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## **REGULAR MEETING OF THE BOARD OF COMMISSIONERS**

**Wednesday November 10<sup>th</sup>, 2021, 10 AM Via ZOOM Conference Call**  
**ZOOM Conference Will Be Used. Please Call in Using the**  
**Link/Credentials Below:**

**Join ZOOM via Internet: <https://us02web.zoom.us/j/4715329291>**  
**Passcode: TA2008**

**Dial in By Phone: +1 253 215 8782**  
**Meeting ID: 471 532 9291**  
**Passcode: 896163**

### **MINUTES**

- 1. WORK SESSION (9:45 – 10:00 AM):** Commission review of vouchers, payroll, and minutes.
- 2. CALL TO ORDER**
- 3. PLEDGE OF ALLEGIANCE**
- 4. ROLL CALL**

Commissioner David Day, Commissioner John Mishasek, Commissioner Mohammad Mostafavinassab, Executive Director Chris Michalopoulos, Port Accountant Dawn Wilson, and Community and Administrative Specialist Kelly Webb.

**5. CHANGES TO AGENDA**

- 5.1 Move 10.1 to after 10.4
- 5.2 Add 10.6 Action: USACOE Wharf Letter of Emergency
- 5.3 Add 11.2 Action: New Commissioner Training
- 5.4 Add Affordable Housing discussion to Commissioner Discussion

**6. COMMISSIONER ACTION:**

- 6.1 Commissioner Mishasek moved to approve the minutes of October 13<sup>th</sup> and October 27<sup>th</sup>. **Motion was seconded and passed unanimously.**

- 6.2 Commissioner Day moved to approve the following vouchers, payroll, and electronic payments from **October** for payment. **Motion was seconded and passed unanimously.**

Voucher warrant numbers: 21-1101 through 21-1127	\$29,484.79
Payroll warrant number: 21-1128 through 21-1134	\$15,111.30
Electronic payments dates: (no voucher numbers needed)	<u>\$5496.98</u>
Total Payables:	<u>\$50,093.07</u>

7. **PUBLIC COMMENT** - *This time is set aside for members of the public to speak to the Board regarding subjects of concern, interest, or items on the Agenda. The Board will take all information under advisement, but generally will not take any action unless it is emergent in nature. To ensure your comments are recorded, please state your name and city of residence. Please limit comments to 5 minutes. If you have any documents to present to the Board, please email them to the Port Executive Director prior to the meeting.*

**Greg Easton**, Langley, a member of the Island County Advisory Board. Described the County's Affordable Housing program and requested the Port's participation in public outreach, support and approval of the tax associated with the program. The Commissioners determined this would best be discussed in item **15. Commissioners Discussion.**

**Kristen Griffin**, commented on her discomfort regarding the in perpetuity of the property tax increase by the IDD tax. She commented she was also not aware of the projects that the IDD would fund, causing further discomfort. She is concerned about the cumulative affects of the levy increase along with all the other levy increases passed on the ballot.

## 8. FINANCIAL UPDATE

Port Accountant Dawn Wilson gave an updated report.

Commissioner Mishasek asked about seasonal workers and any hardships caused by seasonal cutbacks. Executive Director Michalopoulos explained the seasonal nature of the work at the Port.

## 9. EXECUTIVE DIRECTOR REPORT

Executive Director Chris Michalopoulos shared his report with Commissioners and answered questions.

## 10. OLD BUSINESS

- 10.2 Action: Resolution #290 - Budget Levy Approval. No further discussion. **Motion was seconded and passed unanimously.**
- 10.3 Action: Resolution #291 - Amended Comprehensive Scheme of Harbor Improvements. No further discussion. **Motion was seconded and passed unanimously.**
- 10.4 Action: Resolution #289 - Authorizing Multiyear Levy Period Creating an IDD Levy Fund. Discussion about the Public Comment by Ms. Griffin, which clarified that the levy was not in perpetuity but had an end of life. **Motion was seconded and**



**passed unanimously.**

- 10.1 Action: Adoption of 2022 Budget. Comment was made about the active nature of the budget. No further discussion. **Motion was seconded and passed unanimously.**
- 10.5 Action: Clarify All Commissioners Port Work Activity. There was discussion about this motion and that it should potentially be broken into four motions. This was agreed and four new motions were proposed.

- A new motion was made from 10.5 to approve the prior work done by Commissioner Mishasek for the airport. **Motion was seconded and passed unanimously.**
- A second new motion from 10.5 was made to have Commissioner Day lead future airport research and discussions. No further discussion. **Motion was seconded and passed unanimously.**
- A third discussion was made from 10.5 to formalize Commissioner Mishasek be the lead person for broadband meetings. No further discussion. **Motion was seconded and passed unanimously.**
- A fourth motion was developed from 10.5 that made that Commissioner Mishasek be the lead person for sewage and solid waste disposal issues for the Port. Discussion was had regarding whether this topic fits into the scope of the Port of Coupeville Commissioner responsibilities. It was proposed that this is part of the environmental responsibility of the Port's Commissioners. The request was made that Commissioner Mishasek find more information and bring it back to the Board. Commissioner Mishasek rescinded his motion.

- 10.6 Action: USACOE Letter of Emergency. This action is requesting approval of the letter of emergency to ask for an enhanced approval of our pile permit. Commissioner Day asked about the criteria for the letter's use. Executive Director Michalopoulos explained that proof of the building's potential collapse due to the condition of the piles and caps must be provided and that there would be a cost associated with providing this proof. Motion was made to allow the Executive Director to move forward with this action at his discretion. **Motion was seconded and passed unanimously.**

## 11. NEW BUSINESS

- 11.1 Action: Letter of Support for Island County's Purchase of AJ Eisenberg. No further discussion. **Motion was seconded and passed unanimously.**
- 11.2 Action: New Commissioner Training and WPPA Annual Meeting. Motion was made to send the Commissioner Elect to the New Commissioner Training. **Motion was seconded and passed unanimously.**
- A separate motion was made to send the Commissioner Elect to the WPPA Annual Meeting. Discussion was had about the value of the Commissioner Elect attending a portion of the Annual Meeting. **Motion was seconded and passed unanimously.**

## 12. PUBLIC COMMENT

Ann Prusha, Island County MRC: Forage Fish Monitoring Program would like to process the collected eggs at Greenbank Farm. The Commissioners had no concerns and it was agreed that this would be a good program to have at Greenbank Farm. The Forage Fish Program will work with Port staff on the program details.

Ann Burr, Coupeville: Ms. Burr had comment about calling the IDD a "done deal" and she wanted everyone to stay vigilant regarding next steps. She also had comment on the per diem discussion, identifying someone as a lead is different than actions and per diem reimbursement.

### 13. PRESIDING OFFICER'S REPORT

No Presiding Officer's Report

### 14. COMMITTEE REPORTS

Commissioner Mishasek had a question about Commissioner Day's report and how the list in his report was generated. Commissioner Day explained he generated the list.

### 15. COMMISSIONER DISCUSSION

15.1 Further discussion was had regarding the support of the Affordable Housing Bill 1590. The Commissioners felt they needed further information from Island County's Commissioners and how they see the Port supporting the bill. The Commissioners would like to have input from Island County Commissioners.

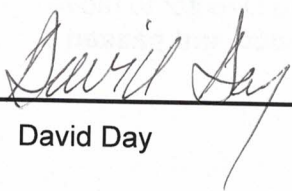
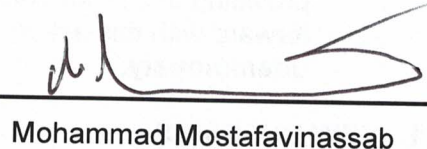
15.2 A motion was made that the Board of Commissioners Meeting on Thursday, November 24<sup>th</sup> at 6pm be eliminated and a special meeting will be called if necessary. No further discussion. **Motion was seconded and passed unanimously.**

### 16. Executive Session:

Per RCW 42.30.110 (1)(b), To consider the selection of a site or the acquisition of real estate. **The Board entered into Executive Session at 12:30 PM and exited at 12:45 PM. No decisions were made in the Executive Session.**

### 17. ADJOURN

The meeting adjourned at 12:46 PM.

  
David Day  
John Mishasek  
Mohammad Mostafavinassab

**Next regular meeting: Wednesday, December 8th, 2021, 10:00 AM Via ZOOM Conference.**

**Please Call in or Participate Via the Link Below:**

**Join ZOOM via Internet:** <https://us04web.zoom.us/j/4715329291>

**Passcode: TA2008**

**Dial In By Phone: +1 669 900 6833**

**Meeting ID: 471 532 9291**

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**11.22.2021/V4**