

**PORT OF ASTORIA**  
**REGULAR COMMISSION MEETING MINUTES**  
**DECEMBER 16, 2008**

**1. CALL TO ORDER/ROLL CALL**

President Larry Pfund called the Regular Meeting to order at 6:04 pm and took roll call. Persons present were:  
Commissioners: Larry Pfund, President; Bill Hunsinger, Vice-President; Floyd Holcom, Treasurer; and Dan Hess, Asst. Secretary/Treasurer  
Staff: Jack Crider, Executive Director; Ron Larsen, Director of Operations; Colleen Browne, Finance Manager; and John Overholser, Airport  
Also present were Janet Farstad, and Leslie Palmeri  
News Media: Cassandra Profita, The Daily Astorian and Micheal Desmond, Radio  
Guests: (see sign-in sheet)

**2. CHANGES TO AGENDA**

ADD: 8.g. County/Port of Astoria Joint Meeting

**3. MINUTES**

- a. Budget Committee Meeting, June 11, 2008
- b. Joint Meeting, City of Newport/Port of Astoria, October 28, 2008
- c. Regular Meeting, November 18, 2008
- d. Special Meeting, November 26, 2008
- e. Supplemental Budget Hearing, November 26, 2008
- f. Special Meeting, December 9, 2008

Commissioner Hunsinger moved to approve all six minutes as submitted, seconded by Commissioner Holcom. VOTE: unanimously approved.

**4. VOUCHERS/FINANCIALS FOR THE MONTH OF NOVEMBER 2008**

Colleen Browne received questions regarding expenditures:  
Stoel Rives LLP – for area wide pollution.  
University of Oregon – RARE student/50% paid by City of Astoria.  
Octopus Computer – Michael Soots computer services.  
John Carlson – last check; holding to release from 2 year obligation sign-off.

Commissioner Hunsinger moved to accept vouchers and financials, seconded by Commissioner Hess. VOTE: Motion was unanimously approved.

**5. PUBLIC COMMENT**

Commissioner Hunsinger requested that the Public Comment be moved to the end of the agenda for people to comment on items discussed during the meeting.  
Jack Crider recommended leaving it on the top for people to comment if they wanted to leave early, and adding another at the end of the agenda.

**6. OECDD PLANNING AND MARKETING GRANT :  
RESOLUTION NO. 2008-29**

The Port of Astoria and the City of Newport each have requested from the State through the Oregon Economic and Community Development Department Port Planning and Marketing Fund, a grant to help offset costs for their response to the NOAA RFP. Appointing a Team to complete the response is critical due to: 1). the short response time of it being due January 21, 2009; and 2). The RFP contains 380 pages and is highly extensive. The estimated Project Cost is \$60,000 (grant of \$15,000 and Port match of \$45,000). Janet Farstad read Resolution 2008-29.

Commissioner Hunsinger moved to approve Resolution 2008-29 authorizing the application to OECDD Port Planning & Marketing Grant in the amount not to exceed \$15,000 for the purpose of responding to the NOAA RFP, seconded by Commissioner Holcom. VOTE: Motion was unanimously approved.

**7. SUNSET EMPIRE REFUSE & RECYCLING  
RESOLUTION NO. 2008-30**

Ron Larson read Resolution No. 2008-30 that on August 16, 2006, the Port of Astoria entered into a verbal agreement with Sunset Empire Refuse and Recycling Service to provide certain environmental matters required by Sunset prior to purchase of the former AG Bag Taggart Building. The cleanup cost came to \$61,257.72, advanced by Sunset. The advance would be offset by additional lease revenues to the Port of an additional 1.225 acres at \$1,020.83/month for 60 months.

Commissioner Hunsinger moved to approve Resolution No. 2008-30 as read, seconded by Commissioner Holcom. DISCUSSION: Commissioner Hunsinger thought this should be a learning experience to clean up areas by Port personnel instead of contracting out. VOTE: Motion was unanimously approved.

**8. DISCUSSION ITEMS  
a. PNWA Membership**

Jack Crider explained that membership will be critical in the future pertaining to dredging and helping with federal appropriation requests. The annual fee is \$4-5,000, but reduced fees are offered for new members (year 1 - \$2,500; year 2 - \$3,500; and year 3 - \$3,500). Commissioner Hunsinger noted that the key is who doesn't belong. Membership will be an especially valuable tool if the Port buys Tongue Point.

Commissioner Holcom moved to go forward with the membership, seconded by Commissioner Hunsinger. DISCUSSION: Commissioner Holcom thanked Jack Crider for getting the Port back into PNWA. VOTE: Motion was unanimously approved.

**b. NOAA RFP/Location**

Relocating NOAA to the Port of Astoria has received positive emphasis as a fresh water Port which is important for the ship hulls. Astoria and Seattle are the only two truly fresh water ports.

NOAA and Job Corp are both under the same federal department, making it easier to work together. GSA will obtain all the permits needed. CEDR is doing some great work on the RFP. An overlay of the Seattle facility onto the North Tongue Point site fits perfectly.

Jack Crider said that NOAA has requested a “silver building” which is easier to fit. Commissioner Hunsinger talked about the importance of bringing jobs to the community, which is what the Port is all about.

**c. Port Planning/Marketing Grant – NOAA**

No discussion was needed as this was Resolution 2008-29.

**d. Public Hoist Location for gear and fish products.**

Discussion of possible locations:

1. Chinook Building/Marina – needs dredging, with the Saturday Fish Market would make a great location.
2. Travel Lift Site – has depth and lower dock but needs work to remove stub pilings and logs.
3. Englands dock – congested already, too much surge, not a good site.
4. Bornsteins – money was borrowed to build a public dock but the public has to go through Bornstein’s, schedule permitting and there is a charge for the use of the hoist. Public may be uncomfortable using hoist to take their fish elsewhere.

**e. County Tongue Point Committee**

The Port of Astoria has proposed that Clatsop County use some of its lottery funds for the purchase of Tongue Point. With this involvement, the County wants to establish a committee to discuss the proposal. The issue is the County wants public meetings with full disclosure of the purchase, whereas the Port of Astoria signed a Confidential Agreement not to disclose information pertaining to the sale. At this time the Purchase Sale Agreement is being drafted and should be done in January. Another concern is if a conflict of interest existed within the committee members. As no date has been set for the committee meeting, it is possible that the Purchase Sale Agreement could be signed prior to the meeting alleviating the Confidentiality Agreement. If not, then the committee members may need to each sign a Confidential Agreement, but that would still leave the public open to confidential matters pertaining to the sale.

**f. County/Port of Astoria Joint Meeting**

Improving relationship with Clatsop County was discussed. There was a proposal to have quarterly joint meetings at locations around the county.

Commissioner Holcom moved to move forward by direction of the Executive Director, seconded by Commissioner Hunsinger. VOTE: Motion was unanimously approved.

**g. Seaport Contract Negotiations**

John Overholser reported on the negotiations with the Seaport Contract and answered questions from the Commission. Proposed at this point are 3 round trips to PDX with overnight stop in Astoria for aircraft. (Minimum of 2/day and 1 on weekends). Introductory rate is \$75 each leg and will go to \$100-\$125. Concern was expressed if the rate goes over \$100. Operating costs vary depending on freight hauling and fuel costs, impacting rates.

**9. COMMISSION**

**(a) Reports**

Commissioner Hunsinger and Commissioner Pfund:

Oregon Department of Fish and Game meeting to save jobs for fisherman on the Columbia River. There was good testimony and lots of people. The Fish and Game Commission saw fit to save jobs and continue to maintain a 50% split.

Commissioner Holcom:

NOAA & CEDR – impressed with CEDR.

Commissioner Hess:

OECD quarterly Port meeting. Peter Friedman talked about Economic Stimulus Package, larger agencies usually get the majority of funds, but there will be some funds available.

**(b) Calendar** – looked good, no comments.

**(c) Concerns/Comments**

Commissioner Holcom received a call concerning the East End Basin sea lion problem that continues. Suggested a Marina Committee to improve communications.

Jack Crider requested that persons with concerns be asked to call him. As far as resolving the problem, ODF&W has \$2,000 for piping materials for floats that will keep the sea lions off the docks, and research is being completed to build an island from dredge materials for the sea lions to move to. Presently Port staff is using approved ODF&W paint ball guns to keep the sea lions off the docks.

**10. OTHER BUSINESS**

Ron Larson Retirement:

Commissioner Holcom recognized Ron Larson as being part of the Port for 17 years and his dedication working with diverse problems and the variety of things at the Port.

Commissioner Pfund thanked Ron for his 17 years.

Commissioner Hess thanked Ron for his leadership to get the Port solvent when things got tough.

Commissioner Hunsinger said he had been hard on Ron at times, but thanked him.

Jack Crider said there would be a retirement party for Ron at the Elks Lodge on December 29.

Commissioner Hunsinger requested:

- a. Next agenda include public fishing and crabbing, researching a location on the docks and researching the Coast Guard Homeland Security issue on Pier 1.
- b. Vicki Goodman hired to get grants, need a grant update at meetings. Richard from Senator Smith's office said that there is lots of money to go after and the Port needs to apply for them.

11. **PUBLIC COMMENT - NONE**

12. **RECESS at 7:50 pm TO EXECUTIVE SESSION IN ACCORDANCE WITH ORS 192.660 (2)(e) TO CONDUCT DELIBERATIONS TO NEGOTIATE REAL PROPERTY TRANSACTIONS.**

13. **RECONVENE REGULAR MEETING at 8:19 pm**

14. **CONSIDER ACTION ITEMS (IF ANY)**

**PIER 1 BUILDING:**

Jack Crider reported that the Pier 1 Building is going into foreclosure on December 26 at the Sheriff sale and requests to put their lease in default prior to the sale.

Commissioner Holcom moved to place the lease with Taggart/Astoria Bay LLC into default, seconded by Commissioner Hess. VOTE: Motion was unanimously approved.

15. **ADJOURN at 8:20 pm**

Submitted by Janet Fastad

