

## Port of Cascade Locks

The Port of Cascade Locks Commission Business Meeting was held Thursday May 3, 2018 at the City of Cascade Locks Council Chambers, Cascade Locks, OR 97014.

- 1) **Commission meeting called to order:** CP Groves called the meeting to order at 6:00pm.
  - **Pledge of Allegiance**
  - **Roll Call:** Commissioners Groves, Stipan, Bump, Lorang and Caldwell were present.  
**Others Present:** GM Paul Koch, Secretary Sally Moore, Bridge of the Gods Manager Ryan Vollans, Accounting Specialist Melissa Warren, Kirby Newman-Rea, Event Coordinator Jan McCartan, Larry Cramblett, Port Engineer Jim Bussard, Todd and Donna Mohr, Cindy Mitchell, Tom and Brenda Cramblett and family, David Braun, Forester, Don and Gyda Haight, Melvin Richardson, Camera Operator Betty Rush.
  - **Celebration for Tom Cramblett for 35 years of service with the Port of Cascade Locks:** A celebration for employee Tom Cramblett was held for his 35 years of service at the Port of Cascade Locks was held. Cake was served. A lot of Tom's family were there, and many stories were told of Tom's life's story and escapades by friends and family. Tom was presented with a picture of Lindbergh flying under the Bridge of the Gods. It was signed by many Port employees and the Commission. CP Groves also thanked Jim Bussard for his many years of service at the Port.
  - **Modification, Additions & changes to the agenda: - None**
  - **Declaration of Potential Conflicts of Interest: - None**
- 2) **Public Comment (Speakers may be limited to three (3) minutes) – None**
- 3) **Special Presentations & Reports by outside resources, staff & Government Officials – None**
  - a. **Presentation from David Braun, Forester** – David gave a formal report and PowerPoint presentation showing two things. The first was the fire damage on the Mood Road property and the second was what can be logged on the property. He went through the steps on what it would take to get this done. He stated there are a lot of burnt trees up there. There are five parcels totaling 40 acres. The PCT trail goes through it. The fire was a low burn intensity through it. About 9% was a high intensity fire. David stated it is a mixed forest. There is some salvage logging available. In the SE corner there is a debris flow. There is a seasonal creek on the property and a wetland. David and GM Koch discussed what was important to the property to log. David stated that some of the Douglas fir trees have root rot but can be logged. Some trees are 300 years old, however most are younger Douglas firs. There has to be setbacks and permits in order to log. David noted that the Port would like to put a parking area there for hikers; so, the Port will move ahead with permits to begin the logging process. 244,000 board feet may be available. The timber may be valued at \$180,000. There is a logging facility in Kalama that David will contact for the Port. He suggested contacting SDS lumber as well. GM Koch reiterated the next step would be to log and do an economic analysis on what is the highest and best use of property is. CP Groves stated that there is more to it. The Port needs to establish safety rules to make the property more useful and



needs to contact the Forest Service. GM Koch stated the County Forester has agreed to come in and assist the Port in this matter.

- b. **Review of 4<sup>th</sup> of July Plans** - Event Coordinator Jan McCartan stated that draft plans were in place for the 4<sup>th</sup> of July. She stated that Security is in place. The Sheriff and EMS is in place for the Park as well. Several vendors are signed up. LaGula, a Mexican food truck has signed up to serve food. Jan stated that staff has a good handle on it. Sally will check on the donation status. CP Groves stated the Angela Coe Rainy Walk will be this Saturday.
- c. **Review discussion of 5-7-year marketing plan**– Jan reported that she sent out all of the booked weddings for the season to the Commission. The preliminary draft for Enhanced Facility Use and Increase Revenue Generation was presented to the Commission. Part of the plan is how to position the Port where it can generate \$500,00 additional revenue a year, moving away from Bridge revenue incrementally and annually within 5-7 years. Year one shows a revenue increase of \$50,000. By 2026, it proposes \$500,000 of increased revenue annually and 300 days a year of facility use. GM Koch stated the Port will need to commit to annually funding enhancements and improvements to Port facilities to make them more attractive and functional. The Port has already adopted a Marine Park Master Plan. Commissioner Caldwell stated she would like to target marketing toward the Oregon Coast. Measures of success were discussed. The projected revenues were discussed. No action was taken.

**4) Commissioner and Commission sub-committee reports:** Commissioner Lorang stated that there have not been any EDSC meetings lately. CP Groves attended the RailRoad meeting in Stevenson. There, he and GM Koch discussed parking needs with the RailRoad at the Port property, where the old Maintenance building was. The Port would like the RR to donate this property to the Port. The Port has paid a lot of money to lease this property for many years. He has a positive feeling about obtaining the property from the RR to build a Maintenance building on the previously leased property. This property is where the Maintenance building burnt down a few years ago. The RR also owns the parking area that goes out to the sailing beach. The Port also pays a yearly lease on this parking area to the RR. GM Koch stated that there was an answer from Aaron Hunt from the Railroad agreeing that the Port will be able to send in a formal letter to ask for a donation of the acreage of the work yard and the parking lot by the Sternwheeler from the Railroad.

#### **5) Commission Business Action Items**

- (a) **Action to approve an addition to the Business Park Master Plan and narrative dealing with quarry** – GM Koch stated that Jim Bussard has been working on a Storm Water Control Plan as Dennis Snyder has signed a five-year License Agreement to mine in the Quarry in the Business Park. The Port annually renews their Department of Geology and Mineral Industries (DOGAMI) and Department of Environmental Quality (DEQ) permits although there has not been any mining done in the last few years. Jim stated it is better to maintains permits rather than let them expire. There are 15-19 acres on lots 4 and 5. Mining will take place on lot 5 and a new Storm Water Control Plan will be submitted to DOGAMI as it has to be renewed annually



COMMISSIONER STIPAN MADE A MOTION ADOPT THE PROPOSED NEW PLANS FOR THE ROCK QUARRY AS IDENTIFIED IN EXHIBITS C AND D AND THAT THESE PLANS BE MADE A PERMANENT PART OF THE MASTER PLAN FOR THE BUSINESS PARK AND THAT THE DOGAMI AND DEQ PERMIT APPLICATIONS BE COMPLETED USING THIS AFOREMENTIONED CHANGE TO THE BUSINESS PARK. SECONDED BY COMMISSIONER LORANG. The motion was unanimous. 5-0.


- (b) **Action to adopt Resolution 2018-4 to remove the bicycle and pedestrian toll on the Bridge of the Gods**– Bridge Manager Ryan Vollans reported that currently pedestrians and cyclists are charged \$1 to cross the bridge. They are only charge going Northbound. Ryan stated it is dangerous for them to approach the toll booth especially at busy times. Ryan stated the revenue is only \$3000 a year. Signage encourages walker to face traffic. Ryan stated that these users do not contribute to wear and tear on the bridge. Ryan stated that one concern expressed by the Commission was whether or not the Port's Insurance Premiums or degree of liability was affected by whether or not pedestrians are tolled at the bridge. Ryan stated that in checking with the Insurance Company, there would be no change in premiums if the toll was eliminated. Ryan recommend that the Commission approve the elimination of tolls for pedestrians and bicyclists on the Bridge of the Gods.

COMMISSIONER CALDWELL MADE A MOTION TO ADOPT RESOLUTIONO 2018-4 REMOVING THE TOLLS FOR PEDESTRIANS AND BICYCLISTS ON THE BRIDGE OF THE GODS. SECONDED BY COMMISSIONER STIPAN. The motion was unanimous. 5-0.

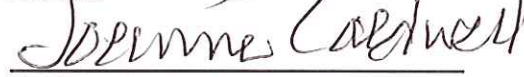
This will be effective June 1, 2018. CP Groves stated that once this toll is taken off, it will be hard to add back on. GM Koch stated this will have a huge political impact on the FLAP Grant and is a positive move.

- 7) **Adjournment: COMMISSIONER CALDWELL MADE A MOTION TO ADJOURN THE MEETING. SECONDED BY COMMISSIONER BUMP. The motion was unanimous. 5-0. The meeting adjourned at 7:55pm.**

Port of Cascade Locks:

  
\_\_\_\_\_  
Jess Groves, President  
Port Commission

Attest:

  
\_\_\_\_\_  
Jojinne Caldwell, Secretary  
Port Commission

DATE APPROVED: June 21, 2018  
Prepared by: Sally Moore