

## Port of Hood River

### MARINA COMMITTEE MEETING MINUTES

Thursday March 21, 2019 – 8:00 a.m. Port Conference Room

#### Present-

*Committee Members:* Steve Carlson, Josh Sceva, Shawn Summersett, Ted Lohr, Lisa Bloomster

*Port Staff:* Daryl Stafford

*Representatives:* Jaime Mack from Jr. Sailing, Dan Bubb & Vince Ackerman representing the Boathouse Community, Lars Bergstrom from the HRVHS Sailing Team, Steve Tessmer took part via phone & email

#### Dock walks:

- **A,B,C Docks-** All Docks reported being in good shape with only minor repairs needed.
- **Boathouses-** Vince & Dan discussed the problems that the snow loads from this winter caused a few of the boathouses and suggested that tenants hire Tim Clackum, the professional diver, to perform an evaluation (at the owner's expense) of each boathouses floatation while he is here this April.
- **South Basin-** Shawn noted that several boards have rotted and need to be replaced and that most of the finger docks are out of balance. Port staff has scheduled Tim Clackum to evaluate the conditions of the dock and provide an estimate for the repairs.

#### Reports:

##### **Marina Manager Report:** Daryl Stafford

- Restroom Block Redesign ADA: Presented Designs from Liz Olberding that were presented to the Commission last month for new walkway and restroom fixes.
- Boathouse replacement & Sales: Revisited current procedures, discussion followed.
- Presented Directive from Commission stating that all properties must start paying for themselves and not be subsidized. Discussion followed on how Port Staff could better manage expenses and increase revenue.
- Main Pier Electric wire replacement scheduled for April 22-26, along with Dock Float Repair Assessment for South Basin Dock and Loading Dock at the boat ramp. John Mann is overseeing this project.
- South Basin Dock Lottery- 5 slips for boats 20' and 2 jet ski slips will be in the lottery that will take place on April 5<sup>th</sup>. Slips are \$750 for a 6-month term.
- Cruise Ship Dock- Repairs were made to the pilings that were damaged by the Queen of the West by Mark's Marine out Camas. ACL will incur the costs.
- Marina turnover- 13 slips have been given up since announcing rate increases for 2019. Discussion over how to keep rates down in the future.

### **HRYC: Ted Lohr**

- Opening Day Celebration-June 22nd, goal is to embrace the Marina Community and those interested into getting into sailing and to increase participation. Focus on fun races and a BBQ to follow.
- HRYC along will be hosting Adult Sailing lessons starting in July. They will be sharing the hosting of the Monday Night Community Sailing with the Jr. Sailing Program. Both programs are sponsored by HR Community Education.
- HRYC thanked Port Facility Crew for helping with the removal of the old shed debris that they took down last month and is glad to have the additional space for storage.

### **Jr. Sailing: Jaime Mack**

- The Jr. Sailing Program is pleased to announce that they will be offering a summer series for kids sailing from July 8-August 8, cost TBD.
- The collaboration between HRYC and Jr. Sailing was presented with a common goal to provide a quality program that would encourage and grow sailing in our community.
- Jaime's husband Andy Mack will be working with Port Staff to finalize details and draft a contract.

### **Hood River High School Sailing Team- Lars Bergstrom**

- Practice has started and there are 40 kids participating. Lars said they are a great group and is looking forward to a busy racing season. The first race in HR will be April 20<sup>th</sup>. Some of the older kids in the program will be helping with the younger kids in the summer program.

### **Discussions Topics**

- **Rate Increases: Ideas of how to reduce expenses or increase revenue without raising tenants rates every year.**
  - Committee requested current information regarding expenses assessed to the Marina. Staff will work with Port CFO to provide it to them.
  - Ideas to decrease expenses:
    - Contract out projects currently assigned to Port Staff that could be done by outside sources for a better price.
    - Increased communication with tenants to better educate them and create an awareness of Marina Rules and Regulations so that Port Staff will spend less time in the long run.

- Brainstorming session of revenue opportunities
  - Parking Fees at the boat ramp, Users should pay to park, along with meters at the Marina Beach area.
  - Offering for-pay camping /dry RV spaces.
  - Dry storage for boats on trailers at DMV parking Lot.
  - Charge higher prices for out of town tenants. Port of Camas does this.
  - Mooring Balls in the NW corner of the Marina Basin.
  - Allow Port to rent vacant slips that tenants do not have boats in at a higher price to contribute to the general Marina fund.
- **Rules & Regs:**
  - Discussed tenants who have not had the vessel of record, or who had sold their boat and not replaced it, in their slips for over 18 months, and how it is unfair to those on the waitlists. Ideas discussed:
    - Offer to put them on the current tenant on the waitlist and offer to the next person waiting.
- **Short Term Planning:**
  - Consensus from Committee that the boat ramp is priority to get repaired. Low water causes people to back past the end of the ramp and trailers could possible drop off the edge. Short term fix is to have gravel put in or scraped back. Cost should be assessed to the people who use it.
  - Sale of Boathouses: Group reviewed process to establish a punch list for buyers and sellers to simplify the transaction and maintain reasonable safety.
- **Long Term Planning:**
  - Jaimie Mack Provided documents from a 2015 meeting for a Community boating center at the Marina Park location moving all of the dinghy sailing to the NW corner of the Marina. The current SB Dock could then be offered to the public for small boats.
  - Steve Tessmer suggested that if the Commission would like to move forward with any expansion of the Marina that Port Staff should apply for permits to extend A & B docks to get the process started, estimating it would take at least 3 years to acquire them. He also provided several documents from meetings over the last 6 years with reasons that he felt the boathouses are an asset to the Marina, and how long-term plans should continue to include them.