



M E M O R A N D U M

TO: Interested Parties
FROM: Kyle Stevens, President
DATE: September 11, 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, September 18, 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, September 18, 2025. Written comment will be accepted until 8:30 a.m. on Thursday, September 18, 2025 by sending an email to portcoos@portofcoosbay.com with the subject line 'Public Comment'.

An **Executive Session** has also been scheduled on **Thursday, September 18, 2025**, immediately after the Commission Meeting, 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.

KS/cs

**OREGON INTERNATIONAL PORT OF COOS BAY
REGULAR COMMISSION MEETING**

11:00 a.m., Thursday, September 18, 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. Port Financial Update.....Megan Richardson

4. PUBLIC COMMENT

5. CONSENT ITEMS

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10. COMMISSION COMMENTS

11. NEXT MEETING DATE – Thursday, October 16, 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, August 21, 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; Kyle ViksneHill, Treasurer; Elise Hamner, Secretary; and Arnie Roblan, Commissioner.

Staff:

Lanelle Comstock, Chief Executive Officer; Melissa Cribbins, Executive Director of the PCIP Project; Megan Richardson, Director of Finance and Accounting; Matt Friesen, Director of External Affairs; Rick Adamek, Director of Asset Management; Brian Early, General Manager, Coos Bay Rail Line; Ray Dwire, Charleston Marina Manager; Krystal Karcher, Administrative Services Manager; and Christina Sanders, Administrative Assistant.

Media & Guests:

Brian Points, Points Consulting; Robin Player, Points Consulting; Carson Valley, Points Consulting; Janet Schaffer; Karie Silva; Ashley Audycki; Jan Hodder; Knute Nemeth; Ken Willsey; Tallon Trentz, Local 701; Chris Hansen, Local 12; and Albert Stout, Local 12.

1. CALL MEETING TO ORDER

President Stevens called the meeting to order at 11:01 a.m.

2. INTRODUCTION OF COMMISSIONERS, GUESTS AND PORT STAFF

3. PORT PROJECT UPDATE

A. Brian Points of Points Consulting, presented an update on the Port's strategic business plan, highlighting ongoing community engagement efforts, including a recent open house at the Ko-Kwel Casino with 120-150 attendees. The Strengths, Weaknesses, Opportunities and Threats (SWOT) analysis process involved Commissioners reviewing and annotating a pre-prepared list of the Port's strengths, weaknesses, opportunities, and threats, derived from over 850 community survey responses, interviews, and the 2015 Strategic Business Plan. The analysis identified key themes, such as limited high-paying job opportunities and infrastructure challenges, with Commissioners noting tensions between development, environmental concerns, and reliance on external funding.

The SWOT session transitioned into a contingency mapping activity to assess dependencies among the Port's assets, such as the Charleston Shipyard, Rail Line, and Marina. Commissioners identified strong

connections and standalone assets, with discussions emphasizing infrastructure priorities and the need for actionable strategies to address financial and operational constraints. Points Consulting is to have a finalized draft of the Strategic Business Plan by November.

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

4. PUBLIC COMMENT

A. **Karie Silva** highlighted the poor condition of the Charleston Shipyard's marine ways. Ms. Silva urged the Port to prioritize a renovated marine ways system in the strategic business plan to restore the Shipyard's reputation, support local jobs, and prevent vessel owners from seeking services elsewhere.

5. CONSENT ITEMS

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

Upon a motion by Commissioner ViksneHill (second by Commissioner Hamner), the Board of Commissioners voted to approve the July 17, 2025 Regular Commission Meeting Minutes, July Invoices, and Long-Term Lease Renewals. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

6. MANAGEMENT REPORTS

All Management Reports were included within the Meeting Packet.

7. ACTION ITEMS/REPORTS

A. Long Fisheries Lease Agreement

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.

Upon a motion by Commissioner ViksneHill (second by Commissioner Edwards), the Board of Commissioners motioned to 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. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

B. Renewal of Contract for PCIP Executive Director

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 Ms. 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. Ms. Cribbins serves as an independent contractor on this project. Ms. Cribbins does not receive any benefits.

Upon a motion by Commissioner Edwards (second by Commissioner ViksneHill), the Board of Commissioners motioned to 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. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

C. Confluence Strategies LLC Contract Amendment

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.

Upon a motion by Commissioner Hamner (second by Commissioner Edwards), the Board of Commissioners motioned to 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. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

8. OTHER

9. COMMISSION COMMENTS

Port Commissioners praised Points Consulting's engagement efforts, including the open house at the Ko-Kwel Casino, and the Charleston Shipyard tour, noting upcoming infrastructure prioritization challenges. Port Commissioners also acknowledged the financial constraints highlighted by the financial

update, emphasizing the need for creative funding solutions and better public communication about restricted funds. The Port Commissioners expressed appreciation for Southport's hosting of the Governor's economic advisors, suggesting a thank-you letter from Port Staff for their tour of North Spit operations.

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

11. ADJOURN

President Stevens adjourned the meeting at 12:32 p.m. and entered into Executive Session, 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.



M E M O R A N D U M

To: Port of Coos Bay Board of Commissioners
From: Mary Green, Accounting Supervisor
Date: September 11, 2025
Subject: Invoices Paid for Commission Approval through August 2025

A/P checks issued per NetSuite financial system	1,931,777.66
Payroll disbursement per Umpqua Bank statement	121,476.47
Misc electronic disbursements per Umpqua Bank statement	1,904,195.21
Total Disbursements	<u>\$ 3,957,449.34</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: September 11, 2025

SUBJECT: New Month-to-Month Lease Agreement

On September 1, 2025, the Oregon International Port of Coos Bay signed a new month-to-month lease agreement with 101 Home Care LLC to lease Building 32, located at 63468 Pelican Way in the Charleston Marina Complex, which includes 320 square feet of leased space. The location will be used as the administrative office for 101 Home Care LLC, a home maintenance and construction service company, and for a small screen printing business. The negotiated lease rate is \$400.00 per month and will be subject to a CPI increase on the anniversary date of each year the lease continues.

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: September 11, 2025
SUBJECT: Administrative Services Management Report

Upcoming Scheduled Meetings and Events:

- 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)
- [Octoberfish:](#) Saturday, October 4 (at OIMB)
- October Regular Commission Meeting: Thursday, October 16, 11:00 am
- Charleston Advisory Committee Meeting: Wednesday, October 22, 10:00 am

ADMINISTRATION

Housing Feasibility Grant: Senate Bill 1537 created the Housing Infrastructure Support Fund and directed Business Oregon to provide capacity and support to municipalities for the planning and finance of infrastructure for utilities and transportation to produce housing. Business Oregon issued a grant opportunity for projects related to the capacity and support for the planning and financing of infrastructure for water, sewers and sanitation, storm water, and transportation to produce housing units. The City of Coos Bay, partnered with the Port of Coos Bay, applied for and was awarded a \$100,000 grant to conduct a feasibility study on the Eastside property that the Port owns which is zoned residential. This project is a significant opportunity for collaboration between the City and the Port. Historically, the City and the Port have had limited joint infrastructure planning efforts, making this feasibility study a strategic step towards strengthening their partnership. The City is now issuing an RFP for the Feasibility Study with the following tentative deadlines:

- Proposal Due: October 21, 2025 (3:00 p.m.)
- Advertising: The World (Sept 16 & 23) | DJC (Sept 17 & 25)
- Final Deliverables Due: April 30, 2026
- City & Port Review Window: Oct 22 – Nov 4, 2025
- Notice of Intent to Award: Nov 5, 2025
- City Council Approval: Nov 18, 2025

CB Fire Protection Contract: In response to the small fire that started at Terminal One in July, the Port and Coos Bay Fire & Rescue have executed a Fire Protection Contract for Terminal One. Due to budget constraints, while the property is undeveloped, any responses will be billed to the Port based on response time, personnel, and equipment used, consistent with Oregon State Fire

Mobilization Rates. Once the property is in development, the Port shall enter into a monetary contract with the City for fire protection services. This is the beginning of a strong working partnership between the Port and Coos Bay Fire & Rescue.

Maintenance Manager: Thomas Morton, Maintenance Manager of the Charleston Marina, resigned in August. Due to budget constraints, it is undetermined whether or not we will refill this position. Charleston Marina Manager Ray Dwire has once again resumed managing the maintenance staff and their daily projects.

Troller Road: The mystery of Troller Road has been solved. After many years of questionable ownership, Coos County found documentation stating the Port obtained the easement from Cape Arago Highway to the Shipyard when the Port acquired property from ODOT in 1995. In March of this year, the Port of Coos Bay, the Coos County Commission and Roads Department, and businesses and residents of Troller Road collaborated to repair the road. Since then, Coos County has also repaired a few potholes in the road. Going forward, the Port is the responsible party for maintaining Troller Road.

Coquille Tribe Project Update: The Coquille Tribal Council has requested a Port project update. Melissa Cribbins, Matt Friesen and I will attend a Tribal Council meeting on October 1 to present updates on Port projects, including the Pacific Coast Intermodal Port project and the Strategic Business Plan Update.

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.

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 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.



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: September 11, 2025
SUBJECT: Accounting & Finance Management Report

We hereby present July and July Year-to-Date (1 month) financial results for the Port.

Operating Revenue:

Total operating revenues totaled \$383K, which was approximately \$10K greater than budgeted. Revenues fell short of budget in all departments except Charleston Ops. Admin has vacancies within the Hub building, which are budgeted to be filled. Rail Ops revenues fell short due to lower car movements. July had a total of 283 car movements compared to a budget projection of 409 cars. Charleston revenues were greater than budget across all revenue lines except travel lift and other revenues.

Operating Expense:

Operating expenses totaled \$349K, which was \$62K under budget for the period. All departments underspent their budgets this month. The underspending during this period is a result of ongoing efforts to reduce spending across the General Fund.

Operating Result:

The Port ended July with a net gain of \$34K against a planned net loss of \$38K, which was better than planned by \$72K. All departments had a better operating result than budgeted. This positive net result is due to lower expenses. With the loss of ice sales in June, it has been critical to be frugal in spending to maintain cash flow during the winter months, which typically have lower revenues.

Other Income & Expense:

Other revenues totaled \$38K, which is \$42K less than planned. Other expenses totaled \$28K, which is \$4K over budget for the month. This overspending is due to the timing of interest due on the line of credit. It is higher at this time as we finish the BUILD project.

Net Result & Year to Date:

July had a net gain of \$43K compared to a budgeted net gain of \$17K, resulting in a positive variance of \$26K. Year-to-date, the projected year-end result is a net gain of \$26K.

Other Comments:

August Total Cash Balance	Unrestricted OIPCB Funds	Total Restricted	Restricted	
			State Dredge Funds	IFA Channel Mod
1,816,851.87	1,363,931.34	452,920.53	32,909.39	420,011.15

The total cash balances in all bank accounts at August month-end were \$1,816,851.87, which is an increase of \$441,302.57 from July. This increase is due to the line of credit used to pay for grant invoices that have not yet cleared the bank. Restricted funds are detailed in the table above.

Total interest earnings were \$2,105.03, with \$0 earned on unrestricted funds. Interest earned on restricted funds is allocated to the restricted fund balance, while interest earned on 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 cash flow needs. The Local Government Investment Pool (LGIP) interest rate remained at 4.60% per annum. This rate has remained constant since the start of the fiscal year.

	Current Period				Same Month Last Year			Year to Date					Year End				
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
1 Operating Income																	
33 Administration	15,186	17,312	(2,126)	(12%)	12,106	3,080	25%	15,186	17,312	(2,126)	(12%)	12,106	3,080	25%	205,616	207,742	(1%)
20 Port Operations	24,941	25,568	(627)	(2%)	24,165	776	3%	24,941	25,568	(627)	(2%)	24,165	776	3%	306,188	306,815	(0%)
21 Railroad Operations	55,723	58,904	(3,181)	(5%)	95,022	(39,299)	(41%)	55,723	58,904	(3,181)	(5%)	95,022	(39,299)	(41%)	703,664	706,844	(0%)
22 Charleston Operations																	
23 Building & Dock Leases	21,948	20,036	1,912	10%	21,979	(31)	(0%)	21,948	20,036	1,912	10%	21,979	(31)	(0%)	242,339	240,427	1%
24 Property Agreements	0	400	(400)	(100%)	0	0	-	0	400	(400)	(100%)	0	0	-	4,400	4,800	(8%)
25 Marina	101,148	100,754	394	0%	89,948	11,200	12%	101,148	100,754	394	0%	89,948	11,200	12%	1,219,558	1,219,164	0%
26 Shipyard	35,825	30,952	4,873	16%	32,114	3,711	12%	35,825	30,952	4,873	16%	32,114	3,711	12%	346,993	342,120	1%
27 RV Park	68,861	61,263	7,598	12%	62,134	6,727	11%	68,861	61,263	7,598	12%	62,134	6,727	11%	356,184	348,586	2%
28 Ice Plant	52,711	40,545	12,166	30%	62,357	(9,646)	(15%)	52,711	40,545	12,166	30%	62,357	(9,646)	(15%)	277,166	265,000	5%
29 Travel Lift	3,759	9,740	(5,981)	(61%)	9,726	(5,967)	(61%)	3,759	9,740	(5,981)	(61%)	9,726	(5,967)	(61%)	55,665	61,647	(10%)
30 Other	3,058	7,636	(4,579)	(60%)	38,883	(35,826)	(92%)	3,058	7,636	(4,579)	(60%)	38,883	(35,826)	(92%)	(2,942)	1,637	(280%)
31 Total Charleston Operations	287,310	271,326	15,984	6%	317,140	(29,830)	(9%)	287,310	271,326	15,984	6%	317,140	(29,830)	(9%)	2,499,364	2,483,380	1%
32 Total Operating Income	383,160	373,109	10,051	3%	448,434	(65,274)	(15%)	383,160	373,109	10,051	3%	448,434	(65,274)	(15%)	3,714,832	3,704,781	0%
34 Operating Expenses																	
35 Administration	113,109	125,133	12,024	10%	383,620	270,510	71%	113,109	125,133	12,024	10%	383,620	270,510	71%	3,113,767	3,125,791	0%
36 External Affairs	0	0	0	-	34,082	34,082	100%	0	0	0	-	34,082	34,082	(100%)	0	0	-
37 Port Operations	19,294	21,815	2,521	12%	30,168	10,874	36%	19,294	21,815	2,521	12%	30,168	10,874	(36%)	271,262	273,784	(1%)
38 Railroad Operations	38,610	44,643	6,032	14%	7,353	(31,257)	(425%)	38,610	44,643	6,032	14%	7,353	(31,257)	425%	529,678	535,710	(1%)
39 Charleston Operations	178,382	219,560	41,178	19%	152,365	(26,017)	(17%)	178,382	219,560	41,178	19%	152,365	(26,017)	17%	2,737,528	2,778,706	(1%)
40 Total Expenses	349,395	411,151	61,755	15%	607,587	258,192	42%	349,395	411,151	61,755	15%	607,587	258,192	42%	6,652,235	6,713,990	1%
42 Operating Results																	
43 Administration	(97,924)	(107,821)	9,898	(9%)	(371,514)	273,590	(74%)	(97,924)	(107,821)	9,898	(9%)	(371,514)	273,590	(74%)	(2,908,151)	(2,918,048)	(0%)
44 External Affairs	0	0	0	-	(34,082)	34,082	(100%)	0	0	0	-	(34,082)	34,082	(100%)	0	0	-
45 Port Operations	5,647	3,753	1,895	50%	(6,003)	11,650	(194%)	5,647	3,753	1,895	50%	(6,003)	11,650	(194%)	34,926	33,031	6%
46 Railroad Operations	17,113	14,261	2,852	20%	87,670	(70,557)	(80%)	17,113	14,261	2,852	20%	87,670	(70,557)	(80%)	173,986	171,134	2%
47 Charleston Operations	108,928	51,766	57,162	110%	164,775	(55,847)	(34%)	108,928	51,766	57,162	110%	164,775	(55,847)	(34%)	(238,164)	(295,326)	(19%)
48 Totals Operating Results	33,764	(38,041)	71,806	(189%)	(159,154)	192,918	(121%)	33,764	(38,041)	71,806	(189%)	(159,154)	192,918	(121%)	(2,937,403)	(3,009,209)	(2%)
50 Tax Collected	26,800	24,848	1,952	8%	26,460	340	1%	26,800	24,848	1,952	8%	26,460	340	1%	2,472,484	2,470,532	0%
51 Financial Income	7,374	8,624	(1,250)	(14%)	7,374	0	0%	7,374	8,624	(1,250)	(14%)	7,374	0	0%	102,237	103,487	(1%)
52 Grant Income	0	44,792	(44,792)	(100%)	0	0	-	0	44,792	(44,792)	(100%)	0	0	-	492,708	537,500	(8%)
54 Other Income	3,333	1,083	2,250	208%	3,756	(423)	(11%)	3,333	1,083	2,250	208%	3,756	(423)	(11%)	1,484,340	1,482,090	0%
55 Total Other Income	37,507	79,347	(41,840)	(53%)	37,590	(83)	(0%)	37,507	79,347	(41,840)	(53%)	37,590	(83)	(0%)	4,551,769	4,593,609	(1%)
57 Financial Expenses & Taxes	3,377	3,250	(127)	4%	4,024	648	(16%)	3,377	3,250	(127)	4%	4,024	648	(16%)	72,127	72,000	(0%)
58 Debt Service	25,047	15,143	(9,903)	65%	1,910	(23,136)	1211%	25,047	15,143	(9,903)	65%	1,910	(23,136)	1211%	1,447,303	1,437,400	(1%)
59 Capital Outlays	0	6,250	6,250	(100%)	0	0	-	0	6,250	6,250	(100%)	0	0	-	68,750	75,000	8%
61 Total Other Expenses	28,423	24,643	(3,780)	15%	5,935	(22,489)	379%	28,423	24,643	(3,780)	15%	5,935	(22,489)	379%	1,588,180	1,584,400	0%
63 Net Result	42,848	16,662	26,186	(157%)	(127,499)	170,347	(134%)	42,848	16,662	26,186	(157%)	(127,499)	170,347	134%	26,186	0	-

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

amounts in \$US dollars

Fund: General Fund Department: Administration Location: All Budget: Adopted



Administration	Current Period				Same Month Last Year			Year to Date				Year End					
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
4005 Building & Dock Leases	13,911	15,995	(2,085)	-13%	10,856	3,055	28%	13,911	15,995	(2,085)	-13%	10,856	3,055	28%	189,858	191,942	-1%
4245 CCURA	1,250	1,250	0	0%	1,250	0	0%	1,250	1,250	0	0%	1,250	0	0%	15,000	15,000	0%
4290 Other	25	67	(42)	-63%	0	25	-	25	67	(42)	-63%	0	25	-	758	800	-5%
Total Operating Income	15,186	17,312	(2,126)	-12%	12,106	3,080	25%	15,186	17,312	(2,126)	-12%	12,106	3,080	25%	205,616	207,742	-1%
Expenses																	
Personnel Services																	
5005 Salaries	47,026	47,036	10	0%	175,850	128,824	73%	47,026	47,036	10	0%	175,850	128,824	73%	611,640	611,650	0%
Total Compensation	47,026	47,036	10	0%	175,850	128,824	73%	47,026	47,036	10	0%	175,850	128,824	73%	611,640	611,650	0%
5100 Federal Payroll taxes	3,545	3,504	(42)	-1%	5,302	1,757	33%	3,545	3,504	(42)	-1%	5,302	1,757	33%	45,605	45,564	0%
5105 State Payroll taxes	0	187	187	100%	179	179	100%	0	187	187	100%	179	179	100%	2,244	2,431	8%
5110 Unemployment Insurance	434	369	(65)	-18%	737	303	41%	434	369	(65)	-18%	737	303	41%	4,861	4,796	-1%
5115 Workers compensation	94	326	232	71%	89	(5)	-5%	94	326	232	71%	89	(5)	-5%	4,012	4,244	5%
Total Payroll Taxes	4,074	4,386	312	7%	6,308	2,234	35%	4,074	4,386	312	7%	6,308	2,234	35%	56,722	57,034	1%
5200 Medical insurance	5,790	6,182	392	6%	6,005	216	4%	5,790	6,182	392	6%	6,005	216	4%	73,788	74,180	1%
5205 Dental insurance	741	740	(1)	0%	909	168	18%	741	740	(1)	0%	909	168	18%	8,886	8,885	0%
5215 Term life insurance	75	88	13	14%	67	(8)	-12%	75	88	13	14%	67	(8)	-12%	1,038	1,050	1%
5220 Long Term Disability insurance	0	0	0	-	164	164	100%	0	0	0	-	164	164	100%	0	0	-
5225 PERS Employer Contributions	10,442	11,331	889	8%	4,203	(6,239)	-148%	10,442	11,331	889	8%	4,203	(6,239)	-148%	146,458	147,346	1%
5230 PERS Employee Contributions	2,601	2,822	221	8%	1,141	(1,460)	-128%	2,601	2,822	221	8%	1,141	(1,460)	-128%	36,478	36,699	1%
5295 Allocations	(2,605)	(1,797)	807	-45%	0	2,605	-	(2,605)	(1,797)	807	-45%	0	2,605	-	(24,180)	(23,373)	-3%
Total Insured Benefits	17,044	19,365	2,321	12%	12,489	(4,555)	-36%	17,044	19,365	2,321	12%	12,489	(4,555)	-36%	242,467	244,788	1%
Total Personnel Services	68,144	70,787	2,643	4%	194,647	126,503	65%	68,144	70,787	2,643	4%	194,647	126,503	65%	910,829	913,472	0%
Goods & Services																	
6005 Seminars & training	0	679	679	100%	325	325	100%	0	679	679	100%	325	325	100%	7,471	8,150	8%
Total Staff Training	0	679	679	100%	325	325	100%	0	679	679	100%	325	325	100%	7,471	8,150	8%
6020 Travel - airfare	0	83	83	100%	0	0	-	0	83	83	100%	0	0	-	917	1,000	8%
6025 Travel - lodging & transportation	387	158	(228)	-144%	0	(387)	-	387	158	(228)	-144%	0	(387)	-	2,128	1,900	-12%
6030 Travel - Per Diem & mileage reimbursement	0	83	83	100%	150	150	100%	0	83	83	100%	150	150	100%	917	1,000	8%
6035 Meals & Entertainment	0	104	104	100%	0	0	-	0	104	104	100%	0	0	-	1,146	1,250	8%
Total Travel & Entertainment	387	429	42	10%	150	(237)	-158%	387	429	42	10%	150	(237)	-158%	5,108	5,150	1%
6050 Office supplies	327	333	6	2%	83	(244)	-295%	327	333	6	2%	83	(244)	-295%	3,994	4,000	0%
6055 Kitchen supplies	0	21	21	100%	403	403	100%	0	21	21	100%	403	403	100%	229	250	8%
6060 IT supplies	0	833	833	100%	0	0	-	0	833	833	100%	0	0	-	9,167	10,000	8%
6070 Postage & courier services	409	292	(117)	-40%	400	(9)	-2%	409	292	(117)	-40%	400	(9)	-2%	3,617	3,500	-3%
6075 Memberships & dues	2,140	1,752	(388)	-22%	0	(2,140)	-	2,140	1,752	(388)	-22%	0	(2,140)	-	21,412	21,024	-2%
6077 Subscriptions	0	18	18	100%	0	0	-	0	18	18	100%	0	0	-	201	219	8%
6085 Office equipment lease	0	154	154	100%	0	0	-	0	154	154	100%	0	0	-	1,692	1,846	8%
6087 Office equipment repairs & maintenance	112	250	138	55%	166	54	33%	112	250	138	55%	166	54	33%	2,862	3,000	5%
6090 IT SW subscriptions & licenses	11,431	12,428	996	8%	14,026	2,594	18%	11,431	12,428	996	8%	14,026	2,594	18%	148,135	149,132	1%
6095 Commission expenses	198	303	106	35%	265	67	25%	198	303	106	35%	265	67	25%	3,534	3,640	3%
Total Office Expense	14,618	16,384	1,766	11%	15,343	725	5%	14,618	16,384	1,766	11%	15,343	725	5%	194,844	196,611	1%
6100 Telephone - landline	408	375	(33)	-9%	460	52	11%	408	375	(33)	-9%	460	52	11%	4,533	4,500	-1%
6105 Telephone - mobile	251	228	(22)	-10%	477	226	47%	251	228	(22)	-10%	477	226	47%	2,762	2,740	-1%
6110 Internet services	292	308	16	5%	633	340	54%	292	308	16	5%	633	340	54%	3,684	3,700	0%
6130 Electricity	837	993	156	16%	833	(4)	0%	837	993	156	16%	833	(4)	0%	15,852	16,008	1%
6135 Water/Sewer	225	207	(18)	-9%	197	(28)	-14%	225	207	(18)	-9%	197	(28)	-14%	3,018	3,000	-1%
6140 Garbage/Sanitation Collection	321	333	12	4%	311	(10)	-3%	321	333	12	4%	311	(10)	-3%	3,988	4,000	0%
Total Utilities	2,334	2,444	110	5%	2,910	576	20%	2,334	2,444	110	5%	2,910	576	20%	33,838	33,948	0%
6205 Janitorial services	904	917	13	1%	882	(22)	-2%	904	917	13	1%	882	(22)	-2%	10,987	11,000	0%
6215 Payroll services	180	673	493	73%	625	445	71%	180	673	493	73%	625	445	71%	7,717	8,210	6%
6245 Legal advertising	0	125	125	100%	0	0	-	0	125	125	100%	0	0	-	1,375	1,500	8%
6250 Legal services	0	8,333	8,333	100%	941	941	100%	0	8,333	8,333	100%	941	941	100%	91,667	100,000	8%
6255 Auditing	0	0	0	-	0	0	-	0	0	0	-	0	0	-	75,000	75,000	0%
6260 Consulting services	15,991	5,493	(10,497)	-191%	161,076	145,085	90%	15,991	5,493	(10,497)	-191%	161,076	145,085	90%	76,417	65,920	-16%

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

amounts in \$US dollars

Fund: General Fund Department: Administration Location: All Budget: Adopted



Administration	Current Period				Same Month Last Year			Year to Date				Year End					
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
6290 Commercial insurance	4,546	3,277	(1,269)	-39%	2,769	(1,777)	-64%	4,546	3,277	(1,269)	-39%	2,769	(1,777)	-64%	40,589	39,320	-3%
Total Professional Services	21,620	18,818	(2,802)	-15%	166,292	144,672	87%	21,620	18,818	(2,802)	-15%	166,292	144,672	87%	303,752	300,950	-1%
6315 Advertising	0	83	83	100%	0	0	-	0	83	83	100%	0	0	-	917	1,000	8%
6340 Legislative support	5,500	14,108	8,608	61%	0	(5,500)	-	5,500	14,108	8,608	61%	0	(5,500)	-	160,692	169,300	5%
6345 Community affairs	0	208	208	100%	0	0	-	0	208	208	100%	0	0	-	2,292	2,500	8%
6351 Awards & Recognitions	0	62	62	100%	0	0	-	0	62	62	100%	0	0	-	678	740	8%
Total Marketing Expense	5,500	14,462	8,962	62%	0	(5,500)	-	5,500	14,462	8,962	62%	0	(5,500)	-	164,578	173,540	5%
6400 Small equipment & tools	0	25	25	100%	0	0	-	0	25	25	100%	0	0	-	275	300	8%
6405 Safety/hazardous materials	0	21	21	100%	0	0	-	0	21	21	100%	0	0	-	229	250	8%
6420 Janitorial supplies	155	125	(30)	-24%	0	(155)	-	155	125	(30)	-24%	0	(155)	-	1,530	1,500	-2%
6425 Operational supplies	122	42	(81)	-193%	0	(122)	-	122	42	(81)	-193%	0	(122)	-	581	500	-16%
6455 Fuel - Diesel	129	0	(129)	-	0	(129)	-	129	0	(129)	-	0	(129)	-	129	0	-
Total Operational Expense	406	212	(194)	-91%	0	(406)	-	406	212	(194)	-91%	0	(406)	-	2,744	2,550	-8%
6505 Repairs & maintenance vehicles	0	0	0	-	17	17	100%	0	0	0	-	17	17	100%	0	0	-
6510 Repairs & maintenance buildings	100	892	792	89%	3,933	3,833	97%	100	892	792	89%	3,933	3,833	97%	9,908	10,700	7%
6580 Permits	0	0	0	-	0	0	-	0	0	0	-	0	0	-	200	200	0%
Total Repair and Maintenance	100	917	817	89%	3,953	3,853	97%	100	917	817	89%	3,953	3,853	97%	10,383	11,200	7%
6599 Budget Contingency	0	0	0	-	0	0	-	0	0	0	-	0	0	-	1,480,220	1,480,220	0%
Total Goods & Services	44,965	54,346	9,381	17%	188,973	144,007	76%	44,965	54,346	9,381	17%	188,973	144,007	76%	2,202,938	2,212,319	0%
Total Expenses	113,109	125,133	12,024	10%	383,620	270,510	71%	113,109	125,133	12,024	10%	383,620	270,510	71%	3,113,767	3,125,791	0%
Operating Results	(97,924)	(107,821)	9,898	-9%	(371,514)	273,590	-74%	(97,924)	(107,821)	9,898	-9%	(371,514)	273,590	-74%	(2,908,151)	(2,918,048.38)	0%
Other Income & Expenses																	
Other Income																	
4405 Property Taxes - Current Year	19,640	18,698	942	5%	19,128	512	3%	19,640	18,698	942	5%	19,128	512	3%	2,078,474	2,077,532	0%
4410 Property Taxes - Prior Years	7,160	6,150	1,010	16%	7,207	(47)	-1%	7,160	6,150	1,010	16%	7,207	(47)	-1%	51,010	50,000	2%
4470 Property Taxes - Sublet Facilities	0	0	0	-	0	0	-	0	0	0	-	0	0	-	11,000	11,000	0%
4505 Interest - Bank	0	1,250	(1,250)	-100%	0	0	-	0	1,250	(1,250)	-100%	0	0	-	13,750	15,000	-8%
4506 Interest - Southport Note	1,198	1,198	0	0%	1,380	(182)	-13%	1,198	1,198	0	0%	1,380	(182)	-13%	13,347	13,347	0%
4515 Principal Repayment - Southport Note	6,176	6,176	0	0%	5,994	182	3%	6,176	6,176	0	0%	5,994	182	3%	75,140	75,140	0%
4695 Grants Received - Other	0	4,167	(4,167)	-100%	0	0	-	0	4,167	(4,167)	-100%	0	0	-	45,833	50,000	-8%
4905 Other	25	0	25	-	692	(667)	-96%	25	0	25	-	692	(667)	-96%	25	0	-
Total Other Income	34,199	37,638	(3,439)	-9%	34,401	(202)	-1%	34,199	37,638	(3,439)	-9%	34,401	(202)	-1%	2,288,580	2,292,019	0%
Other Expenses																	
Taxes & Misc Expenses																	
6720 Property Tax - Sublet Facilities	0	0	0	-	0	0	-	0	0	0	-	0	0	-	11,000	11,000	0%
6745 Banking fees	312	333	21	6%	183	(130)	-71%	312	333	21	6%	183	(130)	-71%	3,979	4,000	1%
Total Taxes & Misc Expenses	312	333	21	6%	183	(130)	-71%	312	333	21	6%	183	(130)	-71%	14,979	15,000	0%
Debt Services & Capital Expense																	
7005 Principal repayment	0	0	0	-	0	0	-	0	0	0	-	0	0	-	125,000	125,000	0%
7010 Interest payment	0	0	0	-	0	0	-	0	0	0	-	0	0	-	63,685	63,685	0%
8010 CIP Buildings	0	2,083	2,083	100%	0	0	-	0	2,083	2,083	100%	0	0	-	22,917	25,000	8%
Total Debt Services & Capital Expenses	0	2,083	2,083	100%	0	0	-	0	2,083	2,083	100%	0	0	-	211,602	213,685	1%
Total Other Expenses	312	2,417	2,104	87%	183	(130)	-71%	312	2,417	2,104	87%	183	(130)	-71%	226,581	228,685	1%
Net Other Income	33,887	35,222	(1,335)	-4%	34,219	(332)	-1%	33,887	35,222	(1,335)	-4%	34,219	(332)	-1%	2,061,999	2,063,334	0%
Net Result	(64,037)	(72,600)	8,563	-12%	(337,295)	273,258	-81%	(64,037)	(72,600)	8,563	-12%	(337,295)	273,258	-81%	(846,151)	(854,714)	-1%

Charleston Ops	Current Period				Same Month Last Year				Year to Date				Year End				
	Jul 2025		\$ Diff	% Diff	Jul 2024		\$ Diff	% Diff	Jul 2025 - Jul 2025		Prior FYTD vs Current FYTD		Jul 2025 - Jun 2026				
	Actual	Budget			Actual	Budget			Actual	Budget	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff	
Operating Income																	
4005 Building & Dock Leases	21,948	20,036	1,912	10%	21,979	(31)	0%	21,948	20,036	1,912	10%	21,979	(31)	0%	242,339	240,427	1%
4010 Property Agreements	0	400	(400)	-100%	0	0	-	0	400	(400)	-100%	0	0	-	4,400	4,800	-8%
4100 Annual Moorage	23,350	28,826	(5,476)	-19%	16,826	6,523	39%	23,350	28,826	(5,476)	-19%	16,826	6,523	39%	400,524	406,000	-1%
4105 Semi-Annual Moorage	14,880	10,304	4,576	44%	12,233	2,647	22%	14,880	10,304	4,576	44%	12,233	2,647	22%	165,576	161,000	3%
4110 Monthly Moorage	14,435	20,453	(6,018)	-29%	16,706	(2,272)	-14%	14,435	20,453	(6,018)	-29%	16,706	(2,272)	-14%	174,982	181,000	-3%
4115 Transient Moorage	16,907	9,779	7,128	73%	13,119	3,789	29%	16,907	9,779	7,128	73%	13,119	3,789	29%	134,128	127,000	6%
4118 Work Dock	11,597	8,255	3,342	40%	8,818	2,779	32%	11,597	8,255	3,342	40%	8,818	2,779	32%	68,342	65,000	5%
4120 Metered Utilities	205	638	(434)	-68%	137	68	50%	205	638	(434)	-68%	137	68	50%	4,366	4,800	-9%
4125 Launch Ramp	7,249	7,250	(1)	0%	7,162	87	1%	7,249	7,250	(1)	0%	7,162	87	1%	56,639	56,640	0%
4130 Public Buying Dock	0	17	(17)	-100%	0	0	-	0	17	(17)	-100%	0	0	-	183	200	-8%
4135 Storage Yard	5,237	3,834	1,403	37%	3,962	1,275	32%	5,237	3,834	1,403	37%	3,962	1,275	32%	55,403	54,000	3%
4140 Storage Unit	19,642	20,540	(898)	-4%	19,725	(83)	0%	19,642	20,540	(898)	-4%	19,725	(83)	0%	240,744	241,642	0%
4145 Long Term Boat Storage	9,404	12,460	(3,056)	-25%	11,907	(2,503)	-21%	9,404	12,460	(3,056)	-25%	11,907	(2,503)	-21%	136,944	140,000	-2%
4150 Short Term Boat Storage	7,025	3,900	3,125	80%	4,911	2,114	43%	7,025	3,900	3,125	80%	4,911	2,114	43%	68,125	65,000	5%
4155 Boat Wash	0	17	(17)	-100%	0	0	-	0	17	(17)	-100%	0	0	-	183	200	-8%
4165 Space Rents	66,322	60,175	6,147	10%	60,794	5,528	9%	66,322	60,175	6,147	10%	60,794	5,528	9%	344,207	338,060	2%
4173 Laundry	1,010	315	696	221%	413	597	145%	1,010	315	696	221%	413	597	145%	3,296	2,600	27%
4175 Propane	799	594	205	35%	562	237	42%	799	594	205	35%	562	237	42%	5,970	5,765	4%
4180 Merchandise	0	8	(8)	-100%	0	0	-	0	8	(8)	-100%	0	0	-	92	100	-8%
4190 Ice	52,683	40,545	12,138	30%	62,357	(9,674)	-16%	52,683	40,545	12,138	30%	62,357	(9,674)	-16%	277,138	265,000	5%
4200 Boat Lifts	3,759	9,740	(5,981)	-61%	9,726	(5,967)	-61%	3,759	9,740	(5,981)	-61%	9,726	(5,967)	-61%	55,665	61,647	-10%
4230 Environmental Fee	4,995	4,342	654	15%	5,224	(228)	-4%	4,995	4,342	654	15%	5,224	(228)	-4%	46,354	45,700	1%
4290 Other	5,862	8,900	(3,038)	-34%	40,581	(34,719)	-86%	5,862	8,900	(3,038)	-34%	40,581	(34,719)	-86%	103,762	106,800	-3%
4295 Bad Debt Expense	0	0	0	-	0	0	-	0	0	0	-	0	0	-	(90,000)	(90,000)	0%
Total Operating Income	287,310	271,326	15,984	6%	317,140	(29,830)	-9%	287,310	271,326	15,984	6%	317,140	(29,830)	-9%	2,499,364	2,483,380	1%
Expenses																	
Personnel Services																	
5005 Salaries	64,801	61,804	(2,997)	-5%	53,133	(11,668)	-22%	64,801	61,804	(2,997)	-5%	53,133	(11,668)	-22%	806,692	803,695	0%
5010 Other compensation	650	500	(150)	-30%	600	(50)	-8%	650	500	(150)	-30%	600	(50)	-8%	3,650	3,500	-4%
5015 Overtime	1,100	1,157	57	5%	1,046	(54)	-5%	1,100	1,157	57	5%	1,046	(54)	-5%	14,992	15,049	0%
Total Compensation	66,551	63,461	(3,089)	-5%	54,779	(11,771)	-21%	66,551	63,461	(3,089)	-5%	54,779	(11,771)	-21%	825,333	822,244	0%
5100 Federal Payroll taxes	4,933	4,837	(96)	-2%	4,106	(826)	-20%	4,933	4,837	(96)	-2%	4,106	(826)	-20%	62,997	62,902	0%
5105 State Payroll taxes	0	253	253	100%	215	215	100%	0	253	253	100%	215	215	100%	3,036	3,289	8%
5110 Unemployment Insurance	1,161	820	(341)	-42%	1,557	396	25%	1,161	820	(341)	-42%	1,557	396	25%	11,002	10,661	-3%
5115 Workers compensation	1,299	1,537	238	15%	1,673	375	22%	1,299	1,537	238	15%	1,673	375	22%	19,745	19,983	1%
Total Payroll Taxes	7,392	7,447	55	1%	7,551	159	2%	7,392	7,447	55	1%	7,551	159	2%	96,780	96,835	0%
5200 Medical insurance	11,689	21,228	9,539	45%	19,557	7,868	40%	11,689	21,228	9,539	45%	19,557	7,868	40%	245,191	254,730	4%
5205 Dental insurance	728	1,454	726	50%	1,432	704	49%	728	1,454	726	50%	1,432	704	49%	16,719	17,445	4%
5215 Term life insurance	200	202	2	1%	213	13	6%	200	202	2	1%	213	13	6%	2,423	2,425	0%
5220 Long Term Disability insurance	0	0	0	-	407	407	100%	0	0	0	-	407	407	100%	0	0	-
5225 PERS Employer Contributions	15,587	15,243	(344)	-2%	6,685	(8,902)	-133%	15,587	15,243	(344)	-2%	6,685	(8,902)	-133%	198,561	198,217	0%
5230 PERS Employee Contributions	3,859	3,794	(65)	-2%	1,778	(2,081)	-117%	3,859	3,794	(65)	-2%	1,778	(2,081)	-117%	49,400	49,335	0%
5295 Allocations	(4,491)	(19,248)	(14,757)	77%	(994)	3,497	-352%	(4,491)	(19,248)	(14,757)	77%	(994)	3,497	-352%	(235,541)	(250,298)	6%
Total Insured Benefits	27,572	22,672	(4,899)	-22%	29,077	1,505	5%	27,572	22,672	(4,899)	-22%	29,077	1,505	5%	276,753	271,854	-2%
Total Personnel Services	101,514	93,580	(7,934)	-8%	91,407	(10,107)	-11%	101,514	93,580	(7,934)	-8%	91,407	(10,107)	-11%	1,198,867	1,190,933	-1%
Goods & Services																	
6005 Seminars & training	0	73	73	100%	0	0	-	0	73	73	100%	0	0	-	798	870	8%
Total Staff Training	0	73	73	100%	0	0	-	0	73	73	100%	0	0	-	798	870	8%
6030 Travel - Per Diem & mileage reimbursement	0	54	54	100%	0	0	-	0	54	54	100%	0	0	-	596	650	8%
6035 Meals & Entertainment	0	10	10	100%	45	45	100%	0	10	10	100%	45	45	100%	115	125	8%
Total Travel & Entertainment	0	65	65	100%	45	45	100%	0	65	65	100%	45	45	100%	710	775	8%
6050 Office supplies	0	83	83	100%	163	163	100%	0	83	83	100%	163	163	100%	917	1,000	0
6055 Kitchen supplies	0	4	4	100%	115	115	100%	0	4	4	100%	115	115	100%	46	50	8%
6070 Postage & courier services	0	6	6	100%	0	0	-	0	6	6	100%	0	0	-	61	66	8%
6090 IT SW subscriptions & licenses	3,367	4,374	1,007	23%	0	(3,367)	-	3,367	4,374	1,007	23%	0	(3,367)	-	51,486	52,494	2%

Charleston Ops	Current Period				Same Month Last Year				Year to Date						Year End			
	Jul 2025		\$ Diff	% Diff	Jul 2024		\$ Diff	% Diff	Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
	Actual	Budget			Actual	\$ Diff			% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget
Total Office Expense	3,435	4,517	1,082	24%	278	(3,158)	-1137%	3,435	4,517	1,082	24%	278	(3,158)	-1137%	53,127	54,210	2%	
6100 Telephone - landline	240	168	(72)	-43%	264	24	9%	240	168	(72)	-43%	264	24	9%	2,088	2,016	-4%	
6105 Telephone - mobile	379	427	48	11%	569	189	33%	379	427	48	11%	569	189	33%	5,076	5,124	1%	
6110 Internet services	1,706	1,195	(511)	-43%	1,949	243	12%	1,706	1,195	(511)	-43%	1,949	243	12%	14,851	14,340	-4%	
6115 Cable TV	940	965	25	3%	935	(5)	-1%	940	965	25	3%	935	(5)	-1%	11,557	11,582	0%	
6130 Electricity	21,356	24,607	3,251	13%	20,559	(797)	-4%	21,356	24,607	3,251	13%	20,559	(797)	-4%	343,320	346,571	1%	
6131 Propane - Operations	0	167	167	100%	83	83	100%	0	167	167	100%	83	83	100%	1,833	2,000	8%	
6135 Water/Sewer	10,751	12,070	1,319	11%	9,197	(1,554)	-17%	10,751	12,070	1,319	11%	9,197	(1,554)	-17%	118,181	119,500	1%	
6140 Garbage/Sanitation Collection	9,606	6,258	(3,349)	-54%	5,522	(4,084)	-74%	9,606	6,258	(3,349)	-54%	5,522	(4,084)	-74%	128,499	125,150	-3%	
6145 Hazardous material disposal	1,130	978	(152)	-16%	0	(1,130)	-	1,130	978	(152)	-16%	0	(1,130)	-	11,892	11,740	-1%	
6150 Derelict boat disposal	0	8,333	8,333	100%	0	0	-	0	8,333	8,333	100%	0	0	-	91,667	100,000	8%	
6155 Environmental Remediation/Mitigation/Monitoring	0	292	292	100%	0	0	-	0	292	292	100%	0	0	-	3,208	3,500	8%	
Total Utilities	46,107	55,459	9,351	17%	39,078	(7,030)	-18%	46,107	55,459	9,351	17%	39,078	(7,030)	-18%	732,172	741,523	1%	
6200 Temporary/Contract help	0	1,083	1,083	100%	0	0	-	0	1,083	1,083	100%	0	0	-	11,917	13,000	8%	
6205 Janitorial services	0	0	0	-	33	33	100%	0	0	0	-	33	33	100%	0	0	-	
6210 Vending machine services	125	95	(30)	-32%	263	138	52%	125	95	(30)	-32%	263	138	52%	1,170	1,140	-3%	
6245 Legal advertising	0	125	125	100%	236	236	100%	0	125	125	100%	236	236	100%	1,375	1,500	8%	
6260 Consulting services	268	601	333	55%	268	0	0%	268	601	333	55%	268	0	0%	6,877	7,210	5%	
6290 Commercial insurance	12,203	12,786	583	5%	10,188	(2,015)	-20%	12,203	12,786	583	5%	10,188	(2,015)	-20%	152,854	153,437	0%	
Total Professional Services	12,596	14,691	2,095	14%	10,989	(1,607)	-15%	12,596	14,691	2,095	14%	10,989	(1,607)	-15%	174,192	176,287	1%	
6400 Small equipment & tools	393	438	44	10%	258	(135)	-52%	393	438	44	10%	258	(135)	-52%	5,206	5,250	1%	
6405 Safety/hazardous materials	0	550	550	100%	0	0	-	0	550	550	100%	0	0	-	6,050	6,600	8%	
6410 Signage	0	42	42	100%	129	129	100%	0	42	42	100%	129	129	100%	458	500	8%	
6415 Clothing	45	292	247	85%	0	(45)	-	45	292	247	85%	0	(45)	-	3,253	3,500	7%	
6420 Janitorial supplies	812	625	(187)	-30%	1,017	205	20%	812	625	(187)	-30%	1,017	205	20%	7,687	7,500	-2%	
6425 Operational supplies	2,921	1,685	(1,236)	-73%	3,313	393	12%	2,921	1,685	(1,236)	-73%	3,313	393	12%	21,458	20,222	-6%	
6430 Equipment Rental	150	0	(150)	-	0	(150)	-	150	0	(150)	-	0	(150)	-	150	0	-	
6450 Fuel - Gas	352	667	315	47%	0	(352)	-	352	667	315	47%	0	(352)	-	7,685	8,000	4%	
6455 Fuel - Diesel	2,437	417	(2,021)	-485%	65	(2,372)	-3622%	2,437	417	(2,021)	-485%	65	(2,372)	-3622%	7,021	5,000	-40%	
6481 Propane - Retail	0	417	417	100%	339	339	100%	0	417	417	100%	339	339	100%	4,583	5,000	8%	
Total Operational Expense	7,110	5,131	(1,979)	-39%	5,122	(1,988)	-39%	7,110	5,131	(1,979)	-39%	5,122	(1,988)	-39%	63,551	61,572	-3%	
6500 Repairs & maintenance equipment	2,838	2,967	129	4%	1,165	(1,673)	-144%	2,838	2,967	129	4%	1,165	(1,673)	-144%	35,471	35,600	0%	
6505 Repairs & maintenance vehicles	518	458	(59)	-13%	318	(200)	-63%	518	458	(59)	-13%	318	(200)	-63%	5,559	5,500	-1%	
6510 Repairs & maintenance buildings	3,031	250	(2,781)	-113%	1,063	(1,968)	-185%	3,031	250	(2,781)	-113%	1,063	(1,968)	-185%	5,781	3,000	-93%	
6515 Repairs & maintenance land improvements	208	333	125	38%	269	61	23%	208	333	125	38%	269	61	23%	3,875	4,000	3%	
6520 Repairs & maintenance docks	7	833	827	99%	1,643	1,637	100%	7	833	827	99%	1,643	1,637	100%	9,173	10,000	8%	
6540 Marina dredging	0	37,500	37,500	100%	0	0	-	0	37,500	37,500	100%	0	0	-	412,500	450,000	8%	
6575 Waterway Leases	0	3,167	3,167	100%	0	0	-	0	3,167	3,167	100%	0	0	-	34,833	38,000	8%	
6580 Permits	1,018	536	(482)	-90%	990	(28)	-3%	1,018	536	(482)	-90%	990	(28)	-3%	6,918	6,436	-7%	
Total Repair and Maintenance	7,619	46,045	38,425	83%	5,447	(2,172)	-40%	7,619	46,045	38,425	83%	5,447	(2,172)	-40%	514,111	552,536	7%	
Total Goods & Services	76,868	125,980	49,112	39%	60,958	(15,910)	-26%	76,868	125,980	49,112	39%	60,958	(15,910)	-26%	1,538,661	1,587,773	3%	
Total Expenses	178,382	219,560	41,178	19%	152,365	(26,017)	-17%	178,382	219,560	41,178	19%	152,365	(26,017)	-17%	2,737,528	2,778,706	1%	
Operating Results	108,928	51,766	57,162	110%	164,775	(55,847)	-34%	108,928	51,766	57,162	110%	164,775	(55,847)	-34%	(238,164)	(295,326)	-19%	
Other Income & Expenses																		
Other Income																		
4450 Lodging Tax	0	0	0	-	125	(125)	-100%	0	0	0	-	125	(125)	-100%	0	0	-	
4650 Grants Received - MAP	0	625	(625)	-100%	0	0	-	0	625	(625)	-100%	0	0	-	6,875	7,500	-8%	
4655 Grants Received - Marine Board	0	2,500	(2,500)	-100%	0	0	-	0	2,500	(2,500)	-100%	0	0	-	27,500	30,000	-8%	
4695 Grants Received - Other	0	37,500	(37,500)	-100%	0	0	-	0	37,500	(37,500)	-100%	0	0	-	412,500	450,000	-8%	
4805 Transfer - GF	0	1,083	(1,083)	-100%	0	0	-	0	1,083	(1,083)	-100%	0	0	-	11,917	13,000	-8%	
4905 Other	0	0	0	-	700	(700)	-100%	0	0	0	-	700	(700)	-100%	0	0	-	
4906 Other	938	0	938	-	0	938	-	938	0	938	-	0	938	-	938	0	-	
Total Other Income	938	41,708	(40,770)	-98%	825	113	14%	938	41,708	(40,770)	-98%	825	113	14%	459,730	500,500	-8%	
Other Expenses																		
Taxes & Misc Expenses																		
6720 Property Tax - Sublet Facilities	-	-	-	-	-	-	-	-	-	-	-	0	0	-	12,000.00	12,000.00	0%	
6740 Merchant fees	3,064.25	2,916.67	(147.58)	-5%	3,835.22	770.97	20%	3,064.25	2,916.67	(147.58)	-5%	3,835	771	20%	35,147.58	35,000.00	0%	
6750 Fines & Penalties	-	-	-	-	6.25	6.25	100%	-	-	-	-	6	6	100%	-	-	-	
Total Taxes & Misc Expenses	3,064.25	2,916.67	(147.58)	-5%	3,841	777	20%	3,064	2,916.67	(148)	-5%	3,841	777	20%	47,148	47,000.00	0%	

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

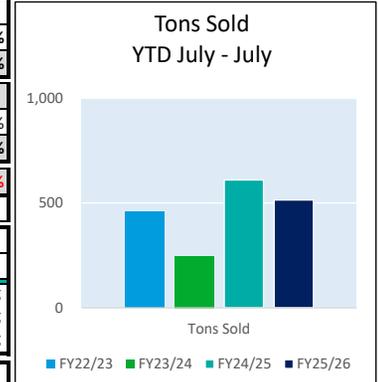
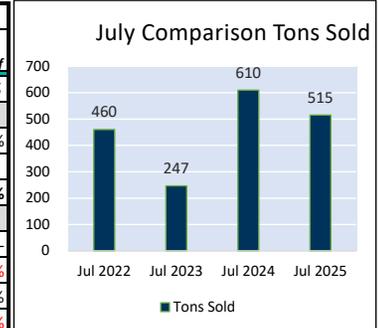
amounts in \$US dollars

Fund: General Fund Department: Charleston Ops Location: All Budget: Adopted



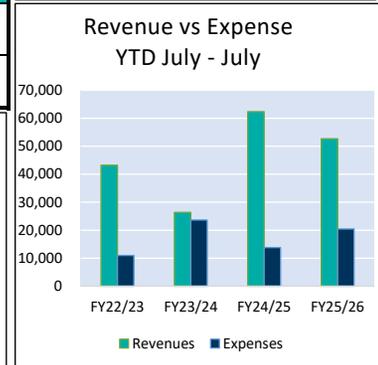
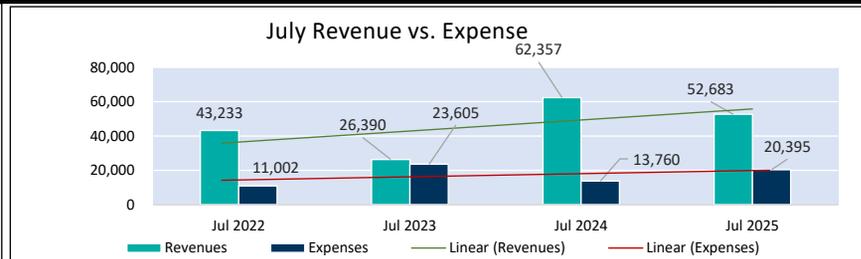
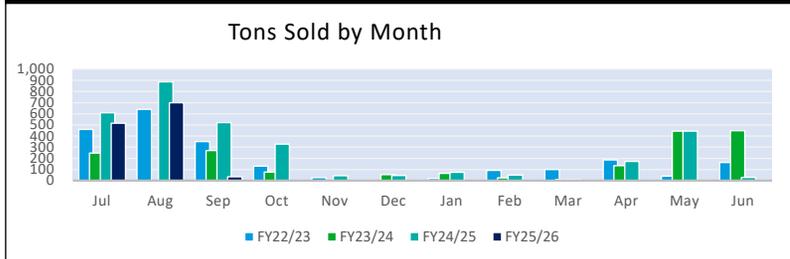
Charleston Ops	Current Period				Same Month Last Year			Year to Date				Year End			
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Jul 2025 - Jun 2026			
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD Last FY \$ Diff % Diff	Projected	Budget	% Diff
Debt Services & Capital Expense															
7005 Principal repayment	0	0	0	-	0	0	-	0	0	0	-	0	0	0	0%
7010 Interest payment	0	0	0	-	0	0	-	0	0	0	-	0	0	0	0%
7020 Vehicle Principal repayment	0	615	615	100%	796	796	100%	0	615	615	100%	796	796	7,536	8%
7025 Vehicle Interest payment	0	47	47	100%	8	8	100%	0	47	47	100%	8	8	409	11%
8010 CIP Buildings	0	2,500	2,500	100%	0	0	-	0	2,500	2,500	100%	0	0	30,000	8%
8011 CIP Docks	0	1,667	1,667	100%	0	0	-	0	1,667	1,667	100%	0	0	20,000	8%
Total Debt Services & Capital Expense	0	4,829	4,829	100%	804	804	100%	0	4,829	4,829	100%	804	804	490,543	1%
Total Other Expenses	3,064	7,745	4,681	60%	4,645	1,581	34%	3,064	7,745	4,681	60%	4,645	1,581	537,543	1%
Net Other Income	(2,126)	33,963	(36,089)	-106%	(3,820)	1,694	-44%	(2,126)	33,963	(36,089)	-106%	(3,820)	1,694	(37,043)	97%
Net Result	106,802	85,729	21,073	25%	160,955	(54,153)	-34%	106,802	85,729	21,073	25%	160,955	(54,153)	(332,369)	-6%

Ice Plant	Current Period		Same Month Prior Years			Year to Date					Year End		
	Jul 2025		Jul 2024	Jul 2023	Jul 2022	Jul 2025 - Jul 2025		Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
	Actual	Budget	Actual	Actual	Actual	Actual	Budget	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Tons Sold	515	405	610	247	460	515	446	610	(95)	-15.57%	2,982	2,912	2.38%
Revenues													
Ice Sales	52,683	40,545	62,357	26,390	43,233	52,683	40,545	62,357	(9,674)	-15.51%	277,138	265,000	4.58%
Insurance Reimbursement	-	-	-	-	46,473	-	-	-	-	-	-	-	-
Total Revenues	52,683	40,545	62,357	26,390	43,233	52,683	40,545	62,357	(9,674)	-15.51%	277,138	265,000	4.58%
Operating Expenses													
Personnel Services	8,016	-	2,700	467	1,282	8,016	0	2,700	5,316	196.88%	8,016	0	-
Utilities	7,506	9,087	7,899	6,054	6,087	7,506	9,087	7,899	(392)	-4.97%	117,104	118,684	-1.33%
Repairs & Maintenance	4,124	833	-	-	834	4,124	833	0	4,124	-	13,291	10,000	32.91%
Operational Supplies & Service	748	1,843	3,162	2,333	2,800	748	1,843	3,162	(2,413)	-76.33%	21,023	22,118	-4.95%
Capital Outlay	-	-	-	14,750	-	-	-	-	-	-	-	-	-
Total Expenses	20,395	11,763	13,760	23,605	11,002	20,395	11,763	13,760	6,634	48.21%	159,434	150,802	5.72%
Operating Net Result	32,288	28,782	48,597	2,785	32,230	32,288	28,782	48,597	(16,308)	0	117,704	114,198	3%
Other Expenses													
Debt Services	-	-	-	-	-	-	-	-	-	-	280,000	280,000	0.00%
Other Net Result	-	-	-	-	-	-	-	-	-	-	(280,000)	(280,000)	0.00%
Total Net Result	32,288	28,782	48,597	2,785	32,230	32,288	28,782	48,597	(16,308)	-33.56%	(162,296)	(165,802)	-2.11%
Gain (loss) Per Ton	63	71	80	11	70	63	65	80	(17)	-21%	(54)	(57)	



Fisheries	Current Period		Same Month Prior Years			Year to Date					Prior FYTD vs Current FYTD		
	Jul 2025		Jul 2024	Jul 2023	Jul 2022	FY25/26					Last FY	Ton Diff	% Diff
	Albacore Tuna (Oregon) MT	651.1		303.9	32.5	218.1	651.1		303.9	347	114.25%		
Pink Shrimp (Oregon) MT	0.0		4,649.5	4,297.5	4,132.0	0.0		4,649.5	(4,650)	-100.00%			
Dungeness Crab (Coos Bay) MT	6.0		4.2	15.7	3.7	6.0		4.2	2	42.86%			

Monthly Cost Per Ton	Jul 2025	Aug 2025	Sep 2025	Oct 2025	Nov 2025	Dec 2025	Jan 2026	Feb 2026	Mar 2026	Apr 2026	May 2026	Jun 2026	Average
Operating Expense Per Ton	40	0	0	-	-	-	-	-	-	-	-	-	40
Debt Service Per Ton (allocated)	45	0	0	-	-	-	-	-	-	-	-	-	45
Total Expense Per Ton	85	0	0	-	-	-	-	-	-	-	-	-	85
Gain (Loss) per ton	63	0	0	-	-	-	-	-	-	-	-	-	63



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

amounts in \$US dollars

Fund: General Fund Department: Port Ops Location: All Budget: Adopted



Port Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jul 2025		\$ Diff	% Diff	Jul 2024		Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD						
	Actual	Budget			Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Operating Income																	
4005 Building & Dock Leases	11,134	11,084	50	0%	11,006	127	1%	11,134	11,084	50	0%	11,006	127	1%	133,056	133,007	0%
4010 Property Agreements	11,460	14,484	(3,024)	-21%	10,986	473	4%	11,460	14,484	(3,024)	-21%	10,986	473	4%	170,784	173,808	-2%
4135 Storage Yard	2,348	0	2,348	-	2,173	176	8%	2,348	0	2,348	-	2,173	176	8%	2,348	0	-
Total Operating Income	24,941	25,568	(627)	-2%	24,165	776	3%	24,941	25,568	(627)	-2%	24,165	776	3%	306,188	306,815	0%
Expenses																	
Personnel Services																	
5005 Salaries	7,894	7,899	5	0%	17,459	9,566	55%	7,894	7,899	5	0%	17,459	9,566	55%	102,714	102,720	0%
Total Compensation	7,894	7,899	5	0%	17,459	9,566	55%	7,894	7,899	5	0%	17,459	9,566	55%	102,714	102,720	0%
5100 Federal Payroll taxes	583	604	21	3%	1,310	727	55%	583	604	21	3%	1,310	727	55%	7,837	7,858	0%
5105 State Payroll taxes	0	32	32	100%	69	69	100%	0	32	32	100%	69	69	100%	379	411	8%
5110 Unemployment Insurance	64	58	(5)	-9%	17	(46)	-270%	64	58	(5)	-9%	17	(46)	-270%	765	760	-1%
5115 Workers compensation	32	55	22	41%	38	5	14%	32	55	22	41%	38	5	14%	687	709	3%
Total Payroll Taxes	679	749	70	9%	1,433	754	53%	679	749	70	9%	1,433	754	53%	9,669	9,738	1%
5200 Medical insurance	1,445	1,496	51	3%	1,484	39	3%	1,445	1,496	51	3%	1,484	39	3%	17,896	17,947	0%
5205 Dental insurance	86	90	4	4%	135	49	36%	86	90	4	4%	135	49	36%	1,076	1,079	0%
5215 Term life insurance	13	13	0	0%	25	13	50%	13	13	0	0%	25	13	50%	150	150	0%
5220 Long Term Disability insurance	0	0	0	-	121	121	100%	0	0	0	-	121	121	100%	0	0	-
5225 PERS Employer Contributions	1,902	1,903	1	0%	2,082	180	9%	1,902	1,903	1	0%	2,082	180	9%	24,744	24,745	0%
5230 PERS Employee Contributions	474	474	0	0%	565	91	16%	474	474	0	0%	565	91	16%	6,163	6,163	0%
5295 Allocations	0	(430)	(430)	100%	0	0	-	0	(430)	(430)	100%	0	0	-	(5,159)	(5,589)	8%
Total Insured Benefits	3,919	3,545	(374)	-11%	4,412	493	11%	3,919	3,545	(374)	-11%	4,412	493	11%	44,869	44,496	-1%
Total Personnel Services	12,492	12,193	(299)	-2%	23,305	10,813	46%	12,492	12,193	(299)	-2%	23,305	10,813	46%	157,253	156,954	0%
Goods & Services																	
6025 Travel - lodging & transportation	0	0	0	-	112	112	100%	0	0	0	-	112	112	100%	0	0	-
6030 Travel - Per Diem & mileage reimbursement	0	50	50	100%	519	519	100%	0	50	50	100%	519	519	100%	550	600	8%
Total Travel & Entertainment	0	50	50	100%	632	632	100%	0	50	50	100%	632	632	100%	550	600	8%
6130 Electricity	501	894	393	44%	778	276	36%	501	894	393	44%	778	276	36%	12,407	12,800	3%
6135 Water/Sewer	627	517	(110)	-21%	569	(58)	-10%	627	517	(110)	-21%	569	(58)	-10%	5,610	5,500	-2%
6140 Garbage/Sanitation Collection	0	42	42	100%	0	0	-	0	42	42	100%	0	0	-	458	500	8%
6155 Environmental Remediation/Mitigation/Monitoring	0	375	375	100%	0	0	-	0	375	375	100%	0	0	-	4,125	4,500	8%
Total Utilities	1,129	1,828	699	38%	1,347	218	16%	1,129	1,828	699	38%	1,347	218	16%	22,601	23,300	3%
6245 Legal advertising	0	63	63	100%	0	0	-	0	63	63	100%	0	0	-	688	750	8%
6260 Consulting services	116	408	292	72%	0	(116)	-	116	408	292	72%	0	(116)	-	4,608	4,900	6%
6290 Commercial insurance	5,557	6,190	633	10%	4,884	(673)	-14%	5,557	6,190	633	10%	4,884	(673)	-14%	73,647	74,280	1%
Total Professional Services	5,673	6,661	988	15%	4,884	(789)	-16%	5,673	6,661	988	15%	4,884	(789)	-16%	78,942	79,930	1%
6500 Repairs & maintenance equipment	0	167	167	100%	0	0	-	0	167	167	100%	0	0	-	1,833	2,000	8%
6510 Repairs & maintenance buildings	0	208	208	100%	0	0	-	0	208	208	100%	0	0	-	2,292	2,500	8%
6515 Repairs & maintenance land improvements	0	83	83	100%	0	0	-	0	83	83	100%	0	0	-	917	1,000	8%
6520 Repairs & maintenance docks	0	125	125	100%	0	0	-	0	125	125	100%	0	0	-	1,375	1,500	8%
6575 Waterway Leases	0	250	250	100%	0	0	-	0	250	250	100%	0	0	-	2,750	3,000	8%
6580 Permits	0	250	250	100%	0	0	-	0	250	250	100%	0	0	-	2,750	3,000	8%
Total Repair and Maintenance	0	1,083	1,083	100%	0	0	-	0	1,083	1,083	100%	0	0	-	11,917	13,000	8%
Total Goods & Services	6,802	9,622	2,820	29%	6,863	61	1%	6,802	9,622	2,820	29%	6,863	61	1%	114,010	116,830	2%
Total Expenses	19,294	21,815	2,521	12%	30,168	10,874	36%	19,294	21,815	2,521	12%	30,168	10,874	36%	271,262	273,784	1%
Operating Results	5,647	3,753	1,895	50%	(6,003)	11,650	-194%	5,647	3,753	1,895	50%	(6,003)	11,650	-194%	34,926	33,031	6%

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

amounts in \$US dollars

Fund: General Fund Department: Port Ops Location: All Budget: Adopted



Port Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Jul 2025 - Jun 2026					
	Actual	Budget	\$ Diff	% Diff	Actual	\$ Diff	% Diff	Actual	Budget	\$ Diff	% Diff	Prior FYTD vs Current FYTD Last FY	\$ Diff	% Diff	Projected	Budget	% Diff
Other Income & Expenses																	
Other Income																	
4810 Transfer - SPF	0	0	0	-	0	0	-	0	0	0	-	0	0	-	625,469	625,469	0%
Total Other Income	0	0	0	-	0	0	-	0	0	0	-	0	0	-	625,469	625,469	0%
Other Expenses																	
Taxes & Misc Expenses																	
6745 Banking fees	0	0	0	-	0	0	-	0	0	0	-	0	0	-	10,000	10,000	0%
Total Taxes & Misc Expenses	0	0	0	-	0	0	-	0	0	0	-	0	0	-	10,000	10,000	0%
Debt Services																	
7010 Interest payment	24,385	13,000	(11,385)	-88%	0	(24,385)	-	24,385	13,000	(11,385)	-88%	0	(24,385)	-	314,385	303,000	-4%
Total Debt Services	24,385	13,000	(11,385)	-88%	0	(24,385)	-	24,385	13,000	(11,385)	-88%	0	(24,385)	-	314,385	303,000	-4%
Total Other Expenses	24,385	13,000	(11,385)	-88%	0	(24,385)	-	24,385	13,000	(11,385)	-88%	0	(24,385)	-	324,385	313,000	-4%
Net Other Income	(24,385)	(13,000)	(11,385)	88%	0	(24,385)	-	(24,385)	(13,000)	(11,385)	88%	0	(24,385)	-	301,084	312,469	-4%
Net Result	(18,737)	(9,247)	(9,490)	103%	(6,003)	(12,735)	212%	(18,737)	(9,247)	(9,490)	103%	(6,003)	(12,735)	212%	336,010	345,500	-3%

Rail Ops	Current Period				Same Month Last Year			Year to Date				Year End					
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Jul 2025 - Jun 2026					
	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																	
4010 Property Agreements	36,920	27,667	9,253	33%	36,081	839	2%	36,920	27,667	9,253	33%	36,081	839	2%	341,253	332,000	3%
4260 Rail Operations Revenue	0	0	0	-	28,260	(28,260)	-100%	0	0	0	-	28,260	(28,260)	-100%	0	0	-
4265 Rail Surcharges	18,803	31,237	(12,434)	-40%	30,681	(11,878)	-39%	18,803	31,237	(12,434)	-40%	30,681	(11,878)	-39%	362,411	374,844	-3%
Total Operating Income	55,723	58,904	(3,181)	-5%	95,022	(39,299)	-41%	55,723	58,904	(3,181)	-5%	95,022	(39,299)	-41%	703,664	706,844	0%
Expenses																	
Goods & Services																	
6260 Consulting services	0	5,833	5,833	100%	924	924	100%	0	5,833	5,833	100%	924	924	100%	64,167	70,000	8%
6290 Commercial insurance	26,484	5,397	(21,087)	-391%	6,337	(20,147)	-318%	26,484	5,397	(21,087)	-391%	6,337	(20,147)	-318%	85,851	64,764	-33%
Total Professional Services	26,484	11,230	(15,254)	-136%	7,261	(19,223)	-265%	26,484	11,230	(15,254)	-136%	7,261	(19,223)	-265%	150,018	134,764	-11%
6425 Operational supplies	0	0	0	-	55	55	100%	0	0	0	-	55	55	100%	0	0	-
6430 Equipment Rental	4,340	0	(4,340)	-	0	(4,340)	-	4,340	0	(4,340)	-	0	(4,340)	-	4,340	0	-
Total Operational Expense	4,340	0	(4,340)	-	55	(4,285)	-7741%	4,340	0	(4,340)	-	55	(4,285)	-7741%	4,340	0	-
6505 Repairs & maintenance vehicles	35	0	(35)	-	36	1	3%	35	0	(35)	-	36	1	3%	35	0	-
6510 Repairs & maintenance buildings	7,751	27,162	19,412	71%	0	(7,751)	-	7,751	27,162	19,412	71%	0	(7,751)	-	306,534	325,946	6%
6515 Repairs & maintenance land improvement	0	6,250	6,250	100%	0	0	-	0	6,250	6,250	100%	0	0	-	68,750	75,000	8%
Total Repair and Maintenance	7,786	33,412	25,626	77%	36	(7,750)	-21290%	7,786	33,412	25,626	77%	36	(7,750)	-21290%	375,320	400,946	6%
Total Goods & Services	38,610	44,643	6,032	14%	7,353	(31,257)	-425%	38,610	44,643	6,032	14%	7,353	(31,257)	-425%	529,678	535,710	1%
Total Expenses	38,610	44,643	6,032	14%	7,353	(31,257)	-425%	38,610	44,643	6,032	14%	7,353	(31,257)	-425%	529,678	535,710	1%
Operating Results	17,113	14,261	2,852	20%	87,670	(70,557)	-80%	17,113	14,261	2,852	20%	87,670	(70,557)	-80%	173,986	171,134	2%
Other Income & Expenses																	
Other Income																	
4480 Tax Credits	0	0	0	-	0	0	-	0	0	0	-	0	0	-	332,000	332,000	0%
4810 Transfer - SPF	0	0	0	-	0	0	-	0	0	0	-	0	0	-	843,621	843,621	0%
4905 Other	2,370	0	2,370	-	2,363	7	0%	2,370	0	2,370	-	2,363	7	0%	2,370	0	-
Total Other Income	2,370	0	2,370	-	2,363	7	0%	2,370	0	2,370	-	2,363	7	0%	1,177,991	1,175,621	0%
Other Expenses																	
Debt Services																	
7005 Principal repayment	0	0	0	-	0	0	-	0	0	0	-	0	0	-	371,973	371,973	0%
7010 Interest payment	0	0	0	-	0	0	-	0	0	0	-	0	0	-	115,054	115,054	0%
7020 Principal repayment - Vehicles	618	1,364	746	55%	1,034	416	40%	618	1,364	746	55%	1,034	416	40%	16,097	16,843	4%
7025 Interest payment - Vehicles	44	117	73	62%	73	28	39%	44	117	73	62%	73	28	39%	1,229	1,302	6%
Total Debt Services	662	1,481	819	55%	1,106	444	40%	662	1,481	819	55%	1,106	444	40%	504,353	505,172	0%
Total Other Expenses	662	1,481	819	55%	1,106	444	40%	662	1,481	819	55%	1,106	444	40%	504,353	505,172	0%
Net Other Income	1,708	(1,481)	3,189	-215%	1,257	451	36%	1,708	(1,481)	3,189	-215%	1,257	451	36%	673,638	670,449	0%
Net Result	18,821	12,780	6,041	47%	88,926	(70,106)	-79%	18,821	12,780	6,041	47%	88,926	(70,106)	-79%	847,624	841,583	1%

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

amounts in \$US dollars

Fund: Dredge Fund

Department: Dredge Ops

Location: All

Budget: Adopted



Dredge Ops	Current Period				Same Month Last Year			Year to Date				Year End						
	Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Jul 2025 - Jun 2026						
	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	15,523	(15,523)	-100%	13,498	(13,498)	-100%	0	15,523	(15,523)	-100%	13,498	(13,498)	-100%	170,758	186,281	-8%	
4287 Dredging Services	(18,225)	20,883	(39,108)	-187%	0	(18,225)	-	(18,225)	20,883	(39,108)	-187%	0	(18,225)	-	211,482	250,590	-16%	
4290 Other	31,876	45,228	(13,352)	-30%	64,787	(32,911)	-51%	31,876	45,228	(13,352)	-30%	64,787	(32,911)	-51%	529,386	542,738	-2%	
Total Operating Income	13,651	81,634	(67,983)	-83%	78,285	(64,635)	-83%	13,651	81,634	(67,983)	-83%	78,285	(64,635)	-83%	911,626	979,609	-7%	
Expenses																		
Personnel Services																		
5115 Workers compensation	155	0	(155)	-	0	(155)	-	155	0	(155)	-	0	(155)	-	155	0	-	
Total Payroll Taxes	155	0	(155)	-	0	(155)	-	155	0	(155)	-	0	(155)	-	155	0	-	
5295 Allocations	7,096	23,272	16,176	70%	994	(6,101)	-614%	7,096	23,272	16,176	70%	994	(6,101)	-614%	263,083	279,259	6%	
Total Insured Benefits	7,096	23,272	16,176	70%	994	(6,101)	-614%	7,096	23,272	16,176	70%	994	(6,101)	-614%	263,083	279,259	6%	
Total Personnel Services	7,250	23,272	16,021	69%	994	(6,256)	-629%	7,250	23,272	16,021	69%	994	(6,256)	-629%	263,238	279,259	6%	
Goods & Services																		
6005 Seminars & training	0	2,625	2,625	100%	0	0	-	0	2,625	2,625	100%	0	0	-	28,875	31,500	8%	
Total Staff Training	0	2,625	2,625	100%	0	0	-	0	2,625	2,625	100%	0	0	-	28,875	31,500	8%	
6025 Travel - lodging & transportation	0	4,225	4,225	100%	0	0	-	0	4,225	4,225	100%	0	0	-	46,475	50,700	8%	
6030 Travel - Per Diem & mileage reimbursement	0	3,021	3,021	100%	0	0	-	0	3,021	3,021	100%	0	0	-	33,229	36,250	8%	
Total Travel & Entertainment	0	7,246	7,246	100%	0	0	-	0	7,246	7,246	100%	0	0	-	79,704	86,950	8%	
6105 Telephone - mobile	40	110	70	64%	53	13	25%	40	110	70	64%	53	13	25%	1,250	1,320	5%	
Total Utilities	40	110	70	64%	53	13	25%	40	110	70	64%	53	13	25%	1,250	1,320	5%	
6260 Consulting services	0	7,500	7,500	100%	0	0	-	0	7,500	7,500	100%	0	0	-	82,500	90,000	8%	
6290 Commercial insurance	5,681	6,946	1,265	18%	5,950	269	5%	5,681	6,946	1,265	18%	5,950	269	5%	82,085	83,350	2%	
Total Professional Services	5,681	14,446	8,765	61%	5,950	269	5%	5,681	14,446	8,765	61%	5,950	269	5%	164,585	173,350	5%	
6400 Small equipment & tools	85	2,083	1,998	96%	5,167	5,082	98%	85	2,083	1,998	96%	5,167	5,082	98%	23,002	25,000	8%	
6420 Janitorial supplies	0	17	17	100%	0	0	-	0	17	17	100%	0	0	-	183	200	8%	
6425 Operational supplies	136	1,500	1,364	91%	426	291	68%	136	1,500	1,364	91%	426	291	68%	16,636	18,000	8%	
6450 Fuel - Gas	0	1,100	1,100	100%	0	0	-	0	1,100	1,100	100%	0	0	-	12,100	13,200	8%	
6455 Fuel - Diesel	0	4,183	4,183	100%	0	0	-	0	4,183	4,183	100%	0	0	-	46,017	50,200	8%	
Total Operational Expense	221	8,883	8,663	98%	5,594	5,373	96%	221	8,883	8,663	98%	5,594	5,373	96%	97,937	106,600	8%	
6500 Repairs & maintenance equipment	3,474	16,667	13,193	79%	7,478	4,004	54%	3,474	16,667	13,193	79%	7,478	4,004	54%	186,807	200,000	7%	
6505 Repairs & maintenance vehicles	5,008	7,303	2,294	31%	41,760	36,752	88%	5,008	7,303	2,294	31%	41,760	36,752	88%	85,336	87,630	3%	
Total Repair and Maintenance	8,482	23,969	15,487	65%	49,238	40,757	83%	8,482	23,969	15,487	65%	49,238	40,757	83%	272,143	287,630	5%	
Total Goods & Services	14,423	57,279	42,856	75%	60,835	46,412	76%	14,423	57,279	42,856	75%	60,835	46,412	76%	644,494	687,350	6%	
Total Expenses	21,674	80,551	58,877	73%	61,829	40,156	65%	21,674	80,551	58,877	73%	61,829	40,156	65%	907,732	966,609	6%	
Operating Results	(8,023)	1,083	(9,106)	-841%	16,456	(24,479)	-149%	(8,023)	1,083	(9,106)	-841%	16,456	(24,479)	-149%	3,894	13,000	-70%	
Other Income & Expenses																		
Other Income																		
4505 Interest - Bank	653	0	653	-	1,179	(526)	-45%	653	0	653	-	1,179	(526)	-45%	653	0	-	
Total Other Income	653	0	653	-	1,179	(526)	-45%	653	0	653	-	1,179	(526)	-45%	653	0	-	
9005 Transfers - GF	0	0	0	-	0	0	-	0	0	0	-	0	0	-	13,000	13,000	0%	
Total Debt Services	0	0	0	-	0	0	-	0	0	0	-	0	0	-	13,000	13,000	0%	
Total Other Expenses	0	0	0	-	0	0	-	0	0	0	-	0	0	-	13,000	13,000	0%	
Net Other Income	653	0	653	-	1,179	(526)	-45%	653	0	653	-	1,179	(526)	-45%	(12,347)	(13,000)	-5%	
Net Result	(7,370)	1,083	(8,453)	-780%	17,635	(25,005)	-142%	(7,370)	1,083	(8,453)	-780%	17,635	(25,005)	-142%	(8,453)	0	-	

	Carloads: 283	Current Period				Same Month Last Year			Year to Date				Year End					
		Jul 2025				Jul 2024			Jul 2025 - Jul 2025				Prior FYTD vs Current FYTD			Jul 2025 - Jun 2026		
		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	88,565	131,694	(43,129)	(33%)	136,613	(48,048)	(35%)	88,565	131,694	(43,129)	(33%)	136,613	(48,048)	(35%)	1,537,199	1,580,328	(3%)
4	Carloads CBRL	62,794	115,104	(52,310)	(45%)	145,991	(83,197)	(57%)	62,794	115,104	(52,310)	(45%)	145,991	(83,197)	(57%)	1,328,941	1,381,251	(4%)
5	Demurrage	0	20,833	(20,833)	(100%)	0	0	-	0	20,833	(20,833)	(100%)	0	0	-	229,167	250,000	(8%)
6	Total Administration	151,359	268,215	(116,855)	(44%)	282,605	(131,245)	(46%)	151,359	268,215	(116,855)	(44%)	282,605	(131,245)	(46%)	3,101,723	3,218,579	(4%)
9	Mechanical	76,535	99,636	(23,101)	(23%)	86,382	(9,847)	(11%)	76,535	99,636	(23,101)	(23%)	86,382	(9,847)	(11%)	1,172,533	1,195,634	(2%)
10	Total Operating Income	227,894	367,851	(139,957)	(38%)	368,987	(141,092)	(38%)	227,894	367,851	(139,957)	(38%)	368,987	(141,092)	(38%)	4,274,257	4,414,213	(3%)
12	Operating Expenses																	
13	Administration	91,403	82,385	(9,018)	(11%)	101,954	10,552	10%	91,403	82,385	(9,018)	(11%)	101,954	10,552	10%	1,024,480	1,015,461	(1%)
14	Maintenance of Way	79,215	64,232	(14,983)	(23%)	43,128	(36,087)	(84%)	79,215	64,232	(14,983)	(23%)	43,128	(36,087)	84%	821,682	806,699	2%
15	Transportation	117,797	129,644	11,848	9%	148,139	30,342	20%	117,797	129,644	11,848	9%	148,139	30,342	(20%)	1,586,684	1,598,531	(1%)
16	Mechanical	96,274	76,026	(20,248)	(27%)	34,943	(61,331)	(176%)	96,274	76,026	(20,248)	(27%)	34,943	(61,331)	176%	951,970	931,722	2%
17	Total Expenses	384,689	352,287	(32,402)	(9%)	328,164	(56,525)	(17%)	384,689	352,287	(32,402)	(9%)	328,164	(56,525)	(17%)	4,384,815	4,352,413	(1%)
19	Operating Results																	
20	Administration	59,956	185,830	(125,874)	(68%)	180,650	(120,694)	(67%)	59,956	185,830	(125,874)	(68%)	180,650	(120,694)	(67%)	2,077,244	2,203,117	(6%)
21	Maintenance of Way	(79,215)	(64,232)	(14,983)	23%	(43,128)	(36,087)	84%	(79,215)	(64,232)	(14,983)	23%	(43,128)	(36,087)	84%	(821,682)	(806,699)	2%
22	Transportation	(117,797)	(129,644)	11,848	(9%)	(148,139)	30,342	(20%)	(117,797)	(129,644)	11,848	(9%)	(148,139)	30,342	(20%)	(1,586,684)	(1,598,531)	(1%)
23	Mechanical	(19,739)	23,610	(43,349)	(184%)	51,440	(71,179)	(138%)	(19,739)	23,610	(43,349)	(184%)	51,440	(71,179)	(138%)	220,563	263,912	(16%)
24	Totals Operating Results	(156,794)	15,564	(172,358)	(1107%)	40,823	(197,618)	(484%)	(156,794)	15,564	(172,358)	(1107%)	40,823	(197,618)	(484%)	(110,559)	61,800	(279%)
29	Other Income	1,099	0	1,099	-	568	531	94%	1,099	0	1,099	-	568	531	94%	1,099	0	-
30	Total Other Income	1,099	0	1,099	-	568	531	94%	1,099	0	1,099	-	568	531	94%	1,099	0	-
32	Financial Expenses & Taxes	2,105	5,144	3,039	(59%)	29,202	27,096	(93%)	2,105	5,144	3,039	(59%)	29,202	27,096	(93%)	58,761	61,800	5%
35	Total Other Expenses	2,105	5,144	3,039	(59%)	29,202	27,096	(93%)	2,105	5,144	3,039	(59%)	29,202	27,096	(93%)	58,761	61,800	5%
37	Net Result	(157,801)	10,420	(168,221)	(1614%)	12,189	(169,990)	(1395%)	(157,801)	10,420	(168,221)	(1614%)	12,189	(169,990)	(1395%)	(168,221)	(0)	56073563%

Month	Carloads	Operating Revenue	Operating Expenses	Operating Expense Ratio
Jul 2025	283	228,993	386,794	168.91%
Aug 2025	-	-	-	0.00%
Sep 2025	-	-	-	0.00%
Oct 2025	-	-	-	0.00%
Nov 2025	-	-	-	0.00%
Dec 2025	-	-	-	0.00%
Jan 2026	-	-	-	0.00%
Feb 2026	-	-	-	0.00%
Mar 2026	-	-	-	0.00%
Apr 2026	-	-	-	0.00%
May 2026	-	-	-	0.00%
Jun 2026	-	-	-	0.00%
Total	283	228,993	386,794	168.91%



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: September 11, 2025
SUBJECT: External Affairs Management Report

COMMUNITY ENGAGEMENT AND OUTREACH

Presentations & Events:

- Attended Oregon Infrastructure Summit, Port staff participated in a panel summarizing Port operations and challenges as well as a keynote on statewide infrastructure issues, and an overview presentation of the Pacific Coast Intermodal Port (PCIP) project.
- Presented to multiple Eugene-area neighborhood associations regarding the PCIP.
- Attended Bay Area Chamber of Commerce monthly board meeting.
- Attended Coos Bay Harbor Safety Meeting.

Stakeholder & Partner Engagement:

- Met with Bandon Dunes operations team to build relationships and learn about their future plans and current operations.
- Met with City of Eugene community outreach representatives and community business and city council liaison members.
- Met with staff from the state's transportation agency consulting team working on the Interstate Bridge Replacement program.
- Met with Common Sense for Oregon, providing a project briefing as part of their effort to learn about infrastructure projects across the state.
- Met with Bay Area Chamber of Commerce Legislative Action Team.
- Met with Iron Workers and building trades to provide updates on Port operations.
- Continued development of the Strategic Business Plan Update document and facilitated a public strategy exercise during the Port Commission meeting to gather stakeholder feedback.

GOVERNMENT RELATIONS

Legislative Monitoring and Strategy:

- Testified on the state transportation package, emphasizing the need for a healthy, functioning system to ensure goods can move efficiently.
- Monitored developments related to the state transportation package.

Agency Coordination:

- Met with ODOT regarding Connect Oregon and federal match options under the program.
- Met with Union Pacific regarding ongoing coordination of multiple rail-related projects.

MEDIA AND COMMUNICATIONS

Media Relations:

- Provided a project briefing to the *Register-Guard* regarding the PCIP.

Project Communications:

- Developed and drafted Letters of Support for a new round of federal grants for the PCIP.
- Assisted with coordination of PCIP project team meetings scheduled in Washington, D.C., in October.



MEMORANDUM

TO: Port of Coos Bay Board of Commissioners
FROM: Raymond Dwire, Charleston Marina Complex Manager
DATE: September 11, 2025
SUBJECT: Charleston Operations Management Report

Monthly Statistics:

Moorages

Of the 525 moorage slips, there were 120 annuals (22.86%), 78 semi-annuals (14.68%), 43 monthlies (8.19%), and 701 transient nights, for a total occupancy of 50.18% for the month.

RV Park

The Charleston Marina RV Park had an average occupancy of 67.96% in August. Out of 104 RV Park spaces, we had 168 new check-ins. Total sales for the month were \$65,408.15. Occupancy in August 2024 was 63.12%. Sales last year were \$62,946.03.

Ice Plant

We sold approximately 728 tons of ice in the month of August, totaling \$72,819.75. In comparison, in August 2024, approximately 907 tons of ice were sold, resulting in \$90,719.50 in sales.

Shipyard Work Dock and Short-Term Work Area

The Charleston Shipyard Work Dock use for the month of August was steady, with \$5,327.76 in sales. Work Dock use in August 2024 was lower, with \$3,764.30 in sales. The Charleston Shipyard Short-Term Work Area was also steady, with \$6,611.41 in sales. Short-Term Work Area use in August 2024 was moderate, with \$5,770.34 in sales.

Charleston Marina Staff:

- Marina Office and RV Park Office are fully staffed.
- Marina Maintenance Department has seven FTE's on staff. Thomas Morton, Charleston Marina Maintenance Manager, has resigned. We wish him well in all his future endeavors.
- The Charleston Security Department has full staff with five full-time employees.

Charleston Ice Plant:

The Charleston Ice Plant Operations had another down period at the end of August. On the morning of August 26, one of the exterior motors in the ice delivery system failed while attempting to deliver ice to a commercial vessel in the shrimp fleet. A coordinated evaluation by Port Staff, NorthStar Ice, and a local electrician determined that one of the delivery motors on the exterior of the building had failed.

The motor was not available locally, and there was a wait time if purchased from NorthStar. Due to the necessity of the Ice Plant, it was determined that the best course of action would be to send the motor out for a rebuild. The motor was taken to HPS Electrical in Roseburg, where it was found that the three-phase motor was down to a single phase. It is suspected this was caused by a storm or a recent large power surge.

The rebuild was completed on the morning of the 29th, and we were able to schedule ice appointments after 3:00 p.m. the same day. While no downtime is ideal, this motor failure resulted in under 78 hours of downtime, which could have been considerably more. Thank you to all involved for making this speedy resolution possible. A special thank you to the numerous community partners who stepped up and attempted to find a matching motor for us.

Charleston Maintenance Updates:

Charleston Maintenance Staff have been extremely busy with the daily maintenance needs of the Charleston Marina. Historically, the months of August and September are the busiest of the year at the Marina. This year is no exception. Warm water temperatures combined with good ocean conditions have resulted in abundant rockfish, salmon, and tuna fishing for both recreational and commercial fishing.

Combined with this year's good commercial shrimp fishery, it has made for a very busy Marina here in Charleston. In addition to daily maintenance tasks, our maintenance staff have also been working on the main whalers on F-Dock.

SDAO Training:

On Thursday, August 28, 2025, I attended an SDAO HR Training Workshop: *From Complaint to Conclusion: A Leadership Lab in Harassment, Risk, and Response*. Workshop speaker Jennifer Bouman-Steagall walked us through the full life cycle of a harassment investigation while highlighting leadership responsibilities, legal exposure, and best practices.

The format encouraged open dialogue around sensitive topics while reinforcing sound decision-making and accountability. The day concluded with a hearty discussion about practical steps and strategies for exploring and implementing workplace disability-related interactive processes and accommodations. I highly recommend this training for our HR and Management Staff, and Jennifer Bouman-Steagall is an amazing speaker.

State Dredge:

Charleston Maintenance Staff will now be shifting their efforts to the State Dredge in preparation for the upcoming dredge project at the Port of Garibaldi. We plan to start mobilization of the state equipment on October 1, 2025. The Port of Garibaldi's In-Water Work Period (IWWP) is from November 1 through February 15. The project goal is to remove 45,000 cubic yards of material.

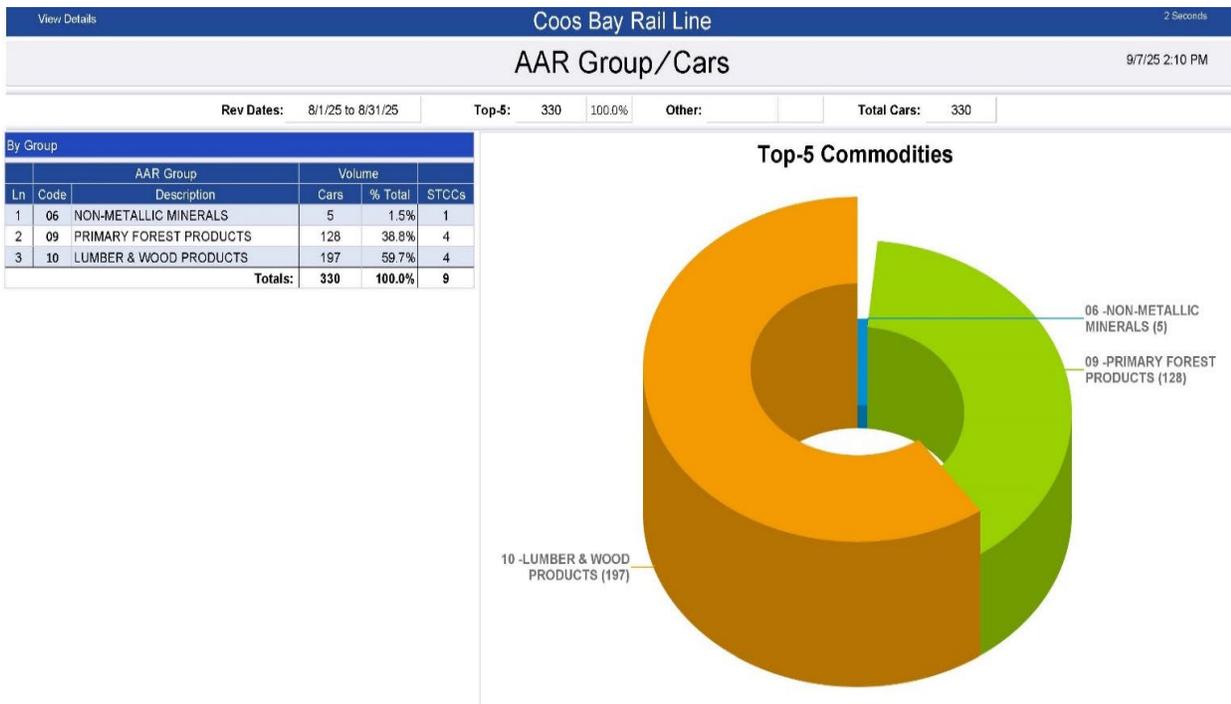


MEMORANDUM

TO: Board of Commissioners
 FROM: Brian Early, General Manager, CBRL
 DATE: September 11, 2025
 SUBJECT: Railroad Department Management Report

Operations:

CBRL Carloads for August 2025 = 330
 Prior Month, July 2025 = 283
 Prior Year, August 2024 = 433
 FY 2025/2026 Forecasted Monthly Average = 409



Despite continued low car counts from our green lumber shipper on the north end of the line, and a slight downtick caused by a lack of car availability on the south end of the line, carload volumes overall improved in August compared to the previous two months.

This was due to the resumption of log car service from the valley to the coast. After losing the use of the North Bend Bridge, several months of negotiations involving all concerned parties occurred, and an agreement to transload log cars at Jordan Cove was reached.

As part of that agreement, the shipper has secured another group of log cars to put into use on the CBRL. Due to age restrictions, that set of cars is currently undergoing FRA-mandated mechanical inspections and will be added to the rotation as soon as they have cleared the inspections and waivers are authorized by the agency.

As you will recall from previous months' reports, the condition of some of the log cars already in service on the line was becoming questionable. CBRL's mechanical team has used the downtime caused by issues with the North Bend Bridge over the past few months to thoroughly inspect all log cars traversing the line. Several defects have been identified and repaired, some are scheduled for repair with an outside contractor, and some cars must be taken out of service and scrapped.

In fact, on the 19th of the month, we experienced a three-day service interruption caused by a log car failure. The spine of the car cracked and broke just ahead of the aft bolster housing, causing the car body to drop and set down on top of the rear axles, resulting in three different tie fires.

Fortunately, the train crew noticed the defect almost instantly and took immediate action to stop the train, extinguish the fires, and prevent any further damage or incidents. Since CBRL does not possess the equipment to handle such a situation, Rick Franklin Corp was brought in to assist with the unloading and dismantling of the car.





On Friday, August 15, 2025 management responded to reports of a fire on the North Bend turn span. Upon arrival, we observed smoke coming from the electrical control room but no visible fire. North Bend Fire responded by boat and attempted to prevent a fire using extinguishers, but they were unsuccessful. Eventually, the building erupted in flames.

A pump was delivered to the bridge, and firefighters were able to confine the flames to the electrical and generator rooms, but not in time to prevent a total loss of the turn motor generator and all of the electrical controls.



Our investigation revealed that one of the batteries used by the control computer for memory had overheated and is most likely the cause of the fire. The small generator powering the navigation lights was not involved in the fire, and a plan to replace those lights with a solar-powered option is now being developed.

Currently, we have no way to operate the bridge due to the loss of the electrical controls, and the bridge is “stuck” in the open-to-navigation position.

Mechanical (Locomotive):

LOCO	92 Day Insp. Next Due	368 Day Insp. Next Due	1104 Day Insp. Next Due
CBRL 1909	11/19/25	9/22/26	11/28/25
HLCX 1044	10/17/25	10/18/25	11/24/27
HLCX 1052	11/18/25	5/18/26	6/25/26
HLCX 1078	9/17/25	6/20/26	12/28/25
HLCX 1081	11/20/25	8/23/26	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 onsite the week of August 18, 2025. Periodic inspections were performed on

locomotives 1909, 1052, and 1081. Additionally, several locomotives were experiencing loading problems that needed to be repaired, most of which turned out to be minor electrical issues.

Mechanical (Car):

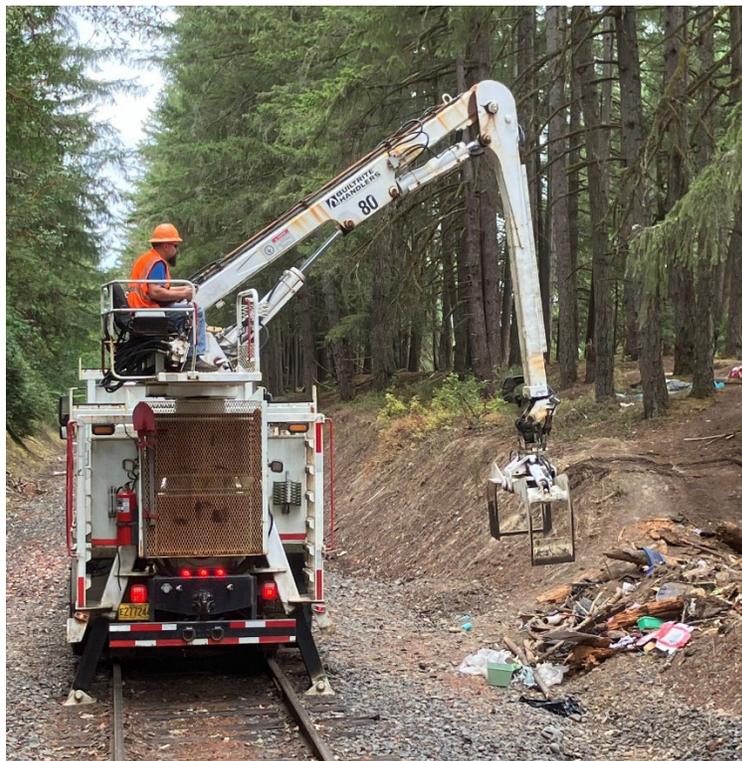
The supply of center beam cars needing repairs improved slightly in August, as the shippers became more familiar with the importance of proper car ordering and the resulting car hire expenses associated with it.

As previously mentioned in this memo, our car men have been spending a good deal of time inspecting and repairing log cars. This not only ensures the safe operation of these cars but also provides opportunities to earn some extra revenue.

Maintenance of Way (MOW):

Our MOW crew was able to complete 12 projects during the month, replacing 88 ties and removing one temporary speed restriction. Temporary Speed Restrictions (TSRs) are used to slow down rail traffic to reduce vibration and mechanical stress on sections of the rail infrastructure when they have been identified as potential failure areas and are in need of repair.

Flammable brush removal work continues and is more difficult this time of year due to fire danger. Most of the work must be done manually by hand, as power equipment could create sparks and increase the risk of wildfires.



(MOW employee removing flammable debris left behind by a homeless camp)

ODOT/FRA:

CBRL received one multi-day visit from the FRA Track Inspector in August. No defects were recommended for violation.

Coos Bay Rail Line:

As of August 31, 2025 CBRL has worked 606 days injury free.
Currently, CBRL has 18 employees and 7 locomotives on property.



(Myrtle Point Depot, year unknown, courtesy 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 of the PCIP
DATE: September 11, 2025
SUBJECT: PCIP Project Update

Grants and Financing:

The RCE and CRISI grants are under contract. The INFRA grant is under final review from the agency. NorthPoint has requested a tapered match and it requires agency approval. We are continuing to meet with the Build America Bureau twice per month to discuss the potential RRIF loan as well as any other financing issues that are needed to move the project forward.

In addition, we are working on an application for the PIDP grant this week to pay for the design and permitting of improvements to the railroad on the North Spit. NorthPoint is actively working with the Port on soliciting letters of support for this grant.

Permitting:

We have continued to move forward the permitting applications that have been filed for the channel modification. I have been meeting with the Army Corps of Engineers (USACE) twice per month and have set up weekly meetings with DMA. DMA is responding to the edits to the documents that have been filed. Keith Leavitt is also attending those meetings. We have a new funding agreement in place to fund these reviews.

Legislative:

It does not directly impact this project, but the Legislature is working towards passing a transportation funding bill in order to improve roads funding. Matt Friesen testified in support of the transportation bill.

We are also scheduling a trip to Washington DC to talk to the federal legislative delegation on October 7-8.

Community Engagement:

We presented to the state Infrastructure Financing Conference in Seaside on September 9, 2025. This will also include the active Bethel and Trainsong neighborhoods. We believe that this will be a very active and engaged audience.

Action Items

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

DATE: September 11, 2025

PROJECT TITLE: 2025Res11: Amendments to Port Policy Manual Chapter 14: Personnel Policy, Section 14.5: Time Off & Benefits

ACTION REQUESTED: Adopt resolution 2025Res11 amending Port Policy Manual Chapter 14: Personnel Policy, Section 14.5: Time Off & Benefits.

BACKGROUND:

Port Policy Manual Chapter 14: Personnel Policy, Section 14.5: Time Off & Benefits, outlines employee benefits including, but not limited to, the accrual and use of Paid Time Off (PTO), Insurance, and Leaves of Absence.

Section 14.5: Time Off & Benefits has been revised to provide necessary clarity and updated best practices, and to reflect recent changes in the structure of employee benefits offered by the Port.

The Port of Coos Bay provides a very generous Paid Time Off (PTO) benefit for Port employees. Employees accrue (and rollover) a significant number of PTO days each year (25-35 days based on years of service), and can accrue up to a maximum of 75 days. Currently, if an employee's PTO balance exceeds 40 days at the time of their anniversary date of hire, the employee may cash out PTO hours in excess of 40 days at 50% of its value.

This generous payout option is highly affecting the Port's budget. In an effort to reduce expenses in the current budget, and to promote use of PTO for rest, relaxation, and recovery away from work, or for unexpected or serious illnesses and emergencies, Port Staff is proposing to revise the current PTO policy to eliminate PTO cashouts. Employees who have a high balance of PTO will be encouraged to take time off. All accrued and unused PTO would still be paid out at 50% value upon termination of employment.

In addition to the change in the PTO cashout policy, other revisions include:

- Eliminating the requirement for employees to submit written documentation of Paid Leave Oregon benefits.
- Eliminating references to Long-Term Disability insurance, as this benefit is no longer offered due to budget constraints in the current fiscal year.

The red lined tracked version of the changes are included within the packet as Exhibit A following the resolution.

RECOMMENDED MOTION:

Adopt resolution 2025Res11 amending Port Policy Manual Chapter 14: Personnel Policy, Section 14.5: Time Off & Benefits.

RESOLUTION 2025Res11

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

**RESOLUTION AUTHORIZING THE AMENDMENTS TO
PORT POLICY MANUAL CHAPTER 14: PERSONNEL POLICY,
SECTION 14.5: TIME OFF & BENEFITS**

WHEREAS, the Oregon International Port of Coos Bay, a Port District organized and operated under Oregon Revised Statutes (ORS) 777, maintains a Port Personnel Policy Manual, and

WHEREAS, Port Personnel Policy Manual Section 14.5: Time Off & Benefits, outlines benefits for Port employees, including, but not limited to, the accrual and use of Paid Time Off (PTO), Insurance, and Leaves of Absence, and

WHEREAS, Section 14.5: Time Off & Benefits has been revised to provide necessary clarity and updated best practices, and to reflect recent changes in the structure of employee benefits offered by the Port, and

WHEREAS, the policy will be effective immediately upon adoption.

THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the Oregon International Port of Coos Bay approves and adopts the amendments to Port Policy Manual Chapter 14: Personnel Policy, Section 14.5: Time Off & Benefits, identified as Exhibit A, attached hereto and incorporated herein by reference.

APPROVED and ADOPTED, by the Board of Commissioners of the Oregon International Port of Coos Bay this 18th day of September 2025.

Kyle Stevens, President

Elise Hamner, Secretary

POLICY 14.5 TIME OFF & BENEFITS

A. PAID TIME OFF (PTO)

Paid-Time-Off (PTO) (which combines vacation and sick leave into one accrual account) is provided to all regular employees to use at the employee’s discretion. Employees are expected to use accrued PTO responsibly to assure necessary rest, relaxation, and recovery away from work, and to maintain an appropriate balance for use in unexpected illness, emergencies, personal business and in cases of serious illness or injury.

Accrual:

All regular, full-time employees begin accruing PTO upon the first day of full-time employment and are immediately available for use. Regular, part-time employees will accrue PTO at a proportionately reduced rate. PTO accrual meets the minimum statutory requirements required by Oregon’s Sick Time Leave Law.

PTO accrual rates are as follows:

Completed Years of Service	Accrual Per Pay Period	Annual Accrual
<1 year	7.69 hours	25 days
1	8.00 hours	26 days
2	8.30 hours	27 days
3	8.62 hours	28 days
4	8.92 hours	29 days
5	9.23 hours	30 days
6	9.54 hours	31 days
7	9.85 hours	32 days
8	10.15 hours	33 days
9	10.46 hours	34 days
10+	10.77 hours	35 days

The maximum amount of PTO which may be accrued, is 75 days per employee. PTO will not continue to accrue over 75 days.

PTO is not accrued during unpaid leave.

Use of PTO:

Use of PTO for planned absence must be scheduled and approved by the department head in advance. Due to possible scheduling conflicts and operating needs, employees may not receive their requested days off. However, Supervisors will make efforts to accommodate such requests when possible. The Port reserves the right to modify or eliminate a specific time off request, if necessary, due to business needs.

In an event that PTO must be used for an unplanned absence, employees must contact their supervisor as soon as possible and before their scheduled starting time. If an employee must

unexpectedly leave during the work day, the supervisor must be notified before the employee leaves work.

PTO may be used in conjunction with Worker's Compensation, ~~Long Term Disability, or Paid Leave Oregon (PLO)~~ to bring an employee's pay to their normal weekly take home pay. Employees who request FMLA or OFLA leave must use available PTO while absent for that leave. Employees who request Paid Leave Oregon (PLO) leave may choose to use their available PTO, but PTO use is not required before or during PLO leave. ~~An employee who elects to use PTO in conjunction with PLO leave must provide the Port with written documentation showing the amount of benefits the employee will receive from PLO and how much PTO the employee wishes to use.~~ When requesting FMLA/OFLA/PLO leave, the employee will be notified of available PTO and FMLA/OFLA/PLO leave.

PTO may not be used while on Unpaid Administrative Leave or Suspension Without Pay.

With the exception of an unexpected serious illness or injury, no more than two weeks (80 hours) of PTO may be used at one time unless previously approved by the Chief Executive Officer.

Unless covered by protected leave, employees are not permitted to take time off without using approved PTO. The employee must have a sufficient balance of PTO available to cover the time off.

If a holiday falls during an employee's scheduled PTO, the employee will receive holiday pay and will not be charged PTO for the day.

Payment:

PTO will be paid at the employee's regular rate of base pay at the time it is used.

50% of the employee's unused accrued PTO shall be paid out at full value upon termination of employment and will be included in the final paycheck.

~~If an employee's PTO balance exceeds 40 days (320 hours) at the time of their anniversary date of hire, the employee may cash out PTO hours in excess of 40 days at 50% of full value. The total number of hours paid out will be deducted from the employee's PTO bank and will no longer be available for use.~~

B. HOLIDAYS

Regular full-time employees will receive a day off with pay regardless of whether that employee is still serving their introductory period on each of these recognized holidays:

- | | |
|----------------------------|------------------------|
| New Year's Day | Independence Day |
| Martin Luther King Jr. Day | Labor Day |
| President's Day | Veteran's Day |
| Memorial Day | Thanksgiving Day |
| Juneteenth | Day After Thanksgiving |
| | Christmas Day |

Chapter 14, Personnel Policy

Approved by the Board of Commissioners March 9, 2007

Section 14.5 Amended September 18, 2025 ~~June 20, 2016, June 18, 2020, December 15, 2020, August 15, 2023, and June 18, 2024~~

When a scheduled holiday falls on Sunday, it will be observed on the following Monday. When a scheduled holiday falls on a Saturday, it will be observed on the preceding Friday.

When a scheduled holiday falls on an employee's regularly scheduled day off, the employee will accrue eight (8) hours of unused holiday.

If a non-exempt employee is required to work on any holiday observed by the Port, the employee shall be entitled to either eight (8) hours of standard pay for the holiday (in addition to pay at the standard rate for the hours actually worked on the holiday), or elect to use the unused holiday at a later date, subject to scheduling with the supervisor. If an exempt employee is required to work on any holiday observed by the Port, the employee shall be entitled to another day off subject to their manager's approval. Employees shall use any unused holiday within the calendar year in which it was accrued. If any unused holiday is not used within the calendar year in which it was accrued, the employee shall be paid for the unused holiday at the employee's standard rate of pay in the first pay check of the following calendar year.

Employees who are on an unpaid leave shall not receive holiday pay. Should a holiday occur during an employee's scheduled PTO, that day will not be deducted from the employee's accrued leave account.

Holiday pay is not considered time worked for the purpose of overtime calculations.

C. MEDICAL / VISION / DENTAL INSURANCE

Regular and introductory employees will receive health insurance, which includes medical, vision and dental, beginning on the first day of the full month following thirty (30) days of employment. Upon termination, an employee's health insurance will lapse on the last day of the month in which the employee was terminated. Continuous coverage (COBRA) is available and employees must contact the Human Resources department for cost and further information.

D. LIFE / ~~DISABILITY~~ INSURANCE

Regular and introductory employees shall receive life ~~and long term disability~~ insurance beginning on the first day of the full month following thirty (30) days of employment. Upon termination, this insurance will lapse on the last day of the month worked.

E. RETIREMENT PLAN

The Port contributes to a retirement system for all regular employees. New employees who have previously been members of PERS (Public Employees Retirement System) will be eligible immediately upon hiring. Other employees will be eligible on the first full pay period of the month following six months of full time employment. Contributions to this plan will end on the last day worked. More information is available from the Human Resources department.

F. COMMUNITY SERVICE

The Port provides the opportunity for employees to request community service leave of up to one hour per week of paid leave during normal business hours. Community Service Leave is defined as leave to volunteer with charitable or service organizations that provide a local community service. Community service is intended to be a personal contribution and commitment of time in a service capacity. It is not intended to cover rallies, marches or other events with a political agenda.

Community Service Leave must be pre-approved by the Human Resources Manager and scheduled with the department head in advance. Time spent on Community Service Leave must be recorded in the Port's Time & Attendance system. It is the Port's expectation that regular work be accomplished as a priority to and before any community service activity. Community Service Leave will be paid at the regular rate of pay. The Port will not be held liable for any injury suffered while volunteering on Port time. Unused Community Service Leave will not be paid out upon termination of employment with the Port.

Membership Dues and Other Fees:

Membership dues in a community service organization will not be paid by the Oregon International Port of Coos Bay unless the Port requests, in writing, an employee's membership in an organization for its benefit. Other fees such as travel expenses and meals are also not reimbursable by the Port unless the Port requests the employee's participation in a particular function.

G. EDUCATIONAL ASSISTANCE

The Port recognizes the benefits of a well-trained and properly educated work force. Educational and vocational assistance may be available to employees if the education is deemed directly related to the employee's position and if it is expected to increase the employee's knowledge within the duties expected of the position or qualify the employee for advancement.

Employees must obtain prior written approval from their manager and the Chief Executive Officer (CEO) and will be reimbursed for tuition based upon the following formula:

- 100% for a grade of "A", 75% for a "B", and 50% for a "C" for community college classes, seminars and workshops.
- 75% for a grade of "B" or above for bachelor and advance degree programs.
- Employees attending non-college training events that are offered on a pass/fail basis, must "pass" to receive reimbursement.

Classes should be taken outside the employee's normal working hours. If the class desired is only available during normal working hours, arrangements must be made with the immediate supervisor.

When attendance to a class is required by the Port, the Port will pay for or reimburse employees for the expenses of attending classes, lectures, conferences, etc. Under these circumstances, the Port will also pay the employee's regular wage while the employee is in training.

Employees are expected to demonstrate a commitment to the Port by continuing employment for at least twelve months after tuition reimbursement. If employment is terminated, for any reason, within twelve (12) months of tuition reimbursement, employees will authorize a payroll deduction for the reimbursement of a pro-rated portion of the tuition.

H. LEAVES OF ABSENCE

The (CEO) has the authority to grant leaves of absence to employees. Approval of leaves of absence should be obtained prior to the commencement of such leaves, except under extreme circumstances. Leaves of absence may be granted for a period not to exceed three months, unless required by law. Leaves of absence shall not be approved for employees accepting other employment. Employees returning from an approved leave are entitled to their previous position if they return within the period for which the leave was granted.

Paid Leaves of Absence:

Regular employees are eligible for paid leaves of absence. Eligible employees shall continue to accrue PTO during these leaves.

The following shall be considered paid leaves of absences:

- Official Appearances/Jury Duty:
Employees required to appear before a legislative committee, judicial or quasi-judicial body, or serve as a juror or represent the Port in response to subpoenas or other action by proper authority, may obtain a leave of absence. Employees who are released for full days during the proceedings, or from such appearances prior to noon, are expected to return to work that day unless they are serving in another county.
- Military Leave:
Annual active duty for training as a member of any component of the Armed Forces of the United States may entitle the employee to a leave not to exceed 15 calendar days in any calendar year, provided the employee has been employed by the Port at least six months prior to the request for leave. Refer to ORS 408.290 for additional information.
- Managerial Leave:
Regular exempt employees shall be allowed discretionary time off with pay as approved in writing by the CEO. Managers shall regulate their own use of managerial leave, and shall endeavor to provide the CEO with at least one day of notice of any day they intend to take off.
- Bereavement Leave:

In the event of a death in the employee's immediate family (immediate family is defined as spouse, domestic partner, parents, children, siblings, grandchildren or grandparents of the employee or of the employee's spouse or domestic partner, or other members of the immediate household), an employee shall be entitled to three paid work days of bereavement leave. Leave shall be extended to five days if the funeral services requires travel outside the State of Oregon. PTO may be used to supplement this leave. (OFLA grants unpaid bereavement leave to make funeral arrangements, attend the funeral or to grieve a family member who has passed away. Bereavement leave under OFLA is limited to two weeks per family member with a maximum of four weeks in a given leave year.) Reasonable proof of death (and travel if applicable) may be requested upon return to work.

Employees may also be eligible for paid leave through Paid Leave Oregon.

Unpaid Leaves of Absence:

Unpaid leaves of absence may be granted as required by law.

Employees may be eligible for wage replacement benefits through Paid Leave Oregon. Prior to taking an unpaid leave of absence, employees are encouraged to inquire about benefits available through Paid Leave Oregon, administered by the Oregon Employment Department. Refer to Section J for additional information.

Unless covered by protected leave, employees are not permitted to take time off without using approved PTO. The employee must have a sufficient balance of PTO available to cover the time off.

Employees on approved protected leave are entitled to continue health benefits on the same terms and conditions as active employees for the entire period of leave, as required by law. Employee paid premiums will remain the responsibility of the employee during the leave period. A payment plan must be agreed upon between the employee, their supervisor, and the Chief Executive Officer before the employee begins the leave. PTO does not accrue during unpaid personal leaves of absence.

The following shall be considered examples of unpaid leave:

- Military Leave Without Pay:
A period of active duty with the Armed Forces of the United States will be without pay. Upon honorable discharge, such employees shall be entitled to reinstatement in their position, or if unavailable, the first available comparable position with pay equal to or better than when the employee left, as provided for in ORS 408.240.
- Medical Leave Without Pay:
Employees may take medical leave without pay, as permitted by FMLA or OFLA. The Human Resources department will require a certificate from the attending physician.
- Crime Victim Leave:

If an employee or a member of the employee's immediate family suffers financial, social, psychological, or physical harm as a result of a personal felony or an employee is the victim of harassment (under the public offenses statutes), the employee may be entitled to protected leave from work to attend criminal proceedings. Refer to ORS Chapter 659A for additional information.

- Domestic Violence Victim Leave:
An employee who is the victim of domestic violence, sexual assault, or stalking, or is a parent or guardian of a minor child or dependent who is a victim, may be entitled to take unpaid protected leave from work to obtain services or treatment. The Port will also provide reasonable safety accommodations in response to actual or threatened domestic violence, sexual assault, or stalking. Refer to ORS Chapter 659A for additional information.

I. FAMILY MEDICAL LEAVE

The following is a summary of Family and Medical Leave policy and procedures under the federal Family Medical Leave Act (FMLA), the Oregon Family Leave Act (OFLA), and Paid Leave Oregon (PLO). Generally, Family Medical Leave provides up to 12 weeks of unpaid leave of absence to eligible employees through FMLA or OFLA and up to 12 weeks of paid leave of absence through PLO for certain family or medical reasons. This section describes family medical leave under both federal and state laws. If there are greater employee rights under one law, that law will apply. In practical terms, that means in most instances Oregon family medical leave laws will apply for Oregon employees (as coverage is broader under the state laws). In all cases, applicable Oregon and federal laws, rules, policies and collective bargaining agreements govern the employee's and the Port's rights and obligations, not this policy.

Eligibility:

Employees eligible for leave of absence under the Family Medical Leave Act must have been employed by the Port for 12 months or more and have at least 1250 hours of service during the 12 months immediately preceding the leave of absence.

Under the Oregon Family Leave Act, employees must have worked for a covered employer for at least 180 days and worked an average of 25 hours per week in the previous 180 days to qualify for state family leave. The employee must also work for a District with at least 25 employees in Oregon (during 20 or more work weeks in the current or preceding calendar year). During a declared public health emergency, an employee is eligible for OFLA with just 30 days of employment if they have worked an average of 25 hours a week in the 30 days before taking leave.

Qualifying Purposes:

Qualifying purposes are different for FMLA, OFLA, and PLO. Employees may qualify for one or more types of leave, or may not qualify, depending on the purpose of leave. Contact the Human Resources department for more information.

Employees may request family and medical leave for:

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- The addition of a child to the family through birth, adoption, or placement by foster care ("parental leave").
- A serious health condition of the employee's family member, as defined by FMLA and PLO.
- A serious health condition that prevents an employee from performing his or her job.
- Pregnancy disability before or after the birth of a child or for prenatal care (pregnancy disability leave).
- To care for an employee's child whose school or child care provider has been closed in conjunction with a statewide public health emergency declared by a public health official.
- Under Oregon law, employees may also request family and medical leave for the care of a minor child who is ill and requires home care, even if the child does not have a serious health condition, provided another family member is not willing and able to care for the child.
- Bereavement leave to attend the service for a deceased family member, to make arrangement for a deceased family member, or to grieve the death of a family member. Eligible employees are entitled to a total of two weeks of leave per family member with a maximum of four weeks for this purpose during any one-year leave period, and the leave is counted toward the 12-week limit. The leave must be taken within 60 days of the death of the family member.
- Oregon Military Family Leave. An employee may take up to 14 days of leave when their spouse or same-sex domestic partner is called to active duty or is on leave from active duty.
- Military Care Giver Leave. Under FMLA, employees may be eligible to take up to 26 weeks of leave to care for a covered veteran or service member who became seriously ill or injured on active duty in the line of duty and who is the parent, spouse, child or next of kin of the employee.
- Qualifying Exigency Leave. Under FMLA, employees may be eligible for leave because of a "qualifying exigency" arising out of a family member being on or called to active military duty in a foreign country.

In addition to the basic 12-week family leave entitlement, Oregon employees may qualify for additional family medical leave under Oregon law in the following circumstances:

- 2 weeks of paid leave for limitations related to pregnancy, childbirth, or a related condition.
- 12 weeks of leave for an illness, injury or condition related to pregnancy or childbirth that disables the employee.

General Provisions:

- Notice - Employees are required to give the Port 30 days' notice of the need for leave when it is foreseeable. If the reason for the leave is unforeseeable, employees must give the Port

verbal or written notice within 24 hours of beginning leave and must provide written notice within three days of returning to work. An employee must make a reasonable effort to schedule treatment for serious health conditions in a manner that does not unduly disrupt business operations.

- Annual Leave Period - The leave calculation year for family medical leave is the 52-week period that begins on the Sunday before the first day family leave is taken by the employee (52-week "looking forward" method.)

Paid, Other Leave to Run Concurrently - Paid leaves and unpaid leaves (e.g., personal leave) run concurrently with unpaid family medical leave where allowed by law. Any accrued paid leave, such as PTO, must be substituted for unpaid family medical leave and taken before the remainder of family medical leave is taken as unpaid leave. PTO use is not required before or during PLO leave. When applicable, FMLA, OFLA, and PLO run concurrently.

- Medical Certification - The Port will require a medical certification of serious health conditions. The employee will be required to provide the certification in a timely manner. The Port may require returning employees to provide a certification of fitness to return to work.

Under Oregon law, employees who use sick child leave on more than three separate occasions in a 12-month leave period may be required to provide medical documentation from the child's doctor to verify that the child was ill and required home care for all subsequent uses of sick child leave in the 12-month period.

- Intermittent/Reduced Schedule - In situations where intermittent or reduced schedule leave is available, employees may be temporarily transferred to available alternative positions that better accommodate intermittent or reduced schedule leave.
- Reinstatement - Generally, employees returning from leave will be restored to their original or equivalent positions with equivalent pay, benefits, and other employment terms, unless their former position has been eliminated for bona fide business reasons where the employee may have no reinstatement rights. Under Oregon law, reinstatement following Oregon family medical leave is generally to the employee's former position, unless the position has been eliminated, in which the employee may be entitled to reinstatement to an available, equivalent job.
- Continuation of Benefits - Employees on approved protected leave are entitled to continue health benefits on the same terms and conditions as active employees for the entire period of leave, as required by law. The Port may recover premiums paid on behalf of an employee who does not return to work for reasons other than a serious health condition of the employee or family member or other circumstances beyond the control of the employee.

J. PAID LEAVE OREGON

In 2019, the Oregon Legislature passed House Bill (HB) 2005, which established a Paid Family and Medical Leave Insurance (PFMLI) program within the Oregon Employment Department

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(OED). The program provides employees with wage replacement benefits when they need to take family, medical or safe leave. The program has been branded as Paid Leave Oregon (PLO). The Port provides Paid Leave Oregon through the Oregon Employment Department. This protected leave is required by Oregon state law and provides paid time off to eligible employees when they need to take qualifying family, medical or safe leave. This is a protected leave with certain rights and responsibilities. All health-related information gathered by the insurer and the Port will be maintained as confidential. Employees will not be discriminated against or retaliated against for using or trying to use this insurance benefit. Employees are encouraged to use the combination of time off and benefits that best meets their personal needs. Refer to ORS Chapter 657B for additional information. In all instances, applicable Oregon laws, rules, and policies govern the employee's and the Port's rights and obligations under PLO, not this policy.

Cost:

Employers and employees pay into the Paid Leave Oregon program. The Oregon Employment Department will assess the employer contribution rates and employee deductions and total gross wage cost annually and adjust as needed. Notice will be provided to employees in advance of any change.

Eligibility:

The determination of eligibility will be made by the Oregon Employment Department, not the Port. If an employee disagrees with an eligibility determination, the employee may use the appeal process outlined in the determination notice.

Length of Leave:

An employee may qualify for up to twelve (12) weeks of leave per benefit year. A benefit year is defined as the 52-week period that begins on the Sunday before the first day an employee starts leave, (52-week "looking forward" method). An additional two (2) weeks of leave may be available if the employee is pregnant, has given birth, or has health needs or limitations because of pregnancy or childbirth. Leave may be taken in single day or single week segments, and may be continuous or intermittent. The length of leave is part of the determination process.

Reasons for Leave:

Paid Leave Oregon benefits may be available for a variety of situations, including family leave, medical leave and safe leave.

Family leave is available when an employee needs to care for a family member with a serious health condition, or when caring for members of the employee's family during the birth of a child, bonding with a child in the first year after birth, through adoption, or when the child is placed in the employee's home through foster care.

Medical leave is available when the employee needs to care for themselves when the employee has a serious health condition.

Safe leave is available for survivors of sexual assault, domestic violence, harassment, bias crimes or stalking to obtain legal or law enforcement assistance, seek medical treatment or recover from

injuries, obtain counseling or support services, or relocate or take other steps to secure the health and safety of themselves or their dependent child.

A *qualifying life event* means any of the following:

- The birth of a child,
- Bonding with a child in the first year after birth, through adoption, or when they are placed in your home through foster care,
- A family member has a serious health condition,
- You have a serious health condition,
- You or your child are a survivor of sexual assault, domestic violence, harassment, bias crimes, or stalking.

A *serious health condition* is an illness, injury, impairment, or physical or mental condition that requires inpatient care, poses an imminent danger of death or possibility of death in the near future, requires constant or continuing care, involves a period of incapacity, involves multiple treatments, or involves a period of disability due to pregnancy.

A *family member* under Paid Leave Oregon can be any of the following:

- Your spouse or domestic partner,
- Your child (biological, adopted, stepchild, or foster child), your spouse or domestic partner's child, or the child's spouse or domestic partner,
- Your parent (biological, adoptive, stepparent, foster parent, or legal guardian), the parent of your spouse or domestic partner, or your parent's spouse or domestic partner,
- Your sibling or stepsibling or their spouse or domestic partner,
- Your grandparent or your grandparent's spouse or domestic partner,
- Your grandchild or your grandchild's spouse or domestic partner,
- Any individual related by blood or affinity whose close association with a covered individual is the equivalent of a family relationship.

Benefit Amount:

The amount of Paid Leave Oregon benefit the employee is qualified to receive will be calculated by the Oregon Employment Department based on the employee's earnings for the prior year as compared to the state average weekly wage. This is part of the determination of coverage process.

The minimum and maximum benefit amounts, as well as the state average weekly wage, are set by the Oregon Employment Department annually and may be adjusted. For current benefit amounts, please contact the Human Resources department or go to <https://paidleave.oregon.gov/>. No employee will receive less than the minimum or more than the maximum allowable by Oregon law.

Employees may choose to utilize their available PTO balance while receiving PLO benefits. Employees will need to indicate this choice on the Leave Notification form. Employees are not required to use PTO prior to seeking benefits through Paid Leave Oregon, or in conjunction with the use of benefits through Paid Leave Oregon.

Notification of Leave:

Employees are required to provide the Port with notice of their intention to take leave. For planned events, employees are required to provide thirty (30) days written notice. For unplanned events, employees are required to notify the Port within twenty-four (24) hours of the leave and provide written notice within three (3) days. If the employee is incapacitated due to an unplanned event and is unable to meet these obligations, the employee must notify the Port as soon as possible.

The oral and/or written notice, as required by law, may be given by any other person on behalf of the employee taking leave, such as the employee's emergency contact person, or any other person otherwise designated by the employee, as reflected in the employee's personnel records.

Employees will need to complete the Leave Notification form to notify the Port of their intention to take leave. Employees may contact their supervisor or the Human Resources department to obtain a copy of this form.

Failure to provide adequate notice of leave could result in the Oregon Employment Department reducing the employee's first week benefit amount by up to 25%.

Filing a Claim for Benefits:

To file a claim for benefits, employees are encouraged to establish an account at Frances Online and file claims electronically. Frances Online is the electronic system of record for the Oregon Employment Department. Employees may also file a claim for benefits by completing a paper application available on the Paid Leave Oregon website or by calling the Oregon Employment Department.

Employees are responsible for submitting the required paperwork to the Oregon Employment Department, as well as information regarding any updates or changes to their claim. The Port is unable to complete the application process on the employee's behalf.

Job and Benefit Protection While on Leave:

If an employee has been employed with the Port for at least ninety (90) days prior to the leave, the employee will be restored to the same position upon their return, if the same position exists. If the same position does not exist, then the employee is entitled to a position equal to their previous position before they took leave, with equal employment benefits, pay and other terms and conditions.

If, at the time of leave, the employee is receiving health benefits these will be maintained. The employee will be required to pay their portion of all elected benefits premiums, if applicable, while on leave. If the employee does not return to work after leave, the Port may recover premiums paid on behalf of the employee, as outlined in Section I, Family Medical Leave, Continuation of Benefits.

Complaints Procedure:

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Employees are encouraged to bring complaints to their supervisor or to the Human Resources department promptly and in writing.

Employees may choose to seek outside assistance to resolve complaints regarding this coverage. Employees may contact the Oregon Bureau of Labor and Industries to file a complaint or may contact an attorney of their choice to determine if a civil action may be appropriate.

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	330	1,089.0
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	2,698	8,903.4

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:	2,698	rail carloads =	269,800	short tons =	8,903.4	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.