

AGENDA

***Port of Kennewick
Regular Commission Business Meeting
Port of Kennewick Commission Chambers
350 Clover Island Drive, Suite 200, Kennewick, Washington***

Tuesday, August 9, 2011
2:00 p.m.

I. CALL TO ORDER

II. PLEDGE OF ALLEGIANCE

III. PUBLIC COMMENT *(Please state your name and address for the public record)*

IV. CONSENT AGENDA

- A. Approval of Direct Deposit and Warrants Dated July 29, 2011
- B. Approval of Warrant Registers Dated August 10, 2011
- C. Approval of Commission Meeting Minutes Dated July 14, 2011
- D. Payment of \$8,216.33 to K&L Gates PLLC
- E. Payment of \$2,459.05 to K&L Gates/Heiskell MacGillivray & Associates
- F. Approval of Resolution 2011-28 supporting House Bill 2124 and Senate Bill 5964

V. PRESENTATIONS

- A. DNR Site Assessment Inventory Analysis, Ferdouse Oneza, AICP

VI. NEW BUSINESS

- A. Policies and Procedures for Public Use of Port's Facilities Update
- B. Award of Bid, Cedars Parking Lot Project; Resolution 2011-29
- C. San Juan Pools Update
- D. Vista Field - Sustained Operations Concept; Resolution 2011-30
- E. Willamette Dental Land Sale

VII. BREAK, IF NEEDED

VIII. REPORTS, COMMENTS AND DISCUSSION ITEMS

- A. Clover Island
 - 1. Lighthouse Enhancement Project
- B. Pattern Language Meeting Update
- C. Public Records Request
- D. Commissioner Meetings (formal and informal meetings with groups or individuals)
- E. Non-Scheduled Items

IX. PUBLIC COMMENT *(Please state your name and address for the public record)*

X. ADJOURNMENT

PLEASE SILENCE CELL PHONES

PORT OF KENNEWICK

DRAFT

Resolution No. 2011-28

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PORT OF KENNEWICK SUPPORTING HOUSE BILL 2124 AND SENATE BILL 5964 THAT NARROW THE REQUIREMENT FOR UTILITIES TO PURCHASE ELIGIBLE RENEWABLE ENERGY RESOURCES OR CREDITS WHEN NOT NEEDED TO SERVE CUSTOMERS' LOADS

WHEREAS, Initiative 937 (the Initiative), passed in 2006 which resulted in the Energy Independence Act (EIA), required qualifying utilities to incrementally increase the amount of eligible renewable resources to 15 percent by 2020 and to pursue all cost-effective conservation requirements starting in 2010; and

WHEREAS, the Initiative narrowly defined eligible renewable resources to exclude existing hydropower, a clean renewable resource supplying over two-thirds of the electricity in the state of Washington; and

WHEREAS, the Initiative imposed significant financial penalties for failure to meet renewable requirements and conservation targets; and

WHEREAS, the Initiative failed in Benton County with 66 percent of the voters opposing the Initiative, failed in Franklin County with 67 percent of the voters opposing the Initiative and statewide passing by only 51.6 percent; and

WHEREAS, many utilities' energy demands are not growing as projected or have declined due to the combination of successful conservation programs and the poor economy; and

WHEREAS, the EIA requires qualifying utilities to purchase specific qualified renewable energy resources or renewable energy credits even if the utilities don't need additional power; and

WHEREAS, the purchase of unneeded eligible renewable energy resources or renewable energy credits will have a detrimental impact on utility budgets, by increasing customer rates and negatively affecting the economy; and

WHEREAS, House Bill 2124 and Senate Bill 5964 provide qualifying utilities the choice to avoid the purchase of unneeded renewable energy or renewable energy credits; and

WHEREAS, House Bill 2124 and Senate Bill 5964 do not change the overall intent of Initiative 937, which is to encourage the use of conservation and the use of renewable energy resources; and

WHEREAS, House Bill 2124 and Senate Bill 5964 will protect qualifying utilities from unnecessary additional costs which could result in unwanted rate increases and further encumber the economy.

NOW THEREFORE, BE IT RESOLVED that the Board of Commissioners of Port of Kennewick hereby supports House Bill 2124 and Senate Bill 5964, which protect qualifying utilities from the purchase of eligible renewable energy resources or renewable energy credits not needed to serve customers' loads.

ADOPTED by the Board of Commissioners of the Port of Kennewick on the 9th day of August 2011.

**PORT OF KENNEWICK
BOARD OF COMMISSIONERS**

By: _____
SKIP NOVAKOVICH, President

By: _____
DAVID HANSON, Vice President

By: _____
GENE WAGNER, Secretary

PORT OF KENNEWICK

RESOLUTION 2011-29

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PORT OF KENNEWICK ACCEPTING AND AWARDING A CONSTRUCTION CONTRACT ON CLOVER ISLAND FOR THE CEDARS PARKING LOT PROJECT

DRAFT

WHEREAS, a request for bids for the reconstruction of the Cedars restaurant east parking lot, and alternative bids for the Clover Island Inn west parking lot and the lighting systems within the Clover Island Inn east parking lot was properly advertised with the approved plans and specifications being made available to prospective bidders; and

WHEREAS, construction bids have been received and staff and the project engineer have certified that the bids received are in compliance with the plans and specifications; and

WHEREAS, staff and the project engineer have certified that the low bidder for the project is A & B Asphalt, Inc. in the amount of \$165,924.54, plus applicable tax, and that such bid is in compliance with the plans and specifications; and

WHEREAS, staff and the project engineer have certified that the low bidder also provided a bid in the amount of \$44,878.72, for alternative "A" work which includes reconstructing the parking lot west of the Clover Island Inn, and that such bid is in compliance with the plans and specifications; and

WHEREAS, staff and the project engineer have certified that the low bidder also provided a bid in the amount of \$54,515.00 for alternative "B" work which includes reconstructing the lighting network in the parking lot east of the Clover Island Inn, and that such bid is in compliance with the plans and specifications; and

NOW THEREFORE, BE IT RESOLVED that the Port of Kennewick Commission does hereby accept the bid of A & B Asphalt, Inc. for the reconstruction of the Cedars restaurant east parking lot project as the low bidder in the amount of \$165,924.54, plus applicable tax and hereby awards the construction contract to said low bidder.

BE IT HEREBY FURTHER RESOLVED that the Port of Kennewick Commission does hereby accept the Alternative "A" Bid of A & B Asphalt, Inc. for the reconstruction of the parking lot west of the Clover Island Inn in the amount of \$44,878.72, plus applicable tax, and hereby increases the construction with said low bidder to include this work.

BE IT HEREBY FURTHER RESOLVED that the Port of Kennewick Commission does hereby accept the Alternative "B" Bid of A & B Asphalt, Inc. for the reconstruction of the lighting network in the parking lot east of the Clover Island Inn in the amount of \$54,515.00 plus applicable tax, and hereby increases the construction with said low bidder to include this work.

BE IT HEREBY FURTHER RESOLVED that the Executive Director is authorized to enter into a contract between the Port of Kennewick and A & B Asphalt, Inc. for the reconstruction of the roadway and utilities on Clover Island, and that the Executive Director is further authorized to proceed with all necessary procedures required to complete construction of the project.

ADOPTED by the Board of Commissioners of Port of Kennewick on the 9th day of August 2011.

**PORT OF KENNEWICK
BOARD OF COMMISSIONERS**

By: _____
SKIP NOVAKOVICH, President

By: _____
DAVID HANSON, Vice President

By: _____
GENE WAGNER, Secretary

PORT OF KENNEWICK

Resolution No. 2011-30

**A RESOLUTION OF THE BOARD OF COMMISSIONERS
FOR THE PORT OF KENNEWICK
ADOPTING THE VISTA FIELD AIRPORT SUSTAINED OPERATIONS CONCEPT**

WHEREAS, Port staff has identified a potential concept which may provide additional security to continued, long-term operation of the Vista Field Airport; and

WHEREAS, the concept has not been explored in any detail; and

WHEREAS, the Port Commission finds that further exploration of this concept, coupled with public input by stakeholders, may lead to an option which may be considered by the Commission which would provide additional security to continued, long-term operation of the Vista Field Airport; and

WHEREAS, the Port Commission finds that further exploration of this concept is in the best interest of the public.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of the Port of Kennewick approves authorizing the Vista Field Sustained Operations Concept, and further authorizes the Port's Executive Director to take all action necessary to implement the study of the concept.

ADOPTED by the Board of Commissioners of the Port of Kennewick on the 9th day of August 2011.

**PORT OF KENNEWICK
BOARD OF COMMISSIONERS**

By: _____
SKIP NOVAKOVICH, President

By: _____
DAVID HANSON, Vice President

By: _____
GENE WAGNER, Secretary