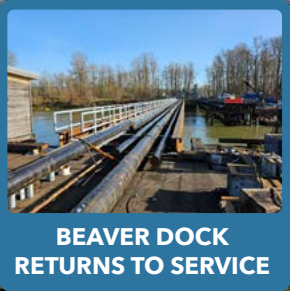


The Compass

News from the Port of Columbia County



**BEAVER DOCK
RETURNS TO SERVICE**



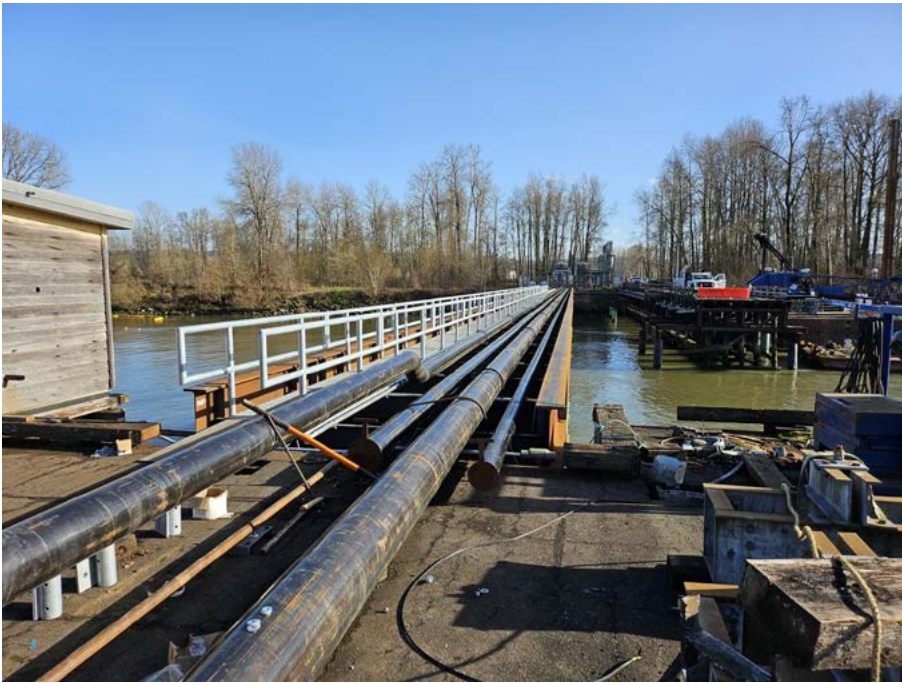
**NATURE TRAIL
RESTORATION**



**2024 STRATEGIC
BUSINESS PLAN**



**NEW EV CHARGERS AT
SCAPPOOSE BAY**



New pipelines and walkway on Beaver Dock.

BEAVER DOCK RETURNS TO SERVICE

The Beaver Dock at Port Westward Industrial Park has resumed commercial operations after a barge unaffiliated with Port Westward damaged the dock last November. The Port's primary dock user led the effort to restore the facility to full operation and the dock is now back in service and vessels have resumed loading renewable diesel.

On Nov. 12, 2023, a tug and barge traveling up the Columbia River collided with the dock causing considerable damage. The impact destroyed approximately 100 feet of the downstream approach and damaged multiple pipelines but resulted in no product release.

Within four months of the incident, a new pipe connection was built and a product line,

vapor recovery line, inert gas line, fire water line, water discharge line, and electrical conduit were all reconstructed.

The Port also worked in close cooperation with Portland General Electric (PGE), which operates three power generation plants at Port Westward, to rebuild their water discharge outfall on the dock.

"The Port would like to thank dock user Columbia Pacific Bio-Refinery for leading the rebuild effort as well as the local, state, and federal agencies whose response and actions played a pivotal role in getting the dock back in operation. Their collaboration and support were instrumental in ensuring a rapid return to service," said Port Executive Director Sean Clark.

NATURE TRAIL RESTORATION COMPLETE

We have recently made significant improvements to the nature walking trails at Scappoose Bay Marine Park. The \$26,000 project removed tree roots and repaired pavement making the trails safer and more accessible for all visitors.

The paved 0.7-mile loop trail is perfect for all skill levels. With stunning views of Scappoose Bay and abundant bird watching opportunities, there is something for everyone to enjoy year-round. We hope you enjoy the restored pathways!



Paved nature trail at Scappoose Bay Marine Park.

DID YOU KNOW?

- **\$800,000 in capital improvements** planned at Scappoose Bay Marina in 2024
- Port spends around **\$250,000 annually** to subsidize operations at Scappoose Bay Marina
- **Port has not levied a property tax since 2019**, foregoing close to \$2.5 million in revenue

PORT UPDATES 10-YEAR STRATEGIC BUSINESS PLAN

The Port completed an update to its Strategic Business Plan, the primary planning document to guide Port policies, practices, and priority capital improvement projects over the next 5 to 10 years.

The Strategic Business Plan is the result of various planning, marketing, financial, and facility assessments undertaken in 2023 and early 2024. It reflects months of collaborative effort with input from Port Commissioners, staff, stakeholders, tenants, the public, and local and regional partners.

The Plan is designed to be a flexible guide for the Port Commission and to bring partners together to address common project goals. The Port's Mission and Vision were also revised, and Guiding Principles identified as part of the

update. The 2024 SPB is available on the Port's website at www.portofcolumbiacounty.org/business-and-development/page/strategic-business-plan.

MISSION

Create a positive economic impact while maintaining livability and adapting to change.

VISION

A diverse regional economy with thriving local businesses, quality jobs, and opportunities for all.

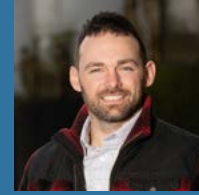
2024 Update

Port of Columbia County
Strategic Business Plan
April 2024

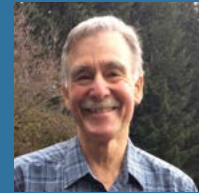
Thank you – to the Port of Columbia County, its stakeholders, and community partners for sharing their time and insight in the development of this Strategic Business Plan



YOUR PORT COMMISSION



BRIAN FAWCETT, President



CHIP BUBL, Vice President



NANCY WARD, 2nd Vice President



ROBERT KEYSER, Secretary



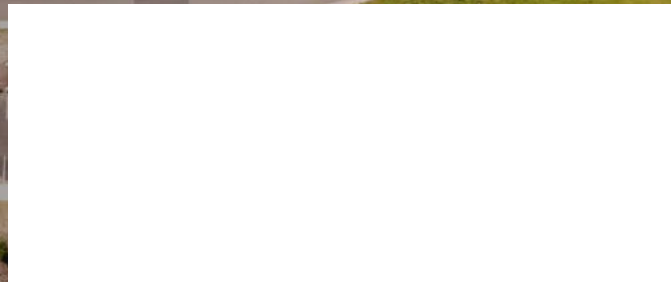
NICK SORBER, Treasurer

ATTEND A MEETING

Regular Commission meetings take place on the 2nd Wednesday of the month at 8:30 am and the 4th Wednesday at 6:00 pm (as needed) at the Port office: 100 E Street, Columbia City, OR. Meetings are subject to change. Visit www.portofcolumbiacounty.org/calendar to view the updated meeting calendar.

SCAPPOOSE INDUSTRIAL LAND FOR LEASE!

- 6-acre shovel-ready, greenfield site
- Across from Portland Community College OMIC Training Center and OMIC R&D
- Taxiway connection available to Scappoose Airport
- Possible build-to-suit
- View listing at www.loopnet.com/Listing/NE-Wagner-Court-Scappoose-OR/22648554



EV CHARGERS AT SCAPPOOSE BAY MARINA



New EV charging station at Scappoose Bay Marine Park.

Electric vehicle (EV) chargers are now available at Scappoose Bay Marine Park. Two ChargePoint Level 3 DC Fast Chargers and one ChargePoint Level 2 dual-port charger are now operational and ready to serve the community at the marina parking lot.

Made possible through a collaborative effort between the Port and the Columbia River PUD, this project embodies our shared commitment to sustainable transportation and environmental stewardship. This project was funded by Oregon's Clean Fuels Program and a grant from Bonneville Environmental Foundation.

We look forward to welcoming you to Scappoose Bay Marina's new electric vehicle charging station!