

Chairman
James Burton
Commissioners
Greg LoForte
Max Wiese
Robert Beedle
Kenneth Jones
Harbormaster
Tony Schinella
Admin Assistant
Brandy Griffith

**HARBOR COMMISSION REGULAR MEETING
JAN 14, 2015 @ 7:00 PM
CITY HALL CONFERENCE ROOM**

AGENDA

CALL TO ORDER

ROLL CALL

James Burton, Greg LoForte, Max Wiese, Robert Beedle and Ken Jones

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- 2. APPROVAL OF MINUTES**
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- 3. COMMUNICATIONS BY VISITORS**
 - A. None
- 4. HARBORMASTERS REPORT.....Page 5**
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 - A. Master Plan Discussion
- 7. AUDIENCE PARTICIPATION**
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- 9. COMMISSION COMMENTS**
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MINUTES
HARBOR COMMISSION REGULAR MEETING
WEDNESDAY, DECEMBER 10, 2014 @ 7:00 PM
CITY HALL CONFERENCE ROOM

Call to order: This meeting was called to order by James Burton at 7:00 pm.

Roll Call: In Attendance: Greg Loforte, Robert Beedle, James Burton, Ken Jones, Max Wiese

Approval of Regular Agenda: M/Jones, 2nd/Beedle, V/ Unanimous

Approval of Minutes: Wrong minutes in packet, will approve next regular meeting.

Communications by Visitors:

Jerry and Vicki Blackler to address a possible shipyard building. General discussion on Blackler's ideas for a shipyard building and the needs of the fleet. Blackler proposed possibly leasing a section of the shipyard and building a shipping container and fabric building that would be 60 by 120. His initial concept is to have the building open on both ends so that boats could be moved from either direction. This discussion was to gauge the reaction of the harbor commission to the idea and to see if there was support for moving forward. General consensus of the harbor commission was support of the idea and they encouraged Blackler to continue the design.

Harbormaster's Report:

The report was read aloud. (Printed copy available in Agenda packet.) Additional information: The vessel Cathy G donated a new fish cleaning station and it has been installed in the North Harbor and will have water service added to it in the spring. The Ocean Dock sustained more damage from a Samson barge, and the adjuster will be adding the damage to the old claim to expedite the process.

New Business:

- A. Resolution 12-14-01 Prohibit additional houseboats from permanent moorage:
Beedle moved to adopt Resolution 12-14-01, Wiese seconded the motion, after discussion Jones moved to refer the resolution back to staff, Wiese seconded the motion and the vote was unanimous.
- B. Resolution 12-14-02 A resolution of the harbor commission of the City of Cordova, Alaska thanking the Native Village of Eyak for partnering with the Cordova port and harbor to fund the rehabilitation of three street lights at the end of Nicholoff way. Jones moved to adopt to resolution as written, Loforte seconded, and the motion passed unanimously.
- C. Budget & Power Point Purchases for next year- Paperwork handed out for commission to look at.

Old Business:

- A. Harbor and port master plan discussion if time permits. Burton brought up the need for an additional crane now that more processors are utilizing the dock cranes. Beedle agreed and believes we need to be updating the infrastructure and we should look into the card swipe machines for the cranes.

- B. Dumpsters: The dumpsters are being locked from 4:30 pm – 8:30 am. Loforte wanted to know the amount of savings that the Harbor had seen from this practice, but since the billing cycle had not been completed an estimate was not available.

Audience Participation: None

Commission Comments:

Ken Jones: Happy to see a possible shipyard building, and would like to see another crane as well.

Robert Beedle: Likes the idea of a privatized shipyard building and hopes for a crane.

Max Wiese: Likes the proposed shipyard building and thinks it would bring in more trade people to Cordova. The locked dumpsters are not an inconvenience to him.

Loforte: Great meeting. Would like to continue the idea of a Shoreside fuel station within the harbor, and wants to check up on the Forest Service dock lease.

James Burton: Nice to have everyone here. We should have a workshop before the end of the month with Blackler to see his plans.

Adjournment: M/Beedle, 2nd/ Jones, Unanimous to adjourn at 9:12 pm

**DECEMBER 19, 2014 @ 12:00 PM
CITY HALL CONFERENCE ROOM**

Call to order: This meeting was called to order by James Burton at 12 pm.

Roll Call: In Attendance: Greg Loforte (PH), Robert Beedle, James Burton, Max Wiese

Approval of Agenda: M/Beedle, 2nd/, V/ Unanimous

Communications by Visitors:

Jerry Blackler presented drawings and discussed possible means of construction of a new shipyard building. There was a discussion on potential placement of the building within the shipyard foot print. Suggestions were made to Jerry about checking into building codes and design concepts. General discussion of possibilities.

Harbormaster's Report: None

New Business:

- A. Resolution 12-14-03 A resolution of the harbor commission of the City of Cordova, Alaska stating support for Jerry Blackler in the development of a plan for a maintenance building within the vessel haul out facility. Beedle moved to accept the resolution as written. Wiese seconded the motion. Unanimous vote to accept the resolution.

Old Business:

- A. Vessel Haul out Facility Maintenance Building discussion

Audience Participation: None

Commission Comments:

Robert Beedle: Wished Jerry the best of luck on his building plans.
Loforte: Would like to look into filling across the street from the shipyard.
James Burton: Thank you to Jerry and Vicki for their presentation.

Adjournment: Adjourned at 1:00 pm

Harbormaster's Report

To: Harbor Commission

From: Harbor Department

Re: Recent Activities and Updates

- Alpine Diesel removed 15,000gal loaner tank
- New tank has been ordered
- Ordered new manlift from ReechCraft
- Ordered new tires for Travelift
- Technician from Travelift should be in town mid-Feb to conduct training and look over machine
- Replaced spot light on Travelift
- Replaced 38 burned out bulbs in North Harbor pedestals
- Submitted quote request for new dock hoist
- Haul out Alaskan Pacific
- Discussed Ocean dock repair dates with Harris Sand & Gravel. Possible March timeframe
- Working on sanding and painting restroom doors at the Harbor office
- Made repairs to Vacuum tank trailer
- Trash pickup around and in the harbor
- Painted stall name tags
- Re-wired compressor in the shop
- Took down Christmas lights
- Delivered used oil to City Shop, Water treatment plant and Ocean Beauty
- Attended the last two Council meetings
- Ordered 2015 Parking tags, Ramp & Trailer stickers
- City requested conveyance of tidal land from the state in the area of the Polar Bear
- Water Dept. will start digging on Nicholoff way this spring to install new water meter vaults and meters
- Working on Alaska Clean Harbors checklist
- Cleaning up junk behind harbor office
- USFS lease ends 31 May 2020

To: Planning & Zoning
From: Anthony J Schinella, Harbormaster
December, 29, 2014

The Port of Cordova and the Harbor Commission requests to enter into a lease agreement with the City of Cordova for lot 1 Block 6, Lot 2 Block 6, Lot 3 Block 5, Lot 3A Block 8, Lot 4 Block 8 and Lot 5 Block 8 of the North Fill Development Park. Designating the above listed lots as Leased to the Port of Cordova for minimum of 5 years, with the option to enter into a new agreement before the expiration of the lease.

On Lot 3A Block 8; we have continued to improve this area by filling and grading the maintenance area at a cost of \$2000. In the spring of 2015 we will be adding a second metered water service connection. Within the next 5 years we plan to install additional metered electrical connections and continue to provide storage areas for the fishing and recreational community. In turn this area has and will continue to relieve the traffic pressure at the South ramp and the maintenance area behind the Harbormaster office.

On Lot 3, Block 5, Lot 4 & 5 Block 8; we would continue to improve the drivable surface and continue to provide year round storage for the commercial and recreational vessels, and Alyeska's oil response barges. These lots also provide the area needed for Alyeska to conduct maintenance at least twice a year to their 24 mini barges.

On Lots 1 & 2 of Block 6; in 2014 these lots were resurfaced at a cost of \$12,000 for gravel and labor. In 2015 we plan on installing lighting at the boat ramp to improve safety during night time use. In the next 5 years we plan to build a permanent restroom in the southeast end of Lot 2. Lots 1, 2 not only provide access to the North ramp, they also serve as a 72 hour staging area for local businesses; i.e. Wilson Construction, Eagle Contracting, AML and PWSAC.

The Port of Cordova and the Harbor Commission strongly believes as many other Ports do, that we should provide a service to our customers, and that service is a place to conduct general maintenance and a place to store vessels year round. It is the goal of the Port & Harbor Department to have a long term agreement with the City of Cordova that allows us to develop the North Fill boat storage lots without the risk of losing the land. In the past we have had to fight to keep some of these lots available for our use. Every year there is a risk that one or more of the lots will be designated for sale. This raises the question; is it worth spending money to make improvements when there is a chance of the property being sold the following year? We would like to remove the doubt so that we can move on to permanent upgrades that better serve our users.

Thank you for your timely attention to the Harbor Commission and the Port of Cordova's request.

Respectfully,

Anthony J Schinella, Harbormaster
Port of Cordova 907-424-6400

James Burton: _____
Greg Loforte: _____
Max Wiese: _____
Robert Beedle: _____
Ken Jones: _____







