

March 18, 2019
Lincoln County Port Authority (LCPA)

The Lincoln County Board of Commissioners met for a LCPA meeting on March 18, 2019 in the Lincoln County Courthouse, Libby, Montana. Port Authority Board Members present were Commissioner Bennett, Commissioner Peck, Ted Werner, Tony Petrusha and Commissioner Letcher, Eureka via VisionNet . Also present were Tina Oliphant, Brett McCully, Marc McCully, and Clerk and Recorder Robin Benson.

1:30 PM Commissioner Bennett called the meeting to order.

The following agenda was submitted by Tina Oliphant as follows:

Lincoln County Port Authority
Meeting Agenda
March 18, 2019 1:30 AM
Commissioner Chamber; Libby, MT

1. Approval of Minutes from February 25, 2019
 2. Review of Financial Statements for February 2019
 3. Review Draft of Land Disposition Policy
 4. Discussion on Controlled Groundwater Area
 - a) Discussion on legal representation
 5. Update on Stinger Welding building
 6. Libby Creek Bank Restoration, Letter to EPA
 7. Review of Infrastructure Projects and status of County work on cleanup of concrete debris fill
 - a) Platt of secondary access
 8. Rotary and Adoption of Work Projects at the Fish Pond
 9. Old Business
- Open for Public Comments:
Adjourn meeting

1. **Motion** by Commissioner Peck to approve February 25, 2019 minutes as submitted. Second by Tony Petrusha, motion carried unanimously.
2. Tina handed out financial statements to the board for review. Tina talked about the Balance Sheet with Prior Year End as of February 28, 2019 and the Profit & Loss Budget Performance Statement for February 2019. Tina submitted a Projection of Cash Flow Balance for FY 2019. **Motion** by Ted Werner to approve financial statements as presented. Second by Tony Petrusha, motion carried unanimously.
3. Tina talked about the requirements for Port Authority Adoption of a Resolution for the Sale of Land and submitted a draft resolution for review. Tina explained there would be a public hearing process. Robin asked for clarity if the resolution would be from the county or the port. Commissioner Bennett said it would be a port resolution. The board discussed the requirements and processes for sale of land. Tina said the draft resolution has been vetted. **Motion** by Ted Werner to approve the Land Disposition Policy Resolution as submitted. Second by Commissioner Peck, motion carried unanimously.
4. Tina submitted a document titled Strategy for Restitution of Ground Water Damages and a Summary of Cost Alternatives and Design from the Preliminary Engineering Report (PER) On City Water Hook Up in the Kootenai Business Park. The PER considers separate costs for full build or phased over time approach for four separate but contiguous loops to access the property. Commissioner Bennett suggested forming a sub-committee to review strategies, options and costs. Commissioner Peck commented that we need a plan on how we are going to move forward. Commissioner Bennett commented that we still need to meet with International Paper (IP) outside of court. Tony expressed that there needs to be a well plan to prove damages. Brett commented on the time restraints. Commissioner Bennett and Tony, along with Brett will meet as the sub-committee and bring information back to the board.
5. Tina said the Buy/Sell Agreement on the Stinger building has been signed and it continues to look promising.
6. Brett said a letter regarding the Libby Creek Bank Restoration has been sent to EPA and he is waiting for a response. Brett suggested the commission follow-up with a phone call.
7. Present were Steven Scheer, Troy Douthit, Marc McCully and Chris Bache. Troy Douthit submitted a Land Use Request on behalf of Kootenai RC Racers. Kootenai RC Racers is a Libby based remote controlled car racing club and the club is requesting permission to build a public track within the Port Authority property adjacent to the parking lot and Kid's Fishing Pond. Tina commented that it would be a very good use for dead land. Marc McCully said he could not think of any potential conflict. Commissioner Peck spoke about maintenance and clean up responsibilities to the club. Brett suggested a lease agreement designating the area for this purpose. **Motion** by Ted Werner to move forward with an agreement with the Kootenai RC Racers contingent to having the ports insurance company involved as well as the Kootenai RC Racers becoming a legal entity. Brett will put together a recreational exhibit for future use and development. Second by Commissioner Peck, motion carried unanimously.

Brett submitted an Infrastructure/Projects Overview and Update as of March 18, 2019. The report covered Libby Creek East Bank Erosion, Hwy 2 access to Fish Pond, fencing, concrete cleanup, River Country Wood Lease, Pipe Shop and the Scale Shack. Brett talked about the HWY 2 access and informed the board that the 1st boundary line adjustment (BLA) plat between Koskela/Museum has been submitted and the 2nd BLA should be ready in a week or two. When the snow melts we will meet onsite with landowners and review the new parcel locations prior to finalizing survey and title work. Brett recommended a key fob access for payment at the scale shack.

8. Ted said the Rotary's goal is to help develop the kids fishing pond area; create a service day or two per year for cleaning, install fire pits or build picnic tables...in-kind work. Ted will coordinate with Brett. **Motion** by Commissioner Peck to allow the Rotary Club to help develop the Kids Fishing Pond. Second by Tony Petrusa, motion carried unanimously.

9. Commissioner Peck commented that the board should look into annual fees for people/businesses that dump excess snow on the port property, possibly a minimal per load charge.

There were no public comments.

All documents presented or submitted can be obtained in their entirety from the Lincoln County Port Authority or Clerk and Recorder's Office.

Meeting adjourned at 3:00 PM

LINCOLN COUNTY BOARD OF COMMISSIONERS

Jerry Bennett, Chairman

ATTEST: _____
Robin A. Benson, Clerk of the Board