

**PORT OF ANACORTES  
CAP SANTE MARINA ADVISORY COMMITTEE  
MEETING MINUTES**

**THURSDAY November 14, 2014- 5:00 PM  
PORT ADMINISTRATIVE OFFICE - COMMISSION ROOM**

**Members present:** Bret Andrich, Mary LaFleur, Andy Schwenk, Mark Lione, Robin Pestarino, John Richards, Joe Verdoes, and Greg Mustari.

On behalf of the Port from the Marina – Brian Geer

**Members absent:** Jay Field, Jeff Marrs, Danielle Vincent Howard Bean, Stuart Currie, and Erica Picket.

**Port Staff present:** Jenkins Dossen and Julie Johnson Lindsey, as well as Commissioners Pat Mooney and Bill Short.

**Guests:** None.

**Call to Order:** The meeting was called to order by Bret Andrich, serving as Chair on behalf of Jay Field, at 1700.

**Introductions:** Introductions were made.

**Public Comment:** Public Comment was opened by Bret – There were no public comments.

**Chair's Comments:** Bret reported that Jay was not available. Andy noted that Jay had sent him an e-mail that he was not planning to continue on the committee due to time constraints. Andy moved to appoint Bret as chair. Bret noted the nomination at this time was not appropriate since Jay had not sent his resignation to the Port or to the Committee as a whole. Brian and Julie will contact Jay to confirm his intent to resign.

**Old Business discussion:**

- **Update on A-Dock Replacement –**

Jenkins Dossen provided an update on replacing A-Dock, the oldest dock at the Marina. He thanked the many people who came to the Port's scoping meetings for their input. Jenkins explained the Port Commission provided authorization for planning for the project in the 2015 budget. This will include engaging with the necessary agencies and producing drawings for discussion. This will be a lengthy, multi-year project which will proceed from permitting and design to procurement and construction.

- **T- Dock –**

Jenkins reviewed the project, noting as previously reported, the first crane supplier hired by the contractor did not meet the Port's criteria. The contractor is moving forward with a second crane supplier. The two new one-ton cranes should arrive the first or second week of January.

Andy noted T-Dock is made of creosoted pilings and inquired if there was a date by which pilings of that sort have to be removed or if they could just be jacketed in cement.

Jenkins explained there was no deadline on replacement for the pilings. The Port will replace the steel plates and resurface the dock. New pilings would be required to accommodate the 2-ton crane and that will have to go through the in-water permitting process with state agencies.

Andy said the reason he was asking was because he'd heard Anacortes Marina was trying to renew their lease with the DNR and one caveat was having a plan for replacement of the creosoted pilings.

Jenkins noted T-Dock had not reached an expiration date yet. He thought perhaps Anacortes Marina might not have done the same structural evaluation as the Port has done in the Cap Sante Marina.

- B-Dock Parking Lot –

Bret noted there was a “lake” near the web lockers. Jenkins noted the Port has plans to improve the area and has to work around T-Dock usage. The Port will be restriping and crack/fog-sealing the asphalt but needs 60 degree or higher weather conditions for the fogs-sealing. The Port had planned to do so in September, but early poor weather prevented it. This will now be done in the spring. This is a costly process and must be done under the right conditions. It takes about a week for each section to be completed with a couple of coats put down after the pavement has been washed and vacuumed.

Jenkins noted from the last meeting that one of the concerns was people speeding through this portion of the Marina. The Port has painted a STOP bar on the pavement and will also install signage.

Regarding the “lake”, Jenkins explained that were the net reels are; there is a low spot in the asphalt that collects 4-6 inches of water. The Port is looking at various solutions for a drainage system from the area to “Q” Avenue. He noted the parking lot was built without a catch basin. Bret asked if the Port could drill a sump pump and fill it up with ballast as a short term solution. Jenkins noted the man hole on “Q” Avenue was about 50’ away and the City was favorable to having the Port look into it draining to there. Greg questioned whether it was currently a hazard to the public. Jenkins explained there were no problems with safety. Bret agreed it was a nuisance mostly and noted that in the Port’s plans for the parking area it would need to be fixed.

Other Topics –

Moorage Agreements – As discussed at the last Committee meeting – there are commercial fishermen who have historically not signed an annual moorage agreement, which became a requirement in 2013 for any who wish to sublet their slips or maintain their same slips annually. Some fishermen have expressed concern that they were not notified about this change in policy until notified that they were subletting in violation and that they might not get the same slip they have used in the past without a moorage agreement. Notifications were sent by the Port. Robin and Mary asked if anything was done regarding

the Committee's suggestions about using the Port's billing statements for notifications to impacted parties, such as the fishermen. Brian noted the Marina is working on obtaining e-mail addressed for all boat owners in the Marina. Bret provided a brief history of what he saw as a lack of communication about the changes in this matter and whether the fishermen could keep their slip without an agreement. The Committee's suggestion was taking into consideration that everyone opens their bill. He thought a posting at the head of "B" Dock would be more effective.

Brian noted he and Mary had talked about having quarterly get-togethers for tenants as well and they were still vetting that. Brian stated he was a proponent of communication. Mary observed not everyone is technology based, or have access to e-mail. Brian said he was open to all suggestions and thought quarterly meetings for tenants could be beneficial.

### **New Business discussion**

#### **Meet & Greet Brian Geer, Marina Services Manager –**

Brian introduced himself, noting he has deep roots in the community and had experience both personally and through his family in both commercial and recreational fishing and recreational boating.

Andy stated it was important to him to see someone involved in the boating be in charge at the Marina. He noted Cap Sante is a premier marina and he appreciated Brian, Jenkins, the Port staff and the Commission for their work in improving and promoting the Marina.

Brian stated he is humbled and honored to have the job and believed there was no reason the Port and community couldn't make Cap Sante Marina the number one marina in the northwest. He praised the quality staff at the Marina and noted he would continue a high degree of customer service and he and the Marina staff had lots of exciting things to work on. He passed around an e-mail list for all to please update their e-mail addresses.

#### **Update on Marina and Anthony's Trash and Recycle bins placement -**

Brian explained that with Anthony's adding a new, casual dining restaurant, the current location of the trash and recycle bins will have to be moved. The initial move will be an interim one until a permanent location is determined. Anthony's will move their dumpsters to south of their current restaurant near where the propane tanks are now.

Brian reviewed options for temporary placement of the Port's dumpsters, noting these may need to be moved again during festivals. The Marina will continue a practice started this summer of having dock attendants collecting garbage on the docks with an attendant assigned to each dock.

Mary asked whether the Port has considered purchasing a trash compactor. She noted that Roche Harbor has them at the head of their docks, along with garbage cans on wheels to make it easier to get the garbage up the dock to the compactor. Mary observed that a compactor is expensive, but would eventually pay for itself by reducing the amount of garbage to a smaller size and also minimizing the smell. She noted the twice a day pick up on the docks by the dock attendants resulted in people leaving their garbage out on the

docks all day, since they didn't have a set pick-up schedule and this was an attraction for birds as well as a smelly eyesore for boaters.

Jenkins noted Anthony's would most likely break ground after the first of the year in 2015. He suggested the area west of the Harbor Master's Office as a temporary location. Brian preferred the area north of the HMO. Mary noted that boaters will most likely take their garbage as far as the heads of the docks unless they can clearly see where to take it. Andy believed Anthony's should have to foot the bill for relocation. He noted the Port paid for the portico for the current dumpster area. Bret noted it would be important to know if it was part of Anthony's new lease that the dumpsters be moved. He noted at present there is only recycling near his business and objected to the garbage dumpsters being there as well. Brian noted the new restaurant would need that space and the Marina would benefit from the revenue the new restaurant produces.

Greg felt more time should be taken to determine both a temporary site and a permanent solution. Robin asked for clarification of what the Committee's assignment. Brian said the first mission was to find an interim solution for the Marina's trash, keeping in mind that any temporary site could be in place for a year. John noted dumpsters could be placed on a forklift and moved to whatever place is accessible to City garbage trucks. Mary asked what the Port pays in garbage costs. Jenkins noted the cost port-wide was between \$75,000-\$100,000 per year. Garbage is picked up by the City twice a week in peak season and one time a week in the slower months.

Brian reiterated he was open to the Committee's ideas. Joe noted that trash service to boaters would become an expectation.

#### Chair's Comments –

As he was nominated for Chair, Bret asked to make a few comments. He referred to the Committee's Mission Statement and noted the Committee was put together by the Commission to provide advice regarding the Marina to the Commission and staff. Bret noted there was an "elephant in the room" due to recent events at the executive level, and he believed it would be advisable for the Commission to clarify to the Committee what is going on. Observing that it might be healthy for all as a community for the Commission to provide clarification.

Commissioner Mooney agreed, and noted there were two sets of lawyers involved so the Commission was not making additional statements at this time. He explained the Commission was not trying to hide anything and would be meeting on Monday in Executive Session with legal counsel to discuss the matter of what could or couldn't be released. Bret noted he hoped the Commission would do this with the community.

#### Other Discussions –

Meeting Attendance - Andy observed one problem the Committee has had is in regards to member attendance, including the Chair. Bret agreed and noted this could be discussed further at the next meeting. According to the Committee Bylaws, members must maintain at least 50% attendance.

On the subject of Committees - Regarding the organization of the Port's Advisory Committees, Commissioner Short explained their function is to report, in essence, to the Commission. He explained that when he or another Commissioner is present at the Advisory Committee Meetings it was to observe and listen so as not to skew or lead the conversation. Likewise, the Commission hears from staff and from the Port's legal counsel on other matters. Bret noted he appreciated the Commissioners' attendance at the Marina Advisory Committee meetings.

OARS Report – Robin reported that OARS has decided, after input from Port staff, to use the P/Q hoist for launching. She also noted the community Veterans Day Celebration, hosted by the Port in the Transit Shed on November 11<sup>th</sup>, was well attended.

Scheduling next meeting –

Bret asked for input on scheduling the next meeting. The committee consensus was for February 12<sup>th</sup> at 5:00 p.m.

**Adjournment** – Hearing no other business, Bret adjourned the meeting at 1803.

Next Meeting – February 12<sup>th</sup>, 2015