PORT OF CENTRALIA
Established 1986

3508 Galvin Road · Centralia, WA 98531-9002
Phone 360-736-3527 · Fax 360-330-5666
www.portofcentralia.com

Minutes
Regular Meeting of the
PORT OF CENTRALIA
June 1, 2022
Port of Centralia Administrative Office & Via Teleconference
3:00 PM

Attendees: Commissioners: Kyle Markstrom, Julie Shaffley, Peter Lahmann
Executive Director: Kyle Heaton
Press: Susan Delaire, Business to Business (via teleconference)
Public: Gary Odegaard; David Nunn; Jennifer West; Bill Ralph; Rebecca Staebler; and Dawn Merchant
Teleconference: Four unknown callers

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

2) **Approval of Agenda:** Commissioner Lahmann made a motion to approve the June 1, 2022, agenda as submitted. Commissioner Shaffley seconded the motion. The motion carried.

3) **Good of the Order/Public Comment:** Gary Odegaard, of Centralia, said that he thought it would be a good idea for the Commissioners and the executive director to have nameplates. He thanked Commissioner Markstrom for moving the public comments forward in the meeting rather than at the end. He said that a suggestion for the future would be to have people ask questions or comment when a motion is made. He said that he would also like to again suggest Zoom for people with mobility issues, even though he knows the Port already has teleconference capabilities but it is different than Zoom.

   Commissioner Markstrom read aloud the written comment submitted by Jan Banevich: "What is the current list of companies in the Port's footprint? Port Park 1? Port Park 2? Port Park 3/Centralia Station? How many are privately owned? How many rent or lease from the port and what is their status? How many vacant parcels in the Port Park 1? How many vacant parcels in Port Park 2? How many vacant parcels in Port Park 3/Centralia Station?"

4) **Approval of Minutes:** Commissioner Shaffley made a motion to approve the May 18, 2022, regular meeting minutes. Commissioner Lahmann seconded the motion. The motion carried.

   Commissioner Lahmann wanted to clarify on page 6 under Chad Taylor's comments. He said that Chad Taylor did say this but he wanted to clarify his position. "He congratulated the Commissioners on doing a good job reviewing comparable areas in the community and other communities…" Commissioner Lahmann said that this was in regards to the salary discussion and he said that he had not seen anything comparable for the record.

5) **Approval of Warrants:** Commissioner Shaffley made a motion to approve warrants 22485 through 22512 with an aggregate amount of $301,119.13. Commissioner Lahmann seconded the motion. The motion carried.

6) **New Business:**

a) **Executive Director Report:** Kyle Heaton reported that the maintenance crew is working hard on mowing and spraying as the weather permits. The Port's goal is to have the field mowing, especially near residential areas, completed by the Fourth of July.

He said that the 2904 Foron Road demolition project is proceeding. The contractor is working their way through little by little with no problems at this time.

b) **Lease Renewal – 3713 Northpark Drive:** Kyle Heaton said Linden Comansa would like to continue leasing 3713 Northpark Drive for an additional three years with an option to extend the lease to five years. He said that their current rental rate of approximately $5,300 per month will increase dramatically to $15,000 per month, partly due to market conditions and partly due to tenant improvements. The Port will install a rollup door on the west side of the facility and will create a gravel yard on the former Howard property with a paved road through it.

Commissioner Shaffley made a motion to approve the Lease Agreement with Linden Comansa America LLC for the building located at 3713 Northpark Drive. Commissioner Lahmann seconded the motion. The motion carried.

Commissioner Shaffley congratulated Port staff on getting the lease renewal completed and said that she knew that it had been a long negotiation.

c) **Committee Reports:** Commissioner Shaffley reported that Economic Alliance of Lewis County was going to be hosting a post-COVID summit on June 16, 2021, from 3:00 pm to 5:30 pm at The Loft in Chehalis. She said that they were going to have a speaker panel of elected officials and economists that will be addressing supply logistics and the economy after COVID.

Commissioner Lahmann stated that he had received a couple of questions from constituents after the last Commission meeting. He said that someone asked how the mailer list was determined for the Port newsletter and he has heard from three people that never received it that live in the area. He said that it is easy, in his mind, to throw something like that away and thinking it is just junk mail. Commissioner Markstrom said that his was in between junk mail and that the mailer went out to all residents in the Port district. He added that for people that have not seen it, there is a link on the Port's Facebook page and website for the newsletter. Commissioner Lahmann said that another question that was asked was how the business who received the newsletter contract was determined because they did not see a notice to bid on it.

Commissioner Lahmann reported that he attended two Lewis County Board of County Commissioners meetings and one Centralia City Council meeting. He said that he had a meeting with the public works director and the topic came up of Alder Street. The City hopes the Port can support their effort to upgrade parts of Alder Street, maybe in a letter for grants that they are writing. He said that on Saturday at 10:00 am at the parking lot across from the Centralia College Library, the Centralia Stream Team will be meeting to have their annual China Creek cleanout day until 1:00 pm with lunch afterward. He added that the Lewis County Historical Society will be hosting a remembrance for the Japanese Americans from Lewis County that were interred through the train depot 80 years ago. Japanese families were herded up and put on a train to prison camps for the war.

7) **Adjourn:** Commissioner Lahmann made a motion to adjourn the meeting at 3:12 p.m. Commissioner Shaffley seconded the motion. The motion carried.

COMMISSIONER

COMMISSIONER

Amy Graber

From: JAN Banevich <JANEVICH@msn.com>
Sent: Wednesday, June 1, 2022 1:40 PM
To: Amy Graber
Subject: For Public Comment @ June 1st, 2022 Commissioner's Meeting

Please read this aloud at Public Comment time at today's meeting. Then respond to my questions, please.

What is the current list of companies in the Port's footprint? Port Park 1? Port Park 2? Port Park 3/Centralia Station? How many are privately owned? How many rent or lease from the port and what is their status?
How many vacant parcels in Port Park 1? How many vacant parcels in Port Park 2? How many vacant parcels in Port Park 3/Centralia Station?

Thank you,

Ms. Jan Banevich
911 Yew St.
Centralia, WA 98531
janevich@msn.com

Sent from Mail for Windows