



**PORT OF GARIBALDI
MINUTES OF REGULAR MEETING
MARCH 8, 2023**

CALL TO ORDER

President Folkema called the regular meeting to order at 7:00 p.m.

Commissioners present: Val Folkema, Paul Daniels, Kelly Barnett, Jaime Perez (teams).

Staff present Michael Saindon, Jessi Coon.

Visitors: Mike Wenzinger, Nan Devlin, Ken Henson, Greg.

PUBLIC COMMENT

None.

APPROVAL OF MINUTES/FINANCIAL REPORTS

Motion by Daniels, second by Barnett to approve minutes of regular meeting February 8.
Motion Carried 3 – 0.

Motion by Barnett, second by Daniels to approve the February financials and payment of bills.
Motion carried 3 – 0.

CHANGES TO AGENDA

Saindon noted a Big Tuna lease update L-17 to old business and adding Fish Eye Trading LLC to Correspondence and Presentations.

Motion by Daniels, second by Barnett to approve changes to the March meeting agenda. Motion carried 3 – 0.

CORRESPONDENCE/PRESENTATIONS

ODOT was not able to make it for their presentation. Saindon noted picture included to show degradation of a wall between Barview and Garibaldi. Daniels asked about an estimated start date. Bid opening is late this fall and project will start next spring. Folkema updated the public on the history of the ODOT project, been working towards this for 5 years.

Folkema introduced Nan Devlin and Ken Henson for their presentation. Started planning the food trail in 2017. Have been working on what is needed for the food systems. Increased demand for infrastructure for seafood processing, commercial kitchens and training. Working with Business Oregon, Col Pac and Tillamook Creamery on funding and coordination. Henson noted been in the weeds with Devlin since the very beginning of the project. The ideal setup would be to have a space in Garibaldi for cold storage to keep boats fishing quickly. Would like to have space for a cannery, but there are challenges and requirements. Want to provide opportunities for people that might have great ideas or plans, but might not have the infrastructure to move forward with starting a business. Folkema noted that Wandas and Riverhouse also have gone through this long process to get to where they were. Folkema asked about the possibility of rendering of animals, Henson noted maybe eventually, but not at first. Barnett noted that the FDA will be easier to get through if a facility already has an LACF attached to it. Barnett noted that he has his LACF, Henson noted he also had his LACF and received it 12 years ago. Barnett noted he received his through OSU. Folkema asked if this had been introduced to PUD, since this will likely be a customer of PUD doing the cold storage. Devlin noted that because Port of Tillamook Bay is an official evacuation designation Department of Homeland Security is willing to partner in order to create a commercial kitchen space. Will need 3 employees to start. Discussion about community canneries after World War 2, over 1,200 available, but now down to 17. Saindon noted that they have spoken about potentials.

Wenzinger with Fish Eye Trading LLC noted that he has been working on this presentation for a week, knows that there will likely be questions. Shared his background with the commission fishing in Pacific City and Garibaldi. Trying to put together an organization that deals with the daily production of what the fishermen needs. The red building (L-02) would be perfect to be able to adapt to what they need since it was already a processing facility previously. Wenzinger noted the repairs that need to be done to the facility in order to make useful. Did receive a rendering from a local contractor of repairs, only wants to use local contractors. Would be pleased to make that building work. Noted discussions with Jesse Coon, Tillamook Bay Seafoods, and felt that it was positive. Folkema noted that would like to see a proforma, business plan and projected financials. Folkema noted that the port infrastructure discussions need to happen. Daniels asked about the species that Wenzinger is looking for.

Wenzinger noted some rockfish that are not accepted by local buyers, and have been told

that there is no salmon buyer in the port this summer. Folkema noted that the presentation notes only two buyers in the port, but there is four. It was noted that the commission wants businesses to be successful. Barnett noted that he appreciates the willingness to invest in infrastructure, asked Mike if the inspection of the red building has happened yet. Saindon noted that one had been lined up, but has not happened yet. Folkema asked Perez if there was anything he had for this conversation. He noted that Wenzinger should work closely with Mike so he knows what the port commission is expecting. Daniels referred to the presentation and asked him to give a one minute overview of his vision. Does not plan to be a true co-op, but a cooperative. Discussion about future plans and repairs of the report. Wenzinger noted his original vision of being portable and moveable.

TEP Workshop needs to happen. Port commissioners and TEP board of directors, just information in front of the commission.

OLD BUSINESS

SOUTH JETTY UPDATE.

Got a call from USACE, money in hand for the scrip buoy. Jetty project is in limbo. Folkema and Barnett both asked about timing as far as the waiting period on the jetty contract. Saindon noted he would call to find out where in the process the USACE is.

HAZARD MITIGATION UPDATE.

Nothing new.

ABANDONED/DERELICT VESSEL AND MOORAGE CONCERNS.

DEQ Solid waste permit is done, permit issued. F/V Expediter III is gone. F/V Good Intentions is on a trailer, getting asbestos testing done. F/V Hawk has been noticed. Owner/Operator has not responded.

GRANTS UPDATE.

Saindon noted RAISE has been submitted, that Coon did a lot of the heavy lifting.

TLT Bathroom remodel project is underway, roof was completely rotten. The previous roof remodel had issues with razor slits in the tar paper which allowed water to get under the tar paper and cause rotting in the roof. This created an additional \$35,000 of work on the TLT Restroom remodel. The roof design was tongue and groove and it was expensive. Supplemental grants are being sought from the county, the city and PUD. Verbal commitment was given from the City of Garibaldi.

Garibaldi is maintaining public restrooms at a cost of approximately 80-90,000 per year. Nan is doing a survey of public restrooms in the county to see what the maintenance costs of public restrooms. Folkema noted not a stretch to use TLT funds for restrooms.

TEP PROJECT UPDATE.

NEW BUSINESS

L-17 BIG TUNA MARINE PROJECT UPDATE.

Saindon noted that six months ago the commission had granted a six month extension since there were delays in the building process. The six months have expired and now bringing back to the commission. Folkema asked about Amirkahnian and resolving any issues between the business partners. Saindon noted let them have a six month extension and look at it again in six months. Folkema asked commission about their opinion on the extension. Saindon noted the hold up has been the concrete, they have the building and permits. Barnett noted that it's a stretch. If not significant progress then can evaluate. Perez asked if there is a real path forward for Big Tuna. Saindon noted that weather hasn't even been conducive for concrete. Perez asked about a comment made before about not being able to be done in 6 months. Saindon noted it can be done in six months, but the slab is the biggest hurdle. Perez also asked if the port is losing any revenue from the delay. Saindon noted no, the lease revenue is not lost, but staff is looking forward to getting the portion of the property back so that more revenue can be generated.

Motion Barnett, second by Daniels to extend the lease six months for the construction period. Motion carried 3 – 0.

L-21 GARIBALDI CULTURAL HERITAGE INITIATIVE LEASE OPTION.

Saindon noted that when this lease was written it was a one year lease with three (3) five year options. This would be the approval of the second five year option. GCHI looking forward to taking over insurance and power bills soon. Large shakeup in the financial area of the this establishment. Saindon noted that will be working closely with GCHI.

Motion Daniels, second by Perez to enact the second five year term of the L-21 lease. Motion carried 3 – 0.

LION'S CLUB LUMBERMANS PARK STORAGE.

Working with Patty, the current sitting president, to clear out the storage buildings. OCSR will be taking on some of the items and restoring for a historical display. Once cleared out the sheds in Lumbermen's Park will be a part of a Burn to Learn. Lion's Club has found a connex box and the port is helping to find a place to place so that they still have their storage. Saindon also noted that he spoke with Patty about the condition of the 36' and the funds raised for the Fishermen's Memorial. Will be meeting with Dan Haag regarding the trails and possibly getting engineering for the memorial so that the grant ask is almost shovel ready. Consensus to move forward working with the Lion's Club storage.

STAFF REPORTS

Coon noted working through the PIDP notice of funding. Hoping to have a review ready for the end of this month, but acknowledged that not good at that. Still working on the budget documents and a budget committee member. Will send out a doodle poll for the Capital Improvements

workshop. Saindon noted not wanting to burden everyone, but also needs to do the TEP workshop.

Sending out letters to Bornsteins about plans for the property.

Pacific Dream has been running through Tillamook Bay Seafoods for the season, but plans to move forward with their original business plan.

Fire district is moving forward, City of Bay City and City of Garibaldi will have joint resolutions to move forward with the fire district. The port will have a position on the steering committee.

Meeting to have a trails coalition.

Claudia and Laura are in Redmond at the Sportsmen's show, Visit Tillamook picked up the tab.

Saindon and Coon are meeting with American Albacore Fishing Association regarding cold storage. Cheaper to get product from Garibaldi to I-5.

Saindon noted correspondence from timber groups. Freshman county commissioners are taking a tour of timber lands and the ports to acquaint them with the critical nature of the ports and timber industries. Will be testifying on the HB on the loss of timber funds.

Saindon noted that the port cameras caught the port boat stolen from the port shop. Saindon noted that Klamath County Sheriff's office wasn't happy that pictures of the boat were shared with the old markings. The youths that saw it stayed with the boat until the sheriff's office was able to apprehend. Has been asked to be involved in the arraignment. Cameras have been catching a lot of crime. Jonsson has been working hard on pulling tape.

Went to SDAO.

COMMISSIONER CONCERNS

Perez – None.

Daniels – None.

Barnett – Slipholder came to complain about thefts on the Yanqui and people sleeping on the Tera Jean.

Barnett noted that he had a bad experience. The port dumpsters are under an overhang and there is a short stick to hold open the dumpster. Was almost injured badly.

Barnett noted the crab prices are bad.

Noted that he also wanted to know about Bornsteins' Commercial Ave property.

(Barnett brought up a concern about ODFW, but discussion was muffled and could not catch the spirit of the conversation).

Folkema – ODFW process meeting. Been great this month.

ADJOURNMENT

The meeting adjourned at 9:05 p.m.

Respectfully Submitted,



Valerie Folkema, President

ATTEST:



Kelly Barnett, Secretary/Treasurer