



**PORT OF GARIBALDI  
MINUTES OF REGULAR MEETING  
MARCH 20, 2024**

**CALL TO ORDER**

President Folkema called the regular meeting to order at 7:07 p.m.

Commissioners present: Val Folkema, Bob Browning, Kelly Barnett, Amanda Cavitt.

Staff present Michael Saindon, Jessi Coon, Curtis Jepson.

Visitors: None.

**CHANGES TO AGENDA – None.**

**PUBLIC COMMENT**

None.

**APPROVAL OF MINUTES/FINANCIAL REPORTS**

Barnett noted important details left out of his public comment from February meeting minutes, noting that one main concern that the USACE deemed them not qualified and did not accept the original bid submitted by Trade West. Did not have the competency or the capacity, wording from the suit. Barnett noted managers report noted the incorrect dates for the ODOT project. Coon noted that the information given at that time was the current information. Also noted regarding the rate resolution, would like clarification that he was working on a seasonal commercial transient moorage pass. After “Coon noted” that Barnett would like to clarify and make sure the rate he was working on was noted and made sense to anyone wanting to pick up the minutes without confusion. In the ADV noted typo regarding F/V Hawk, plan to play. Motion by Browning, second by Barnett to approve February 14 as amended and February 28 special meeting minutes. Motion Carried 3– 0.

Coon updated commission on where she is at with the Quickbooks program and trying to fix the assets and liabilities and contacting auditors, but did note that the change in meeting packet happened back in 2018, when the port moved from accrual based accounting to modified cash basis accounting. Has not heard from auditors for weeks, hoping they are just busy with tax season. Looking for some kind of written affirmation that may confirm this change in reports is a result of the accounting change. Folkema asked if not hearing from the auditor was standard

practice. Coon noted no, most often auditor is easy to get ahold of, but does know that some health issues were happening. Saindon noted to check in with ColPac to see if they are still working with her. Barnett noted Bank of Astoria still there, after being told it would drop off. Barnett asked about the loan for the corner property (L-34/35), Coon noted that has been paid off. Coon noted dollar amount only attached to loans that are outstanding. Barnett asked how the ending balance changed to such a large negative number. Coon noted that the change happened when adding in the loan amounts, if looked at the number negative reflects the amount of loans owed. Barnett noted the profit and loss for events shows a loss, Coon noted income under grants of at least \$12,000. Barnett asked about setting up an appointment to understand the numbers. Barnett noted had not approved January financials. Folkema asked about checking in to whether to confirm whether financials had approved. Saindon noted payment of bills only. Folkema asked if motion to approve financial reports could be presented. Barnett noted could accept the financial reports, but not approve. Tabling February financial report to address January financial report. Motion Browning, second by Barnett to approve February payment of bills. Motion carried 3 – 0

Saindon noted still need a couple signatures for the bank.

## **CORRESPONDENCE/PRESENTATIONS**

None.

## **OLD BUSINESS**

### **SOUTH JETTY UPDATE.**

Getting good feedback. DSL is not requiring a permit for the temporary bridge. All parties good with the temporary bridge. Trade West is working with USCG regarding lighting. Fencing will be coming in the next few days. Rock arriving mid-April. Saindon noted CAP request still moving forward. Folkema referred to latest press release and asked Saindon to set up a meeting with Ringold with USACE.

### **ABANDONED/DERELICT VESSEL AND MOORAGE CONCERNS.**

Garibaldi is another case study. F/V Hawk contacts are unresponsive. USCG came out today (3/20), asked for pumps to be shut off so that the amount of leakage could be determined. Saindon noted not going to shut off pumps. Department of State Lands is taking on ADV, working with their team. More to follow. Jepson noted that F/V Hawk is stable for now.

### **GRANTS UPDATE.**

Saindon noted attendance of PIDP (Ports Infrastructure Development Program) webinar, then had a debrief with MARAD. Learned where last years application was strong and where the application fell short. Saindon noted a meeting with Mott McDonald to update the quote. Will be breaking the project up into sections. Bringing a draft back to MARAD in about two weeks. Saindon noted will be looking at workforce development as

bolstering the grant app.

**EVENTS UPDATE.**

Nothing new.

**HAZ-MIT PLAN.**

Nothing new.

**ODOT 101 PROJECT/RAIL CROSSINGS.**

Starting April 9-19 for railroad crossing upgrades. CFN will not be closing. OCSR will be delivering extra rock to level parking lot at Lumbermen's Park. Working with the city to tear up American Ave and do a light grade. Jepson noted looking at about \$17,500 to tear up and grade.

**BOAT BASIN DREDGE PROJECT.**

Saindon noted some frustration with BizOregon. Loan officers are looking at the loans differently than they have in the past. ColPac not lending. Folkema noted that Astoria and Coos Bay have defaulted on loans, and now that reflects on the decisions for current loan applications. Saindon noted that Coon sent out the loan docks in November and no word was heard back. When Coon checked in with BizOregon they stated that they never received the loan documents and that they were still waiting for the port. The app and supporting documents were found in a junk mail folder. Biz Oregon noted that if the port will pledge \$200,000 of lease funds for rock staging area they will move forward with funding. Saindon noted needs blessing of the commission to move forward. Saindon noted will not be making payments until after the dredging is completed. Commission by consensus gave permission to Saindon to move forward. Funding is happening because of Margaret Barbur and Melanie Olson going to bat for the port. Newport is in the same boat.

Working on the state dredge account. State fuel tax lowering the insurance portion of the dredging, so that the ports no longer pay that. Browning asked about the Harbor Maintenance Trust Fund and if it can be used to pay off the loan once realize. Next thing to work toward is the coastal caucus.

**TILLAMOOK ESTUARIES PARTNERSHIP UPDATE.**

None.

**AMERICAN AVENUE UPDATE.**

Addressed earlier in the meeting.

**L-17 BIG TUNA MARINE.**

Saindon noted all paid up, looking at moving to new facilities in a couple of months. Has received a letter of intent for the current port shop if the port stops use.

## **NEW BUSINESS**

### **DOCK INCIDENT.**

Took on significant dock damage to one of the docks on A dock. Met with vessel owner and reviewed footage. Noted that the owner did admit fault, but staff felt that possibly his deductible was higher than he felt that he could pay. Saindon noted the thought behind that concerned him, the port shouldn't have to worry about whether moorage holders are able to afford their deductible. Saindon noted that the moorage holder did resolve the balance owed.

### **L-24B PACIFIC RIM CAR AND BOAT WASH TERMINATION.**

Motion Barnett, second by Browning to approve the termination of L-24B Pacific Rim Car and Boat Wash. Motion carried 3 – 0.

### **L-24B PACIFIC RIM CAR AND BOAT WASH NEW LEASE.**

Motion Barnett, second by Cavitt to approve new L-24B with RMH Properties LLC DBA Pacific Rim Car and Boat Wash beginning April 1, 2024. Motion carried 3 – 0.

### **PURCHASE ORDER 2023-24-148 COASTWIDE.**

Staff presented purchase order information to place a concrete wall instead of a fence at the RV Park. Folkema noted that felt that the concrete block wall is not a good idea for the port. Browning noted that he doesn't feel the same. Barnett noted not a fan of the urban look, appreciates the effort and the information presented. Can't be left looking like it is. Folkema noted would like input from the community and feels like the money is out there to do something that creates beautification. Can solve degradation and design issues at the same time. Should be a conversation for harbor and tenants to give input in. Folkema noted the proposed design will be a canvas for tagging. Put up what we have and what we have been reimbursed for and move forward with a redesign.

## **STAFF REPORTS**

Coon noted good, most of report was addressed during financials.

Saindon noted Habitat Conservation Plan passed. Should expect numbers soon.

Resolution for Recreational Immunity on Governors desk. Just waiting on that.

Already touched on most items.

Working with OCSR on an easement for running power. Folkema asked about the Old Mill. Saindon noted that have heard from many people that park reservations have been cancelled due to construction. Findling noted that has been confirmed with park management.

Congressional leaders have come to an agreement on 6 of 12 appropriation bills, which includes the funding for emergency dredging, however costs have increased incrementally. So Buchegar is submitting another request to increase spending. Browning asked if state dredge could be contracted for cost savings. Saindon noted state and federal cannot contract together. Will touch base with Barbur and OIPCB (Coos Bay). If the sediment seawall would mitigate the federal channel may be able to partner with USACE.

## **COMMISSIONER CONCERNS**

Cavitt – Very quiet winter. Concerned about coming winters and how it may affect the businesses. Folkema this would be where the tourism commission would come in handy. Findling noted no tourism commission coming. Cavitt noted will be ebbs and flows, but noted not sustainable to live on summer funds all through the year. Discussion about events and ways to extend the shoulder season. Cavitt noted attendance to the Pro-Start Championship and discussion there was that there would be potentially no interest in the culinary industry. It was noted the same philosophy as the greying of the fleet. Browning noted that Zwald partnered with TBCC for driver and mechanics training, may need to look at an avenue like that.

Browning – Asked about the dredge dates and how the dredge outflow and jetty rock delivery would work together. Saindon noted has discussed with state dredge, but will continue to discuss. Browning noted that he's also heard that Pac Oyster may not be harvesting oysters out of Tillamook Bay in 5 years. ODFW is changing, wanting to represent all of Oregon instead fisher/hunters. Folkema noted that this brings up Harborview and bringing their lease up to date. Saindon noted concerns about the mill closing. Folkema noted the history behind the bill and losing parking to log storage. Agrees about Pac Seafoods and Oyster. Saindon shared some of Bay City's vision plans.

Barnett – Thanked staff for help with the set up/tear down and donations for the Crab Races. Considering hiring an event coordinator next year. Attendance was down and it was like herding cats. Saindon noted that it has been asked if the Lion's Club would like to partner with another entity to grow the event. Barnett noted only 3 members, but would love to.

Barnett noted there are no signs for Mooring Basin anymore, Commercial is no longer marked anymore. Receiving complaints about the fish cleaning station being closed. Saindon noted staff will open back up. Barnett asked about bouy 2 and when it will be replaced. Browning noted usually placed May through September. Barnett noted would help the boaters greatly.

Folkema – thanked staff and Findling.

Browning noted a group coordinating Blessing of the Fleet. Small and local.

Saindon asked about TPUD letter of support request. Folkema confirmed that the port supports.

Folkema commented about feast or famine and knows and understands concerns.

## **ADJOURNMENT**

The meeting adjourned at 8:58 p.m.

Respectfully Submitted,



Valerie Folkema, President

ATTEST:



Kelly Barnett, Secretary/Treasurer