



**PORT OF WOODLAND  
Meeting Minutes  
January 4, 2018**

A regular meeting of the Woodland Port Commission was held on January 4, 2018 in the office of the Port of Woodland, 115 Davidson Avenue, Woodland, Washington. President Cline called the meeting to order at 3:01 P.M.

Those present were:

President	Paul Cline
Secretary	Dale Boon
Commissioner	Via Phone - Gerald Peterson
Executive Director	Jennifer Keene
Auditor	Carol Moore

Guests present: See List

**CALL TO ORDER**

**OPENING REMARKS**

**A. Pledge of Allegiance**

**B. Approval of Agenda**

Discussion: No changes to the agenda

**Secretary Boon made a motion to approve the agenda. Commissioner Peterson seconded the motion.**

**Vote was unanimous. The motion was carried.**

**PUBLIC COMMENT (5-minute limit)**

**A. Items ON the agenda**

None

**B. Items NOT ON the agenda**

None

**ACTION ITEMS**

**A. Resolution #452: Appointment of Staff**

**Secretary Boon made a motion to approve resolution #452, appointment of staff. Commissioner Peterson seconded the motion.**

**Vote was unanimous. The motion was carried.**

**B. Opening of Hay Maintenance Sealed Bids**

President Cline opens each sealed bid and reads into record:

- Exhibit A Mitchell A. Ingraham – 2-acres Schurman Way  
Bid - Site 1 \$75.00 per acre for \$150.00
- Exhibit B Dean Boon – 25-acres Schurman Way  
Bid – Site 3 \$55.00 per acre for \$1,375.00
- Exhibit C Dean Boon – 2-acres Schurman Way  
Bid – Site 1 \$55.00 per acre for \$110.00  
Dean Boon – 13-acres Guild Road  
Bid – Site 2 \$55.00 per acre for \$715.00

**Commissioner Peterson made a motion to award bid for 2-acres Schurman Way to Mitchell A. Ingraham.**

**Vote was as follows: President Cline - Yes; Secretary Boon - Abstain; Commissioner Peterson - Yes. The motion was carried.**

**Commissioner Peterson made a motion to award bid for 25-acres Schurman Way and 13-acres Guild Road to Dean Boon.**

**Vote was as follows: President Cline - Yes; Secretary Boon - Abstain; Commissioner Peterson - Yes. The motion was carried.**

**C. Martin Bar North – M&J Peterson Farms**

Note: Commissioner Peterson will abstain from any discussion and vote.

**Secretary Boon made a motion to accept offer from Matt Peterson for \$650.00. Motion died due to lack of second.**

**Direction: Commission directs Executive Director Keene to contact Matt Peterson and negotiate a monthly lease totaling 650.00 plus leasehold tax, per year - with an annual review.**

**UNFINISHED BUSINESS**

**A. Glenwood Rezone Letter to City of Woodland**

As directed, Executive Director Keene has drafted a letter to the City Council (See Exhibit D).

Commission agree to sign the letter, and have it forwarded to City Council.

**NEW BUSINESS**

**A. Capital Community Development Project Application**

Secretary Boon states for the record the applications the Port has received:

- Lelooska Foundation
- Woodland High School Skills USA
- Veterans of Foreign Wars Post 1927

Commission agree to begin interviews at 3:30 P.M. on January 18, 2018. Executive Director Keene will contact each of the three applicants.

**UPCOMING MEETINGS INFORMATION**

- January 5, 2018 Dark Fiber- Executive Director Port of Whitman County Joe Poire
- January 15, 2018 Port office closed for MLK Day
- January 20, 2018 Chamber of Commerce Installation Banquet 5 PM Heathman Lodge

**COMMISSIONERS REPORTS**

President Cline would like the Commission to think about alternative lease space regarding Alex Maslov, Composite Ventures. Commission discuss the possibility of building a building on a portion of the 25-acres on Schurman Way. Commission agrees to meet with Alex Maslov on January 18, 2018 at 3:00 P.M.

**ADJOURNMENT**

**Secretary Boon made a motion to adjourn. Commissioner Peterson seconded the motion. Vote was unanimous. The motion was carried.**

President Cline declared the Regular Meeting adjourned at 4:08 P.M.

WOODLAND PORT COMMISSION



\_\_\_\_\_  
Paul Cline, President



\_\_\_\_\_  
Dale Boon, Secretary



\_\_\_\_\_  
Gerald Peterson, Commissioner

PORT OF WOODLAND

COMMISSION MEETING

1-4-18

GUEST LIST: Please sign your name and the organization you represent.

	<u>NAME</u>	<u>ORGANIZATION</u>
1.	Logan Hill	
2.	Levi Orem	
3.		
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# Port of Woodland

## Bid Submission Form

#2018-01 Haying Maintenance for 2018

Name: Mitchell A. Ingraham  
Address: 310 Wyman Rd. City: Woodland State: Wa. Zip: 98674  
Contact Phone Number: 360-904-7049 Email: hammer4a@AOL.com

Please indicate which site you are bidding on and the amount of the bid:

- Site 1: 2 Acres at Schurman Way and Guild Road  
\$ 75 per Acre / 150 total
- Site 2: 13 Acres at Guild Road Block 1608-1650  
\$ \_\_\_\_\_
- Combined Bid Offer of All Sites  
\$ \_\_\_\_\_

Signature: Mitchell A. Ingraham

Date: 12-18-2017



# Port of Woodland

## Bid Submission Form

#2018-02 Haying Maintenance for 2018

Name: DEAN BOON

Address: 101 Green Mt Loop City: Woodland State: WA Zip: 98674

Contact Phone Number: 360-772-3446 Email: Farmall.boon@gmail.com

Please indicate which site you are bidding on and the amount of the bid:

Site 3: 25 Acres at Schurman Way \$ 55<sup>0</sup> per Acres = \$1,375.<sup>00</sup>

Signature: Dean Boon

Date: 12/29/2017



# Port of Woodland

## Bid Submission Form

#2018-01 Haying Maintenance for 2018

Name: DEAN BOON

Address: 101 Green Mt Loop City: Woodland State: CA Zip: 95674

Contact Phone Number: 916.772.3746 Email: farrell.boon@gmail.com

Please indicate which site you are bidding on and the amount of the bid:

Site 1: 2 Acres at Schurman Way and Guild Road

\$ 55 per Acre = \$ 110.00

Site 2: 13 Acres at Guild Road Block 1608-1650

\$ 55 per Acre = \$ 715.00

Combined Bid Offer of All Sites

\$ 825.00

Signature: 

Date: 12/29/2017



January 4, 2018

Mayor William Finn  
City of Woodland Council Members

RE: Glenwood Parcel Rezone Industrial to Residential

Dear Woodland City Council:

The Port of Woodland Commissioners were presented information at the December 21, 2017 regular board meeting pertaining to the Glenwood Rezone Parcel 5042301. Information received from adjacent property owners and the Woodland Chamber of Commerce identified numerous concerns and issues with regards to the recommendation from the Planning Commission. The Port Commission is dedicated to the preservation of industrial land especially those parcels that have infrastructure accessibility. Rezoning the parcel would reduce available developable industrial land within the City.

The Port Commission identified traffic impacts, safety and parking as some of the more significant issues. The Port does have property at our Down River Drive Industrial Park that regularly accesses the route in question. Further traffic on streets, and mixing of pedestrian and truck traffic raises further traffic and safety concerns. Furthermore, mixing residential with industrial creates even more land use conflicts. The Port's mission centers around the creation of industrial family wage jobs. The removal of such land would further limit the City's opportunity for job creation and reduction of the tax base especially in a location with adjacent industrial use.

The Port Commission unanimously opposes the rezone of the parcel and respectfully requests the City Council members re-examine the position of the rezone and preserve the parcel for industrial use.

Sincerely,

Paul Cline  
Commission President

Dale Boon  
Commission Secretary

Gerald Peterson  
Commissioner

EXHIBIT D