PORT OF CENTRALIA
Established 1986

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Minutes
Regular Meeting of the
PORT OF CENTRALIA
September 16, 2026
Port of Centralia Administrative Office & Via Teleconference
3:00 PM

Attendees: Commissioners: Peter Lahmann, Joel Cummins, and Ally Pickard (via teleconference)
Port Staff: Amy Graber, Executive Director; Erin Maloney, Port Auditor; Noel Vazquez, Facilities Director
Public: Jan Banevich; and Emil Pierson
Teleconference: 6 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 September 16, 2026, agenda. Commissioner Cummins 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.

4) **Approval of Minutes:** Commissioner Pickard made a motion to approve the September 2, 2026, regular meeting minutes. Commissioner Cummins seconded the motion. The motion carried.

5) **Approval of Warrants:** Commissioner Pickard made a motion to approve warrants 25149 through 25169 with an aggregate amount of $81,456.65. Commissioner Cummins seconded the motion. The motion carried.

6) **Old Business:**

   a) **Small Works Project #26-07 Asphalt Repair – 1709 Midway Court:** Noel Vazquez reported the Port was going to investigate the cause of the sink hole and request bids if required for the repairs. Commissioner Lahmann made a motion to table the agenda item pending the outcome of the investigation. Commissioner Pickard requested that Noel communicate the status of the project with the bidders.

7) **New Business:**

a) Sixth Addendum to the Lease Agreement – ZEV Technologies: Amy Graber gave a brief overview Sixth Addendum to the Lease Agreement with ZEV Technologies for the building located at 3507 Northpark Drive.

Commissioner Pickard made a motion to approve the Sixth Addendum to the Lease Agreement with ZEV Technologies. Commissioner Cummins 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) 40th Anniversary Reception: Erin Maloney provided the Commissioners with the invitation for the 40th anniversary reception and gave a brief update on reception plans.

b) Executive Director Report: Amy Graber discussed a potential budget workshop during the October 7, 2026, regular meeting. The Commissioners agreed.

Amy discussed Commissioner Cummins' taking over Commissioner Markstrom's former committee assignments to the Centralia-Chehalis Chamber of Commerce and the .09 Committee. Commissioner Pickard moved to table the agenda item to the next meeting. Commissioner Lahmann seconded the motion. The motion carried.

Amy provided an update on the 3515 Ives Road mobile home park.

Amy gave a brief overview of the 10th Amendment to the Purchase and Sale Agreement with NWIW1, who have recently changed their name to Yewturned, LLC.

Commissioner Cummins made a motion to approve the 10th Amendment to the Purchase and Sale Agreement with Yewturned, LLC, previously known as NWIW1, for the final purchase price of $1,801,866.00 for Parcels A & C of the West Side Boundary Line Adjustment. Commissioner Pickard seconded the motion.

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

Amy provided an update on the electrical extension to Parcel B and discussed the Port's attendance at the next Revitalization Round Table hosted by the City of Centralia and the Economic Alliance of Lewis County. It was agreed that Erin Maloney would attend due to scheduling conflicts.

Emil Pierson, with the City of Centralia, provided a brief status update of the draft Master Plan zoning SEPA.

c) Commissioner Reports: Commissioner Cummins reported that he had been meeting privately with former Commissioners to learn from their experiences.

Commissioner Pickard reported that she had attended a meeting with the Centralia Downtown Association.

Commissioner Lahmann reported that he attended the CDA's Friday morning meeting, a Centralia City Council meeting, a PacMountain Workforce board meeting, and the Flying Saucer party.

9) **Adjourn:** Commissioner Pickard made a motion to adjourn the meeting. Commissioner Cummins seconded the motion. The motion carried. Commissioner Lahmann adjourned the meeting at 3:35 p.m.

COMMISSIONER **COMMISSIONER**