

PORT OF ROYAL SLOPE
4572 Road 13.6 SW; Royal City, WA 99357

BOARD OF COMMISSIONERS

Alan Schrom

Davey Miller

Frank MianECKi

July 13, 2022

The June 13th, 2022, regular meeting of the Port of Royal Slope Commissioners was called to order at 2:20 p.m. by Chairman Schrom.

Commissioners Present: Alan Schrom, Davey Miller.

Others Present: Director Bonnie Valentine.

Commissioner Miller made a motion to excuse Commissioner MianECKi and the motion passed.

Approval of Agenda: Commissioner Miller made a motion to approve the agenda and the motion passed.

Comments from Public: There were none.

Approval of Minutes: Commissioner Miller made a motion to approve the minutes of the June 9th, 2022, meeting as written, and it passed.

Discussion of Warrants and Warrant Approval: Warrants audited and certified by the auditing officer as required by RCW 42.24.090 and reimbursement claims as required by RCW 42.24.080 have been recorded in a listing and made available to the Board as of this date, **July 13, 2022**. The Board does hereby approve those warrants as follows: **GF Payroll Warrants: #13272 - 13280** in the amount of **\$5,502.19**; **GF Warrant #13281** in the amount of **\$77.04**; **GF Warrants #13282 – 13290** in the amount of **\$3,585.40**; **IDF Warrants #6677 - 6682** in the amount of **\$2,992.15**.

Commissioner Miller made a motion to approve the July 13, 2022, warrants as listed and the motion passed.

Discussion of Revenues and Revenue Approval: After reviewing the income list, Commissioner Miller made a motion to approve the revenues received as presented and the motion passed. Revenues audited and certified by the auditing officer have been recorded in a listing made available and reviewed by the Board as of this date, **July 13, 2022**, in the amount of **\$39,979.88** for the General Fund and **\$4,916.17** for the Industrial Development Fund. The Grant County Treasurer's report for June had not been received at the time of the meeting.

COMMISSIONERS REVIEW OF ACCOUNTS: Tabled.

OLD BUSINESS

1. **Rail to Lot 10 Alternatives 1 & 2:** The cost breakdown of Alternatives 1 & 2 was discussed. Locations of fill material for Alternative #1 was also discussed.
2. **Noxious Weeds:** The Port has received a notice from the Adams County Weed Board regarding weeds along the railroad. The rail operator has been out to inspect the line and we hope to hear back soon on his plans for spraying the weeds. Bonnie has requested quotes on the Grant County weeds and is waiting for a second quote.
3. **Railroad Service:** The drains in Othello have been pumped and cleaned and BNSF will replace some pipe and plans to start on July 18th. We are hoping the rail will be open and running very soon.
4. **EDP Renewables:** EDP is still working on agreements for a possible transmission line to a wind project on Saddle Mountain.
5. **Redrock Substation:** Grant County PUD is getting closer to having all the necessary easements for the transmission line to the Redrock Substation.

NEW BUSINESS

1. **Chlorine Vendor:** Bonnie was recently contacted by a bulk chlorine vendor. They would supply a double walled bulk tank and deliver the chlorine. We will continue to investigate the savings and other benefits it could be to our existing system.
2. **Grading Permits:** The Port is getting close to submitting our grading permits to the County for the Rail Spur to Lot 10.
3. **Shortline RR Infrastructure Tax Credit Draft:** The WPPA has been working on drafting a new bill aimed at helping the State's Shortline Railroads. Commissioner Schrom will plan to attend the Zoom meeting on July 21st.

COMMISSIONERS REPORT

1. **Alan Schrom:** Alan had been working on getting the Port's existing Plats on one page. It is looking great! He ordered a TurboCAD to use for many of the projects he works on for the Port.
2. **Davey Miller:** Davey checked on the generator at Well 1 again and was able to determine the oil leak was coming from the hose used to drain the oil from the engine. The cap was tightened, and the engine oil level was fine.
3. **Frank Mianeki:** No Report.

OFFICE REPORT

1. **Tumbling Blocks:** Bonnie has reached out to them and not heard much back in the last several weeks.
2. **CBSWC Meeting:** Bonnie attended the CBSWC meeting in Moses Lake and learned more about their purpose and goals. It would be of benefit to stay informed about the ground water in our area.
3. **Miscellaneous:** Bonnie called Western States Equipment to have them double check the oil drain valve on the generator be sure it was closed when they

changed the oil this spring. Bonnie verified with the Grant County Planning Department that the Port's Capital Improvement Projects will be included in the Grant County Comp Plan in August. Bonnie purchased a new grease coupler and greased the booster pumps at Wells 1 & 2. Commissioner Schrom mentioned that a borescope could be helpful when reading water meters. Commissioner Miller made a motion to spend up to \$150.00 on a borescope and the motion passed.

ADJOURN

As there was no other business brought before the Board, Commissioner Miller made a motion to adjourn the meeting, the motion passed, and Chairman Schrom adjourned the meeting at 7:00 p.m.

Next Regular Meeting is July 27th at 2:00.

Respectfully submitted,



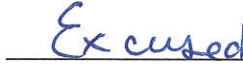
Bonnie Valentine, Director



Alan Schrom, Chairman



Davey Miller, Vice-Chairman



Frank Miannecki, Secretary

PORT OF ROYAL SLOPE

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BOARD OF COMMISSIONERS

Alan Schrom

Davey Miller

Frank MianECKi

July 27, 2022

The June 27th, 2022, regular meeting of the Port of Royal Slope Commissioners was called to order at 2:03 p.m. by Chairman Schrom.

Commissioners Present: Alan Schrom, Davey Miller, and Frank MianECKi.

Others Present: Director Bonnie Valentine, Gil Alvarado & Robert Weber.

Approval of Agenda: Commissioner Miller made a motion to approve the agenda Commissioner MianECKi seconded it and the motion passed.

Comments from Public: Robert Weber informed us that Grant County Fire District #10 has recently hired two EMT's. They rotate 4 days on 4 days off and stay at the fire station providing nighttime coverage.

Approval of Minutes: Commissioner MianECKi made a motion to approve the minutes of the June 22nd, 2022, meeting as written, and the motion passed.

Commissioner Miller made a motion to approve the minutes of the July 13th, 2022, meeting as written, and the motion passed.

OLD BUSINESS

- 1. Gil Alvarado:** Gil has had meetings with the WDFW and Grant County planning regarding our new Industrial Park. Gil updated the Port with what he had learned from the meetings. It sounds like it will be best to proceed with Phase 1 of the Industrial Park at this time. The Commissioners agreed to working on Phase 1.
- 2. Noxious Weeds:** The Port had only received one call back on a price to spray weeds and a second business said they didn't want to give a bid after looking at it. Bonnie will contact the road district to try and determine if some of the weeds are in their right of way.
- 3. Railroad Service:** The report from CBRR stated they hope to have the water issue resolved by mid-August. We sure hope so!
- 4. Rail to Lot 10:** The Commissioners discussed hiring a surveyor to stake the alignment and depth staking versus having the contractor do the initial staking. The Bid Documents were reviewed and a timeline to receive bids was also discussed.

5. **Grading Permits:** Bonnie has made several calls and sent several emails to determine how many grading permits need to be submitted and to verify any other documents the County Building Department may need. She will deliver them to the Building Department in person as soon as possible.

NEW BUSINESS

1. **Appointing an Agent to Receive Claims Resolution No. 2022.07:** Bonnie discovered the Port needed to update the Agent to Receive Claims for insurance purposes. Resolution 2022.07 makes the Agent relative to the position not a specific person, this will prevent it from being outdated in the future when a new Executive Director is hired. Commissioner Miannecki made a motion to approve Resolution 2022.07 as written. Commissioner Miller seconded the motion and it passed.
2. **Letter of Support Royal City Park Expansion:** Shilo from Royal City called to ask if the Port of Royal Slope would be willing to write a letter of support for their City Park Expansion. Royal City is applying for a grant from the Washington Department of Recreation and Conservation to help fund their project. Bonnie had a letter ready for the Commissioners approval. Commissioner Miller made a motion to approve, sign, and send the support letter to Royal City. Commissioner Miannecki seconded the motion and it passed.
3. **Railroad Inspection-Geometry Car:** The office received a phone call from Paul Gangstad, at the FRA. He was calling to schedule a Geometry Car inspection on the Port's railroad. They plan to perform the inspection on September 26th. The inspection will provide information about the surface, ties, degrees of curvature, and alignment of the rail. The FRA will be paying for the inspection.

COMMISSIONERS REPORT

1. **Alan Schrom:** Alan attended a WPPA meeting via ZOOM about a draft bill they are working on to help shortline railroads with funding through several tax credits and exemptions. Alan has continued to follow up and monitor the surveying and documents for the Rail Spur to Lot 10.
2. **Davey Miller:** Davey checked to see if he had something we could use to repair a gate at the old dump site.
3. **Frank Miannecki:** Frank is checking on some old circle pipe that could be used to replace a broken gate post at the old dump site.

OFFICE REPORT

1. **Hydrant Meter:** A local business has rented the Port's Fire Hydrant Meter during their busy season.
2. **CBSWC Meeting:** Bonnie attended the CBSWC meeting in Moses Lake and learned more about their purpose and goals. It would be of benefit to stay informed about the ground water in our area.
3. **Miscellaneous:** Bonnie ordered a new chorine mixing tank from Harrington Plastics and it has been delivered. She will order a smaller bulkhead fitting for

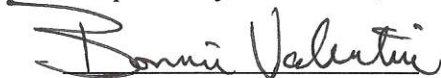
the tank. The borescope has arrived, she will test it when she reads meters on August 1st.

ADJOURN

As there was no other business brought before the Board, Commissioner Miller made a motion to adjourn the meeting. Commissioner Mianecki seconded the motion and Chairman Schrom adjourned the meeting at 5:00 p.m.


Next Regular Meeting is August 10th at 2:00.

Respectfully submitted,


Bonnie Valentine, Director


Alan Schrom, Chairman


Davey Miller, Vice-Chairman


Frank Mianecki, Secretary