



PORT OF NEHALEM

P. O. Box 476
Nehalem, OR 97131-0476

PORT OF NEHALEM BOARD MEETING April 26th, 2017

CALL TO ORDER:

Chairman Lindy Scovell called the meeting to order at 7:30 p.m.

Roll Call – Commissioners present: Terry Fullan, Rick Dart, Loren Remy & Steve Huber.

Pledge of Allegiance.

Public Present: Jack & Sheila Weichal, Jack Thayer, Joe Hayes, Mark Tellhed, Dave Duvalt, Kelly Awe, Darrell Winegar, Dan Tooze, Logan Steinbach, Russ & Donna Morrow. Secretary: Karrie Purdom.

Guest Speaker: Alix Lee with the Lower Nehalem Watershed Council reported to the board the success of the recent estuary cleanup and thanked the Port for their donation and assistance. Alix also presented the board with a donation request of \$10,000.00 over a 5 year period to implement a riparian enhancement project on 6 acres of agricultural land along 7000 feet of the Nehalem River. Alix took questions from both the board and community members. She provided the Commissioners with a complete description of the work, goals, and expected costs. There were no decisions made at this time.

Guest Mike Cohen from EDC was unable to attend this evening.

1. **ADMINISTRATION**

A. Minutes of March 22nd, 2017 Board Meeting – Approved 5-0

B. Financial Statement for March 2017 – Approved 5-0

C. Bills for March 2017 – Approved 5-0

D. Channel Crew:

1. **Gregory:**

2. **River:** Joe Hayes reported that all buoys were power washed and they were getting ready to put marker buoys out.

2. OLD BUSINESS

A. Commissioner Loren Remy addressed the USGS letter from Krista Jones covering the costs and its timeline. He noted it's going to be covered in 3 areas. Location, rates of sedimentation, and the bay. Loren continued to explain what would be done and how. He stated they're looking for a \$40,000.00 contribution for the upcoming FY's 2017/2018 & 2018/2019 and would increase funding after that. The project is estimated to be 3-4 years. They'll be looking for funding from the State & Federal Government as well. Loren explained the Botts Marsh is a big consideration for the study, noting that it's going to lose its ability to flush itself with the sedimentation at the rate is in now. There was extensive discussion on the matter. Community members posed several questions and Loren answered to the best of his knowledge at this time. Joe Hayes questioned why the funding is being asked of the Port noting that the Nehalem River crosses into other counties. Commissioner Rick Dart replied that the board has not voted on participating in this project yet. Rick continued that he'd propose to hold at least two public hearings to gain community feedback before agreeing to any participation. In conclusion Loren agreed to make arrangements with Karrie to get a date for the first public hearing. Loren asked if any other commissioner had any comments. Commissioner Steve Huber stated that this idea would be a complete waste if we don't have a dredge permit by the end of it.

3. NEW BUSINESS

A. Commissioner Terry Fullan brought to the attention of the board that there have been many years since there was any rental increase on the Ports rental apartment. He continued that there are several maintenance issues coming up that include broken seals on windows, as well as kitchen appliances needing to be replaced. Terry feels it's time to increase the rent at least \$75.00. After further discussion among the board members, a unanimous vote 5-0, was made in favor of raising the rent amount to \$750.00 to bring it up to fair market value, beginning in August 2017 after a 90 day notice required by the state. It was agreed that it would be revisited on an annual basis.

- 4. MAIL OF INTEREST:** The board received a letter from Wheeler City Manager Geoff Wullschlager requesting financial assistance for the upcoming FY 2017/2018. The focus was on maintenance and upkeep on the Wheeler City dock, noting specifically the replacement of the rubber rail along the dock, as well as support for log removal from winter debris. Financial costs were not in this request. Commissioner Lindy Scovell shared he had a chance to go inspect the rubber rail and felt it was still at 80%, and in fact looks fine. There is however, on each end, a section that is gone. Lindy also shared his concern is that the docks are made of wood and the decking has about 1-3 years left before it will need

replacing. Lindy also shared his thoughts as to the City of Nehalem having 2 docks that have had their issues with maintenance, yet have never come to the Port for money to maintain or repair, questioning why the city of Wheeler feels that because its water related the Port should be requested to for funding. Noting at what point do they maintain their own dock at their own budgeted expense. Lindy continued that he doesn't feel the remaining \$23,350.00 originally reserved by the Port for the possible purchase of Botts Marsh, should become the City of Wheelers slush fund. It was decided to have the budget committee look at either keeping or removing the Wheeler line item from the upcoming budget. Since there was not a dollar amount requested at this time, there was no need to make a decision at this time.

5. **PUBLIC COMMENTS:** Kelly Awe from the Tillamook County Marine Deputy attended tonight's meeting regarding the topic of 5 mph vs. No Wake buoys. Commissioner Rick Dart briefly explained the conversations that have taken place and ultimately would like to place "No Wake" buoys from the tip of the island to the bridge. Kelly mentioned it is something the Port would need to address with the Marine Board. He also noted if it were possible to keep that area no wake, it would be very helpful to law enforcement. Dan Tooze commented the best way to make this happen is to make the 200 yds of the developed area of private docks a safety corridor, but in his opinion the Marine Board is not likely to change its rules.
6. **COMMISSIONER COMMENTS:** None
7. **ADJOURN REGULAR SESSION:** 9:50 pm

Attest _____
Approved _____

