

**PORT OF GOLD BEACH
BOARD OF COMMISSIONER'S
REGULAR MEETING
April 27, 2017**

PRESENT:

Milt Walker, President
Bill McNair, Vice President
Charles Riddle, Secretary
Bill Fowler, Commissioner

ABSENT: Mark Lottis, Commissioner

Andy Wright – Port Manager
Jeff Kemp - Accountant

The meeting was called to order at 6:00 pm by Commissioner Milt Walker, Board President. Roll was called and the Pledge of Allegiance was recited.

PUBLIC COMMENT/PRESENTATION:

HUNTLEY PARK/SHOP REPORT: Wright reported that business was slow at Huntley Park and that they had received over 100 inches of rain this winter. For the shop area, he explained that the storage roofing and light pole projects are ready to begin, and that the compound drainage project should begin mid-May. The commercial dock gangway and approach measurements were taken by Tarheel and delivery is expected between May 5th through May 7th. He also stated that the Port's sewer line has been replaced; costing approximately \$4000, the hoist for the commercial dock has been repaired by replacing the brake, and the Manager office's issues with mold and rodents have been corrected. The compound storage area is full and only one storage unit remains available. Riddle asked if Duncan and/or other Port employees have the skills to run the heavy equipment reserved for the compound drainage project and Wright assured the Commissioners that he would confirm the operator's abilities and that all safety procedures were in place.

OLD BUSINESS: Budget Meeting dates were discussed and May 9th and May 16, 2017 at 5:00 p.m., were scheduled.

NEW BUSINESS:

Wright distributed the Tidewater contract for paving repaving the parking lot in front of Jerry's Jet Boats, completing the Culvert Replacement project.

MOTION: To approve the Tidewater contract to pave the parking lot for \$6,575. Motion made by McNair, and seconded by Fowler; motion passed by a vote of 4 for, 0 against. Wright noted that Tidewater will use the excess asphalt will be used to fill in the sink hole and extend the speed bump.

APPROVAL OF MINUTES:

MOTION: To approve the March 30, 2017, Regular Meeting minutes. Motion made by McNair, and seconded by Walker; motion passed by a vote of 4 for, 0 against.

ACCOUNTS PAYABLE:

MOTION: To accept accounts payable for March 20, and April 5, 2017. Motion made by McNair, and seconded by Riddle; motion passed by a vote of 4 for, 0 against.

ACCOUNTS RECEIVABLE: The Commissioners discussed the receivable accounts in arrears and recommended that Wright begin the eviction process and collection actions for three of the overdue accounts.

MANAGER'S REPORT: Wright reported that the Airport Master Plan FAA liaison cannot find the required quarterly reports submitted by WHPacific but they are confident that they exist and will resubmit if necessary. Kate, Army Corp of Engineers, will be meeting with Wright on May 11, 2017 at 11:00 a.m. to discuss the possibility future dredging and a Special District's representative has inspected our property, mainly the docks, and there were no issues. The state grant application for the Huntley Park electrical renovations will be put on hold until next year but extending the water purification unit will proceed. Wright asked about two different transfers that have not occurred and Kemp stated that he will confirm the transfers at a later date. Some details of a two-year lease for Suite D, a five-year lease for Suite G and our lease template were discussed. Wright stated the subjects of a current staff meeting and that the title and some history for the tug had been found.

FINANCIAL/BUDGET REPORT: Kemp reported that the 2015-16 audit has been completed. Property taxes, commercial moorage, and actual revenues are on track. He noted that a policy for increasing the month-to-month leases by 3% annually either doesn't exist or isn't being accomplished. Cannery revenue and Personnel services are on track. Kemp explained some expenses; heat pump and other miscellaneous facility maintenance. WHPacific reimbursements for the airport expenditures were received and Huntley Park's revenue is slightly lower than last year.

COMMISSIONER'S COMMENTS: Riddle began a discussion about reducing the dock moorage slips. McNair noted that this is a maintenance issue and less than ½ of the slips are being used last summer. Fowler stated that the unneeded docks should be identified and removed. To better understand how to proceed, there was a consensus to have Wright continue to monitor usage through the summer.

Riddle noted that there is no plan or timeline for the Neil building, potential revenue was being lost, and asked if the subject should remain tabled. McNair felt that there was a consensus to remove the building versus repair and Walker agreed. Wright recommended accepting Hempstead's bid at \$33,000. **MOTION: To contract Hempstead Excavation to demolish the former Neil building** made by Walker and second by McNair; motion was passed by a vote of 3 for (McNair, Riddle, Walker), and 1 against (Fowler).

On behalf of the City of Gold Beach and Curry County, McNair asked if the Port would entertain the idea of donating a moorage slip for their rescue boat and received approval.

ADJOURN:

MOTION: To adjourn the regular meeting of April 27, 2017 made by McNair and second by Fowler; motion was passed by a vote of 4 for, and 0 against at 7:46 p.m.