



## Port of Edmonds Commission Meeting – Minutes of Regular Meeting

Meeting Date: April 13, 2026

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### **Commissioners Present**

Janelle Cass, President  
Selena Killin, Vice President  
Jay Grant, Secretary  
Ross Dimmick  
David Preston

### **Staff Present**

Brandon Baker, Executive Director  
Brian Menard, Director of Facilities and Maintenance  
Brittany Williams, Director of Economic Development  
John Peterman, Director of Finance and Administration  
Dennis Halpin, Marina Operations Manager  
Iliana Minkov, Leasing and Administrative Specialist

### **Others Present**

Emily Guildner, Port Attorney  
John Brock, Town of Woodway  
Will Chen, City of Edmonds

### **I. CALL TO ORDER**

President Cass called the meeting to order at 6:00 p.m.

### **II. FLAG SALUTE**

All those in attendance participated in the Pledge of Allegiance to the American Flag.

### **III. MISSION STATEMENT**

Commissioner Preston read the Port of Edmonds' mission statement:

*The mission of the Port of Edmonds is to provide value to our community through economic development, marina and commercial operations, waterfront public*

*access, and environmental stewardship.*

**IV. APPROVAL OF AGENDA**

**COMMISSIONER GRANT MOVED THAT THE AGENDA BE APPROVED. COMMISSIONER KILLIN SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.**

**V. PUBLIC COMMENTS** (Each comment shall generally be limited to 3 minutes or less and shall be limited to Port business)

**Joe Scordino** spoke about the increasing presence of sea lions in the marina, commending the Port for its current deterrence efforts while warning of potential long-term issues if the animals become habituated. He shared historical context from the Ballard Locks and Newport Beach and suggested additional deterrent methods such as underwater firecrackers.

**VI. CONSENT AGENDA**

Prior to approval, Commissioner Dimmick asked for clarification regarding fuel pricing calculations and the use of AI tools in the Port's legal services contract. Staff explained the weighted average methodology and confirmed that AI is used only within secure systems and never with confidential client information.

**COMMISSIONER GRANT MOVED THAT THE CONSENT AGENDA BE APPROVED. COMMISSIONER PRESTON SECONDED THE MOTION, WHICH CARRIED UNANIMOUSLY.**

- A. Approval of March 31, 2026, Minutes
- B. Approval of Payments in the amount of \$364,387.16
- C. Resolution No. 26-02 Approval of Authorizing Sale of 2 Abandoned Boats
- D. Approve Contract No. 2026-592 Fuel Supplier Contract
- E. Approve Contract No. 2026-593 Port Legal Services

**VII. CITY OF EDMONDS AND TOWN OF WOODWAY REPORTS**

**Will Chen**, City of Edmonds Councilmember, noted an upcoming landmark tree ordinance public hearing and progress on the wastewater treatment facility's gasifier startup.

**John Brock**, Town of Woodway Councilmember, reported no items of consequence for the Port.

**VIII. POSSIBLE ACTION**

**IX. INFORMATION**

**A. 2026 Quarter 1: Commercial Property Report**

Director of Economic Development Williams shared the Quarter 1 2026 leasing and revenue report, which showed strong performance at Harbor Square, including a 92.72% occupancy rate and increased projected revenue. Williams also highlighted recent maintenance work, upcoming window replacements at Building 1, and lease renewals at the westside properties.

**X. EXECUTIVE DIRECTOR'S REPORT**

Executive Director Baker provided updates on upcoming Beyond the Breakwater programming, noting the next session features Western Towboat on April 23. He also shared the ongoing construction and contracting work and an upcoming Urban Land Institute workshop designed to strengthen Port–City collaboration on planning and development.

**XI. COMMISSIONER'S COMMENTS AND COMMITTEE REPORTS**

- **Commissioner Grant** shared that he and Commissioner Dimmick have met to discuss master planning. He said they are currently focused on determining what needs to be done before hiring a consultant.
- **Commissioner Dimmick** spoke about master planning efforts, expressing appreciation for staff's work in organizing materials and acknowledging past public outreach related to Harbor Square.
- **Commissioner Killin** expressed appreciation for staff efforts and stated pride in being part of the Port's work.
- **Commissioner Preston** reported on the passing of former Edmonds Yacht Club Commodore Chris Olson, recognizing his long-standing contributions to the boating community and the Port.
- **Commissioner Cass** shared her plans to attend the Pacific Northwest Waterways Association (PNWA) Mission to Washington, D.C., and invited suggestions for additional advocacy topics to raise during the trip.

**XII. EXECUTIVE SESSION**

There was no Executive Session.

**XIII. ADJOURNMENT**

The Commission Meeting was adjourned at 6:22 p.m.

The next Commission Meeting is scheduled for April 28, 2026, at 10:00 a.m.

DocuSigned by:  
*Jay B. Grant*  
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Jay Grant

Port Commission Secretary