



DOCKS & HARBORS BOARD SPECIAL BOARD MEETING

Friday, June 8th, 2018 noon

- I. Call to Order** - June 8th @ noon in CBJ Hall Room 224.
- II. Roll Call** (Don Etheridge, Weston Eiler, Bob Janes, David Lowell, Robert Mosher, David Seng, Mark Ridgway, Budd Simpson, and Tom Donek)
- III. Approval of Agenda**
- IV. Public Participation on Non-Agenda Items** (not to exceed five minutes per person, or twenty minutes total time)
- V. Archipelago Development Update**
Presentation by Morris Communications Group
- VI. Continuation of Strategic Planning Efforts**
Prioritization of Docks & Harbors “Potential Planning Efforts”
- VII. Adjournment**

Docks & Harbor Board
Strategic Planning Meeting Notes

The Board categorized staff recommendation projects and the results are shown below.

Short Term Needs (2 years)

Downtown Harbor Zinc Anodes
Harbor-wide Pump-out Improvements
Cathodic Protection Phase III
New Visitors Center Kiosk
Aurora Harbor Phase III
Auke Bay Marine Station – UAS Cost Sharing Agreement
Statter Harbor Phase III
Statter Harbor Breakwater Deckover
National Guard Float Improvements
Dock Security Booths
Guard Rail on old wharf section

Long Term Needs (2 + year)

Harbormaster Office
Waterfront & Underwater Inspections

Short Term Wants

#1 Downtown Marine Service Expansion (9 votes)
#2 Downtown Bus Staging & Deckover (7 votes)
#3 Auke Bay Marine Station/Hagmeier property Procurement (6 votes)
#4 Juneau Marine Fisheries Terminal (5 votes)
#5 Dredging Wayside Float (2 votes)
#6 Auke Bay Wave Attenuator (1 vote)
Beneficial use Aurora/Harris Harbor Maintenance Dredging (0 votes)
Amalga Harbor Fish Cleaning Station (0 votes)
North Douglas Lighting (0 votes)
Aurora A6/A8 Dredging (0 votes)

Long Term Wants

#1 Statter Harbor Phase IV (11 votes)
#2 Auke Bay Net Float (8 votes)
#3 Small Cruise Ship Berth Project (5 votes)
#4 Douglas Harbor landscaping (4 votes)
#5 Statter/Auke Bay Marine Station Elevated Bay Walk (2 votes)
Harris /Aurora Security Cameras (0 votes)
ABLF Breakwater (0 votes)
Safety Ladders (0 votes)

Staff Recommendation

Downtown Harbors Zinc Anodes	Douglas/Harris/Aurora Ph I/II did not include this maintenance item which would extend the useful life of the steel pilings.	\$1.5M \$400K	Harbor Fund	ADOT
Downtown Marine Services Expansion	Master Plan – first element.	\$25M	Harbor Fund	BUILD Grant
Juneau Marine Fisheries Terminal	Per Planning Study (Norway Point to Bridge Park).	\$25M	Harbor Fund	BUILD Grant
Harbor-wide Pump-out Improvements	Douglas has not operated in 2 years. Statter/Harris not for winter use.	\$100K	Harbor Fund	ADFG – Clean Vessel Act Funds
Cathodic Protection Ph3	Downtown Marine Park sheet pile wall requires maintenance.	\$250K	Cruise Berth Project	No
Downtown Bus Staging & Deckover	Per results of Urban Design Plan	\$15M	Cruise Berth Project Docks Fund Local Match	
New Visitor's Center Kiosk	Under design	\$150K	MPF	
Aurora Harbor Phase III	Oldest remaining floats in inventory. Project is scaleable up to \$7M. Received \$1.5M from 1% Sale Tax Initiative in 2017.	\$7M	Harbor Fund State Marine Passenger Fee	ADOT 1% Sales
Auke Bay Wave Attenuator (FCSA)	ACOE requires 50/50 cost sharing agreement for planning. 80/20 split for construction.	\$500K	Harbor Fund ACOE (Breakwater)	
Auke Bay Marine Station – UAS Cost Sharing Agreement	Per MOA with UAS.	\$220K	Harbor Fund	

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Staff Recommendation

Statter/ABMS elevated BayWalk	Pedestrian Link along the waterfront.	\$12M	Harbor Fund	BUILD Grant
Beneficial Use Aurora/Harris Harbor Maintenance Dredging	Pending meeting with USACE on May 15th, 2017 Application submitted March 12, 2018.	\$100K	Harbor Fund USACE	TIGER
Statter Harbor Phase III	For hire floats and associated uplands, including restrooms, waiting area & gateway.	\$11M	Harbor/Dock Fund (15%) + State Marine Passenger Fee (85%)	
Amalga Harbor Fish Cleaning Station	Study was completed to evaluate potential solutions to queuing and safety issues with vessels using the float	\$300K	ADF&F Grant (75%) Harbor Fund (25%)	

Name	Summary	Estimated Cost	Source of Funding	Match or Grant Opportunity
Harris Harbor Bathroom	Project would reopen the former restrooms.	\$175K	Harbor Fund	No
Statter Harbor Breakwater Deck-over	Current Breakwater has openings creating risk to users.	\$1M	Harbor Fund	
Taku Harbor Pile Jacking	Maintenance to re-drive existing piling, weld split seams and correct pile jacking issues.	\$175K	Harbor Fund	ADFG
Auke Bay Net Float	Previous net float was sold to AGS.	\$150K	Harbor Fund	
Douglas Harbor Landscaping	Douglas residents have indicated CBJ failed to meet commitment to pave& landscape when the harbor was expanded in ~2004.	\$750K	Harbor Fund	
Dredging Wayside Float	Fishing Float grounds at low tide causing structural damage to the float.	\$400K	Harbor Fund	
Downtown Harbors Zinc Anodes	Douglas/Harris/Aurora Ph I/II did not include this maintenance item which would extend the useful life of the steel pilings.	\$1.5M	Harbor Fund	ADOT
Harbormaster Office Replacement	Harbormaster Building (old garage) is past useful life. Master plan calls for multi-use building with modern shower/restroom facilities.	\$1M-\$3M	Harbor Fund	P3 1% Sales Tax
Install Lighting @ North Douglas Boat Ramp	High Voltage power is routed along North Douglas Highway; this would bring lighting to launch.	\$60K	Harbor Fund	
Dredge Aurora Slip A6/A8	Was an additive item in Aurora Ph I which was not executed due to insufficient funds.	\$300K	Harbor Fund	No
Downtown Marine Services Expansion Design	Design fees based on 7% of construction cost.	\$1.4M	Harbor Fund	No
Downtown Marine Services Expansion	Master Plan – first element.	\$20M	Harbor Fund	
Statter Harbor Phase IV	Additional transient moorage & recapitalization of “horse shoe”.	\$2.5M	Harbor Fund	ADOT
Harris/Aurora Security Cameras	Improve security in downtown harbors.	\$100K	Harbor Fund	
ABLF Breakwater/Net Float	Large Breakwater to protect the Auk Nu Cove/ABLF/AGS facilities	\$250K	Harbor Fund	
Little Rock Dump Marine Service Facility Study	Term Contract Engineer	<\$50K	Harbor Fund	
National Guard Float	Electrical & Maintenance Repairs	\$25K	Harbor Fund	

Archipelago & Waterfront Design/Planning	Dependent upon results of Urban Plan.	\$150K	Dock Fund	
Electrification Cruise Ship Berths	Provide electrical cables to both new cruise ship berths.	\$25M	Docks Funds	EPA Funding.
Cathodic Protection Ph 2	Downtown Marine Park sheet pile wall requires maintenance.	\$500K	Docks Funds	No
Cathodic Protection Ph3	Downtown Marine Park sheet pile wall requires maintenance.	\$200K	Cruise Berth Project	No
Downtown Bus Staging & Deckover	Per results of Urban Design Plan	\$15M	Cruise Berth Project Docks Fund Local Match	
New Visitor's Center Kiosk	Under design	\$150K	MPF	
Downtown Bathrooms	Validated in Urban Design Plan	\$500K	MPF	

Aurora Harbor Phase III	Oldest remaining floats in inventory. Project is scaleable up to \$7M.	\$7M	Harbor Fund State Marine Passenger Fee	ADOT 1% Sales Tax
Auke Bay Marine Station Design	Effort would begin the conceptual design work for uplands and marine improvements.	\$1M	Harbor Fund ACOE (Breakwater) USCG	TIGER
Auke Bay Marine Station – relocation Port Office	Relocate downtown Port Office with phones, internet, moving costs, etc.	\$500K	Harbor /Dock Fund	No
Waterfront & Underwater Inspections	Our existing marine facilities have not been inspected; thus, we don't have good maintenance program in place.	\$100K	Harbor/Docks Fund	No
Beneficial Use Aurora/Harris Harbor Maintenance Dredging	Pending meeting with USACE on May 15 th , 2017	UNK	Harbor Fund USACE	TIGER
Statter Harbor Phase III	For hire floats and associated uplands, including restrooms, waiting area & gateway.	\$11M	Harbor/Dock Fund (15%) + State Marine Passenger Fee (85%)	
Misc 16B Improvements	Several desired improvements along the seawalk were not included in the 16B bid documents: ADA Ramp improvements, replacement of sacrificial decking & guard railing along Port Field Office	\$500K	16B Project Funds	No
Downtown “small” cruise ship berth project	Demand for the niche pocket cruise ships has exceeded capacity downtown.	\$15M	Docks/Harbors Fund	
Archipelago Lot Procurement	Estimated cost is based on Assessor's value.	\$10M	Dock Fund State Marine Passenger Fee	
Acquire adjacent ABMS property owned by Hagmeier	Two properties north of anticipated ABMS property are in private ownership and may be available. Properties are assessed at \$620K/each.	\$1.2M	Harbor Fund CBJ Waterfront Acquisition Fund	
Amalga Harbor Fish Cleaning Station	Study was completed to evaluate potential solutions to queuing and safety issues with vessels using the float	\$300K	ADF&F Grant Harbor Fund	

Title 85 Review	Board Review of CBJ Ordinance	\$0K	Time & Talent	
Mariculture Opportunity		\$0K	Time & Talent	
Coast Guard Assets to Juneau	Targeted effort to bring CG Offshore Patrol Cutter to Juneau	\$10K/year		
NOAA Assets to Juneau	Targeted effort to bring NOAA vessels to Juneau	\$10K/year		
Marketing efforts to encourage boat ownership in Juneau			Time & Talent	
Small Cruise Ship Moorage Master Planning	The increased number of small cruise ships have adversely impacted and strained Docks & Harbors' ability to provide suitable dock space. This master planning effort would examine the future business need and develop a holistic plan which would enable this industry to thrive in a sustainable manner.	\$150K	MPF	
Public/Private Port Infrastructure Plan	This would fund a master plan study that would assess the existing docks and needs for the future, including infrastructure and governance.	\$150K	MPF	
Docks & Harbors Staff Organization Review	Adding infrastructure. Should this merit manning study?		Time & Talent	