



**Ellensburg Business Development Authority dba CenterFuse**

**BOARD OF DIRECTORS MEETING MINUTES**

Regular meeting held synchronously in-person and virtually

**Wednesday, January 10, 2024**

**4:00-6:00 PM**

Members in Attendance: Garrett Poshusta, Chair; Dawn Alford, Vice Chair; Grant Clark, Treasurer; Del Bankston, Secretary; John Perrie, Board Member; Bob Rapp, Board Member; Jennifer Lubanski, Board Member; James Jankowski, Board Member; and Jared Vallejo, Board Member.

Others present: Rich Elliot, Ellensburg City Council Member and Liaison; Heidi Behrends Cerniway, Kelle Vandenberg, Derek Mayo, Jeremy Johnston, and Jon Morrow city of Ellensburg; Kristine Miller, Executive Director, and Margaret Reich, consultant.

I-90 Workgroup members in attendance: Mark Cook, Patti Stacey and Arden Thomas, Kittitas County and Kittitas County Flood Control District; Nancy Lillquist and Dan Carlson, city of Ellensburg; Brandon Rossi, Yakama Nation; Jennifer Nelson, Washington State Department of Fish and Wildlife; Laine Young, Washington State Department of Ecology; Fabion Kuchen; Jim Ritter; Gary Jones; and James Rivard.

**1. Meeting Called to Order**

The Chair called the meeting to order at 4:04 PM

**2. Approval of Agenda**

Motion to approve the agenda for the January 2024 regular board meeting by Grant Clark, second by Bob Rapp. Motion approved by unanimous vote.

**3. Approval of Minutes**

Motion to approve the December 13, 2023, regular meeting minutes by Grant Clark, second by Bob Rapp. Motion approved by unanimous vote.

**4. Public Comment**

None

**5. Special Presentation: I-90 West Study Findings**

The EBDA board and the I-90 West Environmental and Economic Development Workgroup met collaboratively to listen to a presentation from consultant Matt Hoffman of Maul Foster Alongi. Matt discussed the scope of the work, funding from the Community Economic Revitalization Board with match from EBDA, and the study's findings and recommendations.

This study's focus was on about 1,000 acres of vacant land at Exit 106 off I-90. Acreage is located in unincorporated Kittitas County (northern portion of the study area), with the balance (mid and east sections) mostly in the Ellensburg Urban Growth Area.

The study identified the mid portion acreage as having the greatest potential for ecological and economic benefit.



Findings include that by improving habitat along Carrier and Reecer Creeks with inset floodplain benches and updating the University Way culvert to 12 feet, 65 acres of land can be removed from the floodplain.

Recommended actions include docketing a subarea plan and updating of the Ellensburg/Yakima Comprehensive Economic Development Strategy (which is in progress). Board asked staff to keep them informed of the progress to implement the study's recommendations.

Motion to accept Maul Foster Alongi's study of the I-90 West Interchange Bob Rapp, second by Jennifer Lubanski. Motion approved by unanimous vote.

## 6. Board Business

### a. Organizational Advancement

Grant Clark, Treasurer presented the financial reports. Motion to approve the December, 2023 voucher in the amount of \$57,503.57 by Garrett Poshusta, second by Grant Clark. Motion approved by unanimous vote.

Executive Director Miller provided updates on prospective business activity, the development of the 2024 strategy and workplan, and presented the 2024 budget. Board discussed their lead in the review of the vision, mission, priorities, and principles and directed staff to develop tactics and metrics. Motion to approve Resolution 2024-01 for the 2024 budget by James Jankowski, second by Grant Clark. Motion approved by unanimous vote.

Board members discussed the proposed slate of officers for 2024 presented at their December 2023 meeting. Dawn Alford offered to serve as Vice Chair. Motion to approve the slate of officers for 2024 including Chair Garrett Poshusta, Vice Chair Dawn Alford, Treasurer Grant Clark, and Secretary Del Bankston by James Jankowski, second by Grant Clark. Motion approved by unanimous vote.

### b. Build Local Capacity

Executive Director Miller informed the Board that she is now a member of the Ellensburg's Arts & Culture Alliance board, the emerging aerospace partnership with Central Washington University, the Airport Building tenant update and the successful award of the EV charging grant for the city of Kittitas. Chair Poshusta shared an update on the task force.

### c. Business Recruiting & Expansion

The Executive Director provided a progress report on the recent meeting of the I-90 Workgroup, the value-added wood products, and ICAP Cybersecurity projects, and the pre-application to the Floodplain by Designs Grant Program.

## 7. For the good of the order

Board member Lubanski announced she is making application to fill the vacant Ellensburg City Council seat.

## 8. Adjournment – time 5:44 Motion to adjourn by Del Bankston.

**Drafted: 1/10/2024**

**Approved: *Del Bankston***

**Submitted by: Kristine Miller**