March 22, 2022

Port of Astoria Waterfront Master Plan

**RE: Project Advisory Committee Meeting 3 – December 7, 2021**

Meeting Summary by Walker Macy

The purpose of this meeting, the final of three engagements with the Project Advisory Committee (PAC), was to review the preferred Master Plan alternative and draft Implementation Strategy, to steer the consultant team’s work for presentation to the public (Public Forum 2, December 14, 2021).

The PAC is composed of members appointed by the mayor representing the City, Port, and other organizations.

Brett Estes (City of Astoria)

Megan Leatherman (City of Astoria)

Jeff Harrington (City of Astoria)

John Southgate (consultant to the City of Astoria)

Will Isom (Port of Astoria)

Matt McGrath (Port of Astoria)

Melanie Olson (Business Oregon)

Andrew Bornstein (Bornstein Seafoods)

Kurt Englund (Englund Marin & Industrial Supply)

David Reid (Astoria-Warrenton Area Chamber of Commerce)

Gregory Morrill (Bergerson Construction)

Dan Hauer (Hauer’s Lawn Care)

The Walker Macy team presented an overview of the components of the final Master Plan and Implementation Strategy, a review of the Master Plan Goals and Core Values defined previously, and new graphics to describe the planning approach to the Project Area focused on the following strategies.

* Improve identity and economic viability.
* Position Pier 1 for Maritime Industry
* Support West Mooring Basin uses.
* Provide public waterfront destinations.
* Connect the site.

The presentation proceeded with a review of the preliminary “Orange” and “Blue” schemes, their primary attributes and differences, and input received from the PAC, the first Public Forum and subsequent online survey hosted by the City. (Public input on the preliminary schemes was presented at Public Forum 2).

The Walker Macy team presented a draft Preferred Alternative—Framework Plan, Demonstration Plan, and supporting details for its key features and elements—which incorporated elements from both preliminary schemes as well as input from the public.

The Walker Macy team also presented a draft Implementation Strategy, organized into three development tracks (horizontal, maritime industrial, and mixed-use development), each with three fundamental steps: Define and Engage; Fundraise and Plan; and Build. The various activities of each step were presented along with potential funding sources. Finally, the Walker Macy team presented “early wins” to draw attention to the Port’s vision, demonstrate commitment, and instigate progress to help attract private development.

* Replace the Chinook Building with seasonal fishing supportive uses.
* Improve the Riverwalk Trail lighting and wayfinding.
* Improve moorage infrastructure at T-Dock to increase leasable slips.
* Improve seasonal cruise facilities to encourage passengers to enjoy Astoria.

Following the presentation, the PAC discussed the summary of public input on the preliminary schemes, the Preferred Alternative, draft Implementation Strategy, and content for Public Forum 2. Discussion topics included: truck routes for large vehicles; the size and location of proposed mixed-use buildings; the function of the proposed “Chinook Pier Pavilion” structure, in particular during winter months, and the need for flexibility to determine its use in the future; Port and City roles in advancing the master plan; the importance of “early wins” for gaining community support; approaches to gaining political support and finding champions to ensure progress. Much discussion was dedicated to simplifying the Implementation Strategy presentation, to make easily understood.

There was general agreement among PAC members that the content presented reflected appropriate and responsive progress in line with the project’s goals, core values, and input provided (PAC and public input) and, with minor refinements based on PAC input, was ready to share with the public in the Second Public Forum.