

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES
For Thursday, November 19th, 2020

I. Call to Order

Mr. Etheridge called the Regular Board Meeting to order at 5:00 pm in the Port Director's Office via Zoom.

II. Roll Call

The following members were present via zoom or in person: James Becker (in person), James Houck, David Larkin, Mark Ridgway, Bob Wostmann, and Don Etheridge (in person).

Absent: Chris Dimond, Steve Guignon, and Annette Smith

Also present at the Port Directors Office were the following: Carl Uchytel-Port Director, Erich Schaal- Port Engineer, Matt Creswell – Harbormaster, and Teena Larson- Administrative Officer.

III. Approval of Agenda –

MOTION By MR. BECKER: TO APPROVE THE AGENDA AS PRESENTED AND ASK UNANIMOUS CONSENT.

Motion passed with no objection.

IV. Approval of October 29th, 2020 Regular Board Minutes; and, approval of October 30th, 2020 Visitor Industry Task Force DRAFT Recommendations Special Committee Minutes.

The October 29th, 2020 Regular Board minutes, and the October 30th Visitor Industry Task Force minutes were approved as presented.

V. Public Participation on Non-Agenda Items – None

VI. Consent Agenda –

- A. Public Requests for Consent Agenda Changes - None
- B. Board Members Requests for Consent Agenda Changes - None
- C. Items for Action

- 1. Reservation Agreement with Goldbelt, Inc. for Seadrome Dock and the Merchant's Wharf Float.

MOTION: TO PURSUE AN ORDINANCE CHANGE WHICH WILL ALLOW DOCKS & HARBORS TO MANAGE RESERVATIONS AT THE SEADROME DOCK AND MERCHANT'S WHARF FLOAT.

MOTION By MR. BECKER: TO APPROVE THE CONSENT AGENDA AS PRESENTED AND ASK UNANIMOUS CONSENT.

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES (CONTINUED)
For Thursday, November 19th, 2020

Motion passed with no objection.

VII. Unfinished Business – None

VIII. New Business – None

IX. Items for Information/Discussion

1. Juneau Hydropower Update

Mr. Duff Mitchell went over a “Dock Electrification in Juneau” power point presentation.

Committee Discussion/Public Comment

Mr. Ridgway asked what Mr. Mitchell meant when he said, “It would not be ethical for Docks & Harbors to be involved in.....”?

Mr. Mitchell said whenever there is market pricing and market controls and you try to influence those, there is an overtone of how that is perceived. A Harbor Board would typically want to be looking at the hard engineering of how to put electricity to a dock and is it appropriate and how it can be engineered on their properties, but there are also things the utility is responsible for and the utility should be paying for studies and analysis fees out of their pocket. It is not appropriate for the Harbor Board to do studies and influence how a market should be. This should fall in an area outside the Harbor Board.

Mr. Becker asked if the Sweetheart Lake project would be sufficient power or is there also the need for the additional Lake Dorothy project to provide enough power for the cruise ships, all of Juneau, and two mines?

Mr. Mitchell said the Sweetheart Lake project is construction ready to go but he does not believe the Lake Dorothy project is. Sweetheart could power the extra mine, provide additional power to Hecla, and all of the five dock Electrification. He said he is also a supporter of Lake Dorothy and we should build more that could also power Skagway for their four docks. Skagway currently does not provide enough power for their community and would not be able to electrify even one dock. The way this could be done is to run a submarine cable in-between the communities so there is inner-region energy security. Ketchikan, Petersburg, and Wrangel already are doing this inner tie that connect these three communities.

Mr. Becker commented that the Lake Dorothy project is not ready to begin construction but it is another potential source for electrical generation.

Mr. Mitchell said he supports AEL&P continued development of this project. There are other mines in Juneau and Haines that would want power. He said he is a firm believer we are in a hydro-power country and should be developing more.

No Public Questions

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES (CONTINUED)
For Thursday, November 19th, 2020

Mr. Becker asked when Haight & Associates would be completed with the current electrification study?

Mr. Uchytel said April of 2021.

2. Capital Improvement Project(CIP) Department Priorities

Mr. Schaal said the CIP priority list in the packet was taken to the Operations/Planning Meeting last week and brought back to the Board for any questions or comments. He said to date, he has not received any comments.

Committee Discussion/Public Comment

Mr. Wostmann asked if there was an update to the \$3M for the Fisheries Terminal Development?

Mr. Uchytel said UAS is currently working on an appraisal for this property and should be complete in December. They will share the appraisal with Docks & Harbors at the appropriate time.

Public Participation-

Mr. Dennis Watson, Juneau, AK

Mr. Watson asked what the deferred maintenance items are for Auke Bay that were deleted from this year and no plan for that for the next several years.

Mr. Uchytel said the Statter Breakwater is getting older. A year ago, staff was looking at doing a study to extend the life of the breakwater but with one of the 18 chains that broke this summer, staff will now spend \$50,000 of maintenance funds to repair the chain. The term deferred maintenance is being removed from this item but money is still going into the breakwater.

3. Annual Letter to the Assembly

Mr. Uchytel said the letter in the packet is an overview of Docks & Harbors previous fiscal year operations which is required every year to provide to the Assembly.

Committee Discussion/Public Comment

Mr. Wostmann commended staff on keeping the Docks expenses to a minimum.

Mr. Etheridge said the committee is happy with the letter.

4. NCL Presentation to the Juneau Community – Debrief

Mr. Uchytel said last night Norwegian Cruise Lines (NCL) had the first formal public meeting with Howard Shermin(with NCL), and MRV(local architect that has a contract with NCL to build the NCL dock) with over 140 attendees. NCL plans to hold more public meetings on December 2nd and again on December 28th. They want to make sure the Juneau Community has the opportunity to ask questions. This Board has seen the plans in the past and NCL gave a nice overview of their plans for their new dock.

Committee Discussion/Public Comment

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES (CONTINUED)
For Thursday, November 19th, 2020

Mr. Ridgway said he finds it encouraging that NCL is hosting public meeting. Are they holding these public meeting because it is required?

Mr. Uchytel said this is a strategic move on NCL's part. They know there will be push back from the community if they do not do this. They are not required to hold public meetings, but the way he interprets their actions are they want to come in and build a partnership with the community.

Mr. Schaal said if you missed the presentation last night, you can go to MRV Architects website and click on NCL property and on the presentation. There will be a long public process that NCL will have to go through before they can start the project, and they want to show they shared their plans with the public. They are trying to build a consensus in town to show that most people support this project.

Mr. Uchytel said NCL indicated last night that June of 2021 will be their formal request for permitting and the request for tidelands from the City.

Mr. Becker commented that NCL paid \$20M for the property and they now have title.

Mr. Etheridge said NCL is also trying to work with the rest of the community to bring in additional support with the Marine Life Center and the Central Distribution Heating project.

No Public Comments

5. Small Cruise Ship Infrastructure Master Plan – Next Steps

Mr. Schaal said we had our public meeting and staff is still collecting comments. This is still very positive and we will be compiling all comments. Moving forward, the report will be completed and brought back to the board for review before going to the Assembly sometime after the first of the year.

Committee Discussion/Public Comment - None

Mr. Etheridge asked if there are any more public meetings scheduled?

Mr. Schaal said not at this point. If we need more, we can discuss it.

No Public Comments

X. Committee and Member Reports

1. Operations/Planning Committee Meeting – November 12th, 2020

Mr. Ridgway said the Committee discussed;

- The CIP priority list
- Goldbelt Reservations - moved forward to this meeting
- The Small Cruise Ship Infrastructure plan
- CDC Guidelines for Cruise Ships
- The Visitor Industry Task Force recommendations - moved forward to this meeting

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES (CONTINUED)
For Thursday, November 19th, 2020

2. Member Reports – Mr. Etheridge reported the drug group has returned to the harbors and he will intensify his patrol to clean up the harbors again.
3. Assembly Lands Committee Liaison Report – None
4. Auke Bay Steering Committee Liaison Report – Mr. Wostmann said the last scheduled meeting was cancelled.

XI. Port Engineer's Report

Mr. Schaal said his report is in the packet and provided an update on some construction projects:

- The Downtown Waterfront Improvement project is moving along well. They are on pace to finish the seawalk modifications that will reopen the seawalk in the middle of December. The cold weather has slowed some things like grading, concrete work, and striping which may need to wait until spring to complete.
- Statter Harbor phase III(B) is going well. They are working on the concrete wall and floats will start to arrive this week with installation around the first of the year.
- Western Marine is currently dredging Harris Harbor and they may still need to remove some fingers. This would not be ideal, but the size of their barge is so large they just do not feel they can dredge good enough to extend the life of the Harbor. Staff is working closely with the Corps to make sure if the fingers are removed they are replaced to the typical pile installation and you will not be able to tell anything was removed.
- Staff is also reviewing the possibility of having to remove the seaplane float piles. Originally it was intended to leave the piles because staff thought we may want to use them again. However, the piles may not be deep enough to be able to leave them with stability. One is currently leaning over due to the barge impact. Staff is not sure at this point if it is broken or just pushed over. If it is pushed over we may be removing them all to ensure the basin is properly dredged and we do not hurt ourselves in the long run with a high point.

XII. Harbormaster's Report

Mr. Creswell reported:

- The Aurora Harbor seaplane floats removal is 99.8% completed. There is just the clean up left.
- Lumberman – Global completed all the prep work for towing to the scuttle location. It may be spring before it is towed.

Mr. Becker asked who was going to tow it?

Mr. Creswell said we have not yet determined who will tow it but we have many options.

- The last two seasonals left last Friday. Being able to hire back the seasonals this last summer was a great win for finishing projects.

CBJ DOCKS AND HARBORS BOARD
REGULAR BOARD MEETING MINUTES (CONTINUED)
For Thursday, November 19th, 2020

- Staff are still working on ice spots from the last storm and more storms are on the way.
- Now that the big projects are finished, staff will go back to work on the security camera systems.
- Mr. Creswell said he will be taking leave in December and he encouraged staff to take leave as well and to make sure to take care of personal health.
- Staff has restarted training scheduled for the winter months.

XIII. Port Director's Report –

Mr. Uchtyl said he had nothing more to report.

Mr. Becker asked if Docks & Harbors would still consider taking the Kensington's waste rock?

Mr. Uchtyl said this is still a good idea. Because we do not have any money to do anything with, we have not moved forward.

XIV. Assembly Liaison Report – None

XV. Board Administrative Matters

- a. Finance Sub-Committee Meeting Scheduling – Monday, November 30th at 5:00pm
Mr. Wostmann said the Committee will look at the costs associated with the charter fleet in Statter Harbor to determine a reasonable fee for the 2022 season, there will be a preliminary discussion on next years cruise ship traffic, and we will begin the process for the upcoming budget.
- b. Ops/Planning Committee Meeting – Wednesday, December 9th at 5:00pm
- c. Board Meeting – Thursday, December 17th at 5:00pm

XVI. Adjournment - The meeting was adjourned at 6:08pm.