

**PORT OF GARIBALDI
MINUTES OF REGULAR MEETING
APRIL 8, 2026**

CALL TO ORDER

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

Commissioners present: Bob Browning, Amanda Cavitt, Dane Winchester, Kelly Barnett (7:03pm).

Staff Present: Michael Saindon, Curtis Jepson, Jessi Coon.

Visitors: Lacey Ogan

CHANGE TO THE AGENDA

None.

PUBLIC COMMENT

None.

CONSENT AGENDA

Items included: Approval of the March 11, 2026 Regular Commission Meeting Minutes, March 25, 2026 Special Session Minutes, and March Financial Report.

Motion by Cavitt, second by Winchester, to approve the consent agenda. Motion carried 3 - 0.

CORRESPONDENCE/PRESENTATIONS

None.

OLD BUSINESS

SOUTH JETTY.

Staff reported that the Coast Guard has agreed that if continued issues occur with barge transit, the channel may be temporarily shut down. Construction activities continue to progress, including roadway

work and rock placement.

GRANTS.

Staff reported that the Port is still awaiting notification regarding 2025 PIDP grant awards and is continuing work toward 2026 applications. No movement has occurred regarding Community Project Funding requests despite multiple follow-up attempts.

Additional updates included:

OPRD and EDA grant applications remain in progress.

Staff believes some federal funding announcements may be delayed until PIDP awards are finalized.

DREDGING.

Basin Dredging engineering drawings have been received and permit packages are expected to be submitted within the next one to two weeks.

Discussions continue regarding expanded dredging windows and updated cubic yard estimates.

CAPITAL PROJECTS.

7th Street Project

Engineering work continues on the project. Staff reported that the engineering phase remains underway.

NEW BUSINESS

COMMERCIAL KITCHEN AND COLD STORAGE FEASIBILITY REPORT.

Management reviewed the recently completed feasibility study originally initiated in partnership with Visit Tillamook Coast and the Port of Tillamook. The study explored concepts for commercial kitchen space, seafood processing opportunities, educational uses, and makers-market style facilities.

The Port of Tillamook is no longer actively participating in the project, though the completed feasibility report was provided to the Commission for informational purposes. Management noted that former Visit Tillamook Coast Director Nan Devlin has expressed willingness to assist with future grant management should the Port pursue related opportunities.

L-01 & L-24 NORTHWEST HARDWOODS LEASE.

Management reported that Northwest Hardware submitted a waiver request related to financing and collateralization. After legal review, concerns were identified regarding Port liability exposure and lease rights. The Port requested revisions to the waiver language, after which communications from Northwest Hardware ceased.

Management recommended scheduling a future executive session with legal counsel to discuss options moving forward and review potential liabilities associated with the lease, which currently extends through 2029.

TEP LEASE EXTENSION UPDATE.

Commissioners were reminded that the current lease extension expires in June 2026 and that recommendations regarding renewal or future action will need to be addressed soon.

PURCHASE ORDER 2025-26-099 BUCKY BOX CONEX FOR EVENT SITE.

Staff presented a purchase order for a new storage container to support the event site and new event tent infrastructure. The purchase is partially funded through a TLT grant. The container will provide additional organized storage for tables, chairs, and event materials and includes side-access doors for easier loading and unloading.

Motion by Barnett, second by Cavitt, to approve Purchase Order No. 2025-26-099. Motion carried 3 - 0.

PURCHASE ORDER 2025-26-100 JFELL PRODUCTIONS, GARIBALDI DAYS ENTERTAINMENT.

Saindon reported that the Port will oversee entertainment, vendors and activities occurring on Port property during Garibaldi Days. Costs are expected to be reimbursed through partnerships with the City and GBA.

Motion by Cavitt, second by Dane, to approve Garibaldi Days entertainment expenditures and agreements. Motion carried 3 – 0.

STAFF REPORTS

Maintenance updates included:

Groundwork at the event site has begun and is expected to be completed by the end of the week. RV Park improvements are substantially complete. Floating heads are being prepared for placement. Striping and roadway maintenance activities have started. Staff continues coordinating dust mitigation and roadway cleanup efforts associated with nearby construction activity.

Coon Administration reported ongoing evaluation of banking services due to ongoing communication issues with Umpqua/Columbia Pacific Bank. Oregon Coast Bank has presented alternative banking options with stronger customer service and improved interest-bearing public entity accounts.

Coon also provided an update on the Port Passport Program, noting that printed materials and business outreach efforts are expected to begin soon.

Saindon reported on participation in a regional North Coast meeting involving mayors, city managers, and special district leaders regarding the Governor's Prosperity Roadmap initiative.

Topics discussed included:

Permitting and regulatory delays

Coordination challenges between agencies
Housing and industrial land constraints
Rising energy and utility costs
Environmental regulations and litigation concerns
Maritime transportation infrastructure and dredging challenges

Management also introduced preliminary work on the Port of Garibaldi Strategic Vision Plan 2026 Update. Planned updates will include:

Post-COVID operational considerations
Resilience and risk planning
Tiered capital improvement prioritization
Grant readiness improvements

Additional updates included:

Upcoming Oregon State Marine Board visit
Progress toward Army Corps funding requests related to the Step Channel
Anticipated federal channel dredging bid process
Discussion of potential debris and sediment mitigation concepts near the Miami River area

COMMISSIONER UPDATES

Winchester: OTC Planning underway.

Cavitt: Testing out paint colors on the Bistro. Planning a push for hiring.

Barnett: Going fishing. Confused on who to report crimes to. TCSO has not been responsive. Saindon noted that OSP could not take the theft case on. Browning suggested to contact the next person in the chain of command since there has been no response. Saindon noted would try to contact someone at TCSO.

Browning: Going fishing.

Discussion regarding the El Nino weather patterns anticipated in the coming months.

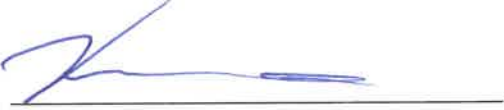
ADJOURNMENT

The meeting adjourned at 7:28 p.m.

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read 'Bob Browning', is written over a horizontal line.

Bob Browning, Vice-President

A handwritten signature in blue ink, appearing to read 'Kelly Barnett', is written over a horizontal line.

Kelly Barnett, Secretary/Treasurer

