

PORT COMMISSION SPECIAL BUSINESS MEETING – Wednesday, December 18, 2024

The Port of Port Townsend Commission met for a special business session at the Point Hudson Pavilion Building, 355 Hudson Street, Port Townsend, and also online via Zoom.

Present: Commissioners Hanke, Petranek and Hasse
Executive Director Eron Berg
Deputy Director Eric Toews
Director of Finance and Administration Connie Anderson
Harbormaster Kristian Ferrero
Director of Capital Projects and Port Engineer Matt Klontz
Lease and Contracts Administrator Sue Nelson
Port Recorder Joanna Sanders
Via Zoom: Attorney Seth Woolsen

I. CALL TO ORDER & PLEDGE OF ALLEGIANCE (Rec. 00:00:05)

Commissioner Hanke called the meeting to order at 1:00 p.m.

II. APPROVAL OF AGENDA (Rec. 00:00:32)

There was one requested change to remove from the Consent Agenda and Add under Regular Business Item C Authorization of the Approval of the 2025 Updated Legislative Agenda/Priorities.

III. PUBLIC COMMENTS – GENERAL (Rec. 00:01:09)

There were none.

IV. SPECIAL PRESENTATION: Pacific Marine Expo Drawing for 75-Ton and 300-Ton Lifts (Rec. 00:01:28)

The following were the winners of the drawings: I.K. Icaro with *Stealin Time* for a 75-ton round trip lift and Doug Wells with *Muskrat* for a 300-ton round-trip lift.

V. CONSENT AGENDA (Rec. 00:03:40)

A. Approval of Regular Business Meeting Minutes of November 26, 2024 and Special Meeting Minutes of November 21, December 10-13, and December 20, 2024.

B. Approval & Ratification of Warrants

Warrant #069475 through #069487 in the amount of \$23,160.09

Warrant #069488 through #069490 and #069492 through #069494 and electronic payments in the total amount of \$263,156.24

Warrant #069491 in the amount of \$156.32

in the amount of

Warrant #069495 through #069525 in the total amount of \$757,582.58

Warrant #069526 through #069576 in the amount of \$123,988.67

Electronic Debit in the amount of \$252,364.41

C. Authorization of Approval of 2025 Updated Legislative Agenda/Priorities

D. Resolution authorizing EDA Grant for West Boat Yard Expansion

Unanimous approval of the Consent Agenda with the removal of Item C to Regular Business of Authorization of Approval of 2025 Updated Legislative Agenda/Priorities.

VI. REGULAR BUSINESS (Rec. 00:04:08)

A. October 2024 Year-to-Date Financial Report (Rec: 00:04:10)

Director of Finance and Administration Connie Anderson gave the staff report on the financials as detailed in the cover memorandum. Staff fielded questions about cash balances, capital project expenses, marketing, community relations, and contract services.

B. Harbormaster Report (Rec: 00:36:25)

Harbormaster Kristian Ferrero briefed the Commission on the haulout activity in the 75 and 300-ton lifts as written. There was discussion of year-to-date comparison of activity.

C. M/V Elmore – Options for Commission Consideration (Rec: 00:54:00)

Deputy Director Eric Toews reviewed the detailed memorandum with background for discussion by the Commission on options to restore the vessel, proceed with salvage, demolition, and/or dispose of the vessel.

Commissioner Petranek noted that she is in discussion with the Port of Everett on adding the vessel to the National Historic register and then after a marine survey and prospectus marketing the vessel to return it to a seaworthy condition. There was some support for a soft marketing to Astoria's maritime museum and/or the Port of Everett and then collaborating on the expenses. Additional suggestions were to brainstorm ideas with Jake Beatty and expand advertising through the Seattle Business Journal and Western Mariner. Eric Toews agreed to follow up with the Derelict Vessel Program on salvage options.

Unanimous approval of a motion to direct staff to begin the process of selling the *Elmore*.

D. Authorization of Approval of 2025 Updated Legislative Agenda/Priorities (Rec: 01:27:07)

Executive Director Eron Berg gave a briefing of the additions to the legislative priorities for the SR19/20 Corridor Plan and electrification program to achieve an understanding and confirm the Commission's position.

There was discussion about concerns and comments in favor and against the fully electric 75-ton variable width lift and a discussion of the specific improvements for safety and mobility identified in the WSDOT SR19/20 Corridor Plan

A motion carried to adopt the addition of the Electric 75-ton Marine Travelift to the 2025 State Legislative Agenda as proposed by staff with Commissioner Petranek opposed.

Unanimous approval of a motion to advocate for the addition of a roundabout at Mill Road and SR20 as part of the 2025 State Legislative Agenda.

E. 2025 Retreat Dates (Rec: 02:13:52)

There was discussion of the March 20/21 retreat date with support for pursuing both days at the Aero Museum or one or both days at the Port Townsend Yacht Club.

VII. STAFF COMMENTS (Rec. 02:17:16)

Deputy Director Eric Toews: he and Sue will be bringing more leases to the January meetings.

Lease and Contracts Administrator Sue Nelson reported the Short Farm leases have been executed, and GSA and Customs are vacating their leased space as of December 31. Fish and Wildlife was interested in expanding into that vacant space but does not have the budget. The tenant needs to meet the water -dependent use through the Shoreline Master Program. Seven or so expiring leases and amendments are coming forward in January.

VIII. COMMISSIONER COMMENTS (Rec. 02:20:03)

Commissioner Petranek commented on the value of attending the WPPA annual meeting in Bellevue for the general networking such as other districts hosting Rick Dumm and Frank on energy policies and electrification as well as WPPA quality session topics.

Commissioner Hasse concurred on the value of attending the WPPA annual meeting in Bellevue. She spoke about being inspired by the presenters/information shared such as on regional air mobility and concern over new tariffs and front office safety protocols. She has heard positive comments from the Shipwrights Coop about traffic slowing measures in front of Sunrise and Blue Moose.

IX. NEXT PUBLIC WORKSHOP & REGULAR BUSINESS MEETING (Rec. 02:25:33)

Friday, December 20, 2024 Employee Recognition Luncheon at Pavilion Building beginning at noon.

Wednesday, January 8, 2025 at Pavilion Building and via Zoom with 9:30 a.m. Workshop and Regular Business Meeting at 1:00 p.m.

X. EXECUTIVE SESSION – None

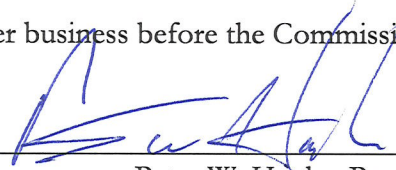
XI. ADJOURNMENT (Rec. 02:26:30)

At 3:27 p.m., the meeting adjourned there being no further business before the Commission.

ATTEST:



Pamela A. Petranek, Secretary



Peter W. Hanke, President



Carol L. Hasse, Vice President