

**Board of Commissioners**

Dirk Rohne - Chairman  
Robert Stevens – Vice-Chair  
Thaddeus Fickel – Secretary  
James Campbell – Treasurer  
Tim Hill – Assistant Secretary/Treasurer

422 Gateway Ave, Suite 100  
Astoria, OR 97103  
Phone: (503) 741-3300  
Fax: (503) 741-3345  
[www.portofastoria.com](http://www.portofastoria.com)

**Workshop Session**

December 16, 2025 @ 4:00 PM  
422 Gateway Ave, Suite 100, Astoria, OR\*

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The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting by calling the Port of Astoria at (503) 741-3300.

\*This meeting will also be accessible via Zoom. Please see page 2 for login instructions.

**Agenda**

1. CALL TO ORDER
2. ROLL CALL
3. PLEDGE OF ALLEGIANCE
4. CHANGES/ADDITIONS TO THE AGENDA
5. PUBLIC COMMENT  
This is an opportunity to speak to the Commission for 3 minutes regarding any topic. In person, those wishing to speak must fill out a public comment form. Those participating via Zoom may raise their hands during the public comment period.
6. CONSENT CALENDAR
  - a. Meeting Minutes –
    - Regular Session 11/4/2025 ..... 3
    - Workshop Session 11/18/2025 .... 8
    - Finance Advisory Committee Meeting 11/13/2025.....6
  - b. Financials – October 2025 ..... 11
  - c. Event Calendar – December 2025 ..... 20
7. ACTION
  - a. Team Oregon Motorcycle Safety Program – Use Agreement Amendment 2 ..... 21
8. COMMISSION COMMENTS
9. EXECUTIVE DIRECTOR COMMENTS
10. UPCOMING MEETING DATES
  - a. Regular Session – January 6, 2026, at 4:00 PM
  - b. Airport Advisory Committee – January 12, 2026, at 4:00 PM
  - c. Workshop Session – January 20, 2026, at 4:00 PM
11. ADJOURN

Please Note:

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Please allow time for the normal posting procedure for agendas and meeting packets.



## Board of Commissioners

### HOW TO JOIN THE ZOOM MEETING:

**Online:** Direct link: <https://us02web.zoom.us/j/86905881635?pwd=amhtTTBFcE9NUElxNy9hYTZFPQTizQT09>  
Or go to [Zoom.us/join](https://zoom.us/join) and enter Meeting ID: 869 0588 1635, Passcode: 422

**Dial In:** (669) 900-6833, Meeting ID: 869 0588 1635, Passcode: 422

This meeting is accessible to persons with disabilities or persons who wish to attend but do not have computer access or cell phone access. If you require special accommodations, please contact the Port of Astoria at least 48 hours prior to the meeting by calling [\(503\) 741-3300](tel:5037413300) or via email at [admin@portofastoria.com](mailto:admin@portofastoria.com).

Please Note:

Agenda packets are available online at: <https://www.portofastoria.com/commission-meetings>. Please allow time for the normal posting procedure for agendas and meeting packets.

**MEETING MINUTES  
NOVEMBER 04, 2025**

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

**Call to Order**

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

**Roll Call**

**Commissioners Present:** Dirk Rohne; Robert Stevens; Jim Campbell; and Thaddeus Fickel. Tim Hill was absent.

**Staff Present:** Executive Director Will Isom; Finance and HR Director Melanie Howard; Boatyard Manager Brendon Stock; and Office Manager Dianna Delgado.

**Port Counsel:** Eileen Eakins was not present at this session.

**Also Attending:** Rob Seitz, Roxanne Fick of Sundial Travel, and Finance Advisory Committee member Cliff Fick.

**Pledge of Allegiance**

**Changes/Additions to the agenda**

No changes or additions were made to the agenda.

**Public Comment for items on the agenda**

No public comment was received.

**Consent Calendar**

The Consent Calendar consisted of the following:

- Meeting Minutes – Regular Session 10/7/2025; Workshop Session 10/21/2025.
- Financials – September 2025
- Event Calendar – November 2025

*Commissioner Campbell moved to approve the Consent Calendar as presented. Commissioner Fickel seconded. The motion carried 4-0 amongst the Commissioners present.*

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

**Action Items**

**7a. Boatyard Grant Award – Northwest Oregon Works**

- Executive Director Will Isom presented the notice of award for a \$15,886.05 grant from Northwest Oregon Works to replace the scales on the Boatyard's 88-ton travel lift.
- Boatyard Manager Brendon Stock explained that the travel lift's manual hydraulic scales had begun to fail due to age, resulting in inaccurate weight readings and the need to turn away

vessels approaching the lift's capacity. The new digital scale system provides more precise and reliable readings, and a full inspection and report were completed by Kendrick Equipment. All project costs were covered by the grant funds.

- Isom noted that the Boatyard has outperformed its budget for the seventh consecutive year and commended Brendon and the team for their continued success.

*Commissioner Stevens moved to accept the grant award in the amount of \$15,886.05 from Northwest Oregon Works to support the replacement of the digital scales on the Boatyard's 88-ton travel lift. Commissioner Campbell seconded. The motion carried 4-0 amongst the Commissioners present.*

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

### **Public Comment for items not on the agenda**

No public comment was received.

### **Commission Reports**

Commissioner Campbell reported on the following:

- Spoke with one of the individuals who originally worked on the piling and casing at Pier 1 and confirmed that casing was installed and filled with concrete. Questioned the need to spend money on piling inspections.

Commissioner Stevens reported on the following:

- Attended Representative Bonamici's town hall, which focused primarily on political issues. No Port-related topics were discussed, but recommended to attend such events for awareness.
- Thanked Port staff and Joe Tadei for their work on the mooring lines at Pier 1.

Commissioner Rohne reported on the following:

- Spoke with Commissioner Hill, who was unable to join the meeting via Zoom due to technical difficulties.

Commissioner Fickel reported on the following:

- Shared information from Astoria Public Schools regarding recent reductions to SNAP benefits and encouraged food donations for families in need. He also suggested posting donation information on the Port's website.

### **Executive Director Comments**

- Emergency repairs at Pier 2 have been completed, and permit applications have been submitted for additional work scheduled to begin by November 1, 2026.
- All FEMA grant purchases were finalized by the deadline, and reimbursement is expected within 30–60 days.
- J.F. Brennan began dredging work along the waterfront this week.
- The fiscal year 2025 audit has been completed. The audit partner will present findings to the Finance Committee on November 13.
- Addressed inaccuracies in a recent newspaper article regarding Port activities; corrections were published after communication with the editor and publisher.

### **Upcoming Meeting Dates**

- Finance Committee Meeting – November 13, 2025, at 12:00 PM
- Workshop Session – November 18, 2025, at 4:00 PM
- Regular Session – December 2, 2025, at 4:00 PM

**Adjourned**

Chairman Rohne adjourned the meeting at 4:16 PM.

**APPROVED:****ATTEST:**

\_\_\_\_\_  
Dirk Rohne, Board Chairman  
Board of Commissioners

\_\_\_\_\_  
Thaddeus Fickel, Secretary  
Board of Commissioners

Respectfully submitted by:  
Dianna Delgado  
Office Manager

December 16, 2025  
Date Approved by Commission

DRAFT

**MEETING MINUTES  
NOVEMBER 13, 2025**

**PORT OF ASTORIA**

FINANCE ADVISORY COMMITTEE MEETING  
COMMISSION CHAMBERS  
422 GATEWAY AVE., SUITE 100  
ASTORIA, OR 97103

**Call to Order:**

The meeting was called to order at 12:00 PM by David Oser.

**Roll Call:**

Committee Members Present: David Oser; John Lansing; Mike Rissman; Cliff Fick; Jim Campbell; Finance and HR Director Melanie Howard; Marissa Chapman via Zoom.

Commissioners Present: Robert Stevens and Thaddeus Fickel.

Also Present: Julie Fahey of Talbot, Korvola, & Warwick, LLP

**Welcome and Introductions**

Chairman Oser welcomed new committee member Marissa Chapman, who introduced herself and shared her background in rural communities and recent completion of an MBA from Eastern Oregon University.

**Audit Presentation by TKW Representative, Julie Fahey**

Julie Fahey of TKW presented the results of the Port's FY 2024-25 audit. Key highlights included:

- The Port received an unmodified (clean) opinion on its financial statements.
- No single audit was required this year, as federal expenditures were below the \$750,000 threshold.
- A new GASB standard on compensated absences was implemented, resulting in a minor adjustment.
- Four audit adjustments were made, including depreciation corrections, removal of fully depreciated assets, repayment of receivables recording, and lease terminations.
- No uncorrected misstatements or consultations with other accountants were noted.
- The Port's financial statements are comparative, which is uncommon and provides enhanced transparency.
- The Port's net position increased from \$26.1M to \$26.7M.
- Operating revenues remained stable; operating expenses decreased slightly.
- Cash flow from operations was strong, though capital expenditures increased, resulting in a net cash decrease of ~\$500K.
- The Port's long-term obligations, pension, and OPEB liabilities were reviewed in detail.
- A minor over-expenditure (\$371) and two procurement exceptions were noted in the compliance report.
- No internal control deficiencies were identified.

Fahey commended Finance & HR Director Melanie Howard and the Port team for their diligence, transparency, and early issuance of the audit.

*Commissioner Campbell moved to recommend the audited financial statements be presented to the Commission for review and approval. John Lansing seconded. The motion carried unanimously.*

**Review of September 2025 Financials**

Howard presented the Quarter 1 financials (through September 2025). Highlights included:

- Net operating income exceeded budget by \$300K.
- Total net income exceeded budget by \$312,500.
- Boatyard revenues continue to outperform expectations due to increased active space.
- Fuel sales at the airport were slightly below prior year levels.
- Capital spending increased, primarily due to Pier 2 West emergency repairs.
- Cash flow remains stable, with a projected year-end balance above \$800K.
- Property tax revenues are expected to offset winter cash flow dips.

**Discussion Items**

- **Cruise Ship Activity:** Committee members discussed the impact of U.S. Customs and Border Protection (CBP) policies on fall cruise ship traffic. The committee agreed on the importance of re-engaging more cruise lines and implementing facial recognition technology to streamline passenger processing.
- **Hotel Lease Revenue:** The Port continues to receive lease payments from the Riverwalk Inn, now on a month-to-month basis.
- **Accounts Payable:** A noted increase in A/P was attributed to large payments for Pier 2 West repairs.
- **Capital Prioritization:** Projects are prioritized based on urgency, grant matching, and revenue preservation.
- **Cash Flow Forecasting:** The Port maintains a minimum cash threshold of \$500K and actively monitors inflows/outflows to time capital projects.
- **Upcoming Projects:** The Port is preparing a Request for Proposals for a new Enterprise Resource Planning system to replace QuickBooks.

**Confirm an Agenda and Date for the Next Meeting**

Future agenda items include:

- Dredging analysis: own vs. contract model
- Banking services RFP
- ERP system update

The next meeting is tentatively scheduled for late January or early February 2026.

**Adjourn**

Chairman Oser adjourned the meeting at 1:20 PM.

**APPROVED:****ATTEST:**

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Dirk Rohne, Board Chairman  
Board of Commissioners

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Thaddeus Fickel, Secretary  
Board of Commissioners

Respectfully submitted by:  
Dianna Delgado  
Office Manager

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December 16, 2025  
Date Approved by Commission

**MEETING MINUTES  
NOVEMBER 18, 2025**

**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; Thaddeus Fickel; Dirk Rohne; James Campbell; Tim Hill via Zoom.

Staff Present: Executive Director Will Isom; Deputy Director Matt McGrath; Finance & HR Director Melanie Howard; Terminal & Customer Support Manager Sue Transue; Office Manager Dianna Delgado.

Port Counsel: Eileen Eakins was not present.

Also Attending: Finance Advisory Committee member David Oser, Budget Committee member Steve Kraske, and Jay Corella of *The Daily Astorian*.

**Pledge of Allegiance**

**Changes/Additions to the Agenda**

No changes were made to the agenda.

**Public Comment**

No public comment was received.

**Action Items**

**6a. Right-of-Way Easement – Pacific Power**

Deputy Director Matt McGrath presented a request to grant a right-of-way easement to Pacific Power for electrical infrastructure for the Bornstein plant. The easement is required for ongoing access.

*Commissioner Fickel moved to grant the right-of-way easement to PacifiCorp as requested and authorize the Executive Director to execute the necessary documents. 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.*

**6b. Commercial Lease Agreement – United Parcel Services Inc.**

A request for a five-year lease renewal with United Parcel Service, Inc. (UPS) was presented, with an option for a five-year renewal. The lease is set to expire on November 30, 2025. The

lease covers 1.3 acres at the Airport and includes a 5% increase from the existing rate with a 3% annual rent escalation.

Commissioner Campbell moved to approve the commercial lease agreement between the Port of Astoria and United Parcel Services, Inc 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.

#### 6c. Audited Financial Statements FY2024-25

Finance & HR Director Melanie Howard reported that the Port received a clean audit with an unmodified opinion. The financial statements, prepared by Port staff, were thoroughly reviewed by the Finance Advisory Committee, which recommended their approval to the Commission. Overall, the Port's financial performance remained consistent with the previous year.

Commissioner Stevens moved to accept the Financial Statements as presented, per the recommendation by the Finance Advisory Committee. 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.

### **Commission Comments**

Commissioner Campbell raised concerns about:

- The placement of the pipe after dredging operations. If the pipe remains in the dredge prism, it could create difficulty for future dredging plans.
- Delays in Terry's Plumbing property sale.
- Confirmed that the pilings at Pier 1 are filled with reinforced concrete and expressed that, in his view, an inspection is unnecessary.
- Status of the FBO terminal upgrades project.

Commissioner Stevens commented on the following:

- Attended the Finance Committee meeting and commended the Finance Committee for their hard work.

Commissioner Fickel commented on the following:

- The "Turkey Trot" hosted by the City of Seaside Parks Department is scheduled for Thursday, November 27.

Commissioner Rohne commented on the following:

- Thanked the Finance Committee for their hard work.

Commissioner Hill commented on the following:

- Working hard to come back to attend the meetings in person.
- Commended Port staff and the Finance Committee for their hard work.

### **Executive Director Comments**

- Thanked Port staff, the Finance Committee, and Chairman David Oser for their continued support and diligence throughout the audit process.
- Reminded Commissioners to submit reimbursement requests by the end of December.

### **Upcoming Meeting Dates**

- Regular Session – December 2, 2025, at 4:00 PM
- Workshop Session – December 16, 2025, at 4:00 PM

### **Adjourned:**

Chairman Rohne adjourned the meeting at 4:21 PM.

**APPROVED:**

**ATTEST:**

\_\_\_\_\_  
Dirk Rohne, Board Chairman  
Board of Commissioners

\_\_\_\_\_  
Thaddeus Fickel, Secretary  
Board of Commissioners

Respectfully submitted by:  
Dianna Delgado  
Office Manager

\_\_\_\_\_  
December 16, 2025  
Date Approved by Commission

DRAFT



# OCTOBER 2025 FINANCIALS NARRATIVE\*

## Summary

For July through October 2025, the Port reported an operating net gain of \$1,238,000, which was \$277,000 ahead of budget but \$41,000 below the prior year. Total operating revenue was 103% of budget, and operating expenses were 96%. Non-operating revenue and expense were both close to 100% of budget. The Port reported a total net loss of \$201,000, which was \$287,000 ahead of budget but \$81,000 behind the prior year's profits.

## Operating Revenue

Dockage revenues were slightly below budget but \$116,000 lower than the previous fiscal year. Revenues in the month of October were close to the prior year, but year-to-date activity in 2024 included over \$76,000 in log-related dockage and rebilled revenues.

Total lease and rental income was \$48,000 below budget and \$31,000 behind the prior year. The loss of \$15,000 in monthly rental income from Northwest Forest Link will contribute to a growing deficit when comparing year-over-year. The difference in budgeted income is primarily from a drop in equipment rentals and an overestimation of revenue from hotel operations that are paid as a percentage of profits. Rebilled expenses, which is largely for rebilled utilities but includes longshore labor, security labor, and other pass-through costs, was \$261,000 ahead of budget and \$209,000 ahead of the prior year.

Gross marina revenue was close to budget and \$13,000 ahead of prior year. Boatyard gross revenues were ahead of budget by \$53,000, or 114%, and ahead of prior-year by \$94,000, or 127%. The Boatyard continues to outperform due to expanded services and increased demand, with 5-year income comparisons showing a threefold increase in gross revenues year-to-date.

Marina net fuel profits were \$168,000, which was \$14,000 behind budget but \$18,000 ahead of prior year. Airport fuel profits were \$148,000, behind budget by \$11,000 and slightly behind prior year.

## Operating Expense

Personnel costs and materials and services were at 92% and 98% of budget, respectively, resulting in a budget difference of \$(142,000). The biggest differences were in salary and wages (\$72,000 below budget), fuel cost of sales (\$104,000 below budget), and longshore labor (\$37,000 below budget).

## Capital Spending

October's capital spending was primarily for Pier 2 West emergency repairs, Airport Industrial Park engineering, Central Waterfront Dredging, and the purchase of new equipment reimbursable through the FEMA alternative projects grant. After grant reimbursements, net capital spending was up \$142,000 from the prior year.

\* Numbers have been rounded to the nearest thousandth value.

**Port of Astoria**  
**Profit & Loss Actual vs. Budget**  
for October 2025

	Actuals Jul 2025 - Oct 2025	Actuals Jul 2024 - Oct 2024	Budget Jul 2024 - Oct 2025	Budget Variance Through Oct	% of Budget Through Oct	Full '25-'26 Budget
<b><u>Operating Revenues</u></b>						
Dockage & Vessel Service	289,163	405,564	301,995	-12,832	96%	872,684
Lease & Rental Income	1,151,192	1,181,647	1,199,225	-48,033	96%	3,474,821
Rebilled Expenses	1,465,897	1,256,837	1,204,399	261,498	122%	3,015,158
Boat Haulout	442,374	348,433	389,526	52,848	114%	1,000,000
Marina Revenues	313,500	300,347	305,786	7,714	103%	690,606
Fuel Sales	933,242	860,390	1,062,963	-129,721	88%	1,993,536
Ticket Revenues	2,225	1,810	1,635	590	136%	2,200
Other Income	37,815	31,605	34,097	3,718	111%	68,057
<b>Total Operating Revenues</b>	<b>4,635,407</b>	<b>4,386,634</b>	<b>4,499,626</b>	<b>135,781</b>	<b>103%</b>	<b>11,117,062</b>
<b><u>Operating Expenses</u></b>						
Personnel Services	1,099,556	1,044,548	1,193,978	-94,422	92%	3,643,334
Materials and Services	2,297,689	2,032,725	2,344,889	-47,200	98%	5,359,167
Bad Debt Expense	0	30,213	0	0		0
<b>Total Operating Expenses</b>	<b>3,397,245</b>	<b>3,107,487</b>	<b>3,538,867</b>	<b>-141,622</b>	<b>96%</b>	<b>9,002,501</b>
<b>Income from Operations</b>	<b>1,238,161</b>	<b>1,279,147</b>	<b>960,759</b>	<b>277,402</b>	<b>129%</b>	<b>2,114,561</b>
<b><u>Non-Operating Revenues</u></b>						
Property Tax Revenues-Genl Fund	53,313	40,143	43,026	10,287	124%	1,058,242
Timber Tax Revenues	58,890	66,759	62,008	-3,118	95%	186,023
Other County Revenues	195	4,156	7,800	-7,605	2%	7,800
Grants*	675,151	573,184	675,151	0	100%	3,218,736
Settlement	0	0	0	0	0%	0
Interest Income	11,905	8,359	11,152	753	107%	33,450
<b>Total Non-Operating Revenues</b>	<b>799,454</b>	<b>692,601</b>	<b>799,137</b>	<b>317</b>	<b>100%</b>	<b>4,504,251</b>
<b><u>Total Non-Operating Expenses</u></b>						
Capital Outlay*	1,947,044	1,702,655	1,947,044	0	100%	6,046,044
Interest Expense	78,974	86,511	84,736	-5,762	93%	405,048
Principal Expense	212,650	263,546	216,271	-3,621	98%	1,226,211
<b>Total Non-Operating Expenses</b>	<b>2,238,668</b>	<b>2,052,713</b>	<b>2,248,051</b>	<b>-9,383</b>	<b>100%</b>	<b>7,677,303</b>
<b>Net Income (Loss)</b>	<b>-201,052</b>	<b>-80,965</b>	<b>-488,155</b>	<b>287,103</b>	<b>-41%</b>	<b>-1,058,491</b>

\*\*Capital Outlay/Grants year-to-date budget set to match Revenue/Expense, not seasonally adjusted.

# Port of Astoria

## Balance Sheet

as of October 2025

October 31, 2025

### ASSETS

#### Current Assets

##### Cash & Cash Equivalents

Cash Funds	768
Operating Account #1442	1,095,385
Payroll Account #5344	51,286
Money Market #1259	301,614
Restricted AOC4 MMA #0760	262,654
LGIP Savings #6728	18,922
Undeposited Funds	25,052

Total Cash & Cash Equivalents 1,755,681

Accounts Receivable 512,624

##### Other Current Assets

Grant Receivables	605,314
Inventory	91,507
Prepaid Expenses	82,964
Property Taxes Receivable	46,011
Deferred Pension Outflows	802,257
Deferred OPEB Outflows	95,191
Current Maturities LT Rcvble	2,334,427

Total Other Current Assets 4,057,672

Total Current Assets 6,325,977

Fixed Assets 36,195,605

#### Other Assets

Long-term Receivables 14,239,866

**TOTAL ASSETS 56,761,448**

### LIABILITIES & EQUITY

#### Liabilities

##### Current Liabilities

Accounts Payable	1,015,364
Accrued Interest Payable	90,764
Accrued Liabilities	161,309
Accrued Payroll Liabilities	-940
Prepaid Rent	53,334
Deposits and Overpayments	75,593
LT Debt Obligation - Current Portion	1,572,614
Unearned Tenant Improvements	22,800
Deferred Pension Inflows	319,448
Deferred OPEB Inflows	315,367
Deferred Lease Inflows	10,522,834

Total Current Liabilities 14,148,488

##### Long Term Liabilities

Accrued Vacation Payable	227,980
Accrued Sick Leave	291,331
Notes Payable	11,003,419
Net Pension Liability	1,656,585
OPEB Liability	723,312
Lease Liability	812,516
Pollution Remediation AOC 4 Liability	2,936,234

# Port of Astoria

## Balance Sheet

as of October 2025

	<u>October 31, 2025</u>
Less Current Portion LT Debt	-1,572,614
Total Long Term Liabilities	16,078,763
Total Liabilities	30,227,252
Equity	
Retained Earnings	26,735,249
Net Income	-201,052
Total Equity	26,534,197
<b>TOTAL LIABILITIES &amp; EQUITY</b>	<b><u>56,761,448</u></b>



Capital Projects  
 October 2025  
 Budget to Actual

DEPARTMENT AND PROJECT		BUDGETED SPENDING & GRANTS			ACTUAL SPENDING & GRANTS			Estimate of Remaining POA Expense	Priority 9 = Def'd 10 = Comp
Department	Description	Adopted Capital Expenditure	Adopted Grant Funding	Adopted POA Expense	Expenses through 10/31/2025	Grants Received through 10/31/2025	through 10/31/2025 NET OF GRANTS		
WFW	Pier 2 West - Engineering	100,000	-	100,000	-	-	-	100,000	1
WFW	Pier 2 West NEPA Requirements	50,500	-	50,500	-	-	-	50,500	1
WFW	Pier 2 West - Emergency Repairs	500,000	-	500,000	685,040	-	685,040	(185,040)	1
WFW	Pier 2 West Mitigation & Permitting	80,000	60,000	20,000	49,602	14,025	35,577	(15,577)	1
Security	2025-26 Security Upgrades: Camera and Infrastructure Upgrades	125,000	93,750	31,250	-	-	-	31,250	2
Airport	Hangar Maintenance	300,000	270,000	30,000	68,411	69,738	(1,328)	31,328	2
Airport	Airport Industrial Park	300,000	216,780	83,220	213,863	-	213,863	(130,643)	2
Airport	Terminal Building - Remodel/Upgrades	191,700	143,775	47,925	-	-	-	47,925	2
WFW	Central Waterfront Dredging	400,000	-	400,000	134,411	-	134,411	265,589	3
WFW - Boatyard	Boatyard Upgrades	25,000	-	25,000	1,215	-	1,215	23,785	5
WFW - Boatyard	Boatyard Expansion - Phase 1	750,000	675,000	75,000	-	-	-	75,000	8
Airport	Tractor Equipment - Front-end mulcher	8,000	-	8,000	-	-	-	8,000	9
WFE - Marinas	East Mooring Basin Floating Docks Replacement	405,613	312,322	93,291	-	-	-	93,291	9
WFW	Fire System Upgrades	90,000	-	90,000	-	-	-	90,000	9
WFW - Boatyard	Boatyard Equipment	1,377,000	1,032,750	344,250	-	-	-	344,250	9
WFW	Pier 2 East - Repairs based on ODOT reports/bent repairs	500,000	-	500,000	-	-	-	500,000	9
WFW	Gateway Avenue Repair / Restripe	27,500	-	27,500	-	-	-	27,500	9
WFE - Marinas	East Mooring Basin Dredging	762,745	381,373	381,372	390	-	390	380,982	9
Airport	FEMA Equipment: Tractor Equipment - Bat-wing Mower Deck	17,933	-	20,000	17,933	13,450	4,483	15,517	10
Airport	Tide Gate Feasibility Study	32,986	32,986	-	-	-	-	-	10
	Misc Projects	-	-	-	776,180	578,963	197,217	(197,217)	
<b>TOTALS</b>		<b>6,043,977</b>	<b>3,218,736</b>	<b>2,827,308</b>	<b>1,947,044</b>	<b>676,176</b>	<b>1,270,868</b>	<b>1,556,440</b>	

Port of Astoria  
Vouchers Paid -- Operating Acct

Accrual Basis

Type	Date	Num	Name	Memo	Credit
<b>102-00 - Cash</b>					
<b>102-02 - CCB Operating #1442</b>					
Bill Pmt -Check	11/05/2025	85793	A & A Pest Control	105650	330.00
Bill Pmt -Check	11/05/2025	85794	A Coastal Lock & Key, LLC	422 Gateway: Rekey & Master - Inv# 13187	65.00
Bill Pmt -Check	11/05/2025	85795	Advanced Remediation Technolo...	Job # OR0203-002.001 Pier 1,2,3 Consultation - Servic...	585.00
Bill Pmt -Check	11/05/2025	85796	Ag-Bag Forage Solutions		812.10
Bill Pmt -Check	11/05/2025	85797	Amazon	Acct#: A3O230TH9VG0U	423.97
Bill Pmt -Check	11/05/2025	85798	America's Phone Guys	Acct# 31377 - Nov 2025 (SS) - Inv# IN-800111165921	440.60
Bill Pmt -Check	11/05/2025	85799	Anchor Graphics	Newsletter - Sept 2025 Inv# 1347-25	1,012.78
Bill Pmt -Check	11/05/2025	85800	Astoria Ford		1,157.07
Bill Pmt -Check	11/05/2025	85801	AT&T	Acct # 019 295 1870 001 - Oct 25	26.87
Bill Pmt -Check	11/05/2025	85802	AVH Consulting, LLC	PoA_040824	13,878.30
Bill Pmt -Check	11/05/2025	85803	Bayview Asphalt, Inc.	Cust # 119613 - Inv# 29437	406.00
Bill Pmt -Check	11/05/2025	85804	Bergerson Construction, Inc	Project #25106 P2W Emerg. Repairs Services: Oct 20...	108,413.88
Bill Pmt -Check	11/05/2025	85805	Brendon Stock (A/P)	Boatyard Supplies - BS - 10/18/25	119.97
Bill Pmt -Check	11/05/2025	85806	Campbell Environmental		8,801.25
Bill Pmt -Check	11/05/2025	85807	Cartomation, Inc.		1,600.00
Bill Pmt -Check	11/05/2025	85808	CenturyLink	Acct # 497163267	121.28
Bill Pmt -Check	11/05/2025	85809	Cintas Corporation	10829	411.73
Bill Pmt -Check	11/05/2025	85810	City Lumber	Cust # 7259	49.99
Bill Pmt -Check	11/05/2025	85811	City of Astoria - Finance	Emergency Dispach Service - Services: 07/01/25-06/3...	1,500.00
Bill Pmt -Check	11/05/2025	85812	City of Astoria - utilities		426,537.12
Bill Pmt -Check	11/05/2025	85813	CityServiceValcon ( CSV )	Acct # 0017404 - Jet-A - Inv# 0890097	30,594.22
Bill Pmt -Check	11/05/2025	85814	Clatsop Cruise Hosts.	Clatsop Cruise Hosts - 2025 Apprec Dinner	740.00
Bill Pmt -Check	11/05/2025	85815	Clean Water Technologies, LLC ( ...	CWD & Airport - Services: Oct 2025 - Inv# 36737	733.75
Bill Pmt -Check	11/05/2025	85816	Englund Marine (Airport) 18868	Acct 18868 - Airport - Oct 2025	2,676.79
Bill Pmt -Check	11/05/2025	85817	Englund Marine (Boatyard) 15589	Acct# 15589	284.57
Bill Pmt -Check	11/05/2025	85818	Englund Marine (Marina) 14130	Acct# 14130	683.49
Bill Pmt -Check	11/05/2025	85819	Englund Marine (MX) 14129	Acct# 14129	312.08
Bill Pmt -Check	11/05/2025	85820	Fastenal	ORAST0062	597.79
Bill Pmt -Check	11/05/2025	85821	GRAINGER	0888658995	1,324.42
Bill Pmt -Check	11/05/2025	85822	Haglund Kelley LLP		2,117.50
Bill Pmt -Check	11/05/2025	85823	Jackson and Son Oil	Acct # 63045 Marina - Off Rd Diesel - Inv# 51334	6,782.64
Bill Pmt -Check	11/05/2025	85824	Kathryn Brown (AP)	Mileage Reimb Oct 12 Miles	8.40
Bill Pmt -Check	11/05/2025	85825	Lawson Products		534.76
Bill Pmt -Check	11/05/2025	85826	Napa Auto Parts	Cust # 76004	19.59
Bill Pmt -Check	11/05/2025	85827	North Coast Oregonian	Acct #R100 - Oct-Nov 2025	120.00
Bill Pmt -Check	11/05/2025	85828	Northwest Local Gov't Legal Advi...	Legal Services: 10/01/25-10/29/25 - Inv# 14171	1,596.00
Bill Pmt -Check	11/05/2025	85829	NW Natural		158.48
Bill Pmt -Check	11/05/2025	85830	Olson Asphalt Maintenance, LLC		3,495.00
Bill Pmt -Check	11/05/2025	85831	P & L Johnson Mechanical, Inc.	Pier 1 Bldg Suite 209: New HVAC - Inv# 58139	11,290.35
Bill Pmt -Check	11/05/2025	85832	Pacific Coast Congress	Museum Sponsor 2025	960.00
Bill Pmt -Check	11/05/2025	85833	Pacific Office Automation - Eqpt/...		2,450.00
Bill Pmt -Check	11/05/2025	85834	Pacific Office Automation -Subscr...	Cust# 80M829	5,434.45
Bill Pmt -Check	11/05/2025	85835	Pacific Power		6,562.94
Bill Pmt -Check	11/05/2025	85836	PacificSource Administrators	Employer ID: P00431	1,214.18
Bill Pmt -Check	11/05/2025	85837	Performance Promotions		1,234.91
Bill Pmt -Check	11/05/2025	85838	PetroCard, Inc.	01-0004280 & 00-0300590	1,931.12
Bill Pmt -Check	11/05/2025	85839	Platt Electric Supply (Rexel)	Acct #135946	106.60
Bill Pmt -Check	11/05/2025	85840	PND ENGINEERS, INC	Project # 25S-116 Pier 2 West ER Repairs - Inv#25101...	270.00
Bill Pmt -Check	11/05/2025	85841	Precision Approach Engineering	Airport: Hangar Rehab Services: 2024-08/31/25 - Inv# ...	65,959.72
Bill Pmt -Check	11/05/2025	85842	Recology Western Oregon		8,352.27
Bill Pmt -Check	11/05/2025	85843	Recology Western Oregon (Acct ...	1080854307	46.94
Bill Pmt -Check	11/05/2025	85844	S. Bruce Conner	Nov 2025	2,100.00
Bill Pmt -Check	11/05/2025	85845	Schwabe Williamson & Wyatt, P.C.	Warrenton OR Land Use - Service: 09/02/25-09/19/25 ...	14,734.00
Bill Pmt -Check	11/05/2025	85846	Shred-It ( Stericycle )	Cust # 16971101	87.17
Bill Pmt -Check	11/05/2025	85847	Special Districts Health Premiums	Cust # 03-0016324 Health Insurance - Inv# Dec 2025 (...	56,984.48
Bill Pmt -Check	11/05/2025	85848	Special Touch Janitorial, Inc.		5,640.00
Bill Pmt -Check	11/05/2025	85849	Staples Advantage		243.35
Bill Pmt -Check	11/05/2025	85850	Streamline	Order# 28260985392	350.00
Bill Pmt -Check	11/05/2025	85851	Sweet Septic and Portable Service	Boatyard & Airport weekly cleaning - Oct 2025 - Inv# 4...	560.00
Bill Pmt -Check	11/05/2025	85852	Talbot, Korvola & Warwick, LLP	Client # 7770000.501 - Audit final billing 11/03/25 - Inv...	4,700.00
Bill Pmt -Check	11/05/2025	85853	Terry's Plumbing LLC.		188.34
Bill Pmt -Check	11/05/2025	85854	VenTek International	Cust # PORTASTORIA Parking Mo Fee - Service: No...	475.00
Bill Pmt -Check	11/05/2025	85855	Verizon Wireless #7705-1	270297705-00001	441.93
Bill Pmt -Check	11/05/2025	85856	Walter E. Nelson Co.	Cust # 1629	1,055.56
Bill Pmt -Check	11/05/2025	85857	Wells Electrical Contracting, Inc.		3,661.44
Total 102-02 - CCB Operating #1442					816,507.14
Total 102-00 - Cash					816,507.14

TOTAL

816,507.14

*James T Campbell*  
OK 11-5-25

*OK WJL*  
11-5-25

Port of Astoria  
**Vouchers Paid -- Operating Acct -- EFT's & Refunds**

Type	Date	Num	Name	Memo	Credit
<b>102-00 - Cash</b>					
Check	10/20/2025	EFT 1832	Lewis and Clark Bank	Stop Payment Fee Ch#85640 Office Express Check lost in the mail	25.00
Bill Pmt -Check	10/21/2025	EFT 1833	PMA	PAY BY WIRE TRANSFER - PMA 43, WE 10/17/2025	4,689.83
Check	10/21/2025	EFT 1834	Lewis & Clark Bank ( Wire Fees )	PAY BY WIRE TRANSFER - PMA 43, WE 10/17/25 FEE	20.00
Bill Pmt -Check	10/22/2025	EFT 1835	AFLAC	BM482	172.04
Check	10/23/2025	EFT 1836	Lewis and Clark Bank	Stop Payment Fee Ch#85761 DEQ Permit - Invoiced in Error	25.00
Check	10/27/2025	EFT 1837	Lewis and Clark Bank	Bounced Check: F/V Kylie Lynn - F/V Heritage Inc. from 10/21/25 Deposit	833.04
Check	10/24/2025	EFT 1838	Intuit (cc fees)	Intuit Customer Payment fee: Ramblin Rose Payment	31.73
Check	10/27/2025	EFT 1839	KS State Bank	EFT1839 - Sept 2025 FINAL PAYMENT	979.15
Bill Pmt -Check	10/27/2025	EFT 1840	OR PERS	EFT PAYMENT - Partial Contribution October 15, 2025	30.93
Check	10/28/2025	EFT 1841	Lewis and Clark Bank	TERRY'S PLUMBING - STOP PAYMENT FEE billed to Vendor Ch#85555	25.00
Bill Pmt -Check	10/28/2025	EFT 1842	PMA	PAY BY WIRE TRANSFER - PMA 44, WE 10/24/2025	2,187.63
Check	10/28/2025	EFT 1843	Lewis & Clark Bank ( Wire Fees )	PAY BY WIRE TRANSFER - PMA 44, WE 10/28/25 FEE	20.00
Bill Pmt -Check	11/03/2025	EFT 1844	Gravity Payments	Merch ID#517924510061062 - Oct 2025	3,158.81
Check	11/03/2025	EFT 1845	Intuit (cc fees)	Intuit Customer Payment fee: US Army Corps	41.02
Bill Pmt -Check	11/04/2025	EFT 1846	Principal National Life Ins Co	Life Insurance - Will Isom - Nov 2025	34.68
Bill Pmt -Check	11/04/2025	EFT 1847	PMA	PAY BY WIRE TRANSFER - PMA 45, WE 10/31/2025	1,713.77
Check	11/04/2025	EFT 1848	Lewis & Clark Bank ( Wire Fees )	PAY BY WIRE TRANSFER - PMA 45, WE 10/31/25 FEE	20.00
Check	10/21/2025	85791	Bartholemy Construction, Inc.	Refund - Hangar B-8 Security Deposit	123.29
Check	10/30/2025	85792	ASTORIA-WARRENTON CHAMBER	REFUND: Barricade Rental on Invoice 214963	350.00
Total 102-02 - CCB Operating #1442					14,480.92
<b>TOTAL</b>					<b>14,480.92</b>

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Accrual Basis

Port of Astoria  
Vouchers Paid -- Operating Acct

Type	Date	Num	Name	Memo	Credit
<b>102-00 - Cash</b>					
<b>102-02 - CCB Operating #1442</b>					
Bill Pmt -Check	11/20/2025	85859	A & A Pest Control	105650	115.00
Bill Pmt -Check	11/20/2025	85860	A Coastal Lock & Key, LLC	422 Gateway: Rekey & Master - Inv# 180459	30.00
Bill Pmt -Check	11/20/2025	85861	AKS Engineering & Forestry	Pier 1 & Slip 1 Pre-Dredge Survey - Inv# 13605-...	6,850.00
Bill Pmt -Check	11/20/2025	85862	Alderbrook Imaging		505.00
Bill Pmt -Check	11/20/2025	85863	ALS Environmental	Cust # 207691-01 - CWD Piers Sampling 11/6/2...	710.00
Bill Pmt -Check	11/20/2025	85864	Amazon	Acct#: A3O230TH9VGOU	351.02
Bill Pmt -Check	11/20/2025	85865	Anchor Graphics		815.00
Bill Pmt -Check	11/20/2025	85866	Billy Burgher (AP)	Reimb 110525-110725 - Overton Safety Training	287.61
Bill Pmt -Check	11/20/2025	85867	Bio-Med Testing Services, Inc.	POASTORI	52.00
Bill Pmt -Check	11/20/2025	85868	BOLI	AIG 031 Hangar - Airport T-Hangar Project	250.00
Bill Pmt -Check	11/20/2025	85869	Bridge Tower Media	Port of Astoria: Airport T-Hangar Rehab - Inv# 7...	356.07
Bill Pmt -Check	11/20/2025	85870	Business Oregon	Acct # 1230000433-Loan #W04002- Bornstein- ...	187,000.00
Bill Pmt -Check	11/20/2025	85871	Cartomation, Inc.	GIS Applications	800.00
Bill Pmt -Check	11/20/2025	85872	Cintas Corporation	10829	441.47
Bill Pmt -Check	11/20/2025	85873	City Lumber	Cust # 7259	458.31
Bill Pmt -Check	11/20/2025	85874	City of Warrenton		21,141.98
Bill Pmt -Check	11/20/2025	85875	CityServiceValcon ( CSV )		32,419.51
Bill Pmt -Check	11/20/2025	85876	Clatsop County Lawn & Tractor	544212	112.72
Bill Pmt -Check	11/20/2025	85877	Columbia Steel Supply	Pier 1:Dolphin/repair handrail - Inv# 280826	40.20
Bill Pmt -Check	11/20/2025	85878	Del's OK Point S Tire	POR101	690.06
Bill Pmt -Check	11/20/2025	85879	DEQ - Project	Proj# 117915-00	231.22
Bill Pmt -Check	11/20/2025	85880	Dianna Delgado (A/P)	DD 111325 Reimb	9.98
Bill Pmt -Check	11/20/2025	85881	Evans Plumbing, Inc.	Airport FBO - Inv# 165472	366.70
Bill Pmt -Check	11/20/2025	85882	French's Gutters & Sheet Metal, Inc.	Airport: Hangar Rows C&D - Inv# 51972	200.00
Bill Pmt -Check	11/20/2025	85883	Haglund Kelley LLP	Legal Services	550.00
Bill Pmt -Check	11/20/2025	85884	Harold Culver ( Retiree )	Reimb Medicare Supplement Plan - Nov 2025	324.93
Bill Pmt -Check	11/20/2025	85885	Home Depot	6035 3225 3191 4798	35.92
Bill Pmt -Check	11/20/2025	85886	J.F. Brennan Co. Inc.	Central Waterfront Dredging 2025 - Inv# Pay Est...	129,295.00
Bill Pmt -Check	11/20/2025	85887	Larry Jones (Retiree)	Reimb Medicare Supplement Plan - May-Oct 2025	1,949.58
Bill Pmt -Check	11/20/2025	85888	Lawson Products	Cust # 10075026 - Inv# 9312981866	218.72
Bill Pmt -Check	11/20/2025	85889	Lum's Auto Center	Cust # 1269 - Security: 2024 RAM 2500 PU - Oi...	250.64
Bill Pmt -Check	11/20/2025	85890	Maritime Fire & Safety Assoc.	Cust#PORAST02 - APR Services Inv# F005922	810.00
Bill Pmt -Check	11/20/2025	85891	Napa Auto Parts	Cust # 76004	1.29
Bill Pmt -Check	11/20/2025	85892	North Coast Truck Parts	Acct# 358 - Airport: 3K Fuel Truck - Inv# 367130	0.65
Bill Pmt -Check	11/20/2025	85893	North Current Legal LLC	Legal Services - October - Inv# 20	360.00
Bill Pmt -Check	11/20/2025	85894	Northwest Hydro, Inc.	CWD & W. Mooring Basin Pre-Dredge Multibea...	7,200.00
Bill Pmt -Check	11/20/2025	85895	NW Natural		658.45
Bill Pmt -Check	11/20/2025	85896	Pacific Power		8,308.22
Bill Pmt -Check	11/20/2025	85897	PBS Engineering ( APEX )	Airport Industrial Park Ph-I - Service: 09/27/25-1...	63,600.00
Bill Pmt -Check	11/20/2025	85898	Performance Promotions	Airport Merchandise- Inv# 7106	1,149.35
Bill Pmt -Check	11/20/2025	85899	PERS Health	AS-Group:10013822 Subscriber: H80550901 A...	324.93
Bill Pmt -Check	11/20/2025	85900	PetroCard, Inc.	01-0004280 & 00-0300590	733.88
Bill Pmt -Check	11/20/2025	85901	Quadient (postage)	Acct# 7900-0440-8073-3391	290.00
Bill Pmt -Check	11/20/2025	85902	Recology Western Oregon (Acct #23...	A1080000232	3,220.54
Bill Pmt -Check	11/20/2025	85903	Sierra Springs	928320221793628	229.17
Bill Pmt -Check	11/20/2025	85904	Special Districts Insurance Services	Policy#40P16324-194 - Ref#CHG-14354 - Term...	768.00
Bill Pmt -Check	11/20/2025	85905	Spectrum - 0901	Acct # 176560901 - Inv# 176560901 110725 No...	189.98
Bill Pmt -Check	11/20/2025	85906	Spectrum - 1001	Acct # 176561001 - Telephone service - Inv# 17...	40.00
Bill Pmt -Check	11/20/2025	85907	Spectrum - 1101	250481101	1,367.74
Bill Pmt -Check	11/20/2025	85908	Spectrum - 6401	Acct # 176526401 - Oct 2025 - Inv# 176526401 ...	1,480.75
Bill Pmt -Check	11/20/2025	85909	TKE (Thyssenkrupp Elevator Corp)	Cust # 71259	760.92
Bill Pmt -Check	11/20/2025	85910	US Bank - Credit Cards		12,193.83
Bill Pmt -Check	11/20/2025	85911	Western Fishboat Owners Assoc.	2026 Membership Dues - Tim Hill	150.00
Bill Pmt -Check	11/20/2025	85912	WHA Insurance Agency, Inc.		2,157.00
Total 102-02 - CCB Operating #1442					492,853.34
Total 102-00 - Cash					492,853.34
<b>TOTAL</b>					<b>492,853.34</b>

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*Juan Aguilar*  
*11-20-25*  
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11/20/25

Accrual Basis

Port of Astoria  
Vouchers Paid -- Operating Acct -- EFT's & Refunds

Type	Date	Num	Name	Memo	Credit
<b>102-00 - Cash</b>					
<b>102-02 - CCB Operating #1442</b>					
Bill Pmt -Check	11/10/2025	EFT 1849	DSL	ID# APP0065850 - P2W Rehab DSL - Easemen...	750.00
Bill Pmt -Check	11/12/2025	EFT 1850	PMA	PAY BY WIRE TRANSFER - PMA 46, WE 11/0...	501.11
Check	11/12/2025	EFT 1851	Lewis & Clark Bank ( Wire Fees )	PAY BY WIRE TRANSFER - PMA 46, WE 11/0...	20.00
Check	11/12/2025	EFT 1852	Clover Network, Inc	Merchant Equipment Fees - Nov 2025 MARINA ...	35.85
Check	11/13/2025	EFT 1853	Intuit (cc fees)	Intuit Customer Payment fee: US Army Corps	13.92
Bill Pmt -Check	11/13/2025	EFT 1854	OR PERS		10,666.93
Bill Pmt -Check	11/13/2025	EFT 1855	OR PERS		26,502.43
Check	11/14/2025	EFT 1856	Intuit (cc fees)	Intuit Customer Payment fee: US Army Corps	27.84
Bill Pmt -Check	11/18/2025	EFT 1857	PMA	PAY BY WIRE TRANSFER - PMA 47, WE 11/1...	291.33
Check	11/18/2025	EFT 1858	Lewis & Clark Bank ( Wire Fees )	PAY BY WIRE TRANSFER - PMA 47, WE 11/1...	20.00
Check	11/17/2025	85858	Tim Moyer	Refund for Hangar E-5	29.79
Total 102-02 - CCB Operating #1442					38,859.20
Total 102-00 - Cash					38,859.20
<b>TOTAL</b>					<b>38,859.20</b>

*James Campbell*  
*11-20-25*  
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# December 2025

SUNDAY	MONDAY	TUESDAY	WEDNESDAY	THURSDAY	FRIDAY	SATURDAY
Nov 30	Dec 1 6:00pm Astoria City Council Mtg	2 4:00pm POA Regular Session	3 6:00pm Gearhart City Council Mtg	4	5	6
7	8 6:00pm Seaside City Council Meeting	9 5:30pm Astoria Planning Commission 6:00pm CB City Council Mtg 6:00pm Warrenton City Council Mtg	10 5:00pm Clatsop Cnty Commission	11 10:00am Col-Pac EDD/NOEA & NWACT	12	13
14	15 6:00pm Astoria City Council Mtg	16 4:00pm POA Workshop Session	17	18	19 6:00pm Port Holiday Party	20
21	22 6:00pm Seaside City Council Mtg	23	24	25	26	27
28	29	30	31	Jan 1, 26	2	3

**Amendment 2  
To the  
USE AGREEMENT**

THIS AMENDMENT 2 is to the Use Agreement dated January 23, 2024 (“Agreement”), by and between Oregon State University for its Team Oregon Motorcycle Safety Program (“University”) and Port of Astoria (“Owner”).

WHEREAS, the current Agreement will expire on December 31, 2025, and the parties agree to extend the Term of the Agreement; and

WHEREAS, it is necessary for University to update the Schedule.

NOW, THEREFORE, effective January 1, 2026, the Agreement is hereby modified as follows:

1. Section 2, “TERM,” the Term is hereby extended through December 31, 2027.
2. Schedule 2 is deleted in its entirety and replaced with the attached Schedule 3.
3. Section 4, “USAGE FEE,” is amended to \$372.42 per each day of use (“Usage Fee”).

Except as amended hereby, all terms and conditions of the original Agreement and any amendments thereto remain in full force and effect.

**FOR UNIVERSITY:**

**FOR OWNER:**

\_\_\_\_\_  
Nicole Neuschwander                      Date  
Director, Leasing and Strategic  
Real Property Management

\_\_\_\_\_  
Port of Astoria Commission                      Date

\_\_\_\_\_  
Aria Minu Sepehr                      Date  
Director, Team Oregon Motorcycle Safety Program  
College of Health

### Schedule 3

March 21-22, 2026

April 11-12 2026

May 2-3, 2026

May 31-31, 2026

June 27-28, 2026

July 25-26, 2026

August 22-23, 2026

September 19-20, 2026

October 10-11, 2026

October 31-11/1, 2026