



PORT OF HOOD RIVER
2026 SPRING PLANNING WORK SESSION

Tuesday, April 21, 2026

3:00PM – 5:00PM

Port Conference Room

1000 E. Port Marina Drive

View the live stream at: <https://www.youtube.com/@portofhoodriver2178/streams>

AGENDA

- I. Welcome & Introductions** (*Heather Gehring, Commission President*) (5 min.)
- II. Meeting Overview** (*Kevin Greenwood, Executive Director*) (5 min.)
- a. *Reviewing Commission Goals from Fall Planning (p. 3)*
 - b. *Preparing for FY 27 Budget (p. 7)*
- III. Current Financial Overview** (*Debbie Smith-Wagar, Finance Director*) (10 min.)
- Current/projected financial conditions.*
- a. *10-Yr. Financial Model (p. 9)*
 - b. *Fees, Charges, Rates (p. 41)*
- IV. Key Issues/Projects for FY 2026-27** (10 min.)
- A. Projects Currently Underway/Complete** (informational only) (*p. 51*)
- These issues are ongoing and are provided as informational. Time has been set aside for Commission to ask questions*
- a. *Central Services/Administration*
 - *Succession Planning – ongoing / KMG*
 - *Increase Presence on Statewide Boards/Forums – ongoing / ALL*
 - *Admin/Ops Building Relocation – underway / AR/KMG*
 - *Indian Creek Property Transfer – underway / KMG*
 - b. *Marina/Waterfront Recreation*
 - *Jensen Roof Replacement / Cell Tower Improvements – underway / AR*
 - *License Plate Program via Foundation – underway / MC*
 - *Marina Survey – complete / MC, DS*
 - *Commercial Dock Proposals – complete / MC/DS*
 - *RFDI for Marina East/West – ongoing / MC/AR*
 - c. *Existing Bridge and Transportation*
 - *CIP Projects – ongoing / AR/MC*
 - *Toll Plaza Improvements – complete / DSW/MC/DS*
 - *Bridge Strike Insurance Claim – ongoing / KMG*
 - *Complete CAT IGA – complete / MC*
 - *Bridge Replacement ROW Negotiations – ongoing / AR*
 - d. *Airport*
 - *Identify New Airport Property to Lease – complete / JR*
 - *South T-Hangars – ongoing / JR*
 - *AWOS Tree Survey – ongoing / JR*
 - *Jeanette Rd. Land Leases – ongoing / JR*
 - *Airport Terminal/Hangar – ongoing / KG*
 - e. *Real Estate Development*
 - *Pursue Maritime Site Redevelopment – ongoing / MC/AR*

- *Update Real Estate Policies – ongoing / AR*
- *Pursue Capital Inspection of Buildings – ongoing / AR*

B. Projects for Consideration/Discussion Items

(90 min.)

- *Introduction of Capital Projects Fund / DSW (p. 65)*
- *Big 7 Capital Repairs / AR (p. 69)*
- *Waterfront Transportation Improvements / MC (p. 71)*
- *Marina Planning / MC (p. 73)*
- *Airport Development Sites / JR (p. 75)*
- *Strategic Business Plan Kickoff / KMG (p. 85)*

V. Other

VI. Adjourn the Work Session

The Port Commission will convene Regular Session immediately following the conclusion of the Spring Planning Work Session, with a 5-minute transition break.

If you have a disability that requires any special materials, services, or assistance, please contact us at 541,386,1645 so we may arrange for appropriate accommodations.

*The chair reserves the opportunity to change the order of the items if unforeseen circumstances arise. The Commission welcomes public comment on issues not on the agenda during the public comment period. With the exception of factual questions, the Commission does not immediately discuss issues raised during public comment. The Commission will either refer concerns raised during public comment to the Executive Director for a response or will request that the issue be placed on a future meeting agenda. People distributing copies of materials as part of their testimony should bring **10 copies**. Written comment on issues of concern may be submitted to the Port Office at any time.*