RESOLUTION 2026 - 14

A RESOLUTION ADOPTING A NEW UNIFORM RATE FOR RAIL SPUR LEASES

WHEREAS, the Port of Sunnyside (Port) owns and maintains certain rail spur infrastructure available for lease to businesses and other entities; and

WHEREAS, existing lease agreements contain a clause stating that tenants shall pay rent at a rate established by the Landlord from time to time at a rate hearing for all of the Landlord's spurs; and

WHEREAS, in accordance with this clause, tenants were notified by certified mail on October 7, 2026, of a scheduled rate hearing to be held on November 3, 2026, for the purpose of considering adjustments to the rail spur lease rate; and

WHEREAS, the Port has reviewed current operational, maintenance, and market conditions and finds it appropriate to establish a new uniform lease; and

WHEREAS, staff has recommended that the rail spur lease rate be set at $2.50 per linear foot; and

WHEREAS, the Port finds that adopting this rate is fair, equitable, and in the public interest;

NOW, THEREFORE, BE IT RESOLVED by the Commission of the Port of Sunnyside as follows:

Section 1. The rail spur lease rate is hereby established at $2.50 per linear foot.

Section 2. This rate shall take effect January 1, 2027, and shall apply to all new leases and to all existing leases in accordance with the lease provisions allowing rate adjustments following a hearing.

Section 3. Staff is authorized to implement this rate and to take any administrative actions necessary to carry out the intent of this resolution.

DATED and signed at the regular open public meeting of the Port of Sunnyside held this 3rd day of November 2026.

THE PORT OF SUNNYSIDE
BOARD OF COMMISSIONERS

Tyler Schilperoort, Vice-President

Arnold Lee Martin, Secretary