

Southwest Washington Agricultural Business & Innovation Park

Organization & Governance (DRAFT 7-2-2019)

This document is created for the purpose of laying out the organization and governance of the prospective Southwest Washington Agriculture Business & Innovation Park (Ag Park) to be developed in Tenino to support the expansion of value-added agriculture in rural Thurston, Lewis and neighboring Counties.

This document has been created at the beginning stage of Ag Park development. It is recognized that the Ag Park vision, organizational structure and governance needs will evolve with time. While the structure described below allows for some flexibility and change, entire revisions to the organization and governance are likely to be required in the future.

Term

The term of this agreement will be two years, beginning July 9, 2019, coinciding with the first phase of financing and the completion of the master plan.

Ag Park Entity

During the term of this agreement, the Ag Park will be a program of the EDC. As such, the EDC will be “owner” of the Park, with the EDC Executive Director overseeing its development and operation. The EDC’s position as owner can be changed by formal resolution of the EDC Board of Directors, upon recommendation by the Green Ribbon Panel (see “Governance” below).

The EDC will be responsible for:

- Signing contracts, leases and other agreements
- Remitting payment to subcontractors and others for goods and services
- Meeting funder requirements (including reports and other deliverables and invoicing)
- Compliance with permitting and other requirements
- Providing staff support to the Steering Committee
- Recordkeeping

Governance

Green Ribbon Panel

A “Green” Ribbon Panel will be established to guide Park governance and development. It’s anticipated the committee will meet at least bimonthly, with greater frequency as warranted. EDC-assigned staff will support the Green Ribbon Panel’s work.

The Green Ribbon Panel will be responsible for:

1. Identifying the long term ownership and management structure that has the highest degree for successful Park operations.
2. Considering all elements of a successful business park that ensures the park is a competitive and attractive locale for business operations.
3. Making recommendations on lease structures and rates that consider development costs and associated fees.
4. Providing the overall structure that ensures that the park is a long term asset and benefit to the region's economy, including providing employment opportunities for the region's citizens.
5. Ensuring that the Park is structured in such a way as to become a critical component to the building of a dynamic agricultural entrepreneurial eco-system.
6. Ensuring that the Park development considers components such as sustainability, educational resources, and technical assistance which support agriculture businesses and the individuals that will be employed therein.
7. Establishing a steering committee to act as oversight once the park is operational.

Green Ribbon Panel Authority

Decisions will be made by majority vote of Green Ribbon Panel members present at a scheduled Green Ribbon Panel meeting or who participate in email voting. No quorum is required. Decisions of the committee will be considered conclusive unless overturned by formal vote of the EDC Board of Directors.

Green Ribbon Panel membership will be extended to:

- City of Tenino
- Port of Olympia
- Local Agricultural Producers
- Lewis County Farm Bureau
- Centralia College
- WSU Extension
- Northwest Agriculture Business Center
- Thurston County
- Lewis County
- WA State Legislature
- WA State Dept. of Agriculture
- WA State Farm Bureau
- WA State Dept. of Commerce
- Washington State Dairy Federation
- Thurston Regional Planning
- Thurston Conservation District
- Lewis Conservation District
- Port of Chehalis

As well as professionals representing the following expertise:

- Marketing

- Construction
- Finance
- Engineering
- Civic

Agreed and Accepted

For the Thurston Economic Development Council

Michael Cade
Executive Director

July 9, 2019
Date

For the City of Tenino

Wayne Fournier
Mayor

July 9, 2019
Date

