



FOR IMMEDIATE RELEASE

September 8, 2017

Contact: Robin Johnson
(360) 425-3305

NOTICE OF PUBLIC MEETING

NOTICE IS HEREBY GIVEN that the Board of Commissioners of the Port of Longview will hold its regular semi-monthly meeting on Wednesday, **September 13, 2017**, at **10:00 AM**, at the Port Offices located at 10 Port Way, Longview, Washington. The agenda is attached.

Norman Krehbiel
Chief Executive Officer

PORTOFLONGVIEW.COM

T. 360-425-3305
F. 360-425-8650

10 PORT WAY
LONGVIEW, WASHINGTON 98632

WASHINGTON'S WORKING PORT

**PORT OF LONGVIEW
BOARD OF COMMISSIONERS
REGULAR COMMISSION MEETING AGENDA
SEPTEMBER 13, 2017 | 10:00 AM | PORT OFFICES**

1. CALL TO ORDER
2. PLEDGE OF ALLEGIANCE
3. ROLL CALL
4. HOUSEKEEPING
5. CONSENT AGENDA *(Commissioner Action)*
 - a. TODAY'S MEETING AGENDA
 - b. MINUTES
 - c. INVOICES APPROVAL
6. GENERAL PUBLIC COMMENT PERIOD *(for items not on this Agenda)*
7. PRESENTATION ON THE COWLITZ ECONOMIC DEVELOPMENT COUNCIL (CEDC) BY TED SPRAGUE, EXECUTIVE DIRECTOR *(Non-Action)*
8. PRESENTATION ON THE INDUSTRIAL WATER SYSTEM PLAN BY ANCHOR QEA *(Non-Action)*
9. STAFF REPORTS *(Non-Action Item)*
 - a. MARKETING REPORT
 - b. EXTERNAL AFFAIRS UPDATE
10. ACTION ITEMS *(Action)*
 - a. APPROVE 2018 SOUTHWEST WASHINGTON REGIONAL AIRPORT OPERATING BUDGET
11. ADVISORY ITEMS *(Advisory)*
 - a. 125-ft. MANLIFT PURCHASE
 - b. 2017 FENDER PILE MAINTENANCE
 - c. 2017 MAINTENANCE DREDGING
 - d. BATHYMETRIC SURVEYOR CONTRACT AMENDMENT
 - e. "RAILS TO TRAILS"
 - f. TERMINATION OF WHITE HOUSE LEASE

**PORT OF LONGVIEW
BOARD OF COMMISSIONERS
REGULAR COMMISSION MEETING AGENDA
SEPTEMBER 13, 2017 | 10:00 AM | PORT OFFICES**

12. CHIEF EXECUTIVE OFFICER'S REPORT *(Non-Action)*

13. COMMISSIONER REPORTS *(Non-Action)*

14. RECESS TO EXECUTIVE SESSION *(Non-Action)*

a. PENDING LITIGATION RCW 42.30.110(1)(i)

b. REVIEW PERFORMANCE OF PUBLIC EMPLOYEE RCW 42.30.110(1)(g)

15. RECONVENE AND ADJOURN MEETING

Agenda Item 10

**APPROVE 2018
SOUTHWEST
WASHINGTON
REGIONAL AIRPORT
OPERATING BUDGET**

ACTION ITEM

Southwest Washington Regional Airport Operating Board
Draft 2018 Airport Operating Budget

EXPENDITURES	Proposed
ACCOUNT DESCRIPTION	2018
Ending Fund Balance	16,023.80
Office Supplies	4,500.00
Professional Services (Airport Manager salary and benefits)	119,700.00
Professional Services Additional city management/admin expense	10,000.00
Professional Services (Finance/Accounting)	30,000.00
Professional Services (Legal)	8,000.00
Professional Services (FBO)	31,400.00
Telephone, Postage, Copying, Internet (mgmt. office)	2,000.00
Travel/Seminars	3,500.00
Membership Dues and Fees	750.00
State Examiner's Charges	0.00
Leasehold Taxes	150.00
Diking Assessment	27,000.00
Professional Services Maintenance (City of Kelso)	50,000.00
<i>Minor Maintenance (labor & boom truck) 10K</i>	
<i>Mowing and Herbicide Services (labor & use of city mower) 43K</i>	
<i>Offender Services - vegetation management (contract labor) 1.5 K</i>	
<i>Depredation Services 1K</i>	
Repairs to Buildings (FBO, A, B, C Row install/maint. Gutters; Roof and Door Repair, Painting)	30,000.00
Repairs to Landing Field	35,000.00
<i>Brush and Tree clearing: South runway brush clearing - 5K</i>	
<i>Pavement striping: Runway, parking striping 2K</i>	
<i>Asphalt Crack Seal; Airport Office: Pave Westside taxiway, gate entrance, FBO parking overlay 15K</i>	
<i>Crack sealing Farwest 5K</i>	
Repairs to Electrical (runway lighting; hangar lighting/electrical)	7,500.00
Repairs to mowing Equipment	3,000.00
Vehicle Maintenance (oil, maintenance, repairs license tab - 2008 Nissan Truck)	2,000.00
Advertising / Promotions (website, signs, promotional materials)	5,000.00
Operating Supplies (PAPI lightbulbs, paint, small hardware, herbicides)	4,000.00
Safety Supplies - (Decoys, Signing, Windsocks, Fire extinguishers)	4,000.00
FUEL (for airport vehicle & mowing)	1,500.00
Small Tools and Equipment	500.00
Property Insurance	23,000.00
<i>1. Hiscox Director's and Officers Liability \$3,386 (Board, mgr., employee)</i>	
<i>2. Fournier Group Mutual of Enum. \$848 (Airport vehicle)</i>	
<i>3. Fournier Group ACE Property Insurance - \$8,600 (aviation general liability)</i>	
<i>4. Fournier \$2,048 (UST - \$1,948) (Terrorism - \$100)</i>	
<i>5. WCIA Property-\$3,050 and employee \$3,000</i>	
<i>WCIA Property (City of Kelso)</i>	
Electricity	10,000.00
Garbage/Water/Stormwater Management	11,000.00
Sanitation	2,800.00

Miscellaneous (misc., \$700 annual BNSF easement cost)	2,000.00
CIP Stopway Rural County Grant Fund	321,484.00
Airport Talley Way Fencing and Security Gate	0.00
Airport Beacon Tower Replacement	0.00
Airport Sullivan Hangar Demolition	0.00
Airport AGIS Survey and Master Plan Update Project	347,113.00
Airport Wildlife Study & Management Plan	43,442.00
Equipment Purchase (FOD BOSS, paint sprayer)	7,500.00
Underground Storage Tanks (Annual Bus. Lic. Renewal; Annual tightness compliance)	1,300.00
AIRPORT TOTAL EXPENDITURES	\$1,165,162.80
Expenditures minus grant projects	\$453,123.80
Capital Expenditures in yellow cells	

**Southwest Washington Regional Airport Operating Board
Draft 2018 Airport Operating Budget**

REVENUE	Proposed
Account Description	2018
Leasehold Excise -- Leasehold excise from State	4,200.00
Intergovt - City of Kelso	76,000.00
Intergovt - Cowlitz County	76,000.00
Intergovt - City of Longview	76,000.00
Intergovt - Port of Longview	65,000.00
Interest Income	100.00
Interest Income Reserve	500.00
Miscellaneous (Storm Water Refund)	0.00
Tie Down Fees	2,100.00
Hangar Leases	114,701.80
Land Leases (hgr 56, life flight, prime, clary, LoCo River)	25,800.00
Rentals - Apartment	8,000.00
FBO Agreement	3,722.00
Late Fees	1,000.00
FAA Airport Improvement Grant (Sullivan (100,000), Beacon Tower (100,000), Fence/Gate (25,000))	X
WSDOT - Airport Improvement Grant (Sullivan 5,000, Beacon Tower, 5,000, Fence 1,250)	X
FAA AIP (90% of 286,000) (AGIS Survey 300,000 and Wildlife Study 150,000)	370,000.00
WSDOT - Airport Improvement Grant (CIP) (5% of 411,112) (AGIS Survey & Master Plan Update 365,383 and Wildlife Study 45,729)	20,555.00
CC Rural Development Grant Stopway (CIP)	X
CC Rural Dev & Capital Reserve (5% of Hgr Demo/Beacon/Fence - 11,250); (5% AGIS Survey and Wildlife Study - 14,300)	X
Restricted cash: Beginning Fund Balance from Rural County Grant reallocation for 7 designated airport projects	321,484.00
Total Annual Airport Revenue	\$1,165,162.80
Airport Revenue minus grant funds	\$453,123.80
Interlocal Subsidies in blue	
Grant Funds in green	

Agenda Item 11a

**125-Ft MANLIFT
PURCHASE**

ADVISORY ITEM



COMMISSION BRIEFING

SUBJECT 125-ft. Manlift Purchase

MEETING DATE 9/13/2017

PRESENTED BY Larry Marko

REQUESTED ACTION

- Motion
- Resolution
- Advisory

DEPARTMENT Terminal Operations

BACKGROUND Both Operations and Facilities and Engineering have identified the need to purchase a 125-ft manlift based upon numerous rentals each year for a variety of projects. Projects include replacing lights in the high mast light pole at Berths 7 and 8 and in the laydown yard, exterior access and repair to the loading spouts at Berths 2 and 5, and replacing the roof at Warehouse 10 among the most recent activities. A Request for Bids for a new or used 125-ft. manlift was issued on June 30, 2017. Bids closed on July 28, 2017 with six companies submitting 11 bids. Prices ranging from \$244,846.50 to \$161,069.00, with the low bid being from Star Rental offering a used Genie 125-ft. manlift with 721 hours for \$161,069.00. Routine maintenance on this manlift has been regular and documented. Port Mechanics inspected the manlift and consider it to be excellent condition.

PRIOR ACTION/PRESENTATION Budgeted \$210,000.00 in Capital Budget for purchase of 125-ft. manlift in year 2017.

FINANCIAL IMPACTS \$161,069.00 including sales tax.

INCLUDED IN CURRENT YEAR'S BUDGET

- Yes, amount budgeted \$210,000.00 in Capital Budget
- No

ATTACHMENTS List of Bids

RECOMMENDED ACTION ADVISORY

REVIEWED BY

- Counsel
- Special Counsel
- Park Advisory Committee
- Other



CHIEF EXECUTIVE OFFICER APPROVAL



DATE: 7/31/2017

BID FOR: New or Used 125' Telescopic Boom Lift
 Project #: 17-004-CPA
 July 28, 2017 @ 3:00 p.m.

Evaluation / Demonstration Notes

	OER Services LLC	Star Rentals	Star Rentals	Leavitt Machinery	United Rentals, Inc.	All Around Access Equipment Rental	Peterson Machinery	Leavitt Machinery
Manufacturer	Genie	Genie	Genie	Genie	Genie	Genie	Genie	JLG
Model	S-125	SX-125	S-125	S-125	S-125	S-125	SX-125 XC	1200 SJP
Year	2017	2017	2015	2014	2017	2017	2017	
New or Used	New	New	Used	Used	New	New	New	New
Number of Hours	New	New	721	900	New	1 - 2	New	New
Bid Price	\$ 180,950.00	\$ 187,612.00	\$ 149,000.00	\$ 174,900.00	\$ 177,539.99	\$ 185,748.00	\$ 214,907.00	\$ 201,750.00
Sales Tax (8.1%)	\$ 14,656.95	\$ 15,196.57	\$ 12,069.00	\$ 14,166.90	\$ 14,380.74	\$ 15,045.59	\$ 17,407.47	\$ 16,341.75
Total	\$ 195,606.95	\$ 202,808.57	\$ 161,069.00	\$ 189,066.90	\$ 191,920.73	\$ 200,793.59	\$ 232,314.47	\$ 218,091.75
Delivery of Equipment	150 Days	60-120 Days	1-30 Days	15 Days	16 Weeks	60 Days	122 Days	30 Days



	Leavitt Machinery	Leavitt Machinery	Leavitt Machinery
Manufacturer	JLG	Genie	Genie
Model	1350 SJP	SX-125	S-125
Year			2013
New or Used	New	New	Used
Number of Hours	New	New	850 Hours
Bid Price	\$ 226,500.00	\$ 205,950.00	\$ 155,000.00
Sales Tax (8.1%)	\$ 18,346.50	\$ 16,681.95	\$ 12,555.00
Total	\$ 244,846.50	\$ 222,631.95	\$ 167,555.00
Delivery of Equipment	30 Days	147 Days	20-30 Days

Agenda Item 11b

**2017 FENDER PILE
MAINTENANCE**

ADVISORY ITEM



COMMISSION BRIEFING

SUBJECT 2017 Fender Pile Project

MEETING DATE 9/13/2017 **PRESENTED BY** William Burton

REQUESTED ACTION Motion **DEPARTMENT** Facilities/Engineering
 Resolution
 Advisory

BACKGROUND As part of its annual fender pile inspection and maintenance program, Port staff identified 166 pile damaged or missing at Berths 2, 5, 6 and 7 and the RoRo Dock. Port staff then prioritized 100 of these for replacement this Fall and developed contract documents including drawings, specifications, and an engineer's estimate.

PRIOR ACTION/PRESENTATION None.

FINANCIAL IMPACTS The engineer's estimate for this work is \$402,959.70. These costs would be expended from the Engineering/Maintenance Operating budget.

INCLUDED IN CURRENT YEAR'S BUDGET Yes, amount budgeted: \$402,959.70 – Engineering/Maintenance Operating Budget
 No

ATTACHMENTS Engineer's Estimate

RECOMMENDED ACTION Advisory

REVIEWED BY Counsel
 Special Counsel
 Park Advisory Committee
 Other


CHIEF EXECUTIVE OFFICER APPROVAL



PORT OF LONGVIEW

DATE COMPLETED: 1 September 2017

PROJECT: 2017 Fender Pile Maintenance Project

DESCRIPTION: Port labor to remove existing piling from fender system. Contractor to drive new fender piling and wire new fender piling to dock system. Port labor to connect new fender piling to dock system. Contractor to connect new fender piling and chocks to B5 mooring dolphin.

CONTRACT

Item Description	Approx. Quantity	Units	Unit Price	Amount
Force Account	1	LS	\$ 10,000.00	\$ 10,000.00
Mobilization / Demobilization	1	LS	\$ 25,000.00	\$ 25,000.00
Pull and Remove Fender Pile Stubs	30	EA	\$ 250.00	\$ 7,500.00
Pull and Remove Damaged Fender Pile	36	EA	\$ 200.00	\$ 7,200.00
Install Port Provided Fender Pile (85-ft)	70	EA	\$ 800.00	\$ 56,000.00
Install Port Provided Fender Pile (90-ft)	29	EA	\$ 900.00	\$ 26,100.00
Install Port Provided Fender Pile (95-ft)	1	EA	\$ 1,000.00	\$ 1,000.00
Attach Pile (incl. chocks / whaler) at Berth 5 Mooring Dolphin	9	EA	\$ 2,000.00	\$ 18,000.00
Standby Time	10	HR	\$ 800.00	\$ 8,000.00
CONTRACT SUBTOTAL -				\$ 158,800.00
8.1% WASHINGTON STATE SALES TAX -				\$ 12,862.80
CONTRACT COST ESTIMATE -				\$ 171,662.80

LABOR

Trade	Approx. Hours	Amount
Pilebuck Foreman	60	\$3,780.60
Pilebuck/Carpenter	480	\$28,276.80
Operator	120	\$6,706.80
LABOR COST ESTIMATE-		\$38,764.20

MATERIALS

Item Description	Approx. Quantity	Units	Unit Price	Amount
85-Foot Peeled Fender Pile (16-inch dia. butt, 8" dia. tip)	77	EA	\$ 1,200.00	\$ 92,400.00
90-Foot Peeled Fender Pile (16-inch dia. butt, 8" dia. tip)	33	EA	\$ 1,400.00	\$ 46,200.00
95-Foot Peeled Fender Pile (16-inch dia. butt, 8" dia. tip)	3	EA	\$ 1,600.00	\$ 4,800.00
Misc. Hardware- Bolts, Hoops, etc.	1	LS	\$ 12,500.00	\$ 12,500.00
MATERIALS SUBTOTAL -				\$ 17,300.00
8.1% WASHINGTON STATE SALES TAX -				\$ 1,401.30
MATERIALS COST ESTIMATE-				\$ 155,900.00

TOTALS

CONTRACT COST ESTIMATE	\$ 171,662.80
LABOR COST ESTIMATE	\$ 38,764.20
MATERIAL COST ESTIMATE	\$ 155,900.00
10% CONTINGENCY	\$ 36,632.70
TOTAL ESTIMATED COST	\$ 402,959.70

LABOR RATES EFFECTIVE 6-1-17

Agenda Item 11c

**2017 MAINTENANCE
DREDGING**

ADVISORY ITEM



COMMISSION BRIEFING

SUBJECT 2017 Maintenance Dredging Project

MEETING DATE 9/13/2017

PRESENTED BY William Burton

REQUESTED ACTION

- Motion
- Resolution
- Advisory

DEPARTMENT Facilities/Engineering

BACKGROUND

On July 27th, 2017, the Port received bathymetry surveys (soundings) of the riverbed adjacent to the Port's berths. Port staff has identified the need for maintenance dredging at Berths 5 through 9, removing approximately 20,000 cubic yards of material. Port staff has developed contract documents including drawings, specifications and an engineer's estimate.

The engineer's estimate for this work is \$337,953.00, including sales tax and the permit-required water quality sampling.

PRIOR ACTION/PRESENTATION None.

FINANCIAL IMPACTS The engineer's estimate for this work is \$337,953.00. These costs would be expended from the Engineering/Maintenance budget.

INCLUDED IN CURRENT YEAR'S BUDGET

- Yes, amount budgeted: \$337,953.00 – Engineering/Maintenance Operating Budget
- No

ATTACHMENTS Engineer's Estimate

RECOMMENDED ACTION Advisory

REVIEWED BY

- Counsel
- Special Counsel
- Park Advisory Committee
- Other



CHIEF EXECUTIVE OFFICER APPROVAL



PORT OF LONGVIEW

PROJECT: 2017 Maintenance Dredging

DATE COMPLETED: 19 August 2017

BY: J. Johnson

DESCRIPTION: Dredge Port of Longview Berths 6 and 7 to -40'+2' Columbia River Datum (CRD) and Berths 5, 8, and 9 and to -43'+2' CRD.

CONTRACT

Item Description	Approx. Quantity	Units	Unit Price	Amount
DREDGE PORT OF LONGVIEW BERTHS				
Mobilization - Port Berths	1	LS	\$ 50,000	\$ 50,000.00
Dredge Berths 6 and 7 to -40' + 2' CRD	3,802	CY	\$ 10	\$ 38,017.53
Dredge Berths 5, 8, and 9 to -43' + 2' CRD	16,198	CY	\$ 10	\$ 161,982.47
Stand-by Time	1	DAY	\$ 10,000	\$ 10,000.00
			CONTRACT SUBTOTAL -	\$ 260,000.00
			10% CONTINGENCY -	\$ 26,000.00
			7.8% WASHINGTON STATE SALES TAX -	\$ 22,308.00
			CONTRACT COST ESTIMATE -	\$ 308,308.00
WATER QUALITY MONITORING				
	1	LS	\$ 27,500.00	\$ 27,500.00
			CONTRACT SUBTOTAL -	\$ 27,500.00
			7.8% WASHINGTON STATE SALES TAX -	\$ 2,145.00
			CONTRACT COST ESTIMATE -	\$ 29,645.00

TOTALS

TOTAL ESTIMATED COST \$ 337,953.00

Agenda Item 11d

**BATHYMETRIC
SURVEYOR
CONTRACT
AMENDMENT**

ADVISORY ITEM



COMMISSION BRIEFING

SUBJECT 2017 Bathymetric Surveyor Contract Amendment

MEETING DATE 9/13/2017 **PRESENTED BY** William Burton

REQUESTED ACTION Motion **DEPARTMENT** Facilities/Engineering
 Resolution
 Advisory

BACKGROUND In June 2017, the Port of Longview extended by one year the bathymetric survey contract with Solmar Hydro and authorized an additional \$18,000, enough to fund the annual hydrographic survey of the Port's berths. That survey revealed an accelerated rate of sediment deposition. Consequently, the docks were dredged on an emergency basis in July 2017 and must be dredged again this fall.
To accommodate this dredging project and to more closely monitor the river depths at Port Berths, Port staff recommends authorizing an extension of Solmar Hydro's contract, the second of three allowable extensions. This second extension will move the contract termination date to May 2018. Port staff also recommends authorizing an additional \$80,000 to accomplish the 2017 Dredging project and to fund quarterly bathymetry surveys.

PRIOR ACTION/PRESENTATION None.

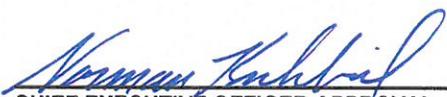
FINANCIAL IMPACTS The engineer's estimate for this work is \$80,000.00. These costs would be expended from the Engineering/Maintenance Operating Budget.

INCLUDED IN CURRENT YEAR'S BUDGET Yes, amount budgeted: \$80,000.00 – Engineering/Maintenance Operating Budget
 No

ATTACHMENTS None

RECOMMENDED ACTION Advisory

REVIEWED BY Counsel
 Special Counsel
 Park Advisory Committee
 Other



CHIEF EXECUTIVE OFFICER APPROVAL

Agenda Item 11e

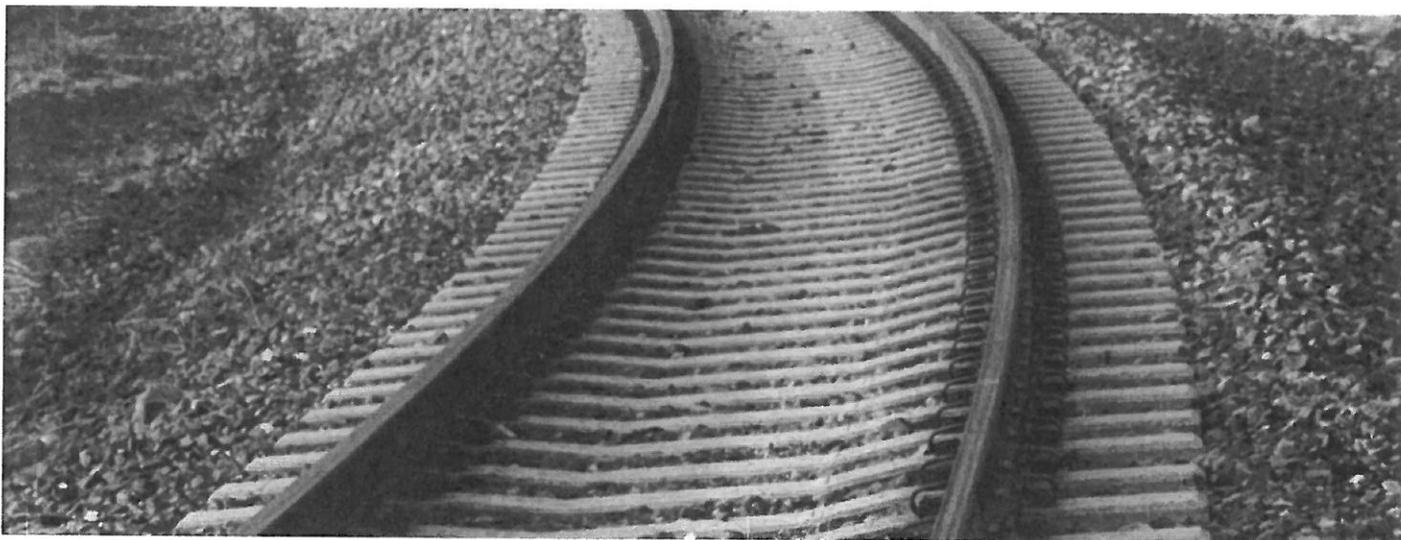
“RAILS TO TRAILS”

ADVISORY ITEM

http://tdn.com/news/local/rails-to-trails-project-mostly-blocked-by-weyerhaeuser/article_71fd4ef5-9e1e-5f14-bd40-7ec625b26b55.html

'Rails to Trails' project mostly blocked by Weyerhaeuser

Jackson Hogan jackson.hogan@tdn.com Aug 30, 2017



[BUY NOW](#)

An effort to turn the old Weyerhaeuser Co. Woods Railroad into a trail linking Longview to Toutle has hit a speed bump.

Weyerhaeuser, which still owns the land along the abandoned line, says it won't allow the route to be turned into a "rails to trails" project for safety reasons. Spokesman Anthony Chavez said the timber company works too closely to the rails to make them suitable for a biking or hiking path.

"At this point, we have a diverse age class of timberland along those 22 miles, so at any given day there could be operational activity," he said. "It's just not compatible with having a trail against those timberlands."

Florida-based Patriot Rail LLC purchased the 30-mile railroad from Weyerhaeuser in 2010. However, Weyerhaeuser retained ownership of the land under them in the upper 22 miles from Ostrander to Toutle and a 1.5-mile stretch at the Longview mill site. Patriot owns the 7-mile portion that winds through Longview, crosses the Cowlitz River and ends in Ostrander. When Patriot abandoned the line in 2015, it sparked talk about turning the old line into a “rails to trails” project.

Cowlitz County Building and Planning Director Elaine Placido said she’s aware of Weyerhaeuser’s opposition to the trail, but she did note that negotiations haven’t officially begun yet. On Aug. 11, Patriot sent an abandonment filing to the Surface Transportation Board, according to Placido, letting the county know it is officially giving up the rails.

Building and Planning then filed a notice of interim trail use, which states that the county will be willing to assume financial responsibility in developing the trail.

Now, the county has to negotiate with Patriot Rail for its portion of the line. Placido said her department has been constantly in touch with Patriot Rail, and the Jacksonville, Florida-based company should be willing to talk. Patriot did not return multiple calls for comment.

Placido warned that the process could take a while.

“We’re so far at the beginning, there’s no way to tell (how long the process will take),” Placido said. “Some rails-to-trails projects take years to complete. I think after we get started on negotiations, we’ll have a better idea of how long the acquisition process will take. Then we need to build up a group that’s interested in championing the process. So we probably have years.”

She also said she has “absolutely no estimate” of how much money the entire project will cost. However, she suggested that non-profit groups, the parks board, trails groups and other organizations could help raise money for the trail.

It's unlikely the county could finance the project without grants and outside assistance. It had little recreation money to spend in recent years, prompting its decision to give Willow Grove Park to the Port of Longview.

Placido also pointed out that within 50 days of the abandonment filing, if another railroad is interested in the abandoned railway, that company can submit an offer to purchase the line, and it would trump any 'rails to trails' project.

Placido said the project is a stellar idea.

“There's lots of trails, but a trail that links the urban areas into the rural areas is unique and different,” she said. “There's people that look for those rails-to-trails projects and see them. It's just another draw for Cowlitz County.”

In Lewis County, Washington State Parks is halfway finished with a similar rails-to-trails project: Willapa Hills Trail.

According to Brian Yearout, the construction project coordinator for Washington State Parks, the Willapa Trail's price tag is around \$12 million so far, mostly from state grants. The trail currently goes 26 miles from from Chehalis westward to the Lewis County line. The eventual trail end will be at Raymond in Pacific County.

Pierce County's rails-to-trails project, the Foothills Trail, has been under development since 1989 and currently runs 15 miles from Puyallup through Orting to the tiny community of South Prairie.

Buzz Grant, the president of the Foothills Rails To Trails Coalition, said although the project has been expensive — nearly \$1 million per mile — he said that the steep cost is worth the numerous benefits of a large paved trail.

“You go out on a trail on a certain day and see the people out there, and there's lots out there. I remember, many years ago, calling a friend of mine and saying, ‘We've got trail gridlock out here. There's so many people on this trail.’ “

Jackson Hogan

Agenda Item 11f

**TERMINATION OF
WHITE HOUSE LEASE**

ADVISORY ITEM

Corporate Headquarters • 220 Occidental Ave S • Seattle, WA 98104

Direct 206.539.4352
samantha.turner@weyerhaeuser.com

RECEIVED AUG 31 2017

Sent Via UPS Overnight and Hand Delivery

August 29, 2017

Port of Longview
10 Port Way
Longview, WA 98632
Attention: Chief Executive Officer / Managing Director

**RE: Office Lease – Ten International Way
Notice of Termination**

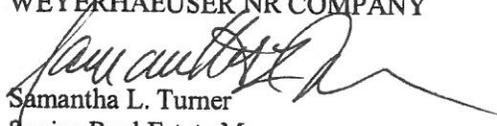
Dear Mr. Krehbiel:

This letter is in reference to that certain Lease Agreement dated April 23, 2004, as amended, by and between the Port of Longview, as Landlord, and Weyerhaeuser NR Company, successor in interest to Weyerhaeuser Columbia Timberlands, LLC, as Tenant, for that certain Premises located at Ten International Way, Longview, WA. Per Paragraph 2 of the Third Amendment to Lease the current Term expires May 31, 2019, subject to Paragraph 3, Early Termination. That Paragraph provides for an Early Termination with notice provided by September 1, 2017. This letter shall serve as Tenant's notice to Terminate effective May 31, 2018.

Should you have any questions you may reach me at 206.539.4352. We will be in contact as we get closer to the termination date to discuss turnover and surrender. We thank you for the years of tenancy.

Sincerely,

WEYERHAEUSER NR COMPANY



Samantha L. Turner
Senior Real Estate Manager

/slt

cc: Ian Manclark; Weyerhaeuser
Todd Jansen; Weyerhaeuser