



**MEETING MINUTES
MARCH 17, 2026**

PORT OF ASTORIA
WORKSHOP SESSION
COMMISSION CHAMBERS
422 GATEWAY AVE., SUITE 100
ASTORIA, OR 97103

Call to Order

Chairman Rohne called the Workshop Session to order at 4:00 PM.

Roll Call

Commissioners Present: Robert Stevens; Dirk Rohne; James Campbell; Tim Hill; and Thaddeus Fickel
Staff Present: Deputy Director Matt McGrath; Terminal & Customer Support Manager Sue Transue; Office Manager Dianna Delgado.

Port Counsel: Eileen Eakins was not present.

Also Attending: Jay Corella of *The Daily Astorian*; Budget Committee Member Steve Kraske; and Rob Seitz.

Pledge of Allegiance

Changes/Additions to the Agenda

A Letter of Support for the City of Warrenton's proposed Commercial Dock Replacement Project at the Warrenton Marina was added to the agenda as action item 6b.

Public Comment

No public comment was received.

Action Items

6a. Grazing Lease Agreement – Stephen Zorich

Terminal and Customer Support Manager Sue Transue presented a grazing lease agreement for the Astoria Regional Airport. The lease, originally effective July 2014, is due for renewal. Proposed renewal term is April 1, 2026, through March 31, 2027, with four options to renew. Commissioner Campbell moved to approve the grazing lease Agreement between the Port of Astoria and Stephen Zorich as presented. Commissioner Fickel seconded. The motion carried 5-0 amongst the Commissioners present.

Votes were as follows: Stevens – Aye, Fickel – Aye, Rohne – Aye, Campbell – Aye, Hill – Aye.

6b. Letter of Support – Warrenton Commercial Dock Replacement Project

The Warrenton Marina Harbormaster contacted Executive Director Will Isom to request a letter of support for the City of Warrenton's E-Dock Commercial Dock Replacement Project. The requested deadline for the letter is the end of March. If no changes are requested, the letter will be prepared for the Chairman's signature.

Commissioner Hill moved to approve the Port of Astoria providing a letter of support for the Warrenton Commercial Dock Replacement Project and authorize the Chairman to sign the letter on behalf of the Commission. Commissioner Stevens seconded. The motion carried 5-0 amongst the Commissioners present.

Votes were as follows: Stevens – Aye, Fickel – Aye, Rohne – Aye, Campbell – Aye, Hill – Aye.

Commission Comments

Commissioner Campbell commented on the following:

- Raised detailed questions regarding dredging around Pier 1, Slip 1, the outfall discharge piping, and potential DAF (Dissolved Air Flotation) system discharges. He expressed concerns about the tide causing the discharge to return into the slip.
- Deputy Director Matt McGrath explained that the discharge associated with Bornstein’s project operates under the 900J permit and discharges at the northwest corner of Pier 1, not into the slip. The piping is suspended under the dock and does not protrude into the slip or beyond the face.

Commissioner Stevens commented on the following:

- Shared that the Clatsop Cruise Hosts are seeking additional volunteers but have not had much success. The Commissioner encouraged the community to help spread the word.

Commissioner Fickel commented on the following:

- Noted an urgent need at the Clatsop County Animal Shelter to foster a reptile, adding that the shelter does not typically handle reptiles. The Commissioner invited the community to consider adopting the animal.

Commissioner Hill commented on the following:

- The recent report by Katie Frankowitz of KMUN, published in *The Daily Astorian*, regarding Tongue Point and the travel lift purchased by Hyak Industries with funding secured through a Connect Oregon grant. Stated that the content of the letter appears accurate and expressed concern regarding accountability for the terms of the contract and the potential regional impacts. Commissioner Hill encouraged others to read the article.

Commissioner Rohne commented on the following:

- Echoed Commissioner Hill’s comments on the article regarding Tongue Point and the travel lift purchased by Hyak Industries.

Executive Director Comments

- Stated that Frankowitz’s article was well researched and thoughtfully prepared. Questions have arisen regarding the enterprise zone associated with the Tongue Point facility. A few years ago, the facility applied for and received approval for a 15-year tax deferral on capital investments, which was approved by the leadership entities within the enterprise zone. To qualify, the agreement required the creation of approximately 72 to 73 jobs within a three-year period, along with ongoing progress reporting. If these requirements are not met, the agreement may be subject to termination. It is unfortunate that the plans do not appear to be progressing as anticipated, as the project showed promise and support for the community and local economy.
- Expressed appreciation to Andrew Bornstein for hosting Astoria Middle School leadership students and providing a brief tour of the facility. Students were able to observe cod processing operations during their visit.

Deputy Director Comments



- A memorial service for Aviation Technician PO2 Tyler Jagers will be held on Friday, March 20, 2026, from 10:00 a.m. to 12:00 p.m. at the Astoria Regional Airport. The event is not open to the public. Staff are coordinating respectfully with the Coast Guard.

Upcoming Meeting Dates

- Regular Session – April 7, 2026, at 4:00 PM
- Workshop Session – April 21, 2026, at 4:00 PM

Adjourned:

Chairman Rohne adjourned the meeting at 4:25 PM.

APPROVED:

A handwritten signature in blue ink, appearing to read "Dirk Rohne", written over a horizontal line.

Dirk Rohne, Board Chairman
Board of Commissioners

ATTEST:

A handwritten signature in blue ink, appearing to read "Thaddeus Fickel", written over a horizontal line.

Thaddeus Fickel, Secretary
Board of Commissioners

Respectfully submitted by:
Dianna Delgado, Office Manager
Katie Brown, Administrative Assistant

April 7, 2026

Date Approved by Commission