

**CBJ DOCKS & HARBORS BOARD**  
**REGULAR MEETING MINUTES**  
**For Thursday, April 26, 2007**

I. Call to Order.

Chair Mr. Simpson called the Regular Board Meeting to order at 7:00 p.m. in the CBJ Assembly Chambers.

II. Roll Call.

The following members were present: Mr. Etheridge, Mr. Fisk, Mr. Kueffner, Mr. Preston, Mr. White, and Mr. Simpson.

The following members were absent: Ms. Jebe, Mr. Knapp, and Mr. Williams.

Also present were the following: Mr. Stone -- Port Director, Ms. Linden -- Port Engineer, and Mr. Mc Call -- Harbormaster, and Mr. Dybdahl -- CBJ Assembly Liaison.

III. Approval of Agenda.

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO ADD A CONSENT AGENDA AND PUT ON IT ACTION ITEM #1. -- AUKE BAY COMMERCIAL LOADING FACILITY.**

**The motion passed without objection.**

Mr. Etheridge also requested to add 2 action items, which would be the following: Action Item #4. Fisherman's Terminal Ice Plant Request -- Taku River Reds Company and to add Action Item #5. Request to Lease Single HDPE Pontoon Float -- Alaska Glacier Seafood Company.

Mr. Stone asked to add an additional Action Item. It would be Item #6. To Request and Solicit Bids for Proposals for Term Contracts for Docks & Harbors Projects. They would be for General Civil Work, General Electrical Work, Vessel Salvage and Movement, Plumbing and Mechanical Work, Civil Engineering Services, and Electrical Engineering Services.

**MOTION by Mr. FISK: ASK UNANIMOUS CONSENT TO APPROVE THE AGENDA AS AMENDED.**

**The motion passed without objection.**

**MOTION by Mr. FISK: ASK UNANIMOUS CONSENT TO MOVE AND APPROVE THE CONSENT AGENDA AS PRESENTED.**

**The motion passed without objection.**

IV. Public Participation on Non-Agenda Items.

1. Benjamin Wilcox -- 815 4<sup>th</sup> Street, Douglas, Alaska 99824 -- 723-20563  
Operator with Juneau Tours, LLC.

Mr. Wilcox was requesting permission to sell advertising space on his vehicles/busses that operate in our Port Loading Zones.

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IV. Public Participation on Non-Agenda Items (cont'd).

Discussion followed with Mr. Preston, Mr. Stone, Mr. Kueffner, Mr. White, and Mr. Simpson.

Chair Simpson referred this topic to the next Operations Committee to be held on May 15, 2007 for further discussion and to bring their recommendation to the next Regular Board Meeting on May 31, 2007. He also added that the Juneau Tours, LLC would not be fined for this advertising until the matter could be resolved at the next Regular Harbor Board Meeting on May 31, 2007.

V. Approval of Previous Meeting Minutes.

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO APPROVE THE MINUTES FROM THE REGULAR BOARD MEETING HELD ON MARCH 29, 2007 AS PRESENTED.**

**The motion passed without objection.**

VI. Items for Action.

1. Auke Bay Commercial Loading Facility.

This item was sent to a Consent Agenda Item and was approved as presented.

2. Douglas Harbor Breakwater – Old Dock Removal.

Mr. Fisk gave a short presentation on this topic.

Discussion followed with Mr. Stone.

**MOTION by Mr. FISK: ASK UNANIMOUS CONSENT TO AUTHORIZE THE PORT DIRECTOR TO DEVELOP AN ADDITIVE ALTERNATE TO THE DOUGLAS HARBOR REPLACEMENT PROJECT WHICH PROVIDES FOR THE REMOVAL OF AS MUCH OF THE OLD DOUGLAS CITY DOCK AS NECESSARY FOR THE CORPS OF ENGINEERS TO CONSTRUCT A RUBBLE MOUND BREAKWATER, SUCH FUNDING PROVIDED BY THE DOUGLAS BREAKWATER MATCH FUNDING ACCOUNT.**

**The motion passed without objection.**

3. Downtown Marine Support Facility Site Selection.

Mr. Fisk gave a short presentation of this topic and then turned the presentation over to Mr. Shaun McFarlane of TNH, Inc.

Mr. McFarlane gave a brief presentation on the results of their continuing study of a site selection for this project.

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VI. Items for Action (cont'd).

Discussion followed with Mr. Etheridge, Mr. Preston, Mr. Kueffner and Mr. Fisk.

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO MOVE TO DELAY ANY FURTHER PROCESS ON THIS PROJECT UNTIL WE CAN TAKE A MORE DETAILED LOOK AND INCORPORATE A BETTER PLAN OF THIS PROJECT AS WELL AS DECIDE WHERE THE MONEY CAN BE OBTAINED FOR THIS PROJECT.**

**PUBLIC COMMENT:**

1. Lawrence L. Oldaker – 3864 Caroline Street, Juneau, AK 99801      789-0820  
Commodore of the Juneau Yacht Club

Mr. Oldaker read a letter to the Board Members written by him on behalf of the Juneau Yacht Club Members stating their concerns for locating this project at Norway Point. They are very much against the Norway Point location due to the heavy impact this project will have on the Yacht Club activities.

He said it will also reduce their parking availability for regular and rental activities as well as increased noise in the neighborhood at all hours of the night.

Discussion followed with Mr. Preston.

2. Ian Fisk – Co-Owner of Morgan Ann Fishing Vessel and a Juneau Resident

Mr. Fisk said that he applauded both the Port Director and the Harbormaster for their efforts on this topic. He added he would like to see a better comparative report on both facilities under consideration—a clear report of costs for each facility. Also, he said he would like to have more people included in the Focus Group.

Discussion followed with Mr. Kueffner.

3. Jay Ginter – 115 Troy Avenue  
Juneau, Alaska 99801  
Vice-President of the Juneau Yacht Club Sailing Club

Mr. Ginter said he would like to continue to keep the Youth Sailing Club located at Norway Point. He added that with this proposed new facility located there they would be forced to move to another location.

He said that they have tried various other locations but tide and current problems forced them to relocate. They are happy where they are now so are pleading to be able to continue their program at Norway Point.

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VI. Items for Action (cont'd).

Discussion followed with Mr. Preston, and Mr. Kueffner.

4. Jim Becker – Juneau Commercial Fisherman and Local Juneau Resident

Mr. Becker said he was in favor of the Fisherman's Terminal for the selected site, not the Norway Point Site.

He said in his opinion the Norway Point site will have too many problems with neighboring residents as well as lack of community support.

Discussion followed with Mr. Simpson, and Mr. McCall.

5. Jev Shelton – 1670 Evergreen Avenue, Juneau, Alaska 99801  
Juneau Commercial Fisherman

Mr. Shelton said that he agreed that it is prudent to put this Project on delay for further consideration, however he does want to emphasize that this facility definitely is needed by the local fishermen and he doesn't want to have this need overlooked.

More discussion followed with Mr. Fisk.

The Motion on the table is as follows:

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO TABLE AND DELAY ANY FURTHER PROCESS ON THIS DOWNTOWN MARINE SUPPORT FACILITY SITE AND TO LOOK AT FUTURE DETAILED INFORMATION AND TO INCORPORATE A BETTER PLAN OF THE PROJECT AS WELL AS DECIDED WHERE THE MONEY CAN BE OBTAINED FOR THIS PROJECT.**

Discussion followed with Mr. Kueffner, Mr. Stone, and Mr. Preston.

**The motion passed without objection.**

Chair Simpson referred this topic back to the next CIP/Planning Committee Meeting.

4. Fisherman's Terminal Ice Plant Request – Taku River Reds Company.

Mr. Etheridge gave a short presentation on this topic. He said that the Taku River Reds Company would like to get a Conditional Use Permit to install a 10' X 20' Ice Plant at the end of the Fisherman's Terminal Dock to service the local commercial fishermen.

Discussion followed with Mr. Fisk, and Mr. Stone.

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VI. Items for Action (cont'd).

**MOTION by Mr. Etheridge: MOVE TO DIRECT THE PORT DIRECTOR TO DRAW UP A CONDITIONAL USE PERMIT FOR THE TAKU RIVER REDS COMPANY TO INSTALL A TEMPORARY ICE PLANT LOCATED AT THE FISH TERMINAL DOCK OR AT A LOCATION THAT WOULD BE THE MOST SUITABLE.**

Mr. Fisk seconded the motion.

Mr. Preston added a friendly amendment to look at an alternate location if possible to avoid problems with the loading and unloading process at the far crane.

**PUBLIC COMMENT:**

1. Jason Kolhase - 10753 Horizon Drive, Juneau, Alaska 99801  
Local Commercial Fisherman

Mr. Kolhase said he is against putting an ice plant on this dock. The fishermen need this area for loading and unloading of their gear.

Discussion followed with Mr. Simpson, Mr. Fisk, Mr. Stone, Mr. Kueffner, Mr. McCall, Mr. White, and Mr. Preston.

**The motion failed with 4 yes votes and 2 no votes.** (5 votes are needed to pass a motion).

Further discussion followed with Mr. Fisk.

Mr. Etheridge asked to reconsider the motion and to bring the motion back up at the next Regular Board Meeting in June 2007.

5. Lease of a Single HDPE Pontoon Float – Alaska Glacier Seafood Company.

Mr. Etheridge gave a short presentation on this topic.

Discussion followed with Mr. Preston and Mr. Etheridge.

**MOTION by Mr. Fisk: ASK UNANIMOUS CONSENT TO LEASE THE #1 HDPE PONTOON FLOAT TO ALASKA GLACIER SEAFOOD COMPANY FOR A SHORT PERIOD WITH THE UNDERSTANDING THAT THE LEASE COULD BE CANCELLED IF WE SHOULD NEED IT SOONER. THE LEASE AMOUNT ANNUALLY WOULD BE \$5,000.00 OR \$2,500.00 EACH 6 MONTH PERIOD WITH AN OPTION FOR EXTENSIONS OF THE LEASE IN 6 MONTH INCREMENTS.**

**The motion passed without objection.**

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VI. Items for Action (cont'd).

6. To Request and Solicit Bids for Proposals for Term Contracts for Docks & Harbors Projects.

Mr. Stone gave a short presentation on this topic. He said that we would use the same Contract and Bid Procedures as we used for the Harbor Contract for Maintenance.

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO APPROVE AND TO SEND OUT RFP'S TO SOLICIT ADDITIONAL BID CONTRACTORS FOR ADDITIONAL HARBOR WORK.**

**The motion passed without objection.**

VII. Items for Information/Discussion.

There were none.

VIII. Committee and Board Members Reports.

1. Operations Committee Meeting – April 17, 2007

Mr. Etheridge gave a short report on his last meeting. He said that they also looked at the regulations on boat houses and discovered that we can require owners to do maintenance on the boat houses as we deem necessary.

Also, he said that they looked at the current snow removal policy on vessels and finger floats and they will discuss this further at the next Operations Committee Meeting.

2. Finance Committee Meeting – April 19, 2007.

Mr. Preston gave a short report on his last meeting. He said that they discussed 3 property lease renewals -- Fisherman's Bend Tideland Lease, Ship Chandler's Building and Tideland Lease, and the Yankee Cove Tideland Lease.

Also, they discussed the Statter Harbor Parking Lot Fee.

3. CIP/Planning Committee Meeting – April 24, 2007.

Mr. Fisk said that most of the items that they discussed at his meeting have been covered in the meeting tonight.

IX. Port Engineer's Report.

Ms. Linden said that she had nothing further to add to her Status Report of Projects that is included in tonight's Packet.

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IX. Port Engineer's Report.

She mentioned that this would be her last Board Meeting as she is resigning her position on May 18, 2007 to move to Canada to accept a new position.

Chair Simpson thanked Ms. Linden for all her hard work on our behalf and said that he and the Board Members appreciated her efforts for the time she has been here. He added that he wished that she was not leaving.

X. Harbormaster's Report.

Mr. McCall gave a short presentation on Harbor happenings this past month.

He said that we have replaced 3 Seasonal Harbor Officer Positions with 3 of our Harbor Technicians and now we will have to hire 4 Seasonal Harbor Technicians.

Also, he has been writing up a Code of Conduct for Harbor Officers and has been working on position descriptions for the Human Resources (personnel) Department.

Discussion followed with Mr. Kueffner, and Mr. Stone.

XI. Port Director's Report.

Mr. Stone said that he has been looking for 3 Temporary Laborers to work for 4 weeks for pressure wash the floats.

He added that he and Mr. McCall have been working on doing new requirements for new personnel.

He mentioned that he and Cecilia have been kept busy doing all the special paperwork required by Human Resources (Personnel) Department for hiring new employees and handling returning seasonal employees.

He said that he would like to have an assistant hired on an hourly basis to help him do the technical writing for individual projects. Maybe a part-time limited position.

Discussion followed with Mr. Fisk, Mr. Simpson, Mr. Stone, and Mr. McCall.

Mr. Dybdahl – Assembly Liaison said that he was a bit surprised at the Speed Limit Regulation and how the vote came out at the last Assembly meeting. He felt that it had been well publicized.

Mr. Etheridge thanked Mr. Dybdahl for his efforts with the Assembly Members on this topic.

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XII. Committee Administrative Matters.

1. Meeting Calendar for May 2007.

Chair Simpson called the Board Member's attention to the May 2007 Meeting Schedule enclosed in the Packet.

A. **Operations Committee Meeting** – May 15, 2007

5:00 p.m. to 7:00 p.m. - Aurora Harbor Office

B. **Finance Committee Meeting** – May 24, 2007

5:00 p.m. to 7:00 p.m. – CBJ Assembly Chambers

C. **CIP/Planning Committee Meeting** – May 29, 2007

5:00 p.m. to 6:30 p.m. – CBJ Assembly Chambers

D. **Regular Board Meeting** – May 31, 2007

7:00 p.m. to 10:00 p.m. – CBJ Assembly Chambers

XIII. Adjournment.

**MOTION by Mr. Etheridge: ASK UNANIMOUS CONSENT TO ADJOURN THE REGULAR BOARD MEETING.**

**The motion passed without objection.**

The meeting was adjourned at 9:18 p.m.