



M E M O R A N D U M

TO: Interested Parties
FROM: Kyle Stevens, President
DATE: August 14, 2025
SUBJECT: Port of Coos Bay Commission Meeting Notice

The **Board of Commissioners** of the Oregon International Port of Coos Bay will hold its Regular Commission Meeting at **11:00 a.m., Thursday, August 21, 2025**, in the Port’s Commission Chambers located at 125 W Central Avenue, Suite 230, Coos Bay, Oregon 97420, and live on YouTube.

Members of the public are invited to attend the meeting in person or view the meeting live on the Port’s YouTube Channel at the following link: www.youtube.com/portcoos.

Members of the public may provide public comment in person, via Zoom, or in writing. If members of the public would like to provide public comment during the meeting via Zoom, please call the Administrative office at 541-267-7678 by 8:30 a.m. on Thursday, August 21, 2025. Written comment will be accepted until 8:30 a.m. on Thursday, August 21, 2025 by sending an email to portcoos@portofcoosbay.com with the subject line ‘Public Comment’.

An **Executive Session** has also been scheduled on **Thursday, August 21, 2025**, immediately after the Commission Meeting, as authorized under ORS 192.660(2), to:

- (a) consider the employment of a public officer, employee, staff member or individual agent;
- (e) conduct deliberations with persons designated by the governing body to negotiate real property transactions;
- (f) consider information or records that are exempt by law from public inspection;
- (g) consider preliminary negotiations involving matters of trade or commerce in which the governing body is in competition with governing bodies in other states or nations; and
- (j) carry on negotiations under ORS Chapter 293 with private persons or businesses regarding proposed acquisition, exchange or liquidation of public investments.

KS/cs

**OREGON INTERNATIONAL PORT OF COOS BAY
REGULAR COMMISSION MEETING
11:00 a.m., Thursday, August 21, 2025**

Port Commission Chambers, 125 West Central Avenue, Suite 230, Coos Bay, Oregon 97420
Watch Live on YouTube: www.youtube.com/portcoos

Mission: Promoting sustainable development that enhances the economy of southwest Oregon and the State.

*ORS 777.065: The Legislative Assembly recognizes that assistance and encouragement of enhanced world trade opportunities are an important function of the state, and that development of new and expanded overseas markets for commodities exported from the ports of this state has great potential for diversifying and improving the economic base of the state. Therefore, development and improvement of port facilities suitable for use in world maritime trade at the Ports of Umatilla, Morrow, Arlington, The Dalles, Hood River and Cascade Locks and the development of deepwater port facilities at Astoria, **Coos Bay**, Newport, Portland and St. Helens is declared to be a state economic goal of high priority.*

T E N T A T I V E A G E N D A

1. CALL MEETING TO ORDER

2. INTRODUCTION OF COMMISSION, GUESTS AND PORT STAFF

3. PORT PROJECT UPDATE

- A. SWOT Analysis for Strategic Business Plan Update Brian Points
- B. Port Financial Update..... Megan Richardson

4. PUBLIC COMMENT

5. CONSENT ITEMS

Page

- A. Approval of July 17, 2025 Regular Commission Meeting Minutes 4
- B. Approval of July Invoices 9
- C. Approval of Long-Term Lease Renewals 10

6. MANAGEMENT REPORTS

Page

- A. Administration 12
- B. Finance 14
- C. External Affairs..... 30
- D. Charleston Operations 32
- E. Railroad Operations 35
- F. Pacific Coast Intermodal Port Project 39

7. ACTION ITEMS

Page

- A. Long Fisheries Lease Agreement..... Krystal Karcher, 41
- B. Renewal of Contract for PCIP Executive Director..... Melissa Cribbins, 42
- C. Confluence Strategies Contract Amendment Melissa Cribbins, 43
- D. 2025Res10: Procurement Authority for PCIP Executive Director..... Melissa Cribbins, 44

8. OTHER

9. INFORMATION ITEMS

Page

- A. Coos Bay Rail Revenue Car Loads – July 2025..... 47
- B. Summary of Charleston Advisory Committee Meeting Minutes – July 23, 2025..... 48
- C. Draft Charleston Advisory Committee Meeting Minutes – July 23, 2025..... 49

10. COMMISSION COMMENTS

11. NEXT MEETING DATE – Thursday, September 18, 2025, 11:00 a.m.

12. RECESS TO EXECUTIVE SESSION

13. ADJOURN

Consent Items

DRAFT
OREGON INTERNATIONAL PORT OF COOS BAY
Coos Bay, Oregon
REGULAR COMMISSION MEETING

11:00 a.m., Thursday, July 17, 2025

Port Commission Chambers, 125 Central Avenue, Suite 230, Coos Bay, Oregon 97420

This is not an exact transcript. To watch a live stream of this meeting, go to www.portofcoosbay.com.

ATTENDANCE

Commission:

Kyle Stevens, President; Nick Edwards, Vice President; Elise Hamner, Secretary; and Arnie Roblan, Commissioner. Kyle ViksneHill, Treasurer, was excused.

Staff:

Lanelle Comstock, Chief Executive Officer; Melissa Cribbins, Executive Director, Pacific Coast Intermodal Port Project; Megan Richardson, Director of Finance and Accounting; Rick Adamek, Director of Asset Management; Brian Early, General Manager, Coos Bay Rail Line; Ray Dwire, Charleston Marina Manager; Krystal Karcher, Administrative Services Manager; Christina Sanders, Administrative Assistant; and Keith Leavitt, Pacific Coast Intermodal Port Project.

Media & Guests:

Brian Points, Points Consulting; Carson Valley, Points Consulting; Ken Willsey Jr; John Sweet, Coos County Commissioner; Aaron Simons, ILWU Local 12; Tallon Trentz, IUOE 701; Ray Cox, Giddings Boatworks; Jan Hodder; Mike Graybill; Jamie Fereday; Dean Lundie; Steve Miller; and Mike Vaughan.

1. CALL MEETING TO ORDER

President Stevens called the meeting to order at 11:00 a.m.

2. INTRODUCTION OF COMMISSIONERS, GUESTS AND PORT STAFF

3. PORT PROJECT UPDATE

A. Strategic Business Plan Project Update

Points Consulting presented a progress update on the Port's Strategic Business Plan, detailing bi-weekly staff coordination, 627 community survey responses received to date, stakeholder interviews, asset inventory with a SWOT analysis, and actionable goals. A draft plan is expected by November 2025. A public town hall is scheduled on August 20 and a SWOT workshop on August 21, 2025.

B. Port Financial Update

Megan Richardson presented the May 2025 financials, providing a comprehensive overview of the Port's fiscal performance.

4. PUBLIC COMMENT

A. Ray Cox expressed frustration over the Port's historical failure to deliver promised infrastructure upgrades like a new travel lift and dock widening, urging the Port to partner with a potential buyer to preserve Giddings Boatworks and support Charleston's fishing fleet.

B. Tallon Trentz inquired about the contractor for Charleston dredging and whether Points Consulting had engaged local unions for upcoming Port projects seeking involvement for union workers.

C. Dean Lundie raised concerns about unaddressed damage to his Cushman marina docks by a Port subcontractor in July 2023 and an excessive \$7,500 fee estimate for a public records request regarding the PCIP project.

D. Jan Hodder questioned changes to the PCIP's NEPA process, outdated economic feasibility data, and the reduced target capacity of 800,000 TEUs per year, requesting an updated feasibility study.

E. Mike Vaughan proposed a mural on the Tank Farm retaining wall to enhance the waterfront's appearance with tow boat imagery, requesting Port assistance in coordinating with Tyree Oil.

5. CONSENT ITEMS

A. Approval of June 18, 2025 Regular Commission Meeting Minutes

B. Approval of June Invoices

C. Approval of June Contracts Awarded

Upon a motion by Commissioner Roblan (second by Commissioner Edwards), the Board of Commissioners voted to approve the June 18, 2025 Regular Commission Meeting Minutes, June Invoices and June Contracts Awarded. **Motion Passed 3-0-1.** (Ayes: Stevens, Edwards, and Roblan. Nays: None. Abstain: Hamner. Absent: ViksneHill).

6. MANAGEMENT REPORTS

All Management Reports were included within the Meeting Packet.

7. ACTION ITEMS/REPORTS

A. 2025Res09: Approval of IFA Loan for Pt. Adams Dredging

Since November 2023, the Port has seen unprecedented shoaling of large quantities of sand into the access channel of the Marina at Pt. Adams. As a result of this shoaling, over 70% of the access in the channel is unusable and poses a safety risk to mariners. This access channel serves the inner basin, the marina launch ramp, a large private fish processing facility, and a fuel dock, making the channel a vital link for the commercial and recreational fishing/boating industry.

The beginning of this access channel is part of the federal navigation channel and is maintained by the USACE. This area was last dredged by the USACE in 2020. Maintenance dredging was not accomplished in 2022 when the Port last dredged their portion of the prism using the State-Owned Dredge, The Laura. It is now estimated that 17,000 CY to 20,000 CY of material currently needs removal from the Port's area of responsibility.

The Port of Coos Bay, along with other Oregon Ports, proposed Senate Bill 361 during the 2025 legislative session, requesting funds to assist with dredging multiple Ports along the Oregon Coast. Unfortunately, the Senate Bill did not pass. In an effort to finance the dredging of Point Adams, the Port is seeking financing

in the amount of \$350,000 from Business Oregon Infrastructure Financing Authority Port Revolving Loan Fund.

The loan application has been submitted to the IFA, and as of July 17, is pending award. The loan must be awarded before the dredging work commences. If the loan is awarded, the Port Commission must approve a resolution authorizing the Oregon International Port of Coos Bay to enter into a loan agreement with Business Oregon Infrastructure Finance Authority (IFA) for a \$350,000 loan.

Upon a motion by Commissioner Roblan (second by Commissioner Edwards), the Board of Commissioners motioned to approve resolution 2025Res09 authorizing the Oregon International Port of Coos Bay to enter into a loan agreement with Business Oregon Infrastructure Finance Authority (IFA) for a \$350,000 loan to support the dredging of Point Adams. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, Hamner, and Roblan. Nays: None. Absent: ViksneHill).

B. Approval of USACE Task Assignment Document

The Port of Coos Bay is the permit applicant for the Pacific Coast Intermodal Port Project. The portion of the project involving the channel is currently under review by the United States Army Corps of Engineers (USACE). The Port is required to pay the costs of this review, which is memorialized in a Task Assignment Document (TAD). The intent of TAD 2025-01 is to request the funding to accommodate the USACE Portland District's effort through December 2025 in support of the Section 204(f)/408 and environmental review processes. This effort includes continuation of review of OIPCB technical deliverables (e.g. updates to information relevant to the draft Joint Permit Application and Section 408 requests) and those prepared by federal partners (e.g. Fish and Wildlife Coordination Act report and equivalent), meetings and coordination with the OIPCB, federal partners and tribes, and associated accounting and project management support. Public Affairs, Planning and scoping efforts in support of a forecasted October 2025 start to the environmental review process for the PCIP are also included. The task breakdowns for USACE resources for these activities were included within the meeting packet. A contingency of 25% is included for potential coordination with, and review of future deliverables to be prepared by, the yet-to-be selected OIPCB contractors that will develop the design and plans for the marine terminal and rail improvement elements of the PCIP.

Upon a motion by Commissioner Hamner (second by Commissioner Roblan), the Board of Commissioners motioned to approve Task Assignment Document 2025-01 (TAD 2025-01) with the United States Army Corps of Engineers and appropriate required funding in the amount of \$178,000. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, Hamner, and Roblan. Nays: None. Absent: ViksneHill).

C. Authorization to Execute CRISI Grant Agreement

The Port of Coos Bay is the grant applicant for the Pacific Coast Intermodal Port Project Coos Bay Rail Line (CBRL) Upgrades Grant through the Federal Railroad Administration/Office of Passenger and Freight Programs. In October of 2024, the Port was notified that the Consolidated Rail Infrastructure and Safety Improvements (CRISI) Grant was awarded to the Port in the amount of \$29,751,615. The CRISI grant requires a match of \$19,834,410, which will be funded using a combination of state funds and private funding.

This CRISI Grant supports the Coos Bay Rail Line (CBRL) Upgrades Planning Project. This entails Preliminary Engineering (PE) & Design, environmental studies (NEPA), and permitting. This work will provide a clear and reliable project plan for a capital project ("CBRL Upgrades") which includes comprehensive upgrades and infrastructure rehabilitation to enhance safety, speed, and capacity along the

CBRL. The “CBRL Upgrades” capital project is a component of the larger Pacific Coast Intermodal Port (“PCIP”) project. The CBRL upgrades and improvements will support a significant increase in intermodal freight traffic while ensuring the safety of rail crews and residents in Coos, Douglas, and Lane counties. The project includes track replacement, bridge rehabilitation, tunnel rehabilitation and heightening, and the addition of new siding tracks. Enhancements at Union Pacific’s Eugene rail yard, including the installation of an interchange yard, will accommodate increased CBRL traffic and ensure a seamless connection to the Class I national rail network.

Upon a motion by Commissioner Roblan (second by Commissioner Edwards), the Board of Commissioners motioned to approve the CRISI grant agreement and authorize Port Chief Executive Officer Lanelle Comstock to execute the CRISI grant agreement between the Port and the Federal Railroad Administration for the Coos Bay Rail Line Upgrades Planning Project. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, Hamner, and Roblan. Nays: None. Absent: ViksneHill).

D. Authorization to Execute RCE Grant Agreement

The Port of Coos Bay is the grant applicant for the Rail Crossing Elimination Reedsport Grade Separation Grant through the Federal Railroad Administration/Office of Passenger and Freight Programs. In 2024, the Port was notified that the Rail Crossing Elimination Grant for the Reedsport Grade Separation (RCE) Grant was awarded to the Port in the amount of \$3,993,224. The RCE grant requires a match of \$998,306, which will be funded using state funds.

The Reedsport Grade Separation Project entails Preliminary Engineering (PE), environmental studies (NEPA), and permitting. This work will provide a clear and reliable project plan for a capital project which includes the elimination of an at-grade crossing at OR 38 in Reedsport. This project is a connected action to the larger Pacific Coast Intermodal Port (“PCIP”) project and will be delivered by the PCIP project team, in partnership with the City of Reedsport and in consultation with ODOT and other local stakeholders. This grant will support NEPA/Environmental, major Project planning and engineering and design elements up to 90% for the OR 38 overcrossing, the Winchester Avenue grade crossing upgrades, and all related civil improvements.

Upon a motion by Commissioner Edwards (second by Commissioner Hamner), the Board of Commissioners motioned to approve the RCE grant agreement and authorize Port Chief Executive Officer Lanelle Comstock to execute the RCE grant agreement between the Port and the Federal Railroad Administration for the Reedsport Grade Separation Project. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, Hamner, and Roblan. Nays: None. Absent: ViksneHill).

E. Disposal of Surplus Locomotives via Public Auction

The locomotive 1909 was obtained during the settlement agreement with ARG Transportation, the previous operator of the line.

This locomotive is currently only being used rarely as a spare unit and to keep it in operational condition by not allowing it to sit unused. In the marketplace, this is one of the locomotive models that are being purchased for conversions.

Per Port Policy 6.6: Disposition of Surplus Personal Property, to dispose of surplus personal property greater than \$50,000, the Chief Executive Officer shall make a recommendation to the Board of Commissioners, acting as the Local Contract Review Board, identifying the property determined to be surplus and the means

of disposal. Section 6.4.2 of the policy states that surplus property greater than \$50,000 shall be sold at public auction.

A draft version of the Notice of Auction to sell the surplus locomotive via a sealed bid process was included within the meeting packet. Staff recommends soliciting the notice immediately, allowing ample time for interested bidders to inspect and view the locomotive and submit sealed bids. A reserve will be placed on the locomotive. The locomotive will be sold as is, without any warranty, either express or implied.

Upon a motion by Commissioner Edwards (second by Commissioner Roblan), the Board of Commissioners motioned to authorize Port Chief Executive Officer Lanelle Comstock to dispose of one surplus locomotive via a sealed bid public auction and award to the highest bidder. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, Hamner, and Roblan. Nays: None. Absent: ViksneHill).

8. OTHER

9. COMMISSION COMMENTS

Commissioner Roblan expressed optimism about the fruition of long-awaited grants and emphasized the importance of partnering with the potential new owners in the shipyard, viewing it as a valuable asset for generating additional revenue despite the Port's financial challenges.

Commissioner Stevens highlighted the challenges of managing the Port's competing priorities.

Commissioner Edwards stressed the catastrophic revenue losses in Charleston since 2013 due to issues similar to the broken Swing Span Bridge, requesting specific financial data from Mr. Dwire and noting the significant impact it would be to restore Giddings staff up to 45 full-time employees again.

10. NEXT MEETING DATE – Thursday, August 21, 2025, 11:00 a.m.

11. ADJOURN

President Stevens adjourned the meeting at 12:35 p.m. and entered into Executive Session, as authorized under ORS 192.660(2), to:

(e) conduct deliberations with persons designated by the governing body to negotiate real property transactions;

(f) consider information or records that are exempt by law from public inspection;

(g) consider preliminary negotiations involving matters of trade or commerce in which the governing body is in competition with governing bodies in other states or nations;

(j) carry on negotiations under ORS Chapter 293 with private persons or businesses regarding proposed acquisition, exchange or liquidation of public investments; and

(n) discuss information about review or approval of programs relating to the security of a number of specified structures, activities and materials relevant to the operation of the state's infrastructure.



M E M O R A N D U M

To: Port of Coos Bay Board of Commissioners
From: Mary Green, Accounting Supervisor
Date: August 14, 2025
Subject: Invoices Paid for Commission Approval through July 2025

A/P checks issued per NetSuite financial system	139,342.22
Payroll disbursement per Umpqua Bank statement	186,659.98
Misc electronic disbursements per Umpqua Bank statement	382,176.55
Total Disbursements	<u>\$ 708,178.75</u>



M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners
 FROM: Krystal Karcher, Administrative Services Manager
 DATE: August 14, 2025
 SUBJECT: Long Term Lease Renewals

Lease Renewals:

The following leases have been previously approved by the Port Commission and have been renewed for another term:

Property Address	Tenant Name	Lease End Date
125 Central Ave, Ste 350	Michelle Caspary	6/30/2026

Lease Renewals in Negotiations:

The following leases have been previously approved by the Port Commission and are currently in negotiations before being renewed for another term:

Property Address	Tenant Name	Lease End Date
145 Central Ave. (A)	Shoji Planning / Crystal Shoji	7/31/2026
145 Central Ave. (D)	Bay Area Chamber of Commerce	7/31/2026
125 Central Ave. Ste. 400	Waste Connections of Oregon, Inc.	8/31/2026

Management Reports



M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners
FROM: Lanelle Comstock, Chief Executive Officer
DATE: August 14, 2025
SUBJECT: Administrative Services Management Report

Upcoming Scheduled Meetings and Events:

- Strategic Business Plan Town Hall: Wednesday, August 20, noon
- August Regular Commission Meeting: Thursday, August 21, 11:00 am
- Harbor Safety Committee: Tuesday, August 26, 1:00 pm
- Labor Day - Offices Closed: Monday, September 1
- Oregon Infrastructure Summit: Mon. & Tues., Sept. 8 & 9
- September Regular Commission Meeting: Thursday, September 18, 11:00 am
- Oregon Coast Economic Summit: Thurs. & Fri., Sept. 25 & 26
- Oregon Public Ports Association Annual Meeting: Friday, September 26 (Astoria)

ADMINISTRATION

Strategic Business Plan Update:

- **General Information:** Check out our website for more information about the Strategic Business Plan Update: <https://www.portofcoosbay.com/strategic-business-plan-update-f591ef4>
- **General Information:** Have you taken the Strategic Business Plan Survey? Access the survey here: https://s.surveylegend.com/-OQe8OHRW_1KLu6Lai5k
- **Town Hall:** Join us on Wednesday, August 20, for a community town hall focused on shaping the future direction of the Port. This is an opportunity to share your ideas, ask questions, and engage directly with our team as we set a course for the future. All are welcome to attend - community members, business owners, stakeholders, and anyone with a vision for the future of Oregon's South Coast. Virtual attendance is an option. If attending in person, a buffet lunch will be provided.
When: Wednesday, August 20, 12pm - Buffet lunch served
Where: Ko-Kwel Casino & Resort, Salmon Room East
RSVP: pcb@points-consulting.com
- **SWOT Workshop:** Points Consulting will be conducting a strengths, weaknesses, opportunities, and threats (SWOT) workshop with the Port Commission for the Strategic Business Plan at the August Commission meeting. The SWOT analysis is a crucial piece in developing a goals and action plan, along with capital improvement recommendations. This practice will last 60-90 minutes.

Congresswoman Val Hoyle Visit: Congresswoman Val Hoyle and her Staff stopped in for a quick visit with Port Staff to receive an update on the PCIP project and other Port projects. Following the debriefing, the Congresswoman had a press conference with KCBY and the World Newspaper. The Congresswoman is a huge proponent, advocate, and supporter of projects at the Port of Coos Bay.

Oregon Infrastructure Summit: The Oregon Infrastructure Summit is scheduled for September 8 & 9 in Seaside, Oregon. I will be presenting on the panel “Oregon’s Ports – The Key to Our Statewide Economy and Movement of Goods” with three other Port directors. This session will offer an in-depth look at four Oregon ports, examining their operations, infrastructure, and development challenges. I believe Melissa Cribbins will also be presenting on a separate panel regarding the Pacific Coast Intermodal Port Project.

Oregon Public Ports Association: The Oregon Public Ports Association (OPPA) annual meeting is scheduled for September 26 in Astoria. This meeting is a fantastic opportunity to meet and network with other Oregon Port Managers, discuss OPPA goals and special projects, receive state and federal legislative updates regarding ports, and view presentations from different agencies and ports. Because the Oregon Coast Economic Summit will be taking place simultaneously, I will be attending the Summit while Ray Dwire, the Charleston Marina Manager, will be attending OPPA.

Oregon Coast Economic Summit: The Oregon Coast Economic Summit is scheduled for September 25 and 26 at the Ko-Kwel Casino and Resort in Coos Bay. The summit, organized by the Coastal Caucus, is one of the premier economic summits in the state of Oregon organized by elected officials. It is a respectful, bi-partisan, space for policymakers, lawmakers and agency directors and managers to come together and talk about the future. Matt Friesen and I will be attending this event.

Tyree Wall Painting: As previously presented and discussed at the Port Commission meeting, Mike Vaughan has received all the necessary approvals and funding and has begun painting his mural on the Tyree wall along Highway 101 in North Bend. It’s always fun to watch Mike’s painting progress.

Coos County Urban Renewal Agency: The Coos County Urban Renewal Agency (CCURA) has executed an IGA with Coos County and its Public Works Department to administer capital improvements to Transpacific Parkway on the North Spit. Improvements, to be identified by the CCURA, may include resurfacing the length of the road, reinforcing the causeway, adding turn lanes, and/or raising areas of the road that are prone to flooding. The County will administer all aspects of this project.



M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners
FROM: Megan Richardson, Director of Finance
DATE: August 14, 2025
SUBJECT: Accounting & Finance Management Report

We hereby present June and June Year-to-Date (12 months) financial results for the Port.

Operating Revenue:

Total operating revenues totaled \$333K, which was approximately \$1 million less than budgeted. Revenues were less than anticipated in all departments except Port Ops. Admin has vacancies within the Hub building which were budgeted to be filled. Rail Ops revenues fell short due to low car movements, with June recording only 260 car movements compared to a budgeted projection of 640 cars, marking the lowest month of the fiscal year. CBRL was budgeted to generate revenue exceeding expenditures this fiscal year, with the excess revenue planned for transfer to the Port. However, CBRL did not achieve these revenues, resulting in no transfer to the Port. Charleston revenues were down in building leases, marina moorage, and ice sales. The Ice Plant was inoperative for most of June, selling only 28 tons of ice.

Operating Expense:

Operating expenses totaled \$460K, which was \$142K under budget for the period. All departments underspent their budget this month. The underspending this period is a concerted effort to reduce spending across the General Fund.

Operating Result:

The Port ended June with a net loss of \$127K against a planned net gain of \$766K, resulting in a \$893K shortfall. All departments had a better operating result than budgeted except for Rail Ops and Charleston Ops. Rail Ops continued to not meet their budgeted operating result due to lower revenue and greater expenditure. Charleston did not meet their budgeted operating result due to lower revenue.

Other Income & Expense:

Other revenues totaled \$99K, which is \$10K below plan. Other expenses totaled \$55K, which is \$45K underspent for the month. This underspending is a timing issue with interest due on the line of credit, which was previously billed quarterly and is now billed monthly.

Net Result & Year to Date:

June resulted in a net loss of \$83K compared to a budgeted net gain of \$775K resulting in a negative variance of \$857K. The Port ended the year with a net loss of \$51K compared to a budgeted net zero result.

Other Comments:

July Total Cash Balance	Unrestricted OIPCB Funds	Total Restricted	Restricted Detail	
			State Dredge Funds	IFA Channel Mod
1,375,549.30	737,825.43	637,723.87	136,021.80	501,702.06

The total cash balances in all bank accounts for July month end were \$1,375,549.30 which is a decrease of \$352,000.58 from June. Restricted funds are detailed in the table above. Total interest earnings totaled \$3,038.08 with \$0 of that interest earned on unrestricted funds. Interest earned on restricted funds goes to the restricted fund balance and interest earned on the unrestricted funds is earned by the General Fund. No interest was earned in the money market account because the balance has been managed to meet the required minimum for banking fees and cashflow needs. The Local Government Investment Pool (LGIP) interest rate remained at 4.60% pa. This is a decrease in the pool interest rate of 0.67% from the start of the fiscal year.

Financial Report - Actual vs. Budget - General Fund
For Period Ending Jun 2025



	Current Period				Same Month Last Year			Year to Date				Year End					
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Prior FYTD vs Current FYTD					
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
Administration	13,671	15,616	(1,944)	(12%)	13,278	393	3%	150,111	187,409	(37,298)	(20%)	136,386	13,724	10%	150,111	187,409	(20%)
External Affairs	0	0	0	-	(174,950)	174,950	(100%)	4	0	4	-	(74,809)	74,813	(100%)	4	0	-
Port Operations	26,534	25,984	550	2%	25,068	1,466	6%	295,914	274,852	21,063	8%	301,544	(5,629)	(2%)	295,914	274,852	8%
Railroad Operations	41,107	1,000,818	(959,712)	(96%)	74,877	(33,771)	(45%)	733,113	2,176,434	(1,443,321)	(66%)	947,466	(214,353)	(23%)	733,113	2,176,434	(66%)
Charleston Operations																	
Building & Dock Leases	19,743	29,474	(9,731)	(33%)	18,409	1,334	7%	243,770	353,693	(109,923)	(31%)	259,540	(15,770)	(6%)	243,770	353,693	(31%)
Marina	144,327	191,063	(46,736)	(24%)	147,719	(3,391)	(2%)	1,278,947	1,408,323	(129,376)	(9%)	1,158,055	120,892	10%	1,278,947	1,408,323	(9%)
Shipyards	32,026	27,692	4,334	16%	30,960	1,066	3%	367,745	283,409	84,336	30%	318,394	49,351	15%	367,745	283,409	30%
RV Park	42,707	39,135	3,572	9%	40,759	1,948	5%	352,202	371,987	(19,785)	(5%)	379,296	(27,093)	(7%)	352,202	371,987	(5%)
Ice Plant	3,048	39,398	(36,350)	(92%)	46,105	(43,058)	(93%)	327,162	200,000	127,162	64%	231,756	95,405	41%	327,162	200,000	64%
Travel Lift	9,069	6,914	2,155	31%	5,471	3,598	66%	61,044	53,350	7,694	14%	43,171	17,873	41%	61,044	53,350	14%
Other	1,191	(8,097)	9,288	(115%)	(6,543)	7,734	(118%)	4,611	152,460	(147,849)	(97%)	(87,674)	92,284	(105%)	4,611	152,460	(97%)
Total Charleston Operations	252,112	325,580	(73,468)	(23%)	282,880	(30,769)	(11%)	2,635,481	2,823,222	(187,741)	(7%)	2,302,539	332,942	14%	2,635,481	2,823,222	(7%)
Total Operating Income	333,424	1,367,998	(1,034,574)	(76%)	221,154	112,270	51%	3,814,623	5,461,916	(1,647,294)	(30%)	3,613,125	201,497	6%	3,814,623	5,461,916	(30%)
Operating Expenses																	
Administration	121,849	167,506	45,656	27%	246,967	125,118	51%	1,578,444	1,692,018	113,575	7%	1,933,157	354,714	18%	1,578,444	1,692,018	7%
External Affairs	32,515	35,480	2,964	8%	40,975	8,460	21%	353,542	372,249	18,707	5%	434,785	81,243	(19%)	353,542	372,249	(5%)
Port Operations	23,453	53,158	29,705	56%	74,626	51,173	69%	393,067	502,609	109,542	22%	910,526	517,459	(57%)	393,067	502,609	(22%)
Railroad Operations	26,520	85,050	58,530	69%	235,262	208,742	89%	940,719	1,020,595	79,876	8%	1,253,041	312,322	(25%)	940,719	1,020,595	(8%)
Charleston Operations	255,880	260,966	5,086	2%	187,693	(68,187)	(36%)	2,269,710	2,642,050	372,340	14%	2,031,989	(237,721)	(12%)	2,269,710	2,642,050	(14%)
Total Expenses	460,217	602,159	141,942	24%	785,523	325,305	41%	5,535,481	6,229,521	694,040	11%	6,563,499	1,028,018	16%	5,535,481	6,229,521	11%
Operating Results																	
Administration	(108,178)	(151,890)	43,712	(29%)	(233,689)	125,512	(54%)	(1,428,333)	(1,504,610)	76,277	(5%)	(1,796,771)	368,438	(21%)	(1,428,333)	(1,504,610)	(5%)
External Affairs	(32,515)	(35,480)	2,964	(8%)	(215,925)	183,410	(85%)	(353,538)	(372,249)	18,711	(5%)	(509,594)	156,056	(31%)	(353,538)	(372,249)	(5%)
Port Operations	3,081	(27,174)	30,255	(111%)	(49,558)	52,639	(106%)	(97,153)	(227,757)	130,604	(57%)	(608,983)	511,830	(84%)	(97,153)	(227,757)	(57%)
Railroad Operations	14,587	915,769	(901,182)	(98%)	(160,384)	174,971	(109%)	(207,606)	1,155,839	(1,363,445)	(118%)	(305,575)	97,969	(32%)	(207,606)	1,155,839	(118%)
Charleston Operations	(3,769)	64,614	(68,382)	(106%)	95,187	(98,956)	(104%)	365,771	181,172	184,599	102%	270,549	95,221	35%	365,771	181,172	102%
Totals Operating Results	(126,793)	765,839	(892,632)	(117%)	(564,369)	437,576	(78%)	(1,720,859)	(767,605)	(953,254)	124%	(2,950,374)	1,229,515	(42%)	(1,720,859)	(767,605)	124%
Tax Collected	40,651	44,202	(3,551)	(8%)	463,326	(422,675)	(91%)	2,471,289	2,424,854	46,435	2%	2,804,132	(332,844)	(12%)	2,471,289	2,424,854	2%
Financial Income	8,575	8,624	(49)	(1%)	7,381	1,194	16%	110,350	113,487	(3,137)	(3%)	125,417	(15,066)	(12%)	110,350	113,487	(3%)
Grant Income	49,192	55,000	(5,808)	(11%)	0	49,192	-	49,192	60,000	(10,808)	(18%)	10,300	38,892	378%	49,192	60,000	(18%)
Loan Receipts	0	0	0	-	545	(545)	(100%)	0	0	0	-	32,454	(32,454)	(100%)	0	0	-
Other Income	359	1,075	(716)	(67%)	661,127	(660,768)	(100%)	668,748	12,899	655,849	5084%	1,150,001	(481,252)	(42%)	668,748	12,899	5084%
Total Other Income	98,777	108,901	(10,123)	(9%)	1,132,379	(1,033,601)	(91%)	3,299,580	2,611,240	688,339	26%	4,122,304	(822,724)	(20%)	3,299,580	2,611,240	26%
Financial Expenses & Taxes	5,216	5,750	534	(9%)	4,462	(754)	17%	100,900	72,000	(28,900)	40%	155,038	54,139	(35%)	100,900	72,000	(40%)
Debt Service	26,144	59,325	33,181	(56%)	48,095	21,951	(46%)	1,316,927	1,353,137	36,210	(3%)	1,491,175	174,249	(12%)	1,316,927	1,353,137	(3%)
Capital Outlays	23,315	34,875	11,560	(33%)	545	(22,770)	4178%	211,399	418,500	207,101	(49%)	733,111	521,712	(71%)	211,399	418,500	49%
Interfund Transfers	0	0	0	-	0	0	-	0	0	0	-	322,740	322,740	(100%)	0	0	-
Total Other Expenses	54,675	99,950	45,275	(45%)	53,102	(1,573)	3%	1,629,225	1,843,637	214,412	(12%)	2,702,064	1,072,840	(40%)	1,629,225	1,843,637	(12%)
Net Result	(82,691)	774,790	(857,481)	111%	514,908	(597,599)	(116%)	(50,504)	(2)	(50,502)	(3098310%)	(1,530,134)	1,479,630	97%	(50,504)	(2)	-

Financial Report - Actual vs. Budget
For Period Ending Jun 2025
amounts in \$US dollars



Fund: General Fund Department: Administration Location: All Budget: Supplemental 1

Administration	Current Period				Same Month Last Year			Year to Date				Year End					
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025					
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
4005 Building & Dock Leases	12,421	14,322	(1,900)	-13%	12,028	393	3%	134,956	171,859	(36,903)	-21%	121,361	13,594	11%	134,956	171,859	-21%
4245 CCURA	1,250	1,250	0	0%	1,250	0	0%	15,000	15,000	0	0%	15,000	0	0%	15,000	15,000	0%
4290 Other	0	44	(44)	-100%	0	0	-	155	550	(395)	-72%	25	130	520%	155	550	-72%
Total Operating Income	13,671	15,616	(1,944)	-12%	13,278	393	3%	150,111	187,409	(37,298)	-20%	136,386	13,724	10%	150,111	187,409	-20%
Expenses																	
Personnel Services																	
5005 Salaries	61,978	87,601	25,623	29%	162,286	100,308	62%	687,100	758,449	71,349	9%	957,381	270,281	28%	687,100	758,449	9%
5015 Overtime	0	0	0	-	0	0	-	0	0	0	-	47	47	100%	0	0	-
Total Compensation	61,978	87,601	25,623	29%	162,286	100,308	62%	687,100	758,449	71,349	9%	957,428	270,328	28%	687,100	758,449	9%
5100 Federal Payroll taxes	4,670	5,946	1,276	21%	10,309	5,640	55%	43,666	51,481	7,816	15%	63,957	20,291	32%	43,666	51,481	15%
5105 State Payroll taxes	0	0	0	-	516	516	100%	0	0	0	-	3,139	3,139	100%	0	0	-
5110 Unemployment Insurance	725	1,375	650	47%	1,348	624	46%	7,972	11,906	3,935	33%	14,033	6,061	43%	7,972	11,906	33%
5115 Workers compensation	92	346	254	73%	(5,319)	(5,412)	102%	(898)	2,995	3,893	130%	(3,341)	(2,443)	73%	(898)	2,995	130%
Total Payroll Taxes	5,487	7,667	2,181	28%	6,854	1,368	20%	50,739	66,382	15,643	24%	77,788	27,049	35%	50,739	66,382	24%
5200 Medical insurance	5,535	8,184	2,649	32%	8,973	3,438	38%	69,701	98,210	28,509	29%	139,517	69,816	50%	69,701	98,210	29%
5205 Dental insurance	569	980	411	42%	791	223	28%	8,647	11,756	3,109	26%	11,845	3,198	27%	8,647	11,756	26%
5215 Term life insurance	63	88	25	29%	83	21	25%	767	1,050	283	27%	1,354	587	43%	767	1,050	27%
5220 Long Term Disability insurance	0	386	386	100%	326	326	100%	2,587	4,627	2,040	44%	4,695	2,108	45%	2,587	4,627	44%
5225 PERS Employer Contributions	8,733	18,343	9,610	52%	18,921	10,188	54%	112,479	158,815	46,336	29%	185,257	72,778	39%	112,479	158,815	29%
5230 PERS Employee Contributions	2,360	4,978	2,618	53%	5,064	2,704	53%	30,514	43,098	12,584	29%	48,983	18,469	38%	30,514	43,098	29%
5295 Allocations	0	(284)	(284)	100%	0	0	-	(305)	(2,458)	(2,153)	88%	0	305	-	(305)	(2,458)	88%
Total Insured Benefits	17,259	32,674	15,415	47%	34,158	16,899	49%	224,390	315,097	90,707	29%	391,651	167,261	43%	224,390	315,097	29%
Total Personnel Services	84,723	127,942	43,219	34%	203,299	118,575	58%	962,229	1,139,928	177,699	16%	1,426,867	464,639	33%	962,229	1,139,928	16%
Goods & Services																	
6005 Seminars & training	0	679	679	100%	0	0	-	1,100	8,150	7,050	87%	13,932	12,833	92%	1,100	8,150	87%
6010 Educational reimbursement	0	0	0	-	0	0	-	0	0	0	-	1,104	1,104	100%	0	0	-
Total Staff Training	0	679	679	100%	0	0	-	1,100	8,150	7,050	87%	15,036	13,937	93%	1,100	8,150	87%
6020 Travel - airfare	0	167	167	100%	0	0	-	0	2,000	2,000	100%	0	0	-	0	2,000	100%
6025 Travel - lodging & transportation	0	208	208	100%	0	0	-	163	2,500	2,337	93%	1,644	1,480	90%	163	2,500	93%
6030 Travel - Per Diem & mileage reimbursement	0	250	250	100%	23	23	100%	269	3,000	2,731	91%	1,409	1,139	81%	269	3,000	91%
6035 Meals & Entertainment	0	167	167	100%	137	137	100%	471	2,000	1,529	76%	1,624	1,153	71%	471	2,000	76%
Total Travel & Entertainment	0	792	792	100%	160	160	100%	904	9,500	8,596	90%	4,676	3,773	81%	904	9,500	90%
6050 Office supplies	0	433	433	100%	606	606	100%	3,027	5,200	2,173	42%	7,147	4,121	58%	3,027	5,200	42%
6055 Kitchen supplies	12	92	79	87%	99	86	88%	894	1,100	206	19%	1,876	982	52%	894	1,100	19%
6060 IT supplies	0	583	583	100%	0	0	-	269	7,000	6,731	96%	3,109	2,840	91%	269	7,000	96%
6070 Postage & courier services	400	333	(67)	-20%	0	(400)	-	3,212	4,000	788	20%	2,802	(410)	-15%	3,212	4,000	20%
6077 Subscriptions	0	0	0	-	99	99	100%	0	0	0	-	99	99	100%	0	0	-
6085 Office equipment lease	462	154	(308)	-200%	462	0	0%	1,847	1,847	0	0%	1,847	0	0%	1,847	1,847	0%
6087 Office equipment repairs & maintenance	161	375	214	57%	163	2	1%	2,024	4,500	2,476	55%	2,594	570	22%	2,024	4,500	55%
6090 IT SW subscriptions & licenses	11,477	10,373	(1,103)	-11%	16,521	5,044	31%	161,066	124,480	(36,586)	-29%	204,050	42,984	21%	161,066	124,480	-29%
6095 Commission expenses	266	640	374	58%	0	(266)	-	3,343	7,680	4,337	56%	378	(2,965)	-784%	3,343	7,680	56%
Total Office Expense	12,778	12,984	206	2%	17,949	5,171	29%	175,681	155,807	(19,875)	-13%	223,902	48,221	22%	175,681	155,807	-13%
6100 Telephone - landline	422	417	(5)	-1%	457	35	8%	5,207	5,000	(207)	-4%	5,410	204	4%	5,207	5,000	-4%
6105 Telephone - mobile	319	555	236	42%	741	422	57%	4,769	6,660	1,891	28%	9,515	4,746	50%	4,769	6,660	28%
6110 Internet services	292	650	357	55%	633	340	54%	3,983	7,796	3,813	49%	7,549	3,566	47%	3,983	7,796	49%
6130 Electricity	823	1,125	302	27%	983	160	16%	13,478	15,560	2,082	13%	13,608	130	1%	13,478	15,560	13%
6135 Water/Sewer	240	266	27	10%	240	0	0%	2,841	3,000	159	5%	2,705	(136)	-5%	2,841	3,000	5%
6140 Garbage/Sanitation Collection	321	310	(11)	-4%	622	301	48%	3,892	3,720	(172)	-5%	3,711	(181)	-5%	3,892	3,720	-5%
Total Utilities	2,418	3,323	905	27%	3,676	1,258	34%	34,168	41,736	7,568	18%	42,498	8,329	20%	34,168	41,736	18%
6205 Janitorial services	904	1,017	113	11%	882	(22)	-2%	10,716	12,200	1,484	12%	10,332	(384)	-4%	10,716	12,200	12%
6215 Payroll services	1,091	703	(388)	-55%	1,155	64	6%	8,088	9,000	912	10%	8,527	438	5%	8,088	9,000	10%
6245 Legal advertising	0	167	167	100%	989	989	100%	397	2,000	1,603	80%	1,096	699	64%	397	2,000	80%
6250 Legal services	1,526	8,333	6,807	82%	15,973	14,446	90%	84,119	100,000	15,881	16%	81,800	(2,319)	-3%	84,119	100,000	16%
6255 Auditing	0	0	0	-	0	0	-	65,445	75,000	9,555	13%	66,600	1,155	2%	65,445	75,000	13%

Financial Report - Actual vs. Budget
For Period Ending Jun 2025

amounts in \$US dollars

Fund: General Fund Department: Administration Location: All Budget: Supplemental 1



Administration	Current Period				Same Month Last Year			Year to Date									
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Prior FYTD vs Current FYTD		Year End			
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
6260 Consulting services	11,958	6,327	(5,631)	-89%	0	(11,958)	-	179,134	75,920	(103,214)	-136%	146	(178,988)	-122729%	179,134	75,920	-136%
6290 Commercial insurance	4,546	2,819	(1,726)	-61%	2,769	(1,777)	-64%	43,876	33,528	(10,348)	-31%	32,496	(11,380)	-35%	43,876	33,528	-31%
Total Professional Services	20,025	19,366	(659)	-3%	21,767	1,742	8%	391,776	307,648	(84,127)	-27%	200,997	(190,779)	-95%	391,776	307,648	-27%
6315 Advertising	0	42	42	100%	0	0	-	5	500	495	99%	0	(5)	-	5	500	99%
6351 Awards & Recognitions	0	663	663	100%	0	0	-	3,713	7,950	4,238	53%	3,975	263	7%	3,713	7,950	53%
Total Marketing Expense	0	704	704	100%	0	0	-	3,718	8,450	4,733	56%	3,975	258	6%	3,718	8,450	56%
6400 Small equipment & tools	0	42	42	100%	0	0	-	80	500	420	84%	1,481	1,401	95%	80	500	84%
6405 Safety/hazardous materials	0	22	22	100%	0	0	-	45	260	215	83%	676	631	93%	45	260	83%
6420 Janitorial supplies	82	125	43	35%	0	(82)	-	1,105	1,500	395	26%	1,792	687	38%	1,105	1,500	26%
6425 Operational supplies	14	42	27	65%	0	(14)	-	493	500	7	1%	312	(181)	-58%	493	500	1%
Total Operational Expense	96	230	134	58%	0	(96)	-	1,723	2,760	1,037	38%	4,261	2,539	60%	1,723	2,760	38%
6500 Repairs & maintenance equipment	0	0	0	-	0	0	-	0	0	0	-	48	48	100%	0	0	-
6505 Repairs & maintenance vehicles	527	0	(527)	-	17	(509)	-2920%	544	0	(544)	-	52	(492)	-940%	544	0	-
6510 Repairs & maintenance buildings	1,228	1,462	234	16%	99	(1,129)	-1140%	6,085	17,540	11,455	65%	10,368	4,283	41%	6,085	17,540	65%
6580 Permits	0	0	0	-	0	0	-	197	200	3	1%	0	(197)	-	197	200	1%
Total Repair and Maintenance	1,809	1,487	(323)	-22%	116	(1,693)	-1454%	7,146	18,040	10,894	60%	10,944	3,798	35%	7,146	18,040	60%
Total Goods & Services	37,126	39,564	2,438	6%	43,669	6,543	15%	616,215	552,091	(64,124)	-12%	506,290	(109,925)	-22%	616,215	552,091	-12%
Total Expenses	121,849	167,506	45,656	27%	246,967	125,118	51%	1,578,444	1,692,018	113,575	7%	1,933,157	354,714	18%	1,578,444	1,692,018	7%
Operating Results	(108,178)	(151,890)	43,712	-29%	(233,689)	125,512	-54%	(1,428,333)	(1,504,610)	76,277	-5%	(1,796,771)	368,438	-21%	(1,428,333)	(1,504,609.54)	-5%
Other Income & Expenses																	
Other Income																	
4405 Property Taxes - Current Year	36,105	40,977	(4,872)	-12%	39,817	(3,712)	-9%	2,070,709	2,048,854	21,856	1%	1,999,391	71,318	4%	2,070,709	2,048,854	1%
4410 Property Taxes - Prior Years	4,405	3,225	1,180	37%	3,329	1,075	32%	58,483	50,000	8,483	17%	51,725	6,758	13%	58,483	50,000	17%
4470 Property Taxes - Sublet Facilities	0	0	0	-	0	0	-	9,022	11,000	(1,978)	-18%	0	9,022	-	9,022	11,000	-18%
4505 Interest - Bank	1,201	1,250	(49)	-4%	7	1,194	16894%	21,863	25,000	(3,137)	-13%	36,930	(15,066)	-41%	21,863	25,000	-13%
4506 Interest - Southport Note	1,213	1,213	0	0%	1,395	(182)	-13%	15,565	15,565	0	0%	17,718	(2,152)	-12%	15,565	15,565	0%
4515 Principal Repayment - Southport Note	6,161	6,161	0	0%	5,979	182	3%	72,922	72,922	0	0%	70,769	2,152	3%	72,922	72,922	0%
4695 Grants Received - Other	0	50,000	(50,000)	-100%	0	0	-	0	50,000	(50,000)	-100%	0	0	-	0	50,000	-100%
4705 Loans Received	0	0	0	-	545	(545)	-100%	0	0	0	-	32,454	(32,454)	-100%	0	0	-
4805 Transfer - GF	0	0	0	-	402,572	(402,572)	-100%	0	0	0	-	402,572	(402,572)	-100%	0	0	-
4905 Other	0	0	0	-	25	(25)	-100%	1,614	0	1,614	-	533	1,080	203%	1,614	0	-
4915 Insurance Reimbursement	0	0	0	-	0	0	-	0	0	0	-	8,537	(8,537)	-100%	0	0	-
4918 Special Payments	0	0	0	-	256,700	(256,700)	-100%	0	0	0	-	256,700	(256,700)	-100%	0	0	-
Total Other Income	49,085	102,826	(53,741)	-52%	710,369	(661,284)	-93%	2,250,178	2,273,341	(23,162)	-1%	2,877,329	(627,151)	-22%	2,250,178	2,273,341	-1%
Other Expenses																	
Taxes & Misc Expenses																	
6710 Reimbursable Expenses	0	0	0	-	0	0	-	0	0	0	-	103,302	103,302	100%	0	0	-
6720 Property Tax - Sublet Facilities	0	0	0	-	0	0	-	9,970	11,000	1,031	9%	43	(9,926)	-23042%	9,970	11,000	9%
6740 Merchant fees	0	0	0	-	3,002	3,002	100%	0	0	0	-	33,410	33,410	100%	0	0	-
6745 Banking fees	326	333	7	2%	221	(105)	-47%	3,617	4,000	383	10%	2,856	(762)	-27%	3,617	4,000	10%
6755 Insurance Claims	0	0	0	-	0	0	-	0	0	0	-	2,002	2,002	100%	0	0	-
Total Taxes & Misc Expenses	326	333	7	2%	3,224	2,897	90%	13,587	15,000	1,413	9%	141,612	128,026	90%	13,587	15,000	9%
Debt Services & Capital Expense																	
7005 Principal repayment	0	0	0	-	0	0	-	120,000	120,000	0	0%	115,000	(5,000)	-4%	120,000	120,000	0%
7010 Interest payment	0	0	0	-	0	0	-	66,529	66,529	0	0%	69,179	2,651	4%	66,529	66,529	0%
8010 CIP Buildings	0	3,208	3,208	100%	0	0	-	0	38,500	38,500	100%	10,324	10,324	100%	0	38,500	100%
8025 CIP Mobile Equipment	0	0	0	-	545	545	100%	0	0	0	-	32,454	32,454	100%	0	0	-
Total Debt Services & Capital Expenses	0	3,208	3,208	100%	545	545	100%	186,529	225,029	38,500	17%	226,957	40,429	18%	186,529	225,029	17%
Total Other Expenses	326	3,542	3,215	91%	3,769	3,442	91%	200,115	240,029	39,913	17%	368,570	168,454	46%	200,115	240,029	17%
Net Other Income	48,759	99,284	(50,525)	-51%	706,601	(657,842)	-93%	2,050,063	2,033,312	16,751	1%	2,508,759	(458,696)	-18%	2,050,063	2,033,312	1%
Net Result	(59,419)	(52,606)	(6,813)	13%	472,911	(532,330)	-113%	621,730	528,703	93,027	18%	711,989	(90,258)	-13%	621,730	528,703	18%

Charleston Ops	Current Period				Same Month Last Year				Year to Date				Year End						
	Jun 2025		\$ Diff	% Diff	Jun 2024		\$ Diff	% Diff	Jul 2024 - Jun 2025		Prior FYTD vs Current FYTD								
	Actual	Budget			Actual	Budget			Actual	Budget	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff			
Operating Income																			
4005 Building & Dock Leases	19,743	29,474	(9,731)	-33%	18,409	1,334	7%	243,770	353,693	(109,923)	-31%	259,540	(15,770)	-6%	243,770	353,693	-31%		
4100 Annual Moorage	68,044	120,135	(52,091)	-43%	83,686	(15,642)	-19%	403,112	565,675	(162,563)	-29%	394,048	9,064	2%	403,112	565,675	-29%		
4105 Semi-Annual Moorage	26,679	15,855	10,823	68%	15,650	11,029	70%	225,342	160,510	64,832	40%	158,429	66,913	42%	225,342	160,510	40%		
4110 Monthly Moorage	10,720	20,653	(9,933)	-48%	14,512	(3,791)	-26%	148,486	220,000	(71,514)	-33%	154,583	(6,097)	-4%	148,486	220,000	-33%		
4115 Transient Moorage	12,465	7,934	4,529	57%	9,902	2,561	26%	170,860	121,000	49,860	41%	151,024	19,836	13%	170,860	121,000	41%		
4118 Work Dock	7,414	5,077	2,337	46%	6,320	1,094	17%	69,612	51,617	17,995	35%	64,553	5,059	8%	69,612	51,617	35%		
4120 Metered Utilities	144	0	144	-	183	(40)	-22%	1,026	0	1,026	-	248	778	313%	1,026	0	-		
4125 Launch Ramp	3,645	2,782	863	31%	2,517	1,128	45%	55,829	48,246	7,583	16%	43,649	12,180	28%	55,829	48,246	16%		
4130 Public Buying Dock	0	17	(17)	-100%	0	0	-	0	200	(200)	-100%	0	0	-	0	200	-100%		
4135 Storage Yard	4,835	4,192	643	15%	3,706	1,129	30%	55,834	56,072	(238)	0%	49,572	6,263	13%	55,834	56,072	0%		
4140 Storage Unit	18,777	19,413	(635)	-3%	17,776	1,001	6%	232,191	235,620	(3,429)	-1%	215,756	16,435	8%	232,191	235,620	-1%		
4145 Long Term Boat Storage	9,055	13,168	(4,114)	-31%	12,378	(3,323)	-27%	133,484	140,360	(6,876)	-5%	131,934	1,550	1%	133,484	140,360	-5%		
4150 Short Term Boat Storage	8,427	5,202	3,225	62%	5,441	2,986	55%	82,367	48,639	33,728	69%	50,880	31,487	62%	82,367	48,639	69%		
4155 Boat Wash	0	83	(83)	-100%	0	0	-	404	1,000	(596)	-60%	245	159	65%	404	1,000	-60%		
4165 Space Rents	41,536	38,585	2,952	8%	39,375	2,162	5%	341,760	358,027	(16,267)	-5%	365,356	(23,596)	-6%	341,760	358,027	-5%		
4173 Laundry	411	46	364	789%	0	411	-	3,427	3,300	127	4%	2,691	736	27%	3,427	3,300	4%		
4175 Propane	141	495	(355)	-72%	414	(274)	-66%	5,468	10,560	(5,092)	-48%	8,833	(3,365)	-38%	5,468	10,560	-48%		
4180 Merchandise	4	8	(4)	-52%	25	(21)	-84%	29	100	(71)	-71%	528	(499)	-95%	29	100	-71%		
4190 Ice	3,048	39,398	(36,350)	-92%	46,188	(43,140)	-93%	327,162	200,000	127,162	64%	234,189	92,973	40%	327,162	200,000	64%		
4200 Boat Lifts	9,069	6,914	2,155	31%	5,662	3,407	60%	61,403	53,350	8,053	15%	43,689	17,714	41%	61,403	53,350	15%		
4230 Environmental Fee	5,259	4,245	1,014	24%	4,585	675	15%	54,739	42,793	11,946	28%	46,217	8,522	18%	54,739	42,793	28%		
4235 Customer Discounts	0	0	0	-	0	0	-	(1,116)	0	(1,116)	-	(1,482)	366	-25%	(1,116)	0	-		
4290 Other	2,699	17,403	(14,705)	-84%	4,480	(1,782)	-40%	106,134	254,460	(148,326)	-58%	65,405	40,729	62%	106,134	254,460	-58%		
4295 Bad Debt Expense	0	(25,500)	25,500	-100%	(8,329)	8,329	-100%	(85,843)	(102,000)	16,157	-16%	(137,349)	51,506	-38%	(85,843)	(102,000)	-16%		
Total Operating Income	252,112	325,580	(73,468)	-23%	282,880	(30,769)	-11%	2,635,481	2,823,222	(187,741)	-7%	2,302,539	332,942	14%	2,635,481	2,823,222	-7%		
Expenses																			
Personnel Services																			
5005 Salaries	93,728	91,782	(1,946)	-2%	53,377	(40,351)	-76%	786,763	794,647	7,884	1%	479,790	(306,973)	-64%	786,763	794,647	1%		
5010 Other compensation	300	0	(300)	-	900	600	67%	3,550	0	(3,550)	-	6,352	2,802	44%	3,550	0	-		
5015 Overtime	328	2,201	1,873	85%	1,624	1,296	80%	30,011	19,060	(10,951)	-57%	10,175	(19,836)	-195%	30,011	19,060	-57%		
Total Compensation	94,356	93,983	(373)	0%	55,901	(38,455)	-69%	820,324	813,707	(6,617)	-1%	496,316	(324,008)	-65%	820,324	813,707	-1%		
5100 Federal Payroll taxes	6,937	7,190	252	4%	4,188	(2,750)	-66%	61,517	62,249	732	1%	37,396	(24,121)	-65%	61,517	62,249	1%		
5105 State Payroll taxes	0	0	0	-	219	219	100%	123	0	(123)	-	1,955	1,832	94%	123	0	-		
5110 Unemployment Insurance	1,632	2,664	1,032	39%	1,587	(45)	-3%	18,448	23,066	4,619	20%	12,813	(5,634)	-44%	18,448	23,066	20%		
5115 Workers compensation	1,688	6,252	4,564	73%	4,416	2,728	62%	20,153	54,126	33,973	63%	39,817	19,664	49%	20,153	54,126	63%		
Total Payroll Taxes	10,258	16,105	5,848	36%	10,410	152	1%	100,240	139,441	39,200	28%	91,982	(8,259)	-9%	100,240	139,441	28%		
5200 Medical insurance	18,473	19,726	1,254	6%	20,046	1,574	8%	219,181	236,715	17,534	7%	152,798	(66,383)	-43%	219,181	236,715	7%		
5205 Dental insurance	1,367	1,554	187	12%	1,343	(24)	-2%	15,329	18,646	3,317	18%	10,656	(4,673)	-44%	15,329	18,646	18%		
5215 Term life insurance	213	200	(13)	-6%	186	(27)	-14%	2,350	2,400	50	2%	1,460	(890)	-61%	2,350	2,400	2%		
5220 Long Term Disability insurance	22	414	391	95%	368	346	94%	4,360	4,964	604	12%	3,014	(1,345)	-45%	4,360	4,964	12%		
5225 PERS Employer Contributions	13,895	21,181	7,286	34%	14,656	761	5%	165,720	183,388	17,668	10%	91,946	(73,774)	-80%	165,720	183,388	10%		
5230 PERS Employee Contributions	3,698	5,639	1,941	34%	3,942	244	6%	44,064	48,822	4,759	10%	24,887	(19,177)	-77%	44,064	48,822	10%		
5295 Allocations	(1,817)	(13,265)	(11,448)	86%	0	1,817	-	(234,641)	(114,851)	119,791	-104%	0	234,641	-	(234,641)	(114,851)	-104%		
Total Insured Benefits	35,850	35,449	(401)	-1%	40,541	4,691	12%	216,363	380,085	163,721	43%	284,761	68,398	24%	216,363	380,085	43%		
Total Personnel Services	140,464	145,537	5,074	3%	106,852	(33,612)	-31%	1,136,927	1,333,232	196,305	15%	873,059	(263,869)	-30%	1,136,927	1,333,232	15%		
Goods & Services																			
6005 Seminars & training	0	108	108	100%	217	217	100%	208	1,300	1,092	84%	217	9	4%	208	1,300	84%		
Total Staff Training	0	108	108	100%	217	217	100%	208	1,300	1,092	84%	217	9	4%	208	1,300	84%		
6020 Travel - airfare	0	42	42	100%	0	0	-	0	500	500	100%	0	0	-	0	500	100%		
6025 Travel - lodging & transportation	0	42	42	100%	0	0	-	0	500	500	100%	0	0	-	0	500	100%		
6030 Travel - Per Diem & mileage reimbursement	0	75	75	100%	0	0	-	0	900	900	100%	0	0	-	0	900	100%		
6035 Meals & Entertainment	0	70	70	100%	0	0	-	310	835	525	63%	497	187	38%	310	835	63%		
Total Travel & Entertainment	0	228	228	100%	0	0	-	310	2,735	2,425	89%	497	187	38%	310	2,735	89%		
6050 Office supplies	159	0	(159)	-	0	(159)	-	1,173	0	(1,173)	-	0	(1,173)	-	1,173	0	-		
6055 Kitchen supplies	76	45	(32)	-71%	145	68	47%	683	534	(149)	-28%	2,018	1,334	66%	683	534	-28%		
6060 IT supplies	0	0	0	-	0	0	-	1,239	0	(1,239)	-	43	(1,196)	-2784%	1,239	0	-		
6070 Postage & courier services	0	13	13	100%	0	0	-	29	150	121	81%	200	171	85%	29	150	81%		
6090 IT SW subscriptions & licenses	3,367	4,312	945	22%	0	(3,367)	-	21,976	51,744	29,768	58%	0	(21,976)	-	21,976	51,744	58%		
Total Office Expense	3,650	4,419	769	17%	145	(3,505)	-2426%	25,283	53,028	27,745	52%	2,261	(23,022)	-1018%	25,283	53,028	52%		
6100 Telephone - landline	269	265	(4)	-1%	262	(6)	-2%	3,195	3,180	(15)	0%	3,107	(88)	-3%	3,195	3,180	0%		
6105 Telephone - mobile	467	600	133	22%	452	(14)	-3%	5,568	7,200	1,632	23%	6,045	477	8%	5,568	7,200	23%		

Charleston Ops	Current Period				Same Month Last Year				Year to Date				Year End				
	Jun 2025		\$ Diff % Diff		Jun 2024		\$ Diff % Diff		Jul 2024 - Jun 2025		Prior FYTD vs Current FYTD		Jul 2024 - Jun 2025				
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
6110 Internet services	1,618	2,010	392	20%	1,949	331	17%	21,324	24,120	2,796	12%	23,308	1,984	9%	21,324	24,120	12%
6115 Cable TV	940	954	14	1%	935	(5)	-1%	11,283	11,444	162	1%	11,160	(123)	-1%	11,283	11,444	1%
6130 Electricity	22,369	24,908	2,539	10%	22,831	462	2%	290,356	283,040	(7,316)	-3%	258,804	(31,552)	-12%	290,356	283,040	-3%
6131 Propane - Operations	171	110	(61)	-56%	79	(92)	-117%	1,214	2,000	786	39%	1,397	183	13%	1,214	2,000	39%
6135 Water/Sewer	5,491	12,507	7,016	56%	14,613	9,122	62%	90,808	100,862	10,054	10%	118,692	27,884	23%	90,808	100,862	10%
6140 Garbage/Sanitation Collection	9,127	8,344	(783)	-9%	6,225	(2,902)	-47%	109,891	100,131	(9,760)	-10%	88,608	(21,283)	-24%	109,891	100,131	-10%
6145 Hazardous material disposal	0	653	653	100%	360	360	100%	4,321	7,830	3,509	45%	5,309	988	19%	4,321	7,830	45%
6150 Derelict boat disposal	0	4,167	4,167	100%	0	0	-	0	50,000	50,000	100%	6,079	6,079	100%	0	50,000	100%
6155 Environmental Remediation/Mitigation/Monitoring	320	292	(28)	-10%	0	(320)	-	845	3,500	2,655	76%	1,968	1,123	57%	845	3,500	76%
Total Utilities	40,771	54,808	14,037	26%	47,707	6,936	15%	538,806	593,308	54,502	9%	524,478	(14,328)	-3%	538,806	593,308	9%
6200 Temporary/Contract help	0	1,300	1,300	100%	1,640	1,640	100%	6,560	15,600	9,040	58%	7,840	1,280	16%	6,560	15,600	58%
6205 Janitorial services	0	0	0	-	33	33	100%	33	0	(33)	-	515	482	94%	33	0	-
6210 Vending machine services	125	158	33	21%	125	0	0%	1,638	1,900	262	14%	1,500	(138)	-9%	1,638	1,900	14%
6245 Legal advertising	537	250	(287)	-115%	0	(537)	-	1,557	3,000	1,443	48%	1,196	(361)	-30%	1,557	3,000	48%
6260 Consulting services	268	348	80	23%	(65)	(333)	512%	6,423	4,170	(2,253)	-54%	8,449	2,026	24%	6,423	4,170	-54%
6290 Commercial insurance	12,203	12,591	388	3%	10,945	(1,258)	-11%	134,347	136,672	2,325	2%	116,676	(17,671)	-15%	134,347	136,672	2%
Total Professional Services	13,133	14,646	1,513	10%	12,679	(454)	-4%	150,558	161,342	10,784	7%	136,176	(14,382)	-11%	150,558	161,342	7%
6305 Promotional items	0	0	0	-	0	0	-	114	0	(114)	-	120	6	5%	114	0	-
Total Marketing Expense	0	0	0	-	0	0	-	114	0	(114)	-	120	6	5%	114	0	-
6400 Small equipment & tools	1,847	1,713	(134)	-8%	359	(1,488)	-414%	18,679	20,550	1,871	9%	15,885	(2,794)	-18%	18,679	20,550	9%
6405 Safety/hazardous materials	162	83	(78)	-94%	208	46	22%	3,908	1,000	(2,908)	-291%	646	(3,262)	-505%	3,908	1,000	-291%
6410 Signage	0	42	42	100%	13	13	100%	746	500	(246)	-49%	350	(396)	-113%	746	500	-49%
6415 Clothing	180	544	364	67%	301	121	40%	2,991	6,525	3,534	54%	1,674	(1,317)	-79%	2,991	6,525	54%
6420 Janitorial supplies	441	875	434	50%	887	447	50%	6,721	10,500	3,779	36%	8,863	2,142	24%	6,721	10,500	36%
6425 Operational supplies	1,617	1,833	217	12%	131	(1,485)	-1133%	11,445	22,000	10,555	48%	37,310	25,865	69%	11,445	22,000	48%
6430 Equipment Rental	0	2,000	2,000	100%	0	0	-	0	24,000	24,000	100%	2,302	2,302	100%	0	24,000	100%
6450 Fuel - Gas	1,231	1,000	(231)	-23%	1,744	514	29%	7,022	12,000	4,978	41%	11,296	4,274	38%	7,022	12,000	41%
6455 Fuel - Diesel	0	558	558	100%	51	51	100%	2,799	6,700	3,901	58%	5,562	2,763	50%	2,799	6,700	58%
6481 Propane - Retail	532	210	(322)	-153%	252	(280)	-111%	4,965	5,000	35	1%	5,878	913	16%	4,965	5,000	1%
6485 Retail items	0	0	0	-	0	0	-	0	0	0	-	62	62	100%	0	0	-
Total Operational Expense	6,008	8,858	2,850	32%	3,947	(2,062)	-52%	59,277	108,775	49,498	46%	89,827	30,550	34%	59,277	108,775	46%
6500 Repairs & maintenance equipment	40,813	4,917	(35,896)	-730%	6,755	(34,057)	-504%	121,911	59,000	(62,911)	-107%	114,158	(7,753)	-7%	121,911	59,000	-107%
6505 Repairs & maintenance vehicles	619	1,458	839	58%	332	(288)	-87%	12,164	17,500	5,336	30%	7,242	(4,922)	-68%	12,164	17,500	30%
6510 Repairs & maintenance buildings	941	2,167	1,226	57%	7,320	6,379	87%	12,155	26,000	13,845	53%	38,691	26,536	69%	12,155	26,000	53%
6515 Repairs & maintenance land improvements	150	2,417	2,267	94%	1,031	881	85%	46,689	29,000	(17,689)	-61%	8,374	(38,316)	-458%	46,689	29,000	-61%
6520 Repairs & maintenance docks	8,314	8,419	106	1%	91	(8,223)	-9048%	17,819	101,030	83,211	82%	51,586	33,768	65%	17,819	101,030	82%
6540 Marina dredging	0	9,167	9,167	100%	0	0	-	110,000	110,000	0	0%	150,000	40,000	27%	110,000	110,000	0%
6575 Waterway Leases	0	3,167	3,167	100%	0	0	-	33,242	38,000	4,758	13%	29,359	(3,883)	-13%	33,242	38,000	13%
6580 Permits	1,018	650	(368)	-57%	605	(413)	-68%	4,247	7,800	3,553	46%	5,934	1,687	28%	4,247	7,800	46%
Total Repair and Maintenance	51,854	32,361	(19,493)	-60%	16,147	(35,707)	-221%	358,227	388,330	30,103	8%	405,355	47,128	12%	358,227	388,330	8%
Total Goods & Services	115,417	115,429	12	0%	80,841	(34,576)	-43%	1,132,782	1,308,818	176,036	13%	1,158,930	26,148	2%	1,132,782	1,308,818	13%
Total Expenses	255,880	260,966	5,086	2%	187,693	(68,187)	-36%	2,269,710	2,642,050	372,340	14%	2,031,989	(237,721)	-12%	2,269,710	2,642,050	14%
Operating Results	(3,769)	64,614	(68,382)	-106%	95,187	(98,956)	-104%	365,771	181,172	184,599	102%	270,549	95,221	35%	365,771	181,172	102%
Other Income & Expenses																	
Other Income																	
4450 Lodging Tax	141	0	141	-	0	141	-	874	0	874	-	638	236	37%	874	0	-
4650 Grants Received - MAP	0	0	0	-	0	0	-	0	5,000	(5,000)	-100%	10,300	(10,300)	-100%	0	5,000	-100%
4695 Grants Received - Other	49,192	0	49,192	-	0	49,192	-	49,192	0	49,192	-	0	49,192	-	49,192	0	-
4805 Transfer - GF	0	0	0	-	0	0	-	207,340	0	207,340	-	0	207,340	-	207,340	0	-
4905 Other	0	1,075	(1,075)	-100%	1,830	(1,830)	-100%	10,749	12,899	(2,151)	-17%	12,618	(1,869)	-15%	10,749	12,899	-17%
4906 Other	359	0	359	-	0	359	-	359	0	359	-	0	359	-	359	0	-
4915 Insurance Reimbursement	0	0	0	-	0	0	-	43,223	0	43,223	-	0	43,223	-	43,223	0	-
Total Other Income	49,692	1,075	48,617	4523%	1,830	47,862	2615%	311,738	17,899	293,838	1642%	23,556	288,182	1223%	311,738	17,899	1642%
Other Expenses																	
Taxes & Misc Expenses																	
6720 Property Tax - Sublet Facilities	-	-	-	-	-	-	-	11,727.20	12,000.00	272.80	2%	10,900	(827)	-8%	11,727.20	12,000.00	2%
6740 Merchant fees	4,397.42	2,916.63	(1,480.79)	-51%	-	(4,397.42)	-	38,919.44	35,000.00	(3,919.44)	-11%	0	(38,919)	-	38,919.44	35,000.00	-11%
6745 Banking fees	169.80	-	(169.80)	-	-	(169.80)	-	169.80	-	(169.80)	-	0	(170)	-	169.80	-	-
6750 Fines & Penalties	-	-	-	-	6.25	6.25	100%	19.97	-	(19.97)	-	142	122	86%	19.97	-	-
6755 Insurance Claims	-	-	-	-	-	-	-	20,199.00	-	(20,199.00)	-	168	(20,031)	-11923%	20,199.00	-	-
Total Taxes & Misc Expenses	4,567.22	2,916.63	(1,650.59)	-57%	6	(4,561)	-72976%	71,035	47,000.00	(24,035)	-51%	11,211	(59,825)	-534%	71,035	47,000.00	-51%
Debt Services & Capital Expense																	

Financial Report - Actual vs. Budget
For Period Ending Jun 2025

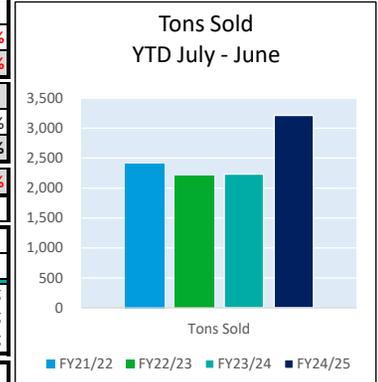
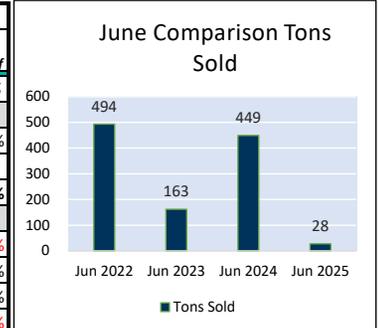
amounts in \$US dollars

Fund: General Fund Department: Charleston Ops Location: All Budget: Supplemental 1



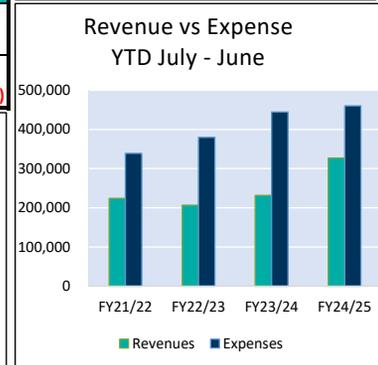
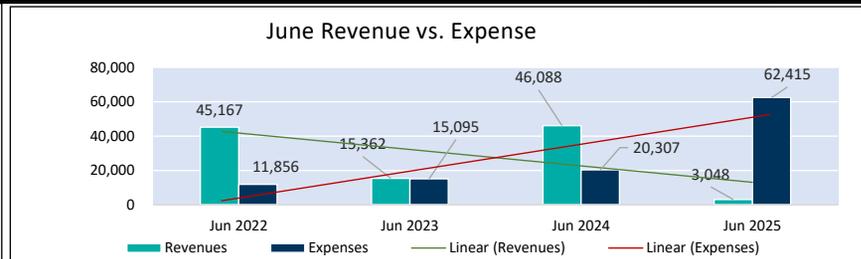
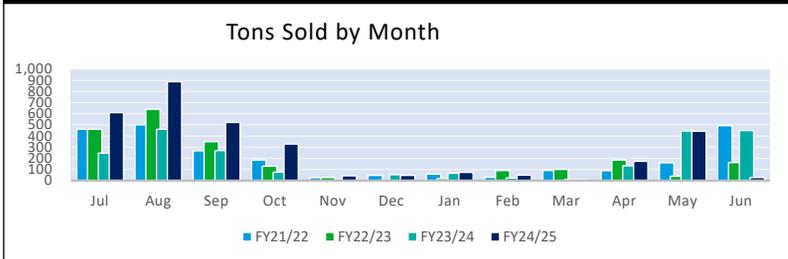
Charleston Ops		Current Period				Same Month Last Year			Year to Date					Year End				
		Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Prior FYTD vs Current FYTD			Jul 2024 - Jun 2025		
		Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
7005	Principal repayment	0	0	0	-	0	0	-	271,524	271,524	0	0%	247,675	(23,849)	-10%	271,524	271,524	0%
7010	Interest payment	0	0	0	-	0	0	-	140,868	140,869	1	0%	145,433	4,565	3%	140,868	140,869	0%
7020	Vehicle Principal repayment	1,441	613	(828)	-135%	2,095	654	31%	10,069	16,761	6,692	40%	14,558	4,490	31%	10,069	16,761	40%
7025	Vehicle Interest payment	41	50	9	18%	190	149	79%	680	1,634	954	58%	1,014	334	33%	680	1,634	58%
8010	CIP Buildings	0	21,667	21,667	100%	0	0	-	160,917	260,000	99,083	38%	33,493	(127,424)	-380%	160,917	260,000	38%
8011	CIP Docks	0	10,000	10,000	100%	0	0	-	20,273	120,000	99,727	83%	162,633	142,360	88%	20,273	120,000	83%
8015	CIP Land Improvements	23,315	0	(23,315)	-	0	(23,315)	-	23,315	0	(23,315)	-	16,425	(6,890)	-42%	23,315	0	-
8020	CIP Machinery & Equipment	0	0	0	-	0	0	-	6,894	0	(6,894)	-	48,363	41,469	86%	6,894	0	-
Total Debt Services & Capital Expense		24,796	32,329	7,533	23%	2,285	(22,511)	-985%	634,540	810,788	176,248	22%	669,595	35,055	5%	634,540	810,788	22%
Total Other Expenses		29,364	35,246	5,882	17%	2,292	(27,072)	-1181%	705,575	857,788	152,213	18%	680,806	(24,769)	-4%	705,575	857,788	18%
Net Other Income		20,329	(34,171)	54,500	-159%	(461)	20,790	-4507%	(393,837)	(839,889)	446,051	-53%	(657,250)	263,413	-40%	(393,837)	(839,889)	-53%
Net Result		16,560	30,443	(13,883)	-46%	94,726	(78,166)	-83%	(28,066)	(658,717)	630,650	-96%	(386,700)	358,634	-93%	(28,066)	(658,717)	-96%

Ice Plant	Current Period		Same Month Prior Years			Year to Date					Year End		
	Jun 2025		Jun 2024	Jun 2023	Jun 2022	Jul 2024 - Jun 2025		Prior FYTD vs Current FYTD			Jul 2024 - Jun 2025		
	Actual	Budget	Actual	Actual	Actual	Actual	Budget	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Tons Sold	28	394	449	163	494	3,214	2,198	2,234	980	43.87%	3,214	2,198	46.24%
Revenues													
Ice Sales	3,048	39,398	46,088	15,362	45,167	327,162	200,000	231,739	95,423	41.18%	327,162	200,000	63.58%
Insurance Reimbursement	-	-	-	-	689,782	-	-	-	-	-	-	-	-
Total Revenues	3,048	39,398	46,088	15,362	45,167	327,162	200,000	231,739	95,423	41.18%	327,162	200,000	63.58%
Operating Expenses													
Personnel Services	10,269	19,578	4,757	1,936	4,882	42,018	102,593	27,140	14,878	54.82%	42,018	102,593	-59.04%
Utilities	8,455	7,152	8,304	3,311	4,966	91,608	78,000	69,542	22,066	31.73%	91,608	78,000	17.45%
Repairs & Maintenance	43,261	1,042	4,998	7,515	11	48,362	12,500	26,343	22,019	83.59%	48,362	12,500	286.89%
Operational Supplies & Service	430	3,766	2,247	2,333	1,997	18,390	38,101	32,721	(14,332)	-43.80%	18,390	38,101	-51.74%
Capital Outlay	-	-	-	-	-	-	-	-	-	-	-	-	-
Total Expenses	62,415	31,538	20,307	15,095	11,856	200,377	231,194	155,914	44,463	28.52%	200,377	231,194	-13.33%
Operating Net Result	(59,367)	7,860	25,781	267	33,311	126,785	(31,194)	75,825	50,960	1	126,785	(31,194)	-506%
Other Expenses													
Debt Services	-	-	-	-	-	260,000	260,000	240,000	20,000	8.33%	260,000	260,000	0.00%
Other Net Result	-	-	-	-	-	(260,000)	(260,000)	(240,000)	(20,000.00)	8.33%	(260,000)	(260,000)	0.00%
Total Net Result	(59,367)	7,860	25,781	267	33,311	(133,215)	(291,194)	(164,175)	30,960	-18.86%	(133,215)	(291,194)	-54.25%
Gain (loss) Per Ton	(2,120)	20	57	2	67	(41)	(132)	(73)	32	-44%	(41)	(132)	



Fisheries	Current Period		Same Month Prior Years			Year to Date					Prior FYTD vs Current FYTD			
	Jun 2025		Jun 2024	Jun 2023	Jun 2022	FY24/25					Last FY	Ton Diff	% Diff	
	Actual	Budget	Actual	Actual	Actual	Actual	Budget	Actual	Budget	% Diff	Actual	Budget	% Diff	
Albacore Tuna (Oregon) MT	0.0		0.0	0.0	0.0						2,247.6	1,111.8	1,136	102.16%
Pink Shrimp (Oregon) MT	4,520.2		4,173.3	4,375.0	3,876.9						24,346.8	19,591.2	4,756	24.27%
Dungeness Crab (Coos Bay) MT	7.1		3.6	71.3	6.0						1,483.0	2,003.5	(521)	-25.98%

Monthly Cost Per Ton	Jul 2024	Aug 2024	Sep 2024	Oct 2024	Nov 2024	Dec 2024	Jan 2025	Feb 2025	Mar 2025	Apr 2025	May 2025	Jun 2025	Average
Operating Expense Per Ton	23	25	43	61	6,219	186	110	137	569	46	29	2,229	143
Debt Service Per Ton (allocated)	36	24	42	66	498	471	291	442	2,407	125	49	774	81
Total Expense Per Ton	58	49	84	127	6,717	657	401	579	2,977	171	78	3,003	224
Gain (Loss) per ton	80	77	59	41	(6,119)	(86)	(9)	(34)	(462)	54	72	(2,120)	(41)



Financial Report - Actual vs. Budget
For Period Ending Jun 2025

amounts in \$US dollars

Fund: General Fund Department: External Affairs Location: All Budget: Supplemental 1



External Affairs	Current Period				Same Month Last Year			Year to Date				Year End						
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025						
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																		
4180 Merchandise	0	0	0	-	0	0	-	4	0	4	-	16	(12)	-75%	4	0	-	
4290 Other	0	0	0	-	(174,950)	174,950	-100%	0	0	0	-	(74,825)	74,825	-100%	0	0	-	
Total Operating Income	0	0	0	-	(174,950)	174,950	-100%	4	0	4	-	(74,809)	74,813	-100%	4	0	-	
Expenses																		
Personnel Services																		
5005 Salaries	11,590	11,602	12	0%	11,308	(283)	-3%	100,450	100,450	0	0%	95,660	(4,790)	-5%	100,450	100,450	0%	
Total Compensation	11,590	11,602	12	0%	11,308	(283)	-3%	100,450	100,450	0	0%	95,660	(4,790)	-5%	100,450	100,450	0%	
5100 Federal Payroll taxes	864	888	23	3%	847	(17)	-2%	7,534	7,684	151	2%	7,221	(312)	-4%	7,534	7,684	2%	
5105 State Payroll taxes	0	0	0	-	44	44	100%	0	0	0	-	378	378	100%	0	0	-	
5110 Unemployment Insurance	203	205	2	1%	321	118	37%	1,165	1,776	611	34%	2,009	844	42%	1,165	1,776	34%	
5115 Workers compensation	20	54	34	63%	80	60	75%	233	471	238	51%	662	430	65%	233	471	51%	
Total Payroll Taxes	1,088	1,147	59	5%	1,293	205	16%	8,932	9,931	999	10%	10,270	1,339	13%	8,932	9,931	10%	
5200 Medical insurance	723	645	(78)	-12%	707	(16)	-2%	8,494	7,741	(753)	-10%	8,118	(377)	-5%	8,494	7,741	-10%	
5205 Dental insurance	0	46	46	100%	45	45	100%	490	556	67	12%	558	69	12%	490	556	12%	
5215 Term life insurance	13	13	0	0%	13	0	0%	150	150	0	0%	125	(25)	-20%	150	150	0%	
5220 Long Term Disability insurance	0	51	51	100%	50	50	100%	563	613	50	8%	510	(53)	-10%	563	613	8%	
5225 PERS Employer Contributions	1,708	2,565	857	33%	2,500	792	32%	21,355	22,209	854	4%	20,869	(487)	-2%	21,355	22,209	4%	
5230 PERS Employee Contributions	464	696	232	33%	678	215	32%	5,795	6,027	232	4%	5,653	(142)	-3%	5,795	6,027	4%	
Total Insured Benefits	2,907	4,016	1,109	28%	3,992	1,085	27%	36,847	37,297	449	1%	35,832	(1,015)	-3%	36,847	37,297	1%	
Total Personnel Services	15,585	16,765	1,180	7%	16,593	1,007	6%	146,229	147,678	1,449	1%	141,763	(4,466)	-3%	146,229	147,678	1%	
Goods & Services																		
6020 Travel - airfare	0	42	42	100%	0	0	-	636	500	(136)	-27%	0	(636)	-	636	500	-27%	
6025 Travel - lodging & transportation	0	75	75	100%	0	0	-	0	900	900	100%	289	289	100%	0	900	100%	
6030 Travel - Per Diem & mileage reimbursement	0	58	58	100%	169	169	100%	0	700	700	100%	169	169	100%	0	700	100%	
6035 Meals & Entertainment	0	104	104	100%	0	0	-	0	1,250	1,250	100%	90	90	100%	0	1,250	100%	
Total Travel & Entertainment	0	279	279	100%	169	169	100%	636	3,350	2,714	81%	547	(89)	-16%	636	3,350	81%	
6075 Memberships & dues	3,063	2,459	(604)	-25%	3,280	217	7%	32,689	29,502	(3,187)	-11%	37,263	4,574	12%	32,689	29,502	-11%	
6077 Subscriptions	99	18	(81)	-442%	0	(99)	-	174	219	45	21%	0	(174)	-	174	219	21%	
Total Office Expense	3,162	2,477	(685)	-28%	3,280	118	4%	32,863	29,721	(3,142)	-11%	37,263	4,400	12%	32,863	29,721	-11%	
6260 Consulting services	0	433	433	100%	43	43	100%	0	5,200	5,200	100%	148	148	100%	0	5,200	100%	
Total Professional Services	0	433	433	100%	43	43	100%	0	5,200	5,200	100%	148	148	100%	0	5,200	100%	
6310 Marketing supplies	0	50	50	100%	0	0	-	0	600	600	100%	0	0	-	0	600	100%	
6315 Advertising	0	533	533	100%	0	0	-	600	6,400	5,800	91%	515	(85)	-17%	600	6,400	91%	
6340 Legislative support	13,768	14,108	340	2%	20,891	7,123	34%	172,664	169,300	(3,364)	-2%	254,049	81,385	32%	172,664	169,300	-2%	
6345 Community affairs	0	833	833	100%	0	0	-	550	10,000	9,450	95%	500	(50)	-10%	550	10,000	95%	
Total Marketing Expense	13,768	15,525	1,757	11%	20,891	7,123	34%	173,814	186,300	12,486	7%	255,064	81,250	32%	173,814	186,300	7%	
Total Goods & Services	16,930	18,714	1,784	10%	24,382	7,452	31%	207,313	224,571	17,258	8%	293,023	85,709	29%	207,313	224,571	8%	
Total Expenses	32,515	35,480	2,964	8%	40,975	8,460	21%	353,542	372,249	18,707	5%	434,785	81,243	19%	353,542	372,249	5%	
Operating Results	(32,515)	(35,480)	2,964	-8%	(215,925)	183,410	-85%	(353,538)	(372,249)	18,711	-5%	(509,594)	156,056	-31%	(353,538)	(372,249)	-5%	
Net Result	(32,515)	(35,480)	2,964	-8%	(215,925)	183,410	-85%	(353,538)	(372,249)	18,711	-5%	(509,594)	156,056	-31%	(353,538)	(372,249)	-5%	

Financial Report - Actual vs. Budget
For Period Ending Jun 2025
amounts in \$US dollars

Fund: General Fund Department: Port Ops Location: All Budget: Supplemental 1



Port Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025					
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
4005 Building & Dock Leases	11,006	11,474	(467)	-4%	11,006	0	0%	148,925	137,685	11,239	8%	146,039	2,886	2%	148,925	137,685	8%
4010 Property Agreements	13,355	12,338	1,017	8%	12,087	1,269	10%	120,919	111,096	9,823	9%	110,505	10,414	9%	120,919	111,096	9%
4135 Storage Yard	2,173	2,173	0	0%	1,975	198	10%	26,071	26,071	0	0%	23,701	2,370	10%	26,071	26,071	0%
4290 Other	0	0	0	-	0	0	-	0	0	0	-	21,300	(21,300)	-100%	0	0	-
Total Operating Income	26,534	25,984	550	2%	25,068	1,466	6%	295,914	274,852	21,063	8%	301,544	(5,629)	-2%	295,914	274,852	8%
Expenses																	
Personnel Services																	
5005 Salaries	11,620	28,274	16,654	59%	49,179	37,559	76%	203,393	244,797	41,403	17%	526,181	322,788	61%	203,393	244,797	17%
5015 Overtime	0	0	0	-	0	0	-	0	0	0	-	541	541	100%	0	0	-
Total Compensation	11,620	28,274	16,654	59%	49,179	37,559	76%	203,393	244,797	41,403	17%	526,722	323,329	61%	203,393	244,797	17%
5100 Federal Payroll taxes	842	2,163	1,321	61%	3,714	2,872	77%	15,257	18,727	3,470	19%	39,793	24,537	62%	15,257	18,727	19%
5105 State Payroll taxes	0	0	0	-	194	194	100%	(123)	0	123	-	2,067	2,190	106%	(123)	0	-
5110 Unemployment Insurance	198	425	227	53%	937	739	79%	1,654	3,683	2,029	55%	10,576	8,922	84%	1,654	3,683	55%
5115 Workers compensation	38	133	95	71%	170	132	78%	447	1,147	700	61%	1,591	1,144	72%	447	1,147	61%
Total Payroll Taxes	1,078	2,721	1,643	60%	5,015	3,937	79%	17,236	23,557	6,321	27%	54,028	36,792	68%	17,236	23,557	27%
5200 Medical insurance	1,518	1,354	(163)	-12%	1,484	(34)	-2%	17,838	16,252	(1,586)	-10%	87,824	69,986	80%	17,838	16,252	-10%
5205 Dental insurance	86	141	54	39%	91	4	5%	1,483	1,687	205	12%	6,085	4,602	76%	1,483	1,687	12%
5215 Term life insurance	13	25	13	50%	13	0	0%	263	300	38	13%	1,163	900	77%	263	300	13%
5220 Long Term Disability insurance	0	124	124	100%	85	85	100%	1,233	1,493	260	17%	3,011	1,778	59%	1,233	1,493	17%
5225 PERS Employer Contributions	1,713	6,251	4,539	73%	8,690	6,977	80%	46,284	54,125	7,841	14%	103,954	57,671	55%	46,284	54,125	14%
5230 PERS Employee Contributions	465	1,696	1,232	73%	2,358	1,893	80%	12,560	14,688	2,128	14%	28,031	15,471	55%	12,560	14,688	14%
Total Insured Benefits	3,794	9,592	5,798	60%	12,719	8,925	70%	79,661	88,545	8,884	10%	230,068	150,408	65%	79,661	88,545	10%
Total Personnel Services	16,492	40,587	24,095	59%	66,913	50,421	75%	300,290	356,898	56,608	16%	810,819	510,529	63%	300,290	356,898	16%
Goods & Services																	
6005 Seminars & training	0	0	0	-	0	0	-	0	0	0	-	13	13	100%	0	0	-
Total Staff Training	0	0	0	-	0	0	-	0	0	0	-	13	13	100%	0	0	-
6020 Travel - airfare	0	42	42	100%	0	0	-	0	500	500	100%	0	0	-	0	500	100%
6025 Travel - lodging & transportation	0	42	42	100%	0	0	-	112	500	388	78%	6	(106)	-1773%	112	500	78%
6030 Travel - Per Diem & mileage reimbursement	0	292	292	100%	0	0	-	1,392	3,500	2,108	60%	1,199	(194)	-16%	1,392	3,500	60%
6035 Meals & Entertainment	0	21	21	100%	0	0	-	0	250	250	100%	0	0	-	0	250	100%
Total Travel & Entertainment	0	396	396	100%	0	0	-	1,505	4,750	3,245	68%	1,205	(300)	-25%	1,505	4,750	68%
6130 Electricity	504	1,175	671	57%	968	464	48%	11,279	14,500	3,221	22%	11,974	695	6%	11,279	14,500	22%
6135 Water/Sewer	464	488	24	5%	436	(28)	-6%	6,070	8,000	1,930	24%	7,035	965	14%	6,070	8,000	24%
6140 Garbage/Sanitation Collection	0	167	167	100%	0	0	-	0	2,000	2,000	100%	0	0	-	0	2,000	100%
6155 Environmental Remediation/Mitigation/Monitoring	320	500	180	36%	320	0	0%	4,612	6,000	1,388	23%	4,258	(354)	-8%	4,612	6,000	23%
Total Utilities	1,288	2,329	1,041	45%	1,724	436	25%	21,961	30,500	8,539	28%	23,267	1,306	6%	21,961	30,500	28%
6200 Temporary/Contract help	0	417	417	100%	0	0	-	0	5,000	5,000	100%	0	0	-	0	5,000	100%
6245 Legal advertising	0	63	63	100%	0	0	-	0	750	750	100%	0	0	-	0	750	100%
6260 Consulting services	116	1,042	926	89%	0	(116)	-	4,246	12,500	8,254	66%	2,938	(1,307)	-44%	4,246	12,500	66%
6290 Commercial insurance	5,557	6,167	610	10%	4,768	(789)	-17%	62,185	66,310	4,125	6%	54,208	(7,978)	-15%	62,185	66,310	6%
Total Professional Services	5,673	7,688	2,015	26%	4,768	(905)	-19%	66,431	84,560	18,129	21%	57,146	(9,285)	-16%	66,431	84,560	21%
6400 Small equipment & tools	0	42	42	100%	0	0	-	0	500	500	100%	529	529	100%	0	500	100%
6405 Safety/hazardous materials	0	854	854	100%	595	595	100%	0	10,250	10,250	100%	3,630	3,630	100%	0	10,250	100%
6410 Signage	0	21	21	100%	0	0	-	0	250	250	100%	0	0	-	0	250	100%
6415 Clothing	0	42	42	100%	626	626	100%	0	500	500	100%	3,150	3,150	100%	0	500	100%
6450 Fuel - Gas	0	8	8	100%	0	0	-	0	100	100	100%	185	185	100%	0	100	100%
6455 Fuel - Diesel	0	17	17	100%	0	0	-	0	200	200	100%	165	165	100%	0	200	100%
Total Operational Expense	0	983	983	100%	1,220	1,220	100%	0	11,800	11,800	100%	7,658	7,658	100%	0	11,800	100%
6500 Repairs & maintenance equipment	0	175	175	100%	0	0	-	0	2,100	2,100	100%	4,435	4,435	100%	0	2,100	100%
6505 Repairs & maintenance vehicles	0	0	0	-	0	0	-	0	0	0	-	330	330	100%	0	0	-

Financial Report - Actual vs. Budget
For Period Ending Jun 2025
amounts in \$US dollars

Fund: General Fund Department: Port Ops Location: All Budget: Supplemental 1



Port Ops	Current Period				Same Month Last Year			Year to Date				Year End			
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025			
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD Last FY \$ Diff % Diff	Projected	Budget	% Diff
6510 Repairs & maintenance buildings	0	208	208	100%	0	0	-	0	2,500	2,500	100%	202 202 100%	0	2,500	100%
6515 Repairs & maintenance land improvements	0	83	83	100%	0	0	-	0	1,000	1,000	100%	462 462 100%	0	1,000	100%
6520 Repairs & maintenance docks	0	125	125	100%	0	0	-	0	1,500	1,500	100%	0 0 -	0	1,500	100%
6575 Waterway Leases	0	250	250	100%	0	0	-	802	3,000	2,198	73%	3,107 2,306 74%	802	3,000	73%
6580 Permits	0	333	333	100%	0	0	-	2,079	4,000	1,921	48%	1,883 (196) -10%	2,079	4,000	48%
Total Repair and Maintenance	0	1,175	1,175	100%	0	0	-	2,880	14,100	11,220	80%	10,419 7,539 72%	2,880	14,100	80%
Total Goods & Services	6,961	12,571	5,610	45%	7,713	752	10%	92,777	145,710	52,933	36%	99,708 6,931 7%	92,777	145,710	36%
Total Expenses	23,453	53,158	29,705	56%	74,626	51,173	69%	393,067	502,609	109,542	22%	910,526 517,459 57%	393,067	502,609	22%
Operating Results	3,081	(27,174)	30,255	-111%	(49,558)	52,639	-106%	(97,153)	(227,757)	130,604	-57%	(608,983) 511,830 -84%	(97,153)	(227,757)	-57%
Other Income & Expenses															
Other Income															
4695 Grants Received - Other	0	5,000	(5,000)	-100%	0	0	-	0	5,000	(5,000)	-100%	0 0 -	0	5,000	-100%
Total Other Income	0	5,000	(5,000)	-100%	0	0	-	0	5,000	(5,000)	-100%	0 0 -	0	5,000	-100%
Other Expenses															
Taxes & Misc Expenses															
6745 Banking fees	322	2,500	2,178	87%	1,232	910	74%	13,809	10,000	(3,809)	-38%	2,152 (11,657) -542%	13,809	10,000	-38%
6750 Fines & Penalties	0	0	0	-	0	0	-	0	0	0	-	63 63 100%	0	0	-
Total Taxes & Misc Expenses	322	2,500	2,178	87%	1,232	910	74%	13,809	10,000	(3,809)	-38%	2,215 (11,594) -523%	13,809	10,000	-38%
Debt Services															
7010 Interest payment	24,001	58,662	34,662	59%	44,703	20,703	46%	198,141	234,649	36,508	16%	309,597 111,456 36%	198,141	234,649	16%
Total Debt Services	24,001	58,662	34,662	59%	44,703	20,703	46%	198,141	234,649	36,508	16%	309,597 111,456 36%	198,141	234,649	16%
Total Other Expenses	24,323	61,162	36,839	60%	45,935	21,612	47%	211,950	244,649	32,699	13%	311,813 99,863 32%	211,950	244,649	13%
Net Other Income	(24,323)	(56,162)	31,839	-57%	(45,935)	21,612	-47%	(211,950)	(239,649)	27,699	-12%	(311,813) 99,863 -32%	(211,950)	(239,649)	-12%
Net Result	(21,242)	(83,336)	62,095	-75%	(95,493)	74,251	-78%	(309,103)	(467,406)	158,303	-34%	(920,795) 611,693 -66%	(309,103)	(467,406)	-34%

Financial Report - Actual vs. Budget
For Period Ending Jun 2025

amounts in \$US dollars

Fund: General Fund Department: Rail Ops Location: All Budget: Supplemental 1



Rail Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jun 2025		\$ Diff	% Diff	Jun 2024		Jul 2024 - Jun 2025				Prior FYTD vs Current FYTD			Jul 2024 - Jun 2025			
	Actual	Budget			Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
4010 Property Agreements	22,920	30,500	(7,580)	-25%	22,405	515	2%	329,917	366,000	(36,083)	-10%	293,964	35,954	12%	329,917	366,000	-10%
4235 Customer Discounts	0	0	0	-	0	0	-	(3,442)	0	(3,442)	-	0	(3,442)	-	(3,442)	0	-
4260 Rail Operations Revenue	0	38,362	(38,362)	-100%	25,238	(25,238)	-100%	104,643	460,343	(355,701)	-77%	309,450	(204,807)	-66%	104,643	460,343	-77%
4265 Rail Surcharges	18,187	38,012	(19,825)	-52%	27,235	(9,048)	-33%	301,995	456,146	(154,152)	-34%	344,052	(42,058)	-12%	301,995	456,146	-34%
4290 Other	0	893,944	(893,944)	-100%	0	0	-	0	893,944	(893,944)	-100%	0	0	-	0	893,944	-100%
Total Operating Income	41,107	1,000,818	(959,712)	-96%	74,877	(33,771)	-45%	733,113	2,176,434	(1,443,321)	-66%	947,466	(214,353)	-23%	733,113	2,176,434	-66%
Expenses																	
Goods & Services																	
6020 Travel - airfare	0	0	0	-	0	0	-	1,076	0	(1,076)	-	0	(1,076)	-	1,076	0	-
Total Travel & Entertainment	0	0	0	-	0	0	-	1,076	0	(1,076)	-	0	(1,076)	-	1,076	0	-
6070 Postage & courier services	0	0	0	-	0	0	-	0	0	0	-	51,380	51,380	100%	0	0	-
Total Office Expense	0	0	0	-	0	0	-	0	0	0	-	51,380	51,380	100%	0	0	-
6145 Hazardous material disposal	0	0	0	-	0	0	-	4,160	0	(4,160)	-	0	(4,160)	-	4,160	0	-
Total Utilities	0	0	0	-	0	0	-	4,160	0	(4,160)	-	0	(4,160)	-	4,160	0	-
6260 Consulting services	0	6,250	6,250	100%	49,423	49,423	100%	60,148	75,000	14,852	20%	169,306	109,158	64%	60,148	75,000	20%
6290 Commercial insurance	26,484	11,941	(14,543)	-122%	6,337	(20,147)	-318%	196,929	143,295	(53,634)	-37%	68,860	(128,069)	-186%	196,929	143,295	-37%
Total Professional Services	26,484	18,191	(8,293)	-46%	55,760	29,276	53%	257,077	218,295	(38,782)	-18%	238,166	(18,911)	-8%	257,077	218,295	-18%
6410 Signage	0	192	192	100%	0	0	-	0	2,300	2,300	100%	0	0	-	0	2,300	100%
6425 Operational supplies	0	0	0	-	0	0	-	55	0	(55)	-	0	(55)	-	55	0	-
6430 Equipment Rental	0	0	0	-	0	0	-	0	0	0	-	47	47	100%	0	0	-
Total Operational Expense	0	192	192	100%	0	0	-	55	2,300	2,245	98%	47	(8)	-18%	55	2,300	98%
6505 Repairs & maintenance vehicles	35	0	(35)	-	36	1	3%	433	0	(433)	-	1,066	633	59%	433	0	-
6510 Repairs & maintenance buildings	0	54,167	54,167	100%	179,465	179,465	100%	655,917	650,000	(5,917)	-1%	811,783	155,865	19%	655,917	650,000	-1%
6515 Repairs & maintenance land improvement	0	12,500	12,500	100%	0	0	-	22,000	150,000	128,000	85%	150,599	128,599	85%	22,000	150,000	85%
Total Repair and Maintenance	35	66,667	66,631	100%	179,501	179,466	100%	678,350	800,000	121,650	15%	963,448	285,098	30%	678,350	800,000	15%
Total Goods & Services	26,520	85,500	58,530	69%	235,262	208,742	89%	940,719	1,020,595	79,876	8%	1,253,041	312,322	25%	940,719	1,020,595	8%
Total Expenses	26,520	85,050	58,530	69%	235,262	208,742	89%	940,719	1,020,595	79,876	8%	1,253,041	312,322	25%	940,719	1,020,595	8%
Operating Results	14,587	915,769	(901,182)	-98%	(160,384)	174,971	-109%	(207,606)	1,155,839	(1,363,445)	-118%	(305,575)	97,969	-32%	(207,606)	1,155,839	-118%
Other Income & Expenses																	
Other Income																	
4480 Tax Credits	0	0	0	-	420,179	(420,179)	-100%	332,200	315,000	17,200	5%	752,379	(420,179)	-56%	332,200	315,000	5%
4905 Other	0	0	0	-	0	0	-	405,463	0	405,463	-	403,000	2,463	1%	405,463	0	-
4915 Insurance Reimbursement	0	0	0	-	0	0	-	0	0	0	-	0	(0)	-100%	0	0	-
4918 Special Payments Received	0	0	0	-	0	0	-	0	0	0	-	66,040	(66,040)	-100%	0	0	-
Total Other Income	0	0	0	-	420,179	(420,179)	-100%	737,663	315,000	422,663	134%	1,221,419	(483,756)	-40%	737,663	315,000	134%
Other Expenses																	
6755 Insurance Claims	0	0	0	-	0	0	-	2,469	0	(2,469)	-	0	(2,469)	-	2,469	0	-
Total Taxes & Misc Expenses	0	0	0	-	0	0	-	2,469	0	(2,469)	-	0	(2,469)	-	2,469	0	-
Debt Services																	
7005 Principal repayment	0	0	0	-	0	0	-	364,142	364,142	1	0%	433,532	69,390	16%	364,142	364,142	0%
7010 Interest payment	0	0	0	-	0	0	-	122,143	122,143	0	0%	132,743	10,600	8%	122,143	122,143	0%
7020 Principal repayment - Vehicles	619	0	(619)	-	1,031	412	40%	20,007	12,969	(7,038)	-54%	20,081	74	0%	20,007	12,969	-54%
7025 Interest payment - Vehicles	43	0	(43)	-	75	33	43%	2,825	1,918	(907)	-47%	2,362	(463)	-20%	2,825	1,918	-47%
8013 CIP Construction Bridges	0	0	0	-	0	0	-	0	0	0	-	184,152	184,152	100%	0	0	-
8020 CIP Machinery & Equipment	0	0	0	-	0	0	-	0	0	0	-	25,583	25,583	100%	0	0	-
8025 CIP Mobile Equipment	0	0	0	-	0	0	-	0	0	0	-	219,684	219,684	100%	0	0	-
9025 Special Payments	0	0	0	-	0	0	-	0	0	0	-	322,740	322,740	100%	0	0	-
Total Debt Services	662	0	(662)	-	1,106	444	40%	509,116	501,172	(7,944)	-2%	1,340,876	831,760	62%	509,116	501,172	-2%
Total Other Expenses	662	0	(662)	-	1,106	444	40%	511,585	501,172	(10,413)	-2%	1,340,876	829,292	62%	511,585	501,172	-2%
Net Other Income	(662)	0	(662)	-100%	419,073	(419,735)	-100%	226,079	(186,172)	(412,250)	-221%	(119,457)	345,536	-289%	226,079	(186,172)	-221%
Net Result	13,925	915,769	(901,844)	-98%	258,688	(244,763)	-95%	18,473	969,667	(951,194)	-98%	(425,033)	443,506	-104%	18,473	969,667	-98%

Financial Report - Actual vs. Budget
For Period Ending Jun 2025

amounts in \$US dollars



Fund: Dredge Fund Department: Dredge Ops Location: All Budget: Supplemental 1

Dredge Ops	Current Period				Same Month Last Year			Year to Date				Year End						
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025						
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																		
4285 Mob/Demob Services	0	0	0	-	0	0	-	156,380	138,779	17,601	13%	0	156,380	-	156,380	138,779	13%	
4287 Dredging Services	0	0	0	-	0	0	-	198,677	230,053	(31,376)	-14%	0	198,677	-	198,677	230,053	-14%	
4290 Other	5,725	37,740	(32,015)	-85%	(36,140)	41,865	-116%	300,166	452,877	(152,711)	-34%	271,036	29,130	11%	300,166	452,877	-34%	
Total Operating Income	5,725	37,740	(32,015)	-85%	(36,140)	41,865	-116%	655,223	821,709	(166,486)	-20%	271,036	384,187	142%	655,223	821,709	-20%	
Expenses																		
Personnel Services																		
5005 Salaries	0	0	0	-	513	513	100%	0	0	0	-	6,201	6,201	100%	0	0	-	
5015 Overtime	0	0	0	-	0	0	-	0	0	0	-	119	119	100%	0	0	-	
Total Compensation	0	0	0	-	513	513	100%	0	0	0	-	6,320	6,320	100%	0	0	-	
5100 Federal Payroll taxes	0	0	0	-	39	39	100%	0	0	0	-	482	482	100%	0	0	-	
5105 State Payroll taxes	0	0	0	-	2	2	100%	0	0	0	-	25	25	100%	0	0	-	
5110 Unemployment Insurance	0	0	0	-	15	15	100%	0	0	0	-	181	181	100%	0	0	-	
5115 Workers compensation	0	0	0	-	0	0	100%	0	0	0	-	2	2	100%	0	0	-	
Total Payroll Taxes	0	0	0	-	56	56	100%	0	0	0	-	690	690	100%	0	0	-	
5200 Medical insurance	0	0	0	-	217	217	100%	0	0	0	-	1,840	1,840	100%	0	0	-	
5205 Dental insurance	0	0	0	-	0	0	-	0	0	0	-	103	103	100%	0	0	-	
5215 Term life insurance	0	0	0	-	2	2	100%	0	0	0	-	15	15	100%	0	0	-	
5220 Long Term Disability insurance	0	0	0	-	3	3	100%	0	0	0	-	26	26	100%	0	0	-	
5225 PERS Employer Contributions	0	0	0	-	113	113	100%	0	0	0	-	1,324	1,324	100%	0	0	-	
5230 PERS Employee Contributions	0	0	0	-	31	31	100%	0	0	0	-	359	359	100%	0	0	-	
5295 Allocations	1,817	2,364	547	23%	0	(1,817)	-	221,448	136,458	(84,990)	-62%	0	(221,448)	-	221,448	136,458	-62%	
Total Insured Benefits	1,817	2,364	547	23%	365	(1,452)	-398%	221,448	136,458	(84,990)	-62%	3,668	(217,780)	-5937%	221,448	136,458	-62%	
Total Personnel Services	1,817	2,364	547	23%	934	(883)	-94%	221,448	136,458	(84,990)	-62%	10,678	(210,770)	-1974%	221,448	136,458	-62%	
Goods & Services																		
6005 Seminars & training	0	0	0	-	0	0	-	5,150	0	(5,150)	-	0	(5,150)	-	5,150	0	-	
Total Staff Training	0	0	0	-	0	0	-	5,150	0	(5,150)	-	0	(5,150)	-	5,150	0	-	
6025 Travel - lodging & transportation	0	0	0	-	0	0	-	52,727	28,248	(24,479)	-87%	0	(52,727)	-	52,727	28,248	-87%	
6030 Travel - Per Diem & mileage reimbursement	0	0	0	-	0	0	-	46,438	24,338	(22,100)	-91%	0	(46,438)	-	46,438	24,338	-91%	
Total Travel & Entertainment	0	0	0	-	0	0	-	99,165	52,586	(46,579)	-89%	0	(99,165)	-	99,165	52,586	-89%	
6060 IT supplies	0	0	0	-	0	0	-	330	0	(330)	-	0	(330)	-	330	0	-	
6090 IT SW subscriptions & licenses	0	0	0	-	0	0	-	0	0	0	-	5,460	5,460	100%	0	0	-	
Total Office Expense	0	0	0	-	0	0	-	330	0	(330)	-	5,460	5,130	94%	330	0	-	
6105 Telephone - mobile	53	60	7	11%	53	(0)	0%	714	720	6	1%	635	(79)	-12%	714	720	1%	
Total Utilities	53	60	7	11%	53	(0)	0%	714	720	6	1%	635	(79)	-12%	714	720	1%	
6260 Consulting services	0	0	0	-	5,894	5,894	100%	24,490	0	(24,490)	-	40,118	15,628	39%	24,490	0	-	
6290 Commercial insurance	5,681	6,470	789	12%	5,950	269	5%	69,785	77,635	7,850	10%	67,501	(2,284)	-3%	69,785	77,635	10%	
Total Professional Services	5,681	6,470	789	12%	11,844	6,163	52%	94,275	77,635	(16,640)	-21%	107,619	13,344	12%	94,275	77,635	-21%	
6400 Small equipment & tools	0	33	33	100%	0	0	-	19,590	400	(19,190)	-4797%	494	(19,096)	-3864%	19,590	400	-4797%	
6405 Safety/hazardous materials	0	17	17	100%	0	0	-	741	200	(541)	-271%	0	(741)	-	741	200	-271%	
6420 Janitorial supplies	0	17	17	100%	0	0	-	311	200	(111)	-55%	0	(311)	-	311	200	-55%	
6425 Operational supplies	120	108	(11)	-11%	0	(120)	-	13,580	1,300	(12,280)	-945%	986	(12,593)	-1277%	13,580	1,300	-945%	
6430 Equipment Rental	0	0	0	-	0	0	-	68,905	82,675	13,770	17%	0	(68,905)	-	68,905	82,675	17%	
6450 Fuel - Gas	0	0	0	-	0	0	-	781	22,700	21,919	97%	160	(621)	-389%	781	22,700	97%	
6455 Fuel - Diesel	0	0	0	-	0	0	-	2,437	35,700	33,263	93%	0	(2,437)	-	2,437	35,700	93%	
Total Operational Expense	120	175	55	32%	0	(120)	-	106,345	143,175	36,830	26%	1,640	(104,705)	-6383%	106,345	143,175	26%	
6500 Repairs & maintenance equipment	1,113	13,676	12,563	92%	10,801	9,688	90%	29,210	164,113	134,903	82%	121,833	92,622	76%	29,210	164,113	82%	
6505 Repairs & maintenance vehicles	3,124	20,585	17,461	85%	0	(3,124)	-	90,718	247,022	156,304	63%	74,486	(16,232)	-22%	90,718	247,022	63%	
6510 Repairs & maintenance buildings	38	0	(38)	-	0	(38)	-	866	0	(866)	-	0	(866)	-	866	0	-	
Total Repair and Maintenance	4,275	34,261	29,986	88%	10,801	6,526	60%	120,795	411,135	290,340	71%	196,319	75,524	38%	120,795	411,135	71%	
Total Goods & Services	10,129	40,966	30,837	75%	22,698	12,569	55%	426,774	685,251	258,477	38%	311,673	(115,101)	-37%	426,774	685,251	38%	

Financial Report - Actual vs. Budget
For Period Ending Jun 2025

amounts in \$US dollars

Fund: Dredge Fund Department: Dredge Ops Location: All Budget: Supplemental 1



Dredge Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Jul 2024 - Jun 2025					
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD	Last FY	\$ Diff	% Diff	Projected	Budget
Total Expenses	11,946	43,330	31,384	72%	23,632	11,686	49%	648,222	821,709	173,487	21%	322,351	(325,871)	-101%	648,222	821,709	21%
Operating Results	(6,221)	(5,590)	(631)	11%	(59,772)	53,551	-90%	7,001	0	7,001	-	(51,315)	58,316	-114%	7,001	0	-
Other Income & Expenses																	
Other Income																	
4505 Interest - Bank	581	0	581	-	1,388	(807)	-58%	16,398	0	16,398	-	21,484	(5,086)	-24%	16,398	0	-
Total Other Income	581	0	581	-	1,388	(807)	-58%	16,398	0	16,398	-	21,484	(5,086)	-24%	16,398	0	-
9005 Transfers - GF	0	0	0	-	402,572	402,572	100%	207,340	0	(207,340)	-	402,572	195,231	48%	207,340	0	-
Total Debt Services	0	0	0	-	402,572	402,572	100%	207,340	0	(207,340)	-	402,572	195,231	48%	207,340	0	-
Total Other Expenses	0	0	0	-	402,572	402,572	100%	207,340	0	(207,340)	-	402,572	195,231	48%	207,340	0	-
Net Other Income	581	0	581	-	(401,184)	401,765	-100%	(190,942)	0	(190,942)	-	(381,088)	190,146	-50%	(190,942)	0	-
Net Result	(5,640)	(5,590)	(50)	1%	(460,956)	455,316	-99%	(183,941)	0	(183,941)	-	(432,403)	248,462	-57%	(183,941)	0	-

	Carloads: 260	Current Period				Same Month Last Year			Year to Date				Year End					
		Jun 2025				Jun 2024			Jul 2024 - Jun 2025				Prior FYTD vs Current FYTD			Jul 2024 - Jun 2025		
		Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
1	Operating Income																	
2	Administration																	
3	Union Pacific	115,362	204,106	(88,744)	(43%)	114,848	514	0%	1,451,101	2,449,274	(998,173)	(41%)	1,659,145	(208,044)	(13%)	1,451,101	2,449,274	(41%)
4	Carloads CBRL	40,760	179,513	(138,753)	(77%)	137,527	(96,767)	(70%)	1,291,639	2,154,160	(862,520)	(40%)	1,471,486	(179,847)	(12%)	1,291,639	2,154,160	(40%)
5	Demurrage	0	0	0	-	0	0	-	2,170	0	2,170	-	2,300	(130)	(6%)	2,170	0	-
6	Total Administration	160,535	383,811	(223,276)	(58%)	257,725	(97,190)	(38%)	2,751,187	4,605,734	(1,854,547)	(40%)	3,138,281	(387,095)	(12%)	2,751,187	4,605,734	(40%)
7	Maintenance of Way	0	0	0	-	0	0	-	(2,218)	0	(2,218)	-	2,218	(4,436)	(200%)	(2,218)	0	-
9	Mechanical	100,011	191,297	(91,286)	(48%)	86,673	13,338	15%	1,090,552	2,295,569	(1,205,018)	(52%)	745,509	345,043	46%	1,090,552	2,295,569	(52%)
10	Total Operating Income	260,546	575,108	(314,562)	(55%)	344,399	(83,852)	(24%)	3,839,520	6,901,303	(3,061,782)	(44%)	3,886,008	(46,488)	(1%)	3,839,520	6,901,303	(44%)
12	Operating Expenses																	
13	Administration	98,581	111,408	12,826	12%	97,026	(1,555)	(2%)	990,065	1,190,413	200,348	17%	709,987	(280,077)	(39%)	990,065	1,190,413	17%
14	Maintenance of Way	55,856	93,086	37,230	40%	70,077	14,221	20%	653,932	964,756	310,824	32%	724,326	70,395	(10%)	653,932	964,756	(32%)
15	Transportation	69,994	208,878	138,884	66%	155,943	85,949	55%	1,554,708	2,209,693	654,985	30%	1,964,678	409,970	(21%)	1,554,708	2,209,693	(30%)
16	Mechanical	66,129	105,715	39,586	37%	85,321	19,192	22%	766,491	1,184,453	417,962	35%	719,229	(47,262)	7%	766,491	1,184,453	(35%)
17	Total Expenses	290,560	519,087	228,526	44%	408,367	117,806	29%	3,965,196	5,549,315	1,584,119	29%	4,118,221	153,025	4%	3,965,196	5,549,315	29%
19	Operating Results																	
20	Administration	61,954	272,403	(210,450)	(77%)	160,700	(98,746)	(61%)	1,761,122	3,415,321	(1,654,199)	(48%)	2,428,294	(667,172)	(27%)	1,761,122	3,415,321	(48%)
21	Maintenance of Way	(55,856)	(93,086)	37,230	(40%)	(70,077)	14,221	(20%)	(656,149)	(964,756)	308,606	(32%)	(722,108)	65,959	(9%)	(656,149)	(964,756)	(32%)
22	Transportation	(69,994)	(208,878)	138,884	(66%)	(155,943)	85,949	(55%)	(1,554,708)	(2,209,693)	654,985	(30%)	(1,964,678)	409,970	(21%)	(1,554,708)	(2,209,693)	(30%)
23	Mechanical	33,882	85,582	(51,700)	(60%)	1,353	32,530	2405%	324,061	1,111,116	(787,055)	(71%)	26,280	297,781	1133%	324,061	1,111,116	(71%)
24	Totals Operating Results	(30,014)	56,022	(86,036)	(154%)	(63,968)	33,954	(53%)	(125,675)	1,351,988	(1,477,663)	(109%)	(232,213)	106,537	(46%)	(125,675)	1,351,988	(109%)
29	Other Income	342	0	342	-	964	(622)	(65%)	62,049	0	62,049	-	427,597	(365,548)	(85%)	62,049	0	-
30	Total Other Income	342	0	342	-	964	(622)	(65%)	62,049	0	62,049	-	427,597	(365,548)	(85%)	62,049	0	-
32	Financial Expenses & Taxes	1,548	930,006	928,458	(100%)	25,976	24,428	(94%)	160,770	1,351,988	1,191,217	(88%)	316,185	155,414	(49%)	160,770	1,351,988	88%
34	Interfund Transfers	0	0	0	-	256,700	256,700	(100%)	0	0	0	-	322,740	322,740	(100%)	0	0	-
35	Total Other Expenses	1,548	930,006	928,458	(100%)	282,676	281,128	(99%)	160,770	1,351,988	1,191,217	(88%)	638,925	478,154	(75%)	160,770	1,351,988	88%
37	Net Result	(31,220)	(873,985)	842,765	(96%)	(345,679)	314,460	(91%)	(224,397)	0	(224,397)	-	(443,540)	219,143	(49%)	(224,397)	0	-

Month	Carloads	Operating Revenue	Operating Expenses	Operating Expense Ratio
Jul 2024	465	369,555	357,365	96.70%
Aug 2024	433	414,507	382,904	92.38%
Sep 2024	351	292,534	364,683	124.66%
Oct 2024	498	367,982	397,228	107.95%
Nov 2024	335	308,784	305,994	99.10%
Dec 2024	347	284,881	419,694	147.32%
Jan 2025	269	258,623	347,223	134.26%
Feb 2025	379	324,029	306,574	94.61%
Mar 2025	414	343,388	342,053	99.61%
Apr 2025	476	417,859	311,104	74.45%
May 2025	286	258,540	299,034	115.66%
Jun 2025	260	260,889	292,108	111.97%
Total	4,513	3,901,569	4,125,966	105.75%



M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners

FROM: Matt Friesen, Director of External Affairs

DATE: August 14, 2025

SUBJECT: External Affairs Management Report

Community Engagement and Outreach

● **Congressional & State Leadership Engagement**

- Hosted Congresswoman Val Hoyle for briefing and press conference.
- Coordinated and hosted the Governor’s Council of Economic Advisors visit, briefing, and tours of the Pacific Coast Intermodal Port (PCIP) site and Southport Lumber.
- Developed invitation for Coos Bay Rail Line (CBRL) hi-rail tour in conjunction with the Coastal Caucus Economic Development Summit; secured commitment from all seven Coastal Caucus legislators to co-host the tour and briefing.

● **Strategic Business Plan Development**

- Shared invitations for community town hall and coordinated logistics for the upcoming meeting.
- Assisted with the Community Town Hall for the Strategic Business Plan Update and Port Commission meeting.
- Coordinated stakeholder meetings and outreach with multiple partner organizations.

● **Stakeholder & Partner Engagement**

- Attended Charleston Advisory Committee meeting.
- Attended CCD Quarterly Board Meeting.
- Attended Oregon Public Ports Association Business Meeting.
- Attended U.S. Army Corps of Engineers (USACE) Section 107 Presentation on future dredging of Charleston Marina.

- Assisted South Coast Regional Housing with communications plan, new development opportunities, and “Let’s Build” Summit planning kickoff.
 - Met with Pacific Northwest Waterways Association.
 - Met with Lane County Economic Development team on future collaboration opportunities.
 - Met with the state’s largest business advocacy organization’s business economic development/trade staff to explore future collaboration opportunities for the Port of Coos Bay.
 - Introductory meeting with Pacific Seafood staff.
 - Met with Governor’s Regional Solutions staff. Especially focused on local resiliency and emergency response.
- **Industry & Agency Coordination**
 - Met with Union Pacific.
 - Met with Oregon Chip Terminal.

Government Relations

- **Legislative Monitoring and Strategy**
 - Tracked state and federal legislation and potential state transportation package special session.
 - Met with public employee unions/state building trades regarding shared editorial opportunity.

Media and Communications

- **Media Relations**
 - Developed story and conducted interview with local broadcast news media on CBRL swing span bridge replacement; story ran on nightly news and in print.
 - Drafted multiple press releases and coordinated development and release.
 - Created all social media and newsletter content.
 - Conducted site visit with CBRL during locomotive maintenance for social media coverage.
 - Conducted continuous website updates.



MEMORANDUM

TO: Port of Coos Bay Board of Commissioners

FROM: Raymond Dwire, Charleston Marina Complex Manager

DATE: August 14, 2025

SUBJECT: Charleston Operations Management Report

Monthly Statistics:

Moorages

Of the 525 moorage slips, there were 121 annuals (23.05%), 75 semi-annuals (14.29%), 46 monthlies (8.72%), and 542 transient nights, for a total occupancy of 49.50% for the month.

RV Park

The Charleston Marina RV Park had an average capacity of 66.70% in July. Out of 104 RV Park spaces, we had 163 new check-ins. Total sales for the month were \$66,521.68. Occupancy in July 2024 was 58.85%. July sales last year were \$61,036.31.

Ice Plant

We sold approximately 526 tons of ice in the month of July totaling \$52,683.25. In comparison, in July 2024, approximately 461 tons of ice were sold resulting in \$46,187.75 in sales.

Shipyard Work Dock and Short-Term Work Area

The Charleston Shipyard Work Docks use for the month of July continue to be busy with \$11,597.30 in sales. Work Dock use in July 2024 was lower with \$8,817.90 in sales. The Charleston Shipyard Short-Term Work Area use continues to be high with \$7,025.20 in sales. Short-Term Work Area use in July 2024 was moderate with \$4,910.77 in sales.

Charleston Marina Staff:

- Marina Office and RV Park Office are fully staffed.
- Marina Maintenance Department is staffed with eight FTE's.
- The Charleston Security Department has full staff with five full-time employees.

Charleston Ice Plant:

The Charleston Ice Plant Operations were back up in full swing for the month of July. Unfortunately, we have also experienced some excessive chlorine issues once again resulting from the higher chlorine levels that is seen in the water this time of year. I have reached out to the Coos Bay / North Bend Water Board and their reports are that chlorine levels have been between 2.7 – 3.0 PPM which is within tolerance. Port Staff continue to look at water treatment systems and other options to reduce or eliminate the chlorine problem.

Oregon Sea Grant:

On August 8, 2025 Oregon Sea Grant conducted another informative class on our commercial fisheries. There will be another class held on August 29, 2025.

Come check this very informative tour.

For Questions or accommodations:
Dock.tours@oregonstate.edu

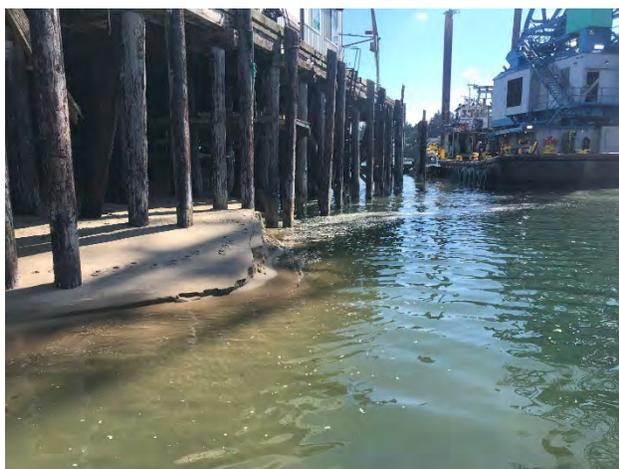


2025 Point Adams Dredging:

The Dredging of Point Adams is complete. The USACE ended up authorizing an additional 20,000cy (total of 70,000cy) to be taken out of the Federal Navigation Channel (FNC) for advance preventative dredging, which will help us in the next few years. Once the USACE work was completed, HME broke off the USACE contract to begin the contract with us. Due to the amount of preventive work that was done for the USACE area, only 8,136cy was needed to be removed from our area around Point Adams. 1,678cy was removed from Russell Marine Fuel’s area of responsibility. Total material removed for our contract was 9,814cy. Total project cost, including Russell Marine Fuel costs are \$245,380.00.



(Project Completion Photo)



(View of dredging in DMMU RMFS [Russell Marine Fuel area of responsibility]))



(Clamshell work behind the Fuel Dock)



(View of how much material sloughed off from under Russell Marine Fuel's office)

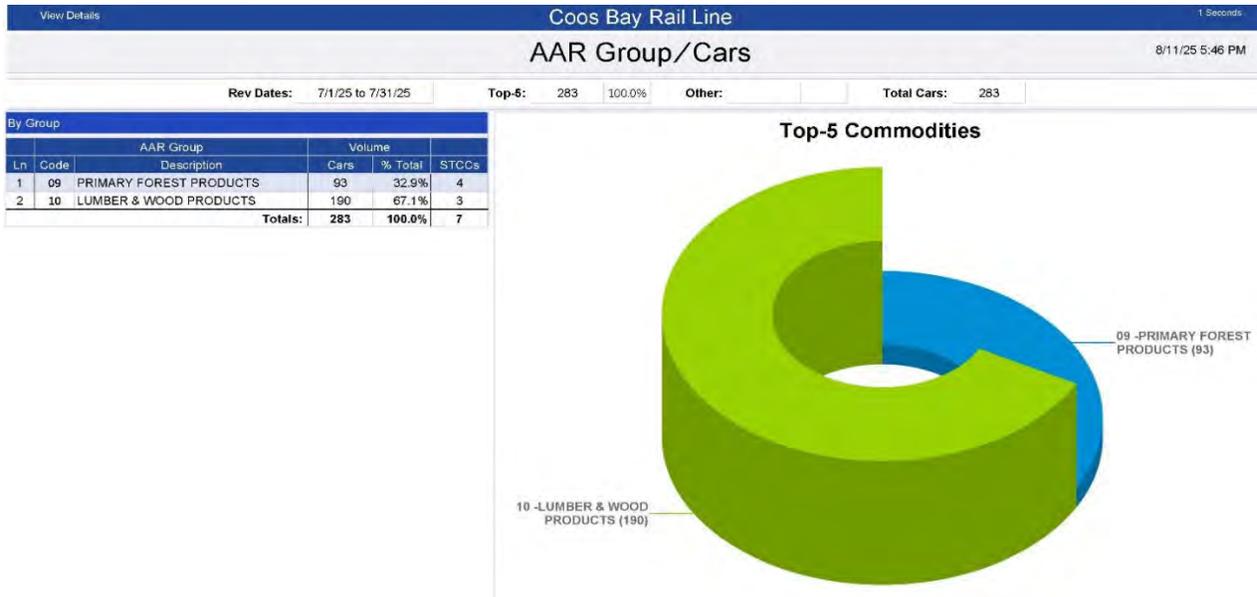


M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners
 FROM: Brian Early, General Manager, CBRL
 DATE: August 14, 2025
 SUBJECT: Railroad Department Management Report

Operations:

CBRL Carloads for July 2025 = 283
 Prior Month, June 2025 = 260
 Prior Year, July 2024 = 465
 FY 2025/2026 Forecasted Monthly Average = 409



There were two main factors for CBRL having yet another slow month in July. First, we lost several loads of finished lumber due to a lack of available cars. This was not a supply problem from Union Pacific (UP), but rather an over-correction in car ordering patterns from our two largest dimensional lumber shippers. As we transition away from CBRL having to bear all the financial burden on Car Hires, our shippers are having to adjust the way they order cars for loading, which has been a little bumpy. In the meantime, management has had multiple calls with UP and, with their cooperation, we were able to secure some concessions that will help to alleviate some Car Hire liability and assist our shippers in ordering and maintaining an accurate car supply.

The second factor in the lower volume of carloads is the loss of use of the North Bend Bridge. Several hundred thousand board feet of logs that were destined for the CBRL wound up getting trucked to the shipper's other locations due to the length of time the logs were having to wait for transport. When log shipments are delayed logs are subject to potential decay and insect infestation. These delays occurred due to ongoing negotiations between all the affected parties regarding a trans loading arrangement at Jordan Cove.



(Photo courtesy Al French)

I am happy to report that an agreement has been reached, and log shipments began funneling into Jordan Cove the first week of August. I am also happy to report that both GMA and Danish Dairy have tentatively agreed to transload at Jordan Cove also, meaning that all shippers south of the swing span will continue to have rail service.

Mechanical (Locomotive):

LOCO	92 Day Insp. Next Due	368 Day Insp. Next Due	1104 Day Insp. Next Due
CBRL 1909	8/13/25	9/13/25	11/28/25
HLCX 1044	10/17/25	10/18/25	11/24/27
HLCX 1052	8/15/25	5/18/26	6/25/26
HLCX 1078	9/17/25	6/20/26	12/28/25
HLCX 1081	8/13/25	8/17/25	8/28/26
HLCX 3847	10/14/25	7/17/26	8/28/26
HLCX 3854	9/19/25	6/22/26	7/28/26

Columbia Rail was on-site the week of July 14, 2025. Periodic inspections were performed on locomotives 1044 & 3847. Locomotive 3847 also received its mandated 5-year fuel injector change out and was load tested to clean up its exhaust system. Locomotives 3847 and 3854 both had their wheels “trued”.

As a locomotive travels over the rails day after day, steel on steel, the wheels begin to wear and actually begin to lose some of their material in places (especially the flanges), may become less conical in shape, or experience a fatigue issue such as cracks or flat spots. In order to prevent any wheel related derailments, the FRA sets limits for allowable wheel wear and from time to time the wheels must be “trued”. On the CBRL, this process involves bringing in a portable lathe, jacking the locomotive one axle at a time and turning excess material from the thicker parts of the wheels in order to get new material in the places where it may have worn thin.



(Wheels being “trued”)

Mechanical (Car):

The supply of empty center beam cars needing repairs continued to be low in July due in large part to the afore-mentioned car ordering adjustments by the shippers. This did allow our car repair team time to focus on the log and chip car fleet and to get these cars in much better condition in anticipation of restoring log car service to the coast. They also made use of the time to perform flammable materials mitigation in the area that they work in and were able to construct a water cart, with pump, to aid in firefighting and prevention.

Maintenance of Way (MOW):

Despite multiple vacations and vehicle breakdowns, our MOW department was able to complete 20 projects in July. They were able to repair or replace broken or worn track components in 14 different locations, repaired or replaced crossing lights and signs in 5 locations, replaced 5 riser caps on the bridge at MP 661.73 near Veneta, all while continuing to remove combustible vegetation and the never-ending tree falls along the line. They truly are all “Jacks of All Trades” and we are lucky to have them on our team.

A special “tip of the cap” goes to our Bridge Inspector Isaac Mingus, and our Car Repair Supervisor Brad Kelly. Isaac designed, and Brad fabricated, a cradle and jack system (pictured below) that will allow our crew to perform some bridge repairs, that historically, CBRL has had to use contractors for. This little nugget of ingenuity will save thousands of dollars a year on bridge repair costs and is a true testament to the dedication of our team.



ODOT/FRA:

CBRL had visits from the FRA Grade Crossing Inspector and ODOT's Track Inspector in July. No defects were recommended for violation.

Coos Bay Rail Line:

As of July 31, 2025, CBRL has worked 575 days injury free. Currently, CBRL has 18 employees and 7 locomotives on property.



(Derailment near Ada, 1935. Photo courtesy of Bob Melbo)



M E M O R A N D U M

TO: Port of Coos Bay Board of Commissioners

FROM: Melissa Cribbins, Executive Director PCIP Project

DATE: August 14, 2025

SUBJECT: PCIP Project Update

Grants:

The CRISI (railroad improvement) and RCE (Reedsport rail crossing elimination) grant awards are both complete and fully executed. We have been meeting with our grant manager, David Powell, who has been very communicative. We have upcoming reporting deadlines that may occur before we have an engineer under contract, but we are working with the agency personnel so we can ensure that all compliance is met.

The INFRA grant is under review by MARAD staff. They have been working with us to determine whether any performance measures are appropriate for this since it is a planning grant, and if so, what those measures are. We continue to address any questions that they have in a timely fashion to ensure that things are moving forward.

Permitting:

We have bi-weekly meetings set up with the Army Corps of Engineers (USACE) but the last several have been cancelled due to USACE and DMA scheduling conflicts. Keith and I are meeting with DMA weekly to discuss their progress on responding to comments from the USACE regarding the 408 permit as well as the economic analysis that they completed for the 204 permit.

Design and Engineering:

We are looking forward to getting the RFP's/RFQ's out for the design and engineering phases of the railroad upgrades, the terminal, and the Reedsport rail crossing elimination. We are working to release them all at one time, hopefully right around September 1, depending on how the INFRA grant progresses.

Once the procurement process is complete for the design and engineering, the NEPA timeline will be able to be more definitive, which will answer many of the questions that we are receiving. Since the project is considered a connected action, the USACE states that we need to have sufficient design and engineering on all parts of the project before we can begin the NEPA process.

Community Engagement:

We continue to receive requests to speak at events to discuss the PCIP project and its current status, as well as requests for meetings from community members. We always accommodate those requests unless we are unable to due to staffing/time constraints. We continue to work to improve the PCIP website, newsletter, and communications, as well as a one-page informational sheet.

Action Items

**OREGON INTERNATIONAL PORT OF COOS BAY
BOARD OF COMMISSIONERS
ACTION/DECISION REQUEST**

DATE: August 14, 2025

PROJECT TITLE: Long Fisheries Lease Extension

ACTION REQUESTED: Ratify the execution of a five-year lease agreement with two (2) five-year renewal options with Long Fisheries to continue leasing Dock 15 in the Charleston Marina

BACKGROUND:

Long Fisheries and the Oregon International Port of Coos Bay are negotiating a new five-year Commercial Lease Agreement, with two (2) five-year renewal options, for Long Fisheries to continue leasing Dock 15, located at 63489 Kingfisher Drive, in the Charleston Marina. The original month-to-month lease commenced on October 15, 2013.

A lease amendment in May of 2020 amended the term of the lease to five-years with one (1) five-year renewal period. Long Fisheries reached out and asked the Port to extend their lease with additional renewal options. This revised lease has been sent to Long Fisheries for their review and offers the current five-year term that began in May of 2025, with two (2) additional five-year renewal options.

The leased space is a cement dock structure and a 25' by 115' laydown area as demarked by Tenant and Landlord, known as Dock 15. The border boundaries of the laydown area have been painted in the parking area to clearly define the leased premises. The negotiated base rate for the facility is \$1,675.50 per month, with CPI increases on May 1 of each year the lease agreement is in effect.

RECOMMENDED MOTION:

Ratify the execution of a five-year lease agreement with two (2) five-year renewal options with Long Fisheries to continue leasing Dock 15 in the Charleston Marina.

**OREGON INTERNATIONAL PORT OF COOS BAY
BOARD OF COMMISSIONERS
ACTION/DECISION REQUEST**

DATE: August 14, 2025

PROJECT TITLE: PCIP Executive Director Contract

ACTION REQUESTED: Approve One Year Contract for PCIP Executive Director
Melissa Cribbins

BACKGROUND:

The Port of Coos Bay is the grant applicant for the Pacific Coast Intermodal Port (PCIP) Project. In August of 2024, the Port Commission contracted with Melissa Cribbins to serve as the PCIP Executive Director. That contract expired on August 4, 2025.

The Port continues to move forward with the PCIP Project and wishes to continue to engage the services of Cribbins to serve as the Executive Director of the PCIP Project. The new contract will be effective August 1, 2025 and expires on July 31, 2026. Cribbins serves as an independent contractor on this project. She does not receive any benefits.

RECOMMENDED MOTION:

Approve a one year extension of the contract for PCIP Executive Director Melissa Cribbins, effective August 1, 2025 and expiring July 31, 2026, and authorize Commission President Kyle Stevens to execute all documents needed to give this motion full force and effect.

**OREGON INTERNATIONAL PORT OF COOS BAY
BOARD OF COMMISSIONERS
ACTION/DECISION REQUEST**

DATE: August 14, 2025

PROJECT TITLE: Confluence Strategies LLC Contract Amendment

ACTION REQUESTED: Approve First Amendment to Contract with Confluence Strategies LLC for PCIP Project

BACKGROUND:

The Port of Coos Bay is the grant applicant for the Pacific Coast Intermodal Port (PCIP) Project. In March of 2025, the Port Commission contracted with Confluence Strategies, LLC to provide strategic consulting services for the PCIP project. Since the execution of this agreement, there have been changes in Port staff that have required Confluence Strategies to take on an expanded role in the PCIP project, including but not limited to, the pre-NEPA scoping for the Channel Modification Project.

The Port wishes to amend the agreement with Confluence Strategies, LLC to reflect this expanded scope of work.

RECOMMENDED MOTION:

Approve amending the contract with Confluence Strategies, LLC, and authorize Commission President Kyle Stevens to execute all documents needed to give this motion full force and effect.

**OREGON INTERNATIONAL PORT OF COOS BAY
BOARD OF COMMISSIONERS
ACTION/DECISION REQUEST**

DATE: August 14, 2025

PROJECT TITLE: 2025Res10: A Resolution Granting Procurement Authority to PCIP Executive Director

ACTION REQUESTED: Approve Resolution 2025Res10 Granting Procurement Authority to PCIP Executive Director

BACKGROUND:

In 2011, the Port of Coos Bay adopted its current Local Public Contracting Rules, codified as Chapter 6 of the Port’s Rules and Regulations.

The role of PCIP Executive Director was created in August of 2024. The PCIP Executive Director reports directly to the Port Commission. This resolution grants the PCIP Executive Director with the authority to initiate, negotiate, and execute procurement transactions for the PCIP Project on behalf of the Port, including soliciting bids, proposals, and quotations; entering into contracts for goods and services; approving purchase orders and expenditures; and managing vendor relationships and contract performance.

All procurement activities must comply with Port policies, Oregon public contracting laws, and applicable federal regulations, and contracts involving capital expenditures, real property, or obligations longer than one year must be reviewed and approved by the Board.

The PCIP Executive Director would report to the Port Commission each month, reporting procurement activities, expenditures, and any issues requiring Board attention.

RECOMMENDED MOTION:

Approve Resolution 2025Res10 Granting Procurement Authority to PCIP Executive Director.

RESOLUTION 2025RES10

**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE
OREGON INTERNATIONAL PORT OF COOS BAY**

**A RESOLUTION GRANTING PROCUREMENT AUTHORITY TO PACIFIC COAST
INTERMODAL PORT PROJECT EXECUTIVE DIRECTOR**

WHEREAS, the Oregon International Port of Coos Bay (hereinafter “Port”) is committed to efficient, transparent, and accountable procurement practices in support of its operational and strategic objectives;

WHEREAS, the Port recognizes the need to delegate procurement authority to qualified personnel to ensure timely acquisition of goods, services, and materials necessary for PCIP Project operations;

WHEREAS, Melissa Cribbins, Pacific Coast Intermodal Port (PCIP) Project Executive Director, has demonstrated the requisite expertise, judgment, and responsibility to manage procurement activities in accordance with applicable laws, regulations, and Port policies;

NOW, THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the Oregon International Port of Coos Bay as follows:

1. Delegation of Authority

Notwithstanding the Port’s public contracting regulations adopted by the Board of Commissioners, the Board hereby grants Melissa Cribbins, PCIP Executive Director, the authority to initiate, negotiate, and execute procurement transactions for the PCIP Project on behalf of the Port, subject to the limitations and conditions set forth herein.

2. Scope of Procurement Authority

For purposes of public contracting related to the Pacific Coast Intermodal Port Project, Melissa shall serve as contracting agency with delegated authority including, but not limited to:

- Soliciting bids, proposals, and quotations;
- Entering into contracts for goods and services;
- Approving purchase orders and expenditures;
- Managing vendor relationships and contract performance.

3. Limitations

Procurement authority is subject to the following limitations:

- All procurement activities must comply with Port policies, Oregon public contracting laws, and applicable federal regulations;
- Contracts involving capital expenditures, real property, or obligations longer than one year must be reviewed and approved by the Board.

4. Reporting and Oversight

Cribbins shall provide regular reports to the Board summarizing procurement activities, expenditures, and any issues requiring Board attention.

5. Effective Date

This resolution shall take effect immediately upon adoption.

APPROVED AND ADOPTED by the Board of Commissioners of the Oregon International Port of Coos Bay this 21st day of August 2025.

Kyle Stevens, President

Nick Edwards, Vice President

Informational Items



Coos Bay Rail Line Serving Western Lane, Western Douglas and Coos Counties in Southwest Oregon

Owned by the Oregon International Port of Coos Bay

Operations by Coos Bay Rail Line, Inc. (CBRL) began on November 1, 2018.

Monthly Revenue Car Loads and Equivalent Highway Truck Loads / 2021-2025

One (1) revenue car load = 3.3 highway truck loads

	2021		2022		2023		2024		2025	
	Railcar Loads	Truck Loads	Railcar Loads	Truck Loads						
Jan	346	1,141.8	445	1,468.5	473	1,560.9	363	1,197.9	269	887.7
Feb	390	1,287.0	502	1,656.6	393	1,296.9	598	1,973.4	379	1,250.7
Mar	566	1,867.8	694	2,290.2	498	1,643.4	488	1,610.4	415	1,369.5
Apr	621	2,049.3	668	2,204.4	407	1,343.1	456	1,504.8	476	1,570.8
May	599	1,976.7	707	2,333.1	454	1,498.2	548	1,808.4	286	943.8
Jun	625	2,062.5	595	1,963.5	468	1,544.4	420	1,386.0	260	858.0
Jul	503	1,659.9	530	1,749.0	473	1,560.9	465	1,534.5	283	933.9
Aug	485	1,600.5	597	1,970.1	388	1,280.4	433	1,428.9		0.0
Sep	556	1,834.8	524	1,729.2	372	1,227.6	351	1,158.3		0.0
Oct	521	1,719.3	488	1,610.4	393	1,296.9	498	1,643.4		0.0
Nov	548	1,808.4	512	1,689.6	409	1,349.7	335	1,105.5		0.0
Dec	453	1,494.9	493	1,626.9	440	1,452.0	347	1,145.1		0.0
Total	6,213	20,502.9	6,755	22,291.5	5,168	17,054.4	5,302	17,496.6	2,368	7,814.4

Coos Bay Rail Line-CBRL operates at the U.S. shortline railroad industry standard of 286,000 lbs/143 short tons (weight of car

Using 200,000 lbs/100 short tons as an average weight of commodity per rail car, the tonnage figures for the years 2011 through year to date 2025 are as follows:

*2011:	194	rail carloads =	19,400	short tons =	640.2	highway truck loads
2012:	2,480	rail carloads =	248,000	short tons =	8,184.0	highway truck loads
2013:	4,850	rail carloads =	485,000	short tons =	16,005.0	highway truck loads
2014:	7,509	rail carloads =	750,900	short tons =	24,779.7	highway truck loads
2015:	7,341	rail carloads =	734,100	short tons =	24,225.3	highway truck loads
2016:	7,434	rail carloads =	743,400	short tons =	24,532.2	highway truck loads
2017:	7,172	rail carloads =	717,200	short tons =	23,667.6	highway truck loads
2018:	6,428	rail carloads =	642,800	short tons =	21,212.4	highway truck loads
2019:	4,950	rail carloads =	495,000	short tons =	16,335.0	highway truck loads
2020:	5,128	rail carloads =	512,800	short tons =	16,922.4	highway truck loads
2021:	6,213	rail carloads =	621,300	short tons =	20,502.9	highway truck loads
2022:	6,755	rail carloads =	675,500	short tons =	22,291.5	highway truck loads
2023:	5,168	rail carloads =	516,800	short tons =	17,054.4	highway truck loads
2024:	5,302	rail carloads =	530,200	short tons =	17,496.6	highway truck loads
2025:	2,368	rail carloads =	236,800	short tons =	7,814.4	highway truck loads

*Start up in 2011, Data includes 4th Quarter / Oct – Dec.

The Coos Bay rail line was embargoed by the previous owner/operator in September 2007. The Port acquired the 111-miles of the line owned by RailAmerica, Inc. in spring 2009 through an order from the U.S. Surface Transportation Board at the completion of a Feeder Line Application process initiated in July 2008. The Port acquired the Union Pacific (UP) Railroad owned 23-mile section of the line through a negotiated agreement with UP in late December 2010.

**SUMMARY OF
CHARLESTON MARINA ADVISORY COMMITTEE MEETING
10:00 a.m., Wednesday, July 23, 2025**

Four of the seven Advisory Committee members and four public guests were present. Eight Port staff members were present.

The Marina Manager provided an update on the status of marina projects, including a detailed presentation on dredging efforts, and the current financials for Charleston.

Committee members addressed financial and operational challenges while planning for the future of the marina. The members discussed rising costs and looming budget shortages as major concerns. Upgrading the Shipyard's 100-ton lift slip to handle larger vessels and securing Congressional funding for upgrades and repairs were stated as key focuses to stay competitive. Discussion ideas included reviving salmon hatcheries, boosting tourism with new festivals and events, and reconfiguring the RV Park to accommodate larger modern RV's as ways to revitalize the Charleston Marina.

**OREGON INTERNATIONAL PORT OF COOS BAY
CHARLESTON MARINA ADVISORY COMMITTEE MEETING
10:00 a.m., Wednesday, July 23, 2025
Charleston Marina RV Park, Recreation Room**

DRAFT MINUTES

ATTENDANCE

Advisory Members:

Nick Nylander, Chair; John Blanchard; Knute Nemeth; and Kathleen Hornstuen. Lou Leberti; Kyle Cox; and Tyler Long were absent.

Port Staff:

Lanelle Comstock, Chief Executive Officer; Ray Dwire, Charleston Marina Manager; Matt Friesen, Director of External Affairs; Thomas Morton, Maintenance Manager; Julie Williams, Charleston Office Assistant; Heather Watson, Charleston Office Assistant; Krystal Karcher, Administrative Services Manager; and Christina Sanders, Administrative Assistant.

Guests:

Ed Fleming; Ron Lown; Dave Stiefvater; and Matt Hamilton.

1. CALL MEETING TO ORDER

Chair Nick Nylander called the meeting to order at 10:01 a.m.

2. INTRODUCTION OF GUESTS

3. REVIEW AND APPROVAL OF MEETING MINUTES

A. Approval of April 16, 2025 Meeting Minutes

Upon a motion by Knute Nemeth (Second by John Blanchard), the Charleston Advisory Committee Members voted to approve the April 16, 2025 Meeting Minutes. **Motion Passed Unanimously.** (Ayes: Nylander, Blanchard, Hornstuen, and Nemeth. Nays: None. Absent: Cox, Long, and Leberti.)

4. FINANCIAL DATA REVIEW

Ray Dwire reviewed the financial data for Charleston Operations. Charleston Marina year-end has an operating result of a \$401,000 gain compared to a budgeted loss of \$51,000 which is \$452,000 better than planned. Charleston's total net result is a gain of \$13,000. Year-to-date revenues are less than projected, due to the vacant lease space in the Marina, lower annual and monthly moorages, lower occupancy in the RV Park, and the Ice Plant closure in March and most of the month of June. The shortfall would have been greater, if not for greater ice sales in the first half of the year.

Year-to-date Expenses are underspent by about 22%. Operating Expenses are underspent, due to a combination of the maintenance staff focusing on dredging operations in Garibaldi, and careful spending due to less cash flow. Other Revenues include small grants, the administration fee for lodging tax and insurance claim reimbursement for damage done to one of the properties in Charleston. Other Expenses include the merchant's fees and property taxes assessed on storage unit buildings, insurance claim repairs, \$423,000 in debt service payments for the marina vehicles, the Ice Plant, the storm water system and the travel lift. Capital Projects include the \$161,000 roof replacement on building 30 and replacing broken pilings.

Lanelle Comstock added the Charleston Marina ended the year in the black as opposed to the red by \$13,000.

5. CURRENT PROJECTS UPDATE

Mr. Dwire presented the dredging update which began with efforts in 2019, where 12,500 cubic yards were removed using the state dredge The Laura. That was followed by an additional 2,991 cubic yards via the US Army Corps of Engineers' (USACE) clamshell contract later that year. In 2021 and 2022, the state dredge The Laura removed 6,532 cubic yards, but shoaling in the Federal Navigation Channel persisted because the USACE's 2022 clamshell contract was canceled, marking the start of ongoing issues. By 2023-2024, significant shoaling led to urgent discussions with the USACE, local businesses, and the legislature. A 2024 Oregon-Washington clamshell contract saw bids double the anticipated \$14 per cubic yard cost, with bid submissions at \$30 and \$28 per cubic yard. The contract was awarded to Dutra Group, but a protest halted progress. Dutra offered to dredge 12,000-15,000 cubic yards for a \$50,000 mobilization fee plus \$35 per cubic yard totaling approximately \$400,000, exceeding the Port's \$200,000 budget. An alternative offer from Dutra for 7,000 cubic yards at \$125,000 mobilization fee plus \$25 per cubic yard, totaling approximately \$300,000, was deemed insufficient. An emergency declaration led to negotiations with Manson Group, who proposed 36 hours of dredging at \$5,500/hour, but bad weather in November-December prevented Manson Group from accepting the project.

For 2025, a clamshell contract targeting four mandatory locations: Port Orford at 23,000 cubic yards, Charleston at 50,000 cubic yards, Baker Bay, and Chinook. The USACE estimated \$16 per cubic yard, but HME bid \$14 per cubic yard with higher mobilization costs, securing the contract. The Port negotiated with HME for 20,000 cubic yards at \$16 per cubic yard plus \$85,000 mobilization, totaling \$400,000. The overall project, including USACE work, exceeds \$1 million, with the Port's share at \$350,000. Russell Marine will dredge a section in their area. Dredging is underway, with material disposed of at Site F, and HME expects completion in two weeks. A Section 107 study explores transferring dredging responsibility to the USACE up to the fuel dock. A draft report is set for release soon, with a virtual public meeting scheduled via the Portland District US Army Corps of Engineers website.

Marina updates followed, starting with a \$40,800 parking lot resealing and restriping project, funded by a \$30,000 Oregon State Marine Board grant. Asphalt repairs at the east side of the boat ramp station addressed water damage and potholes, costing \$26,000, with \$19,500 covered by the State Marine Board. Ice Plant repairs addressed wall damage and a failed rake delivery system, with in-house work costing \$7,000 in materials. Full capacity was restored, though repairs during shrimp season led to lost ice sales. RV Park improvements included replacing the skin on yurt B, pressure-washing and repairing fences, and addressing irrigation issues due to faulty solenoids. A \$20,000 future project to replace fence slats was noted, with plans to seek grants for funding the project. Concerns were raised by Kathleen Hornstuen

about the Fishing Families office having extremely high electric bills, prompting an investigation into potential power drainage issues after the electric company was unable to find the issue. RV Park guest Dave Stiefvater suggested providing pet waste bags and signage near the fuel station to encourage visitors to clean up after their pets, as it is becoming an issue. Mr. Stiefvater commended the Security department citing improvements, including a nighttime patrol which have reduced theft, though some criminal activity persists. Discussions to reinstate a combination lock on the RV Park's back fence raised concerns about limiting access, and ease of use since the lock can be difficult to open due to the weather elements in a coastal community.

6. ROUNDTABLE DISCUSSION ON FACILITIES MAINTENANCE NEEDS

Ms. Hornstuen expressed relief that the rate increases were less than anticipated, though rising costs remain a universal challenge across ports. Mr. Dwire stated that the current budget cycle was particularly difficult, with even greater challenges expected next year due to funding shortages impacting operations. The Port remains competitive with other regional ports, but financial constraints limit improvements. A prior discussion about significantly raising customer rates was revisited, though it was acknowledged that this would not fully resolve fiscal issues. Concerns were raised about differing priorities among stakeholders, suggesting that leadership, including the Port Commission and CEO, maintains a collaborative approach to address these challenges.

The discussion shifted to Port infrastructure, focusing on the Shipyard's limitations. The current 100-ton lift restricts the size of vessels serviced, and a proposed upgrade to accommodate a 200- or 250-ton travel lift, part of an unsuccessful Connect 9 grant application, was highlighted. A \$1.5 million Congressional funding request is pending to deepen and widen the travel lift slip and repair docks, critical for competitiveness and job retention. Long-term plan discussions included rebuilding the Shipyard's ways to handle larger vessels, improving stormwater systems, and addressing fuel and water management. Maintenance concerns were raised, including pressure washing bird droppings off the docks and weeds in parking areas. Port Staff stated the Port avoids pressure washing docks to prevent damage to vessels, opting for manual cleaning, and plans to address the cleaning of bird droppings and the weed issues.

Environmental and operational issues were addressed, including costly stormwater compliance with quarterly and yearly checks to meet Department of Environmental Quality (DEQ) standards. An increase in ground squirrels and a decline in stray cats were noted, with rodents posing potential damage risks. Discreet trapping was proposed, though public interference with traps is a concern.

7. PUBLIC/COMMITTEE COMMENT

Community and economic development were key topics, with strong interest in reviving aquaculture, particularly salmon hatcheries, which historically drove economic activity in the area. Past efforts were stalled by Oregon Department of Fish and Wildlife (ODFW) concerns over hatchery fish mixing with wild populations, prompting frustration among attendees who prioritized economic benefits.

Tourism initiatives were discussed, including the decline of the Charleston Seafood Festival due to volunteer shortages. Proposals for a Surf and Reggae Festival to attract younger crowds and maintaining Octoberfish were explored, with upcoming events like a food truck contest and gem/mineral shows. The Charleston Merchants Association is working on event planning but lacks sufficient participation, and collaboration with Fishing Families and volunteer fire departments was suggested to expand events.

The Port's RV Park struggles with smaller sites unable to accommodate modern RVs, and data collection is underway to assess reconfiguring spaces. In the future, staff would like to update the online booking platform to include site dimensions.

Strategic planning efforts were outlined, with a community survey ongoing via the Port's website to guide the new strategic business plan, intended as a "living document" unlike past plans that were largely ignored. A town hall meeting is scheduled for August 20 to discuss the plan, with hopes it will drive data-informed decisions. Attendees envisioned Charleston Marina as a vibrant fishing village with full parking lots, active businesses, food carts, and trinket shops, emphasizing the need for revitalization.

Community engagement was stressed, noting the need for more volunteers to sustain events, as past initiatives like the Oyster Feed dissolved due to low participation. Engaging younger generations was seen as critical, potentially through new event formats. Tracking visitor traffic and analyzing data on fishery preferences and ice purchases were suggested to enhance customer service.

8. NEXT MEETING DATE

The next meeting is scheduled for Wednesday, October 22, 2025 at 10:00 a.m.

9. ADJOURN

Chair Nick Nylander adjourned the meeting at 11:27 a.m.