

**PORT OF GOLD BEACH
BOARD OF COMMISSIONER'S
REGULAR MEETING
October 19, 2017**

PRESENT:

Milt Walker, President
Charles Riddle, Secretary
Mike Luzmoor, Commissioner
Bill Fowler, Commissioner

ABSENT: Bill McNair, Vice President

Andy Wright – Port Manager
Jeff Kemp - Accountant

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

PUBLIC COMMENT/PRESENTATION: None

OLD BUSINESS: WHPacific requested that the Board approve the finalized Capital Improvement and Layout Plan (CIP/ALP) with one minor change due to FAA feedback. To meet the minimum safety guidelines for the run-up area, they have recommended a change in the fence line that would result in the loss of approximately 10 feet of parking area.

MOTION: Approval of the finalized Capital Improvement and Layout Plan (CIP/ALP) document; with proposed change. Motion made by Riddle, and seconded by Fowler; motion passed by a vote of 4 for, 0 against.

Wright updated the Board on the Beacon/PAPI project and provided them with WHPacific's fee estimate for their planning and supervision services; approximately \$40,000 in services and \$60,000 in construction. He noted that it has been submitted to the FAA for approval and is part of the original contract.

NEW BUSINESS: The Martin's hangar was sold and a leased signed by the new owner was presented to the Board for approval. Riddle noted the importance of having the aircraft registered as based at Gold Beach Airport. **MOTION: Approval of the Noncommercial Airport Ground Lease Agreement with Dennis Vories.** Motion made by Fowler, and seconded by Luzmoor; motion passed by a vote of 4 for, 0 against.

Wright provided the Commissioners with Mark Lottis' (Five Star) requested changes to his current lease. Possible modifications were agreed upon and Wright will present them to Lottis.

A proposed 10-year ground lease for Huntley Park was provided to the Board. Wright worked up a five-year average on the net income to the Port. The Board requested additional information and will continue the discussion in Executive Session.

APPROVAL OF MINUTES:

MOTION: Approval of the September 28, 2017 Regular Meeting minutes. Motion made by Walker, and seconded by Fowler; motion passed by a vote of 4 for, 0 against.

ACCOUNTS PAYABLE:

MOTION: To accept accounts payable for September 21, 2107. Motion made by Walker, and seconded by Riddle; motion passed by a vote of 4 for, 0 against.

MOTION: To accept accounts payable for October 5, 2107. Motion made by Walker, and seconded by Luzmoor; motion passed by a vote of 4 for, 0 against.

ACCOUNTS RECEIVABLE: Walker recommended the establishment of a policy for handling delinquent accounts.

MANAGER'S REPORT: An updated Core Task List was presented to the Board and Wright informed the Commissioners that an obstruction mitigation will require an environmental study that has been added to the CIP. The airport runway has been slurry sealed.

The dredging project is still being organized and should start in the month of November and be completed within 3 to 4 weeks; contracted ends February 15, 2018.

The gangway and the upper ramp has been completed and repairs to the docks will continuing. Wright noted that he is establishing a grant calendar that provides the name of the organization and the open/close period.

Personnel will be clearing the brush to avoid any further fire incidents.

FINANCIAL/BUDGET REPORT:

Kemp explained the Cash Report that showed several transfers. He noted that the Airport Lease revenue is short and marine related revenues are higher than projected. Bay storage revenues continue to be high but land/facility are close to budget.

Huntley Park is approximately \$1000 below budget; due to wildfires.

COMMISSIONER'S COMMENTS: Riddle brought the suggestion for a better wash down facility from a citizen. Walker noted that single vehicles are parking at the fish cleaning station and making it difficult for vehicles with trailers.

ADJOURN:

MOTION: To adjourn the regular meeting of October 19, 2017 made by Walker and second by Fowler; motion was passed by a vote of 4 for, and 0 against at 7:30 p.m.