



# Sitka Port and Harbors Commission Minutes

Tuesday, September 17, 2024, 6:00PM  
Harrigan Centennial Hall

## Port and Harbors Commission Members:

Dave Gordon, Shauna Thornton, Tamy Stevenson,  
Tyler Green, Andrew Callistini, Jorgen Eliason, Justin Peeler  
Chris Ystad (Assembly Liaison)

### I. CALL TO ORDER

Dave Gordon called to order at 6:02 PM

### II. ROLL CALL

Present: Shauna Thornton, Tamy Stevenson, Dave Gordon, Jorgen Eliason, Andrew Callistini & Justin Peeler

Absent: Tyler Green

Staff: Harbormaster Stan Eliason, Office Assistant Alicia Soto, Melissa Haley, Finance Director

### III. CORRESPONDENCE

None.

### IV. AGENDA CHANGES

None.

### V. PERSONS TO BE HEARD

None.

### VI. APPROVAL OF MINUTES

A. Approval of May 8, 2024, meeting minutes

Motion to approve the minutes as written.

**M- Peeler moved to approve the May 8, 2024, meeting minutes S-Eliason**

**Motion passed unanimously.**

### VII. REPORTS

1.) Harbormaster – None

2.) City Staff – None

3.) Chair – None

4.) Assembly Liaison –None

5.) Other (s) –None

### VIII. UNFINISHED BUSINESS

None.

### IX. NEW BUSINESS

#### B. Port Asset Organization Structure and Harbor Rate Study Project Findings

Dennis Bruce and Captain Jeff Monroe from HDR discussed their analysis of the financial situation of Sitka's harbors. They noted that the majority of the harbors' operating revenue comes from mortgage-related fees, which have been increasing at a rate higher than inflation. They also highlighted that without new revenue streams, mortgage rates would need to continue increasing annually. They compared Sitka's mortgage rates to

other Alaska ports and found that Sitka's rates were higher than average. However, when compared to Washington State ports, Sitka's rates were significantly lower. The team also identified potential revenue opportunities, such as charging for the use of harbor assets, implementing a passenger fee, charging for vehicle parking, and establishing a surcharge for harbor services.

**X. SET NEXT MEETING DATE AND AGENDA ITEMS**

- **October 9, 2024 at 6:00 PM**
- **Tariff definition**
- **Insurance**
- **Moorage**
- **Passenger Wharfage fees**

**M-Stevenson moved to add to a discussion of port asset organization structure and harbor rate study project document and feasibility of a tariff, to the next meeting agenda. S-Peeler**

**Roll call vote as follows:**

**Yes- Thornton, Stevenson, Gordon, Eliason, Callistini, and Peeler**

**Motion passed unanimously.**

**XI. ADJOURNMENT**

Chair Thornton adjourned the meeting at 7:45 p.m.

Attest: Alicia Soto, Office Assistant