

CBJ DOCKS & HARBORS BOARD
OPERATIONS COMMITTEE MEETING AGENDA
For Tuesday, December 15, 2009

- I. Call to Order (5:00 p.m. at the AURORA HARBOR OFFICE).
- II. Roll Call (Etheridge, Jardell, Jebe, Preston, Wostmann, and Williams).
- III. Approval of Agenda.

MOTION: TO APPROVE AGENDA AS PRESENTED OR AMENDED.

- IV. Public Participation on Non-Agenda Items (not to exceed five minutes per person or twenty minutes total).
- V. Approval of Previous Meeting Minutes.
Presentation by the Committee Secretary

Public Comment.

MOTION: TO APPROVE THE NOVEMBER 17, 2009 OPERATIONS COMMITTEE MEETING MINUTES AS PRESENTED OR AMENDED.

Committee Discussion/Action.

- VI. Items for Action.

- 1. Discussion of Electrical Pedestals in Douglas Harbor

Public Comment

MOTION: TO BE DEVELOPED AT THE MEETING

- 2. Discussion of Crane Warm-up and Operations.

Committee Discussion/Action

- VII. Items for Information/Discussion.

- 1. Harbor Accomplishments
Presentation by the Harbormaster.

VIII. Staff & Member Reports.

IX. Committee Administrative Matters.

1. Operations Committee meeting – January 19, 2010

X. Adjournment.

MOTION: TO ADJOURN THE OPERATIONS COMMITTEE MEETING.

CBJ DOCKS & HARBORS BOARD
OPERATIONS COMMITTEE MEETING MINUTES
For Tuesday, November 17, 2009

I. Call to Order

Chair Ms. Jebe called the Operations Committee Meeting to order at 5:00 p.m.

II. Roll Call

The following Committee Members were present: Ms. Jebe, Mr. Preston, Mr. Williams and Mr. Wostman.

Absent: Mr. Etheridge.

Also in attendance were the following: Mr. Stone – Port Director and Mr. Benner – Harbormaster.

III. Approval of Agenda.

MOTION by Mr. Preston: ASK UNANIMOUS CONSENT TO APPROVE THE AGENDA AS PRESENTED.

The motion passed without objection.

IV. Public Participation on Non-Agenda Items.

There was no public participation.

V. Approval of Previous Meeting Minutes.

Amendment to the October 13 operations meeting: Mr. Preston was present but was not included in the roll call.

MOTION by Mr. Preston: ASK UNANIMOUS CONSENT TO APPROVE THE OCTOBER 13, 2009 OPERATIONS COMMITTEE MEETING MINUTES AS AMENDED.

The motion passed without objection.

VI. Items for Action.

1. Discussion of Auke Bay Loading Ramp Fees.

Mr. Stone said the Harbor Board is proposing changes to the Auke Bay Loading Ramp Fees. Mr. Weltzin the owner of the Liteweight is the primary freight operator at the new facility. Mr. Weltzin has several issues with the freight fees.

We are currently using the 2007 fee rates. Mrs. Jebe asked if the cost of living is included in the rate. Mr. Stone replied no, it was not included.

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VI. Items for Action (continued)

The Commercial fee is \$30.00 for the first half hour and then \$1.50 for each minute beyond the half hour. The Freight Staging Fee, we are proposing the fee will stay the same at \$ 25.00 per day, but the amount of square footage will change to 1000 square feet. Mr. Stone said the new loading facility has an acre that can be used and we do not want one person to use the whole facility for only \$25.00 per day. Mr. Stone also included this year amount for freight usage we have accumulated for the fiscal year. The FY 10 total is \$ 4946.50, FY 09 is \$ 7981.00, and FY 08 is \$ 11,133.50 these totals are since July 1, 2009.

Mr. Stone said Mr. Weltzin primary concern is the facility it is difficult to use since it is not completed. This has to due with the surface core that is presently consisted of 6 inch minus rock. Gary and a local contractor are working together to find a new surface that is not so rough. They have found one type of material called Recycled Asphalt Pavement that binds together. The Core of Engineers are checking to see what type of material will work well with the conditions of the tide water so we do not have a problem with the permit when we replace the surface. If the Recycled Asphalt does not work then they are looking at a certain type of D1 rock to put down. Gary has also submitted the grant application for getting the facility completed which would include the concrete planks. We should hear something by January 2010. If we get the grant then we can finish the project as we originally designed it.

Mr. Stone said Mr. John Gitkov has a loading facility and charges \$75.00 per hour compared to our facility charging \$ 90.00 per hour. He has a lease with us but his facility is smaller then ours. Paul Wetzin uses his facility sometimes along with ours. Mr. Preston said we should try to find some kind of a break for Paul Wetzin. He is being charged \$1.50 per minute and due to the surface conditions can not get his job done quickly. Mrs. Jebe asked how much longer does the Liteweight take to load his boat. Mr. Benner said about 1/3 longer then what it normally should take him.

Mr. Benner said Mr. Weltzin has come into some hard times and owes the harbor department over \$10,000 dollars for harbor fees. Mr. Stone said during the winter time he could use the Statter Harbor facility since we are not busy on the launch ramp area. Mr. Benner said he would rather let Mr. Weltzin use the Statter Harbor facility instead of trying to change the regulatory fees which could take months.

Further discussion among board members.

VII. Items for Information/Discussion.

1. Harbor Recycling Efforts.

Mr. Benner said Mr. Dobyns has the recycling for the fishing nets and shipped out a crate of 20 + nets. In the past year; Petersburg and Cordova have been filling up to 10 crates per year. In the future Juneau should be able to do close to this count. Mr. O'Claray has the aluminum recycling; he picks up the container weekly and seems to be doing well. These recycling businesses are helping the harbors by Keeping the nets and aluminum cans out of the landfills.

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2. Harbor Accomplishments.

Mr. Benner said we had a severe weather situation come up and at AG-018 and AG-019 the finger floats had broke loose. The two boats that were moored at AG-018 and AG-019 ended up on the shore next to each other. There was minimal damage done to both boats. They are both back in the harbor now but at a different location until we can repair the float where they were. Mr. Benner said the staff did an exceptional job with all of the situations that came up during the storm. Mrs. Jebe asked how the Nordic Tugs did on the fuel dock. Mr. Benner said they did fine and that the Fuel dock is a great location for them.

Mr. Benner said the staff has been replacing the light bulbs and heat tapes for the winter in all the harbors. We have shut down Deharts water for the winter and have closed the Horton's Lot for the winter. The staff has been getting all of the snow removal equipment done for the winter. We are just getting ready for the snow and ice. Mr. Benner said we sent a certified letter to Mr. Hillstead about his vessel being cleaned up immediately. Mr. Preston asked if Mr. Hillstead doesn't follow through with cleaning the vessel, what happens next? Mr. Benner said then we will declare the vessel a nuisance and start the impound process.

VII. Staff & Member Reports.

Mr. Benner announced that we are having a Christmas party at the Yacht Club on November 11th. Social hour starts at 5:00 and dinner is at 6:00. This will be a pot luck dinner so please bring a dish of your choice. Hope to see you there.

IX. Committee Administrative Matters.

The next operation meeting will be at 5:00 pm on December 15, 2009 at the Aurora Office.

X. **MOTION by Mr. Preston: ASK TO ADJOURN THE OPERATIONS COMMITTEE MEETING.**

Motion Passed without objection.

Meeting adjourned at 5:45 pm

10 December, 2009

From: Phil Benner, Harbormaster
To: Operations Committee
Via: John Stone, Port Director

Subj: BAD ELECTRICAL BOXES IN DOUGLAS HARBOR

1. Over the past month I have become aware that the electric boxes listed below are not metering electricity properly. AEL&P contacted me and stated they were having problems with these boxes. I then requested readings for all boxes in the new portion of Douglas Harbor and reviewed them and determined that we have extreme problem boxes.

ELECTRICAL BOX DOUGLAS MAINFLOAT 37

YEAR	2005	2006	2007	2008	2009(YTD)
USAGE (KWH)	7197	8552	5520	5096	24

ELECTRICAL BOX DOUGLAS MAINFLOAT 42

YEAR	2005	2006	2007	2008	2009(YTD)
USAGE (KWH)	NEVER ANY RECORDED USAGE				

ELECTRICAL BOX DOUGLAS MAINFLOAT 43

YEAR	2005	2006	2007	2008	2009(YTD)
USAGE (KWH)	NEVER ANY RECORDED USAGE				

ELECTRICAL BOX DOUGLAS E-013

YEAR	2005	2006	2007	2008	2009(YTD)
USAGE	0	0	0	1145	0

ELECTRICAL BOX DOUGLAS D-022

YEAR	2005	2006	2007	2008	2009(YTD)
USAGE (KWH)	0	0	0	577	4874

2. I have contacted electrical suppliers about a more accurate meter for these types of electrical boxes and there appears to be none available without a substantial cost to our department. I propose that we convert these boxes in Douglas back to our flat monthly rate until we can either replace or fix the meters.


Alaska Electric Light and Power Company





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View Bills

Account: 912240021 - DOUGLAS HRBR--MASTER MTR

Electric Account Balance as of 12/10/2009: **\$ 1,073.26**

Statement	Transaction	Date	Amount	Acct. Balance	KWH
	Billing Charge	11/24/2009	1,073.26	1,073.26	10,892
	Payment	11/16/2009	-462.51	0.00	
	Billing Charge	10/23/2009	462.51	462.51	2,998
	Payment	10/13/2009	-1,044.34	0.00	
	Billing Charge	9/23/2009	1,044.34	1,044.34	15,797
	Payment	9/21/2009	-592.39	0.00	
	Billing Charge	8/24/2009	592.39	592.39	6,791
	Payment	8/3/2009	-556.80	0.00	
	Billing Charge	7/23/2009	556.80	556.80	5,989
	Payment	7/6/2009	-546.36	0.00	
	Billing Charge	6/23/2009	546.36	546.36	5,515
	Payment	6/10/2009	-826.04	0.00	
	Billing Charge	5/26/2009	826.04	826.04	5,133
	Payment	5/4/2009	-993.67	0.00	
	Billing Charge	4/23/2009	993.67	993.67	7,673
	Payment	4/6/2009	-1,043.22	0.00	
	Billing Charge	3/25/2009	1,043.22	1,043.22	7,179
	Payment	3/9/2009	-2,321.22	0.00	

	Billing Charge	2/23/2009	2,321.22	2,321.22	8,620
	Payment	2/3/2009	-1,553.52	0.00	
	Billing Charge	1/23/2009	1,553.52	1,553.52	12,421
	Payment	1/21/2009	-1,293.09	0.00	
	Billing Charge	12/24/2008	1,293.09	1,293.09	9,222
	Payment	12/16/2008	-1,298.25	0.00	
	Billing Charge	11/25/2008	1,298.25	1,298.25	10,483
	Payment	11/17/2008	-1,313.02	0.00	

Clicking on the PDF icon will display the statement in a new window.

Please note that these .pdf files require Acrobat Reader for viewing and printing.
Older browsers may need a plug-in.



For help with your account please contact Customer Service at 907-780-2222 or by email at service@aelp.com.

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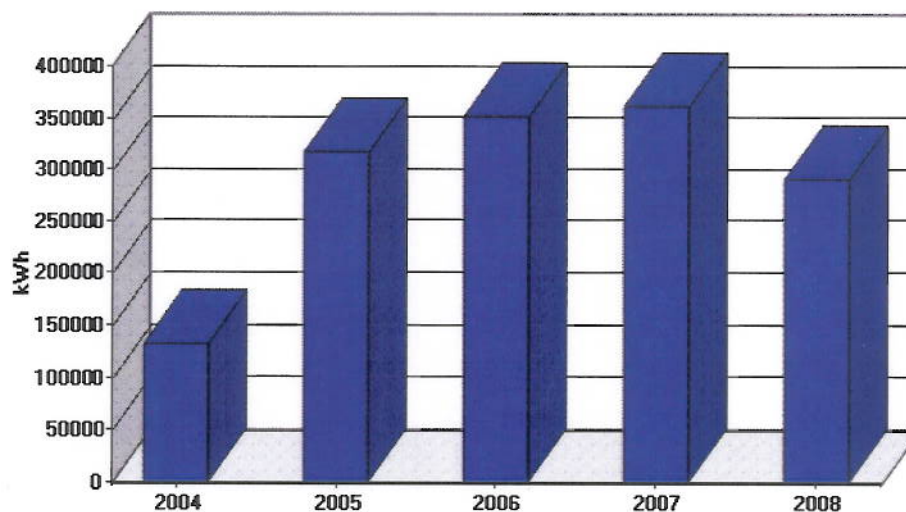
Energy Usage

Account: 912240021 - DOUGLAS HRBR-MASTER MTR

Check out your usage and see if you are making changes that are improving your energy efficiency. Charts and graphs are used to compare your current usage to the historic average for your locations.

The chart below depicts the comparative annual electricity usage in your home.

Your Annual Electricity (kWh) Consumption



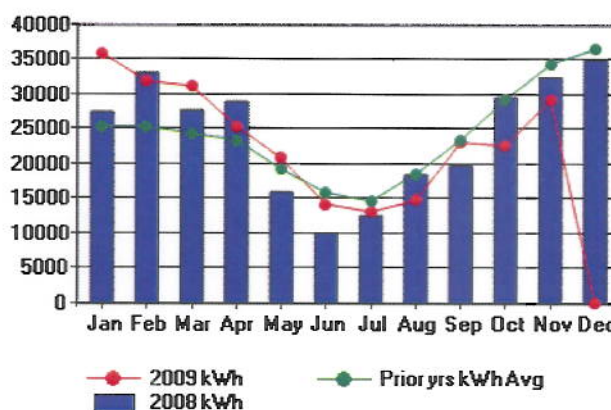
Year	2004	2005	2006	2007	2008
kWh	132,120	317,160	351,600	361,280	290,840
Avg. Temp	43.60	43.77	40.76	41.36	40.66

Below you will find information about your energy usage for last year broken down by month and compared with your average over time. The two pie charts and miscellaneous appliance listing will help you understand where your energy is used.

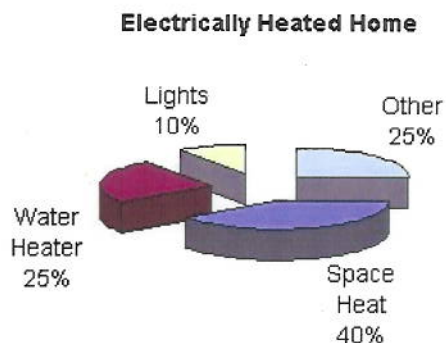
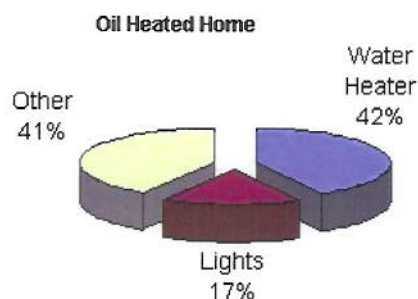
Month	2008 kWh	2009 kWh	Prior yrs kWh Avg
Jan	27,480	35,840	25,384
Feb	33,080	31,920	25,392
Mar	27,720	31,200	24,352

Apr	28,920	25,480	23,432
May	15,920	20,880	19,208
Jun	10,000	14,240	15,824
Jul	12,520	13,120	14,672
Aug	18,440	14,760	18,576
Sep	19,720	23,160	23,496
Oct	29,600	22,680	29,320
Nov	32,480	29,240	34,416
Dec	34,960	0	36,528
Total	290,840	262,520	290,600

Current Year and Average Monthly Electricity Consumption



Know Where Your Electricity Is Used...



	Use(hrs/mo)	Annual (KWh)	Annual Cost
Refrigerator (18 cu ft)	320	1728	\$142
Freezer (15 cu ft)	320	1690	\$130
Electric Dryer	25	1650	\$135
Water Bed Htr(covered)	350	1470	\$121
Septic Pump	240	1170	\$96
Aquarium (30 gal)	360	700	\$57
Television	240	585	\$48
Computer System	200	550	\$45
Dishwasher (not drying)	25	360	\$30
Coffee Maker	20	240	\$20
Washing Machine	25	150	\$12

The pie chart percentages and annual energy use numbers are estimates. Your actual consumption and energy cost will differ if the wattage or running time change. Some appliances will use more energy depending on the weather, efficiency, and specific user habits. Appliances with heating elements use the most electricity. If you want to lower your energy costs, focus on reducing the time they are "on."

We hope this service proves valuable to you and we welcome your comments.
If you have any questions, call us at 780-2222 or send email to service@aelp.com