

Gary Paxton Industrial Park – Board of Directors Meeting
April 16, 2026 3:00 pm
Harrigan Centennial Hall Room 6

A. CALL TO ORDER: Scott Wagner, called the meeting to order at 3:00 pm

B. ROLL CALL

Members Present: Scott Wagner, Mike Johnson, Chad Goeden, Lauren Howard

Members Absent: Casey Campbell

Staff Present: Garry White

City Representatives: Thor Christenson

Others Present: Jeremy Serka, members of the public

C. Review of Minutes – February 19, 2026

Motion: M/S Johnson/Howard to approve the minutes of February 19, 2026

Action: Motion Passed (4/0) on a voice vote

D. Correspondence & Other Information - None

E. Changes / Deletions to Agenda – None

F. Reports – Mr. White shared he is still investigating insurance options for the haul out. Mr. Wagner suggested adding a work session for this item and to officially add to next month's agenda. Mr. White shared Pacific Jewel Marine has submitted a commercial vessel movement operations request, it is currently under review by the municipal engineer. Additionally, the NSRAA lease was not approved by the CBS Assembly, due to the reduced lease amount, Mr. Christenson shared a brief recap. The board shared their concerns.

G. Persons to Be Heard- None.

H. Unfinished Business –

1. GPIP Zoning Discussion – Mr. White shared that the Planning & Zoning Commission discussed the proposed GPIP zoning use table and Mr. White shared the few issues they had.

Motion: M/S Howard/Goeden moved to accept the planning commission's recommendation of not allowing marijuana facilities in the zoning, but would like to support

the reconsideration of allowing tiny homes on chassis for the purpose of watchmen and caretaker units and would also like to reconsider the support of petroleum refining and related products to potentially support petroleum recycling or creation of other products from petroleum by-products in the future.

Action: **Passed (4/0)** on a voice vote.

I. New Business-

1. Lot 16B RFP Discussion

Mr. White asked the Board to discuss what it envisioned for different uses of Lot 16b for a future RFP to solicit proposals. The Board discussed limiting uses to support the marine services sector and haul out. Members of the public and Fortress of the Bear personnel expressed interest in Lot 16B to be use for parking to support its operation. The board wants to table this discussion till next meeting to investigate potential DOT issues.

Motion: **M/S Goeden/Howard** moved to postpone the item until the next meeting.

Action: **Passed (4/0)** on a voice vote.

J. Adjournment

Motion: **M/S Johnson/Howard** move to adjourn the meeting at 3:58

Action: **Passed (4/0)** on a voice vote.