

**PORT OF DOUGLAS COUNTY RESOLUTION NO. 2021-01**

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE PORT OF DOUGLAS COUNTY TO INCLUDE CERTAIN REAL PROPERTY IN DOUGLAS COUNTY, COMMONLY KNOWN AS THE FIBRO PROPERTY, AS PART OF THE PORT OF DOUGLAS COUNTY'S COMPREHENSIVE SCHEME OF HARBOR IMPROVEMENTS.**

**Whereas** pursuant to Revised Code of Washington, Chapter 53.20, the Port of Douglas County ("PODC") is required to adopt a comprehensive scheme of harbor improvements ("Comprehensive Plan") and amend the plan as may be appropriate prior to undertaking improvement projects; and

**Whereas** state law provides no specific requirements or guidance to port authorities as to the format, length, or content of a port's Comprehensive plan; however, port authorities have interpreted the law as requiring an inventory and description of all port properties and identification of anticipated future improvements at these properties; and

**Whereas** the PODC owns real property located in Douglas County, Washington, and legally described on Exhibit "A", which is attached hereto and incorporated herein by this reference (the "Property"); and

**Whereas** the PODC scheduled a public hearing for June 22, 2021, to consider and evaluate whether the Property should be included and part of the Port's Comprehensive Plan; and

**Whereas** a staff report was prepared and presented at the hearing and is incorporated as part of the record of the hearing; and

**Whereas** proper notice of the public hearing was published and an opportunity for public testimony was provided at the public hearing; and

**Whereas** the Board of Directors of the Chelan Douglas Regional Port Authority, as the manager of the Property, support and approve the decision to include the Property in the PODC's Comprehensive Plan; and

**Whereas**, following the closure of the hearing, the PODC Commissioners discussed and concluded that the Property should be incorporated into the PODC's portfolio of real property for future planning, evaluation, development, leasing and related opportunities, subject to the PODC's Comprehensive Plan.

**Now, Therefore**, the Board of Commissioners of the Port of Douglas County hereby resolve as follows:

1. The Property should be incorporated into the PODC's portfolio of real property for future planning, evaluation, development, leasing and related opportunities, as determined by the PODC Commissioners.

2. The PODC's Comprehensive Plan is hereby amended to include the Property.

3. Nothing herein precludes the PODC Commissioners from considering, at a future public hearing, whether to surplus all or a portion of the Property and to remove the Property from the PODC's Comprehensive Plan.

**ADOPTED** by the Commission of the Port of Douglas County, following a hearing, at a public meeting thereof held this 13<sup>th</sup> day of July, 2021.

**PORT OF DOUGLAS COUNTY**

  
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W. Alan Loeb sack, Commissioner

  
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Mark M. Spurgeon, Commissioner

  
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Jim Huffman, Commissioner

**EXHIBIT "A"**  
**Legal Description**

The Southwest quarter of Section 9, Township 22 North, Range 21 E.W.M., Douglas County, Washington. EXCEPT the West 1650 feet thereof,  
AND EXCEPT that portion conveyed by instrument recorded under Auditor's No. 291683.  
TOGETHER with the South 60.00 feet of the West 951.60 of the East 991.60 feet of the Southwest quarter of Section 9;  
AND EXCEPT a parcel of land described as follows: Beginning at the South quarter corner of Said Section 9; thence South 89°31'01" West 40 feet along the South Section line of said Section 9; to the TRUE POINT OF BEGINNING; thence South 89°31'01" West 107.13 feet; thence North 00°28'59" West 40 feet to the beginning of a non-tangential curve, said curve turning to the left through an angle of 76° 23'51", having a radius of 122.65 feet, and with a chord bearing of North 44°33'30" East for a chord distance of 151.69 feet to a point of intersection with a line. Thence South 00°24'00" East 147.19' feet to the TRUE POINT OF BEGINNING.