

The 1,216th MEETING of the Port District No. 1 of Grant County was held at the Port District office at 101 F Street SW on **Thursday, September 11, 2025.**

Commissioner Pat Connelly called the meeting to order at 4:00 p.m. Present were, Commissioner Brian Kuest, Darci Kleyn, Dahlia De La Rosa, Gabe Porter, and two guests, On the phone: Commissioner Curt Morris, Michael Woodkey

MINUTES: Upon motion by Commissioner Kuest, Seconded by Commissioner Morris, the minutes from August 27, 2025, were approved as printed.

UPCOMING MEETING DATES: Wednesday, September 24, 2025, at 4 p.m....Regular Meeting-101 F St. SW

EMS: Leslie Siebert of Protection 1 LLC thanked the Commissioners for supporting their sub-lease of the Columbia Crane building on highway 28. The Hearthstone coffee shop space is available; it is more space and less money. Leslie is requesting the port to support the same type of arrangement with the Hearthstone building. The Fire department and the City of Quincy are still waiting for the report from their consultant until they decide how to support the ambulance services. The Hearthstone building will be available for lease on November 1st at a rate of \$3,400, the only update that would be needed would be to add a shower space. The Commissioners want to wait until the report comes out to decide to keep supplementing rent. Commissioner Kuest would like to add graduated rent increase to Columbia EMS so the Port pays less, the matter was tabled for further discussion until the report is received on October 7, 2025.

QBEC: Nothing new to report.

COLOCKUM RIDGE GOLF COURSE: Gabe stated that they are planning a memorial tournament this weekend. Gabe has rescheduled the upcoming Glow Golf event scheduled to October 3rd. Golf course will be re-rated and will be purchasing new score cards when that is complete. Anthony Guerrero, a golf course employee, is in the PGA program and is eligible to teach lessons. Gabe requested that the Port pay his PGA dues if he stays with the Port for the next year. Commissioner Connelly stated that we are waiting for the building permit for the new shop.

INTERMODAL: Commissioner Connelly stated we are waiting for the cultural resources study that covers the entire intermodal yard. Commissioner Connelly and Darci had a meeting with the FRA and learned that once the FRA gets the report and the final plans, we are 3 months out to grant obligation. Mr. Woodkey is working with HNTB, the Bureau and QCBID to get a decision made on the culvert. The Bureau will take about a year to abandon the drain; the Port will put a replacement pipe in the drain to keep the project going and worry about abandonment in the future. The district has agreed to issue permits to cross the culvert once plans are complete.

POWER AND WATER PROJECTS: Mr. Boss discussed the recent meeting with the PUD, where they indicated a need for additional power and expressed willingness to buy it. Mr. Boss highlighted the importance of obtaining a formal response from the PUD to proceed with the project. Commissioner Kuest stated that Colusa is exploring options for the project with Avista and the Spokane Tribe, considering a shift to tribal land for gas distribution. The Commissioners explored the possibility of drafting an option agreement for water rights with Herring, who is willing to sell. They noted that quality of water is uncertain and agreed to pass all available information on to Chris Ries to have him determine if the water will meet the Port's needs.

PORT PROTECTIVE SERVICE: Commissioner Morris is looking into getting different quotes from other insurance agencies other than CIAW for security service coverage.

INDUSTRIAL PARK 5: Mr. Woodkey met with Capstone to complete the punch list on the water main extension. Mr. Woodkey is also working on the binding site plan.

KER PROPERTY: Mr. Woodkey stated the binding site plan has been updated and he will get it to the City of Quincy next week.

AIRPORT: Commissioner Connelly stated the ads for bids will be posted on 9/17 and 9/24.

BISHOP: Commissioner Morris stated the sale is complete.

EDC: Nothing new to report.


WARRANT APPROVAL:

September 09#25067 through #25087 in the amount of.....\$1,493,725.72
September 11#25088 through #25113 in the amount of.....\$51,650.10

PORT DISTRICT NO. 1 OF GRANT COUNTY

The meeting was adjourned at 5:30 PM by Commissioner Morris.


Curt Morris, President


Patric Connelly, Vice President


Brian Kuest, Secretary

ATTEST BY Recording Secretary: 