



MINUTES
Ellensburg Business Development Authority
September 19, 2006

PRESENT:	Charlotte Tullos Desmond Knudson	Jerry Decker Doug Ryder	Fritz Glover
ABSENT:	Bruce Tabb Bob Titus	Lynn Jenison	Bill Meyer
STAFF/GUESTS:	Debbie Strand	Sherry Luke	

I. Establish Quorum

The Ellensburg Business Development Authority (EBDA) met in the 221 E 4th conference room on Tuesday, September 19, 2006. Chair, Charlotte Tullos, confirmed that a quorum was present and called the meeting to order at 5:45 p.m.

II. Minutes – July 18, 2006 and August 18, 2006 Special Meeting

Doug Ryder moved to approve the minutes of July 18, 2006 with one minor correction. Desi Knudson seconded, and the motion passed unanimously. Ryder moved to approve the minutes of the August 18, 2006 Special Meeting. Knudson seconded, and the motion passed unanimously.

III. Financials

Jerry Decker reviewed the Financials.

A. Approval of July and August 2006 Checks

July – With all items usual, Knudson moved to approve EBDA-Operation's checks 9631-9652 in the amount of \$11,098.92. Glover seconded, and the motion passed unanimously. With all items usual, Knudson moved to approve EBDA-Airport checks 1405-1408 in the amount of \$3,983.81. Ryder seconded, and the motion passed unanimously. *August* – With all items usual, Ryder moved to approve EBDA-Operation's checks 9653-9671 in the amount of \$59,383.05. Knudson seconded, and the motion passed unanimously. With all items usual, Knudson moved to approve EBDA-Airport's checks 1409-1412 in the amount of \$4,158.52. Ryder seconded, and the motion passed unanimously.

B. Review of Year-to-Date Financials at August 31, 2006

Profit and Loss Budget vs. Actual by Fund – not reviewed. *Balance Sheet by Fund* – not reviewed.

IV. Chair's Report

A. New Building

A new building at the Airport fits with EBDA's mission. Our client signed an *Intent to Lease*, and selected a corner lot (across from our current building) for increased visibility, parking for 50 additional employees, and a building-ready site (zoning/infrastructure). The Board did not tour the location because Bowers Road is not completely finished. Discussion veered to the Trap & Skeet Club and shooting at the airport, but a Point of Order was called. Discussion continued regarding the new building, including a preferred location, a Technical Park, a Port District, the urgency to proceed with a target completion date of June 1, 2007, the County's enthusiasm about the client/new building, the client's financial stability, obtaining a firm lease after funding is received, and building design. Strand is requesting Board direction on the CTED grant/loan application, which is due October 2, 2006, and a budget approval for architectural drawings, permits, and other items. A Board Resolution and information regarding the tenant must accompany the application to CERB. A special meeting will be called to review application information and sign the Resolution.

B. Other

None.

V. Director's Report

A. Tenant Updates

Hobart pays a couple days late, but always calls. Iron Horse is behind (distributor problems) and the owner has taken a second job. Steve Worley is a month behind.

1. Central Washington Biodiesel – DOE is questioning whether the business is appropriate for the zoning, and Strand assured them that it is.

B. Staff Activities

1. Airport Building Roof and Hobart Window – Hobart's window has been repaired and roof repairs will be done next month.

2. Incubator Fire Alarm – The fire alarm system is installed. The City will pay for half.

VI. New Business

Fritz Glover requested that the EBDA Board discuss an appeal of the Ellensburg Trap & Skeet Club's land lease/Conditional Use Permit. The appeal requires a Supreme Court action at an estimated cost of about \$10,000, which Glover is willing to pay in part. Other economic development opportunities are very restricted at the new Trap & Skeet location. Discussion continued about this issue, especially its political nature.

VII. Other Business

None.

VII. Announcements

EFSEC is hearing testimony about the Wild Horse Wind Power Project this week. The Ryder's baby, Emily Grace was born on July 25th.

X. Adjourn

The meeting was adjourned at 7:10 p.m.

Respectfully submitted,

Debbie Strand for the Secretary, Lynn Jenison