maloney said that the public nomination information is available on the Port's website and the applications are due August 3, 2026, at 12:00 p.m.

7) **New Business:**

**a) Centralia Station – Declaration of Restrictive Covenants:** Amy Graber gave a brief overview of the Declaration of Restrictive Covenants for all Port-owned property at Centralia Station to impose requirements of the Port Master Plan after the sale of land.

Commissioner Pickard made a motion to delegate authority to the Executive Director to execute the Declaration of Restrictive Covenants in substantially similar form. Commissioner Lahmann seconded the motion.

Commissioner Lahmann opened the agenda item for public comment. There was no public comment made.

The motion carried.

**b) Centralia Station – Declaration of Restrictive Covenants (Chicken):** Amy Graber gave a brief overview of the Declaration of Restrictive Covenants for all Port-owned property at Centralia Station to ensure the Port does not lease or sell land to a company serving chicken as a principal menu item of 25% of gross sales as part of the agreement with Chick-fil-A.

Commissioner Pickard made a motion to delegate authority to the Executive Director to execute the Declaration of Restrictive Covenants (Chicken) in substantially similar form. Commissioner Lahmann seconded the motion.

Commissioner Lahmann opened the agenda item for public comment. There was no public comment made.

The motion carried.

**c) Centralia Station – Declaration of Access and Utility Easements (West):** Amy Graber gave a brief overview of the Declaration of Access and Utility Easements (West) to allow for vehicular access, shared sidewalks, and ability to add utilities for parcels located on the West Side Boundary Line Adjustment.

Commissioner Pickard made a motion to delegate authority to the Executive Director to execute the Declaration of Access and Utility Easements (West) in substantially similar form. Commissioner Lahmann seconded the motion.

Commissioner Lahmann opened the agenda item for public comment. There was no public comment made.

The motion carried.

**d) WinCo Sign Easement Agreement:** Amy Graber gave a brief history of the WinCo Sign Easement Agreement and presented the Commissioners with the final version. She said the Port would control the electronic display sign and bottom panel, with the Port's portion of the shared construction cost totaling $284,674.45.

Commissioner Pickard made a motion to approve the Sign Easement Agreement with WinCo Foods, LLC and authorize the Executive Director to execute and provide payment for the first half of the reimbursement by July 31, 2026. Commissioner Lahmann seconded the motion.

Monique Farland, of Centralia, provided public comment on the agenda item.

The motion carried.

**e) Lewis County Right-of-Way Conveyance:** Amy Graber gave a brief overview of the Right-of-Way Conveyance along Galvin Road for the Lewis County Preventative Bridge Maintenance Project for $21,600.00.

Commissioner Pickard made a motion to approve the Right-of-Way Conveyance with Lewis County and authorize the Executive Director to execute all documents. Commissioner Lahmann seconded the motion.

Commissioner Lahmann opened the agenda item for public comment. There was no public comment made.

The motion carried.

**8) Essential Updates:**

**a) Executive Director Report:** Amy Graber reported that Noel Vazquez, the Port's Facilities Director, will be attending LEAD Lewis County, a new nine-month leadership program with the Lewis County Young Professionals.

Erin Maloney gave a brief overview of the Port's upcoming 40th anniversary and asked the Commissioner for ideas on how they would like to celebrate the occasion.

**b) Commissioner Reports:** Commissioner Pickard reported that the Centralia City Council would be making a decision on the Port's proposal regarding industrial development in the UGA at their special meeting on July 21, 2026.

Commissioner Lahmann reported that he attended Centralia City Council and Lewis County Board of County Commissioner meetings.

9) **Adjourn:** Commissioner Pickard made a motion to adjourn the meeting. Commissioner Lahmann seconded the motion. The motion carried. Commissioner Lahmann adjourned the meeting at 4:51 p.m.

**COMMISSIONER**

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