

**THE PORT DISTRICT OF SOUTH WHIDBEY ISLAND  
SPECIAL MEETING**

Held at Port Office Conference Room, 1804 Scott Rd, Freeland, WA  
Thursday, January 12, 2017 at 1:00 p.m.

**AGENDA**

SPECIAL MEETING CALL TO ORDER and PLEDGE OF ALLEGIANCE (1:00 p.m.)

**Fairgrounds** (approx. 1:00-1:45 p.m.)

ADJOURNMENT (Approximately 1:45 p.m.)

WORK SESSION (Approximately 1:45 p.m. – 3:30 p.m.)

**PORT DISTRICT OF SOUTH WHIDBEY ISLAND**

Minutes of the Special Meeting

January 12, 2017

Freeland, Washington

**Commissioners Present:** Curt Gordon (Clinton), Jack Ng (Freeland) and Ed Halloran (Langley)

**Port Staff:** Angi Mozer (Executive Director), Molly MacLeod-Roberts (Port Clerk/Accountant) and Roxy Taylor (Fairgrounds Property Manager)

**MEETING CALL TO ORDER:** The Special Meeting of the Port District of South Whidbey Island's Board of Commissioners was convened on Tuesday, January 12, 2017, in the Port office conference room at 1804 Scott Rd. in Freeland, WA. As announced, the primary purpose of the Special Meeting was for the Commission to address the items on the Agenda. Although the Meeting was of course open to the public, it was scheduled primarily for Commission consideration, discussion and action on those specific issues and public participation was not on the Agenda.

Commissioner Curt Gordon, President, called the Special Meeting to order at 1:05 p.m., followed by the Pledge of Allegiance.


**Fairgrounds:** Executive Director Angi Mozer reviewed the grid she had drafted identifying capital Fairgrounds projects totaling \$1.67M and potential applicable grants, grant deadlines, grant amounts, and Port funding amounts (including grant matches) for each project. The draft assumed the Port would take out an additional \$500K in Non-Voted Limited Tax General Obligation (LTGO) Bonds or a low interest loan. Potential grants included \$782K from Rural County Economic Development Funds (RCEDF), \$292.5K from the State's Community Economic Revitalization Board (CERB), and \$30K from the U.S. Department of Agriculture's Rural Business Enterprise Grant (RBEG). She also provided a draft timeline for the projects based on the County transferring ownership of the Fairgrounds property by the end of March to allow time for the Port to secure the LTGO bonds. Gordon noted that part of the InterLocal Agreement for the transfer includes language that the County will partner with the Port on grant applications. Once the transfer is complete, the Fairgrounds Advisory Committee will be put in place and the Port will be ready to start addressing the short-term projects as listed on the grid as well as the long-term needs.

Gordon suggested Mozer should compare the interest rates of CERB loans and LTGO Bonds. Mozer agreed, and added that CERB can combine the loans with grants. The Commission agreed that if the transfer takes place by the end of March, the Port will need to start the bond process as soon as possible.

The County's attorney is reviewing the draft ILA that Port Attorney Brad Cattle prepared. The County has asked the Port to share in the estimated cost of \$8,500 for the land survey and title search, and the Commission agreed that was a reasonable request.

**ADJOURNMENT:** The Special Meeting was adjourned at 1:40 p.m.

Approved:

  
\_\_\_\_\_  
Commissioner Curt Gordon, Clinton

Minutes reviewed by:

  
\_\_\_\_\_  
Angi Mozer, Executive Director

  
\_\_\_\_\_  
Commissioner Jack Ng, Freeland

  
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Commissioner Ed Halloran, Langley

**Public Disclosure Statement:** The foregoing Meeting Minutes, audio recording and all supporting documents presented are available at the Port of South Whidbey, 1804 Scott Rd., Suite 101, Freeland WA 98249.

**Work Session:** The previously announced public Work Session began immediately following adjournment of the Special Meeting. The Work Session ended at 3:30 p.m. with no action taken.

[Note: No actions are taken during Work Sessions, which provide an opportunity in an informal workshop format for the Board to review and discuss general Port business.]