

The Conversation

Marine trades association is alive and well

The Port Townsend Marine Trades Association (PTMTA) represents close to 80% of the businesses headquartered on Port property and speaks for the third-largest employment sector in Jefferson County.

“It started because there needed to be more open communication between the Port and the marine trades,” says Les Schnick, a boat designer and current PTMTA president.

Now in its third year, the PTMTA (a registered nonprofit) provides valuable lobbying, PR and education services for its 75 business members.

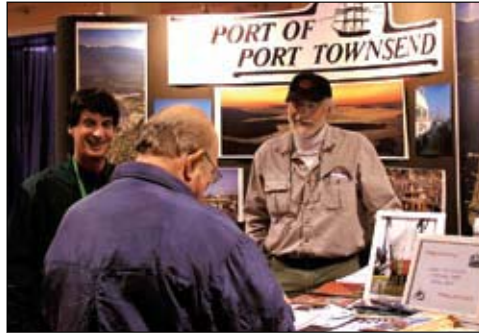
The mission is “to provide a collective voice” for those who make their living in the marine trades within Jefferson County as well as “to promote the political and economic well-being of the community.”

Although the association has a stated goal of negotiating with local, state and national agencies for policies and services that benefit its members, to date it has focused on improving relations with the Port of Port Townsend.

Schnick and PTMTA board member Ric Brenden meet with Port Executive Director Larry Crockett once a month, and attend Port Commission workshops and meetings. Schnick and David King represent the PTMTA on the advisory committee for the Port’s ongoing strategic planning process. Gordon Neilson recently worked with Port staff to review the state Department of Ecology’s proposed restrictions on boatyard activities and craft an informed response.

The upshot? “They [Port leadership] know we exist,” says Schnick, adding that the PTMTA considers its relationship with the Port to have changed from adversarial to one of “working partnership.”

“I feel we have respect for each other’s position and responsibili-



The PTMTA shares space and helps answer questions in the Port’s booth at the Seattle Boat Show this January. Pictured are Port employee John Green (left) and PTMTA President Les Schnick.

ties, and that we have learned we need to work together for the best outcome on many issues,” Schnick elaborates. “We really are in this together and it’s really important we both succeed.”

To promote its members’ businesses, the PTMTA has created a website with a service directory, advertises in boating magazines, and participates in trade shows—often sharing space in the Port’s booth and helping to answer questions about Jefferson County’s marine trades.

Board member and sailmaker Megan Hudson has a ready answer as to why she is involved with the PTMTA: “It’s doing my part, rather than just taking care of myself. It’s doing something for the marine trades community that is beneficial for everyone.”

PTMTA at a glance

Number of business members: About 75 (from big employers like Townsend Bay Marine to sole proprietorships)

Board members: Les Schnick (president), Leif Erickson (VP), Gwendolyn Tracy (secretary), Jim Blaiklock (treasurer), Ric Brenden, Jay Brevik, Megan Hudson, Leah Kefgen & Kay Robinson

Dues: \$100/year for voting members (whose primary business must be the building, repairing, maintaining and surveying of boats within Jefferson County) and \$50/year for non-voting “affiliates” (who contribute goods and/or services to the marine industry, including boatyard eateries and maritime nonprofits)

Website with member directory: www.ptmta.org

What’s New in 2009

- Newly installed officers of the Port Commission for 2009 are Herb Beck, president; John Collins, vice president; and Dave Thompson, secretary.

The new Commission President shares his thoughts on page 2.

- An updated Marine Trades Guide is now available in print and on our website.

Each year the Port produces this handy pocket guide and Internet directory—which indexes marine trades businesses in Jefferson County, not just Port tenants—as one of our county-wide economic development activities.

Register for Port’s Small Works Roster



We’re now accepting applications for our 2009 Small Works Roster.

Contractors, Architects, Engineers and Consultants must be properly licensed or registered to work in the State of Washington in order to be eligible for hire. You may download an application on our website or contact Sue Nelson at (360) 385-0656.

Look for the Spring Issue in *The Leader*

In an effort to communicate with all residents of Jefferson County, the next issue of *The Conversation* will be inserted in *The Leader* newspaper at the end of May.

If you are not a regular *Leader* reader, you can always find the newsletter on our website, or contact us and we will mail you a hard copy of this special spring issue.

From the Commission

The Port of Port Townsend has a number of substantial projects to complete in 2009: designing the replacement of A/B Dock at Boat Haven, finishing work at the Point Hudson Marina, and moving forward with existing projects at the Airport.

We are also initiating two new projects in the New Year intended to stimulate the local economy: seeking to rezone land adjacent the Airport and applying for a conditional use permit at the Herb Beck Marina in Quilcene.

Let me explain why these two projects have been approved by the Port Commission. The Port owns 34 acres south of Jefferson County International Airport that we would like to see rezoned for light industry. This land is currently zoned "residential" by the County. What type of light industry might be located there will be determined by a public process, but my fellow Commissioners and I support the concepts of a "green" manufacturing center, marine trades activity, food processing, food cold storage, or a specialized education center.

We are also seeking a conditional use permit at the Herb Beck Marina in Quilcene. The property around the marina is currently zoned "residential" and the Port has applied for permission to allow certain "recreational" uses. We would like to allow overnight parking of RVs, camping, and other valued recreational activities, which would stimulate economic activity in the Quilcene/South County area.

We are proud of the infrastructure the Port installed in 2008 at our Quilcene facility. It has opened doors for the businesses there, and is an example of the type of stimulus project I would like to see more of.

Behind all of these projects stands the mission and intent of the Port of Port Townsend: "to encourage job creation, private investment, [and] local economic stability and diversity." I can't think of any better goals for my tenure as President of the Port Commission in 2009.

—Herb Beck, President



Restoration Spotlight: Making a restaurant for "T's"

From bedrooms to shower stalls and now to fine dining, the 75-year-old Nurses' Quarters building on the southeast tip of the Port's Point Hudson property has been given new life with a 25-year lease to the established T's Restaurant (www.ts-restaurant.com).

"We had been looking for another location for a few years," says Nancy Tocatlian, who along with her husband Gary has owned T's since 2004. "Someplace that was easier to find, with a little more exposure—and especially with a water view."

By this summer, T's diners should be enjoying expansive views of the Sound and Point Hudson Marina from a 3,000-s.f. building that has sat unused for the past five years, its future in doubt.

Port leadership has long thought that the dilapidated Nurses' Quarters—formerly the shower building for the resort and marina and originally living quarters for the nurses at the quarantine station—would make a good restaurant, but as Deputy Director Jim Pivarnik puts it, "we made it clear we were not in the restaurant business." The tenant would be responsible for installing a commercial kitchen and all interior improvements.

With that understanding, the Tocatlians

started talking with the Port about relocating from their current Washington Street venue two years ago. "It's been a very slow and steady process, but one that's going to pay off for everybody in the long run," says Nancy.


The Port has invested \$175,000 into the building remodel, which has included gutting

the interior, asbestos abatement, fixing the roof, and insulating the floors to seal out the creosote smell from the old foundation. New double-paned windows were custom-built to the original specifications, as was a railing above the portico that had been removed in the 1940s. The building will be wheelchair-

accessible, with a ramp to the front door and ADA-compliant bathrooms.

The Tocatlians are changing the restaurant's décor from "Tuscan" to "beach cottage," and adding a deck for outdoor seating as well as a private dining room and an expanded bar and cocktail lounge—all with water views, of course.

Our current customers are very excited about the move," Nancy says. "It's real exciting for everyone. I can't just wait to be down there."

 An expanded article & photos are posted online at www.portofpt.com/newsletter.htm.



T's Restaurant will soon be moving into the Nurses' Quarters at Point Hudson. The Port has invested \$175,000 into a historically sensitive remodel.

2009 budget summary



A \$6,276,560 balanced budget for the Port of Port Townsend was adopted on Nov. 25 following two public hearings on Nov. 12 and three budget workshops beginning in August.

The Port has taken a conservative approach to forecasting revenues for 2009, especially in areas most subject to economic and other fluctuations, including guest moorage, boatyard and shipyard activity, and fuel sales.

Commissioners voted to take no increase in

the property tax levy (other than the amount resulting from new construction), for a total levy request of \$839,300, representing 13% of revenues. This is the eighth straight year that the Port's levy rate has declined.

Operating expenses are budgeted to decrease by \$45,000 (1.3%) in 2009, largely due to the deletion of two permanent staff positions.

The complete budget can be found in the Documents Library at www.portofpt.com.



CITIZENS OF THE YEAR: Congratulations to **Jerry and Peggy Thuotte**, co-founders. The Thuottes were recently named the 2008 Citizens of the Year by the Port Townsend Chamber of Commerce. The Thuottes are active in local aviation in the Pacific Northwest. The Port was proud to be a partner in the ma

Business Double Spotlight: JCIA's two aircraft mechanics

Jefferson County International Airport (JCIA) is fortunate to house two aircraft mechanics. Both BJ Hallinan and Tom Wacker have their A&P (aircraft & powerplant) Licenses and are authorized to perform the annual aircraft inspections required by the FAA. Both worked as aircraft mechanics in the armed services—BJ in the Marine Corps and Tom in the Air Force. Both of their businesses offer aircraft maintenance/repair, flight training and aircraft rentals. And they're de facto ambassadors for the Airport, as the first stop for many pilots upon arrival is PT Aircraft Services or Tailspin Tommy's.

Although they're direct competitors, both owners say they have plenty of business to go around despite the national recession, and point to jobs that "fly in" from outside the county as the reason.

Port Townsend Aircraft Services

Owners: BJ & Jodi Hallinan

Year Founded: 2006

Employees: Their four children help out, and they're on the cusp of hiring a mechanic to assist BJ

Unique Services: Pilots' retail store (snacks, Tylenol, charts); travelers' lounge with TV and Wi-Fi; courtesy car

Contact: www.flyporttownsend.com, (360) 385-7770



Tailspin Tommy's

Owner: Tom Wacker

Year Founded: 1984

Employees: Gerry Webb (full-time) and Richard Taracka (part-time), both mechanics in training for their A&P Licenses

Unique Services: Operator of the Airport's fuel pumps; shop has lathe and mill for machining parts

Contact: (360) 385-6394



The Hallinans relocated from Illinois three years ago, seeking the ideal climate and a friendly place to launch a family-owned and -operated business. They built a new building at JCIA and opened Port Townsend Aircraft Services in the fall of 2006, quickly integrating into church, schools and the Airport.

"I grew up in a small town," says BJ. "Airport communities reflect those small-town values. When there's a problem, everybody helps out." The Hallinans learned this firsthand when an accidental fire damaged their facility last spring. Their good reputation prevailed, clients sent referrals their way, and the business has emerged stronger than before.

BJ (the mechanic, with 25 years of experience) serves as the County's emergency coordinator for the Airport, which he points out would be a vital transportation node in the event of a tsunami or other disaster. Jodi (the office manager, with a background in accounting) is treasurer of the Jeff. Co. Pilots Association.



PT Aircraft Services' hangar was rebuilt and refurbished after an accidental fire in May 2008.

After retiring from 21 years in the Air Force, Tom and his family traveled to the Olympic Peninsula in 1983 looking for airports where he could get work as an aircraft mechanic. They almost passed by JCIA because it looked so small, but fortuitously his two young sons wanted to stop.

Tom was hired by Ludlow Aviation and the following year took over the lease on the hangar where Tailspin Tommy's has resided for the past 25 years. Tom and his family lived in a mobile home at the Airport from 1983-90 to provide a security presence. In those early years, JCIA had a grass landing strip and no navigation lights, he recalls.

Tom, a former instructor in the military, has trained many budding mechanics over the years, and he cites keeping his overhead low as key to his business success. "I'm not even in the phone book—that's overhead!" he says. "Word of mouth is the best phone book there is."



"Tailspin Tommy" lends a hand to mechanics-in-training Richard Taracka (left) and Gerry Webb.

Port Shorts

JEFFERSON COUNTY INTERNATIONAL AIRPORT:

Twenty-five of 65 planned new airplane hangars have been completed and are available for purchase. For sales information, contact the Port.



PORT TOWNSEND SHIPYARD:

Key Electric, a longstanding Shipyard business located at the Sims Way/Haines Place intersection, has been purchased and merged with Solar Motive, an alternative and renewable energy parts retailer.

The expanded business will offer electrical and thermal products for both marine and terrestrial applications. Owner Kirk Doray has operated in Glen Cove since 2002 and lives with his family in an off-grid home in Port Townsend. Doray signed a one-year lease with four one-year renewal options.

- Port staff attended a Jan. 28 public hearing on the state Department of Ecology's proposed restrictions on permitted stormwater discharge, which could severely limit boatyard activities. The Port has worked with the Port Townsend Marine Trades Association and the Northwest Marine Trade Association to comment on the draft boatyard permit modifications, which could be implemented later this year.

POINT HUDSON MARINA & RESORT:

The Port is considering installing wireless Internet and Point Hudson would likely be the first to receive the service. An access code would be available to tenants and paying guests.

BOAT HAVEN: Two options for the A/B Dock redesign were presented at the Feb. 11 Commission Meeting. (Drawings are on the Port's website.) Commissioners may make their decision on the preferred design as early as the Feb. 25 meeting.



STRATEGIC PLAN: The Community Advisory Committee is meeting monthly and working with the planning team on the draft Strategic Plan, which should be available for public review in late spring.

rs of the new **Port Townsend Aero Museum** at Jefferson County International Airport!
nsend Chamber of Commerce for their efforts to construct a facility dedicated to histor-
aking of this museum, which, it was noted, "will attract thousands to Jefferson County."



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Continue *The Conversation!*

Go online to find a PDF version of this newsletter to link to your website or e-mail to friends. You can also read the expanded article from page 2, browse the 2009 budget, preview Port Commission meeting agendas, review past meeting minutes, and, of course, "Contact Us." It's all at:



www.portofpt.com

Going, going...



Photos by Steve Mullensky, QualityOfLightPhotos.com

Stewardship Update: **It's gone!**

One of the last visible reminders of Port Townsend's railroad history disappeared in late 2008, with the removal of the nearly century-old railroad transfer span west of the Port's Boat Haven breakwater (pictured here in 2007). No trace of the structure remains today.

The Port was a pass-through agency for funding provided by the state Department of Natural Resources (DNR) to demolish the structure. The Port, the City of Port Townsend and DNR have worked cooperatively under the Governor's Puget Sound Initiative to remove creosote-treated piles and derelict structures along the city's waterfront to improve water quality for marine life.

Research by Patrick J. Sullivan of *The Leader* indicates that the first transfer span (also known as the railroad Y), used to transfer railroad cars from barges to land, was built by the the Chicago, Milwaukee & St. Paul Railroad in 1915. When Crown Zellerbach opened its paper mill here in 1928, boxcars loaded with pulp and paper products were regular transfer span customers.

The Seattle & North Coast Railroad leased the line in 1980 and improved the transfer span and trestle. But when the Olympic Peninsula's timber economy failed, the railroad went bankrupt. The last train from Port Angeles to Port Townsend was in 1984.

Port Calendar

Regularly scheduled Port Commission meetings are the **second Wednesday of each month at 1 p.m.** (preceded by a 9:30 a.m. public workshop) and the **fourth Wednesday of each month at 6:30 p.m.**

Location: the Commission Chambers, Port Administration Building, 375 Hudson Street, Point Hudson, Port Townsend.



Contact a Commissioner



● John Collins, District 1—(360) 643-1410, jcollins@portofpt.com

● Dave Thompson, District 2—(360) 643-2050, info@portofpt.com



● Herb Beck, District 3—(360) 765-3728, herbbeck@embarqmail.com

The Conversation is the quarterly newsletter of the Port of Port Townsend, a county-wide municipal corporation, whose mission is "to responsibly develop property and facilities that encourage job creation, private investment, local economic stability and diversity, and to better the quality of life for the citizens throughout Jefferson County."

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