

Agency: Commerce, Community and Economic Development**Grants to Municipalities (AS 37.05.315)****Grant Recipient: Bristol Bay Borough****Federal Tax ID: 92-0029832****Project Title:****Project Type: New Construction and Land Acquisition**

Bristol Bay Borough - Port of Bristol Bay Expansion and Pile Dock Replacement

State Funding Requested: \$5,000,000**House District: 37 / S**

One-Time Need

Brief Project Description:

Replace the existing pile supported platform dock built in 1982 with a high capacity fill platform dock.

Funding Plan:

Total Project Cost:	\$16,000,000
Funding Already Secured:	(\$6,000,000)
FY2013 State Funding Request:	(\$5,000,000)
Project Deficit:	\$5,000,000

Funding Details:

FY 2010 Federal Legislation (HUD) \$1,000,000

FY 2010 Alaska State Legislature \$5,000,000

(\$2 million spent)

FY 2011 Alaska State Legislature \$2,000,000

Detailed Project Description and Justification:

This project will replace the existing pile supported platform dock built in 1982 with a high capacity fill platform dock. The project will include demolition and salvage of the existing, deteriorating dock, as well as uplands grading and drainage, asphalt surfacing, relocation of outfall and safety fencing, reroute of the boat ramp and access road, as well as other associated work details.

The project is shovel-ready as the design is complete for the project. The Bristol Bay Borough currently has a \$6 million match and requires \$10 million to complete the project (see scope and budget in Attachment #1).

Port of Bristol Bay

Bristol Bay is home to the largest sockeye salmon fishery in the world. During our six-month seasonal operation, the Port of Bristol Bay ranks #4 in the U.S. for a monetary value of a seafood product crossing the dock (According to NOAA- See Attachment #2). Port expansion is needed to keep up with the increasing demand and shipping needs of the fishing industry who last year shipped 100.9 million lbs across the Port of Bristol Bay Dock to destinations around the country. An additional 200,000,000 lbs of cargo cross the dock every year as well, as the Port of Bristol Bay Dock is the shipping hub of the region, serving 30 communities (See Attachment #3).

The fishing industry in the Bristol Bay Borough is the economic engine of the region. The livelihoods of the region's

residents and wholesalers/retailers across the country depend on this income, as well as consumers who depend on this valuable food source. Bristol Bay fishery processors have invested over \$100 million in processing capacity improvements from 2004-2012. This capacity increase is straining Port operations as the dock facilities have not been large enough to handle the increased volume.

Existing Port Facility

The Port of Bristol Bay, located in Naknek in Southwest Alaska, has a 200-foot, pile-supported dock constructed of steel and concrete in 1982, and an additional 200 x 200 foot sheet pile cell dock completed in the fall of 2010. This latest dock provides a much needed additional dock face, storage, and some moorage, parking, and amenities for commercial fishing vessels. In 2011, upland storage land was improved and a big portion of the hill behind the dock was removed in order to increase dock acreage to meet the increasing demand of the Port.

The combined docks have a total face (width) of 400 feet and are subject to tidal influence, with large barges not able to approach the dock at low tides. Fishing vessels "raft" together, as there are no individual berths. Electricity, potable water, restrooms, trash and used-oil disposal are available. Dockage is charged by the day or by a season pass for unlimited docking.

The Port has approximately 6 acres of both owned and leased property that make up the Port of Bristol Bay terminal area. The Port shares a warehouse with Public Works that provides approximately 4,000 square feet of seasonal inside storage and distribution for smaller cargo.

Need for Dock Expansion

Fish processors operating in the Borough have substantially increased the volume of freight shipped across the Port. Containers crossing the dock increased from 5,541 in 2001 to 11,012 in 2009 (see Attachment #4). In response to increases in freight volumes, barges have gotten larger, from 200 feet to over 400 feet, and individual shipping containers have become heavier with the average weight now exceeding 60,000 pounds. This increase in freight volumes has created congestion and issues of safety especially during peak season operations.

The new sheet pile cell dock completed in the fall of 2010, which added an additional 200 feet of dock face, satisfied the need to accommodate the substantial increase in the volume of freight shipped across the dock (see Attachment #5), and substantially decreased congestion and safety issues of the single pile dock. With the addition of an area specifically for fishermen, it eased the congestion and increased the capacity of the dock to cater to independent owner/operator processing vessels. Segregating the activity of shippers and fishermen at the port site is also a requirement of the port security requirements under Homeland Security guidelines.

However, the older pile supported dock (built in 1982) has exceeded its useful life. The steel pilings are failing below the concrete structure (see Attachment # 6). PND Engineers, Inc. recently stated, "Increased loads, frequency, and duration has put considerable stresses upon the 1982 pile dock which, given its current state, results in the need for significant annual repairs, or possibly failure". The Port of Bristol Bay now spends nearly \$200K per year for repairs of this aging structure, with future projected costs rising significantly each year.

The solution is to replace the 1982 dock with a high-capacity fill dock, which is the subject of this appropriation request (see drawing in Attachment #7). As the salmon season coincides with the construction season, the demolition and replacement of the 1982 dock will be a challenge when trying to continue the same level of service to the large marine carriers and expanding fishing industry achieved after completion of the 2010 dock. It is urgent this dock be replaced now in order to

keep up with increasing seafood processing plant production. As an example of increased production, the Borough has received Site Development Permits from three processing plants for three new bunkhouses in 2011 and 2012.

Summary of Recent Improvements

In 2009, the Borough began Phase I improvements by initiating construction of a new "open-cell" dock immediately downstream of the existing dock. This new dock addition, which is now complete, added approximately 3.9 acres of dock area and another 200 feet of dock face. Open cell design made use of earthen material behind a sheet pile bulkhead. This type of design provides a solid base to support the heavy loads that are typical at the Port. Phase I was completed in November 2010.

The Phase I Improvements included \$9,245,354 in State and non-State funding as follows:

\$2,445,354. Bristol Bay Borough

\$1,000,000. Bristol Bay Economic Development Corporation

\$2,400,000. State Legislative grants

\$1,700,000. Denali Commission

\$1,700,000. Economic Development Administration

\$9,245,354

Benefits of Improvements to the Port

The Port of Bristol Bay is a regional port and serves a vast area. The expansion of the Port will facilitate and support efforts to retain and grow the Bristol Bay region's economic status through providing a cost effective method of transportation to ship increasing cargo and tremendous volumes of salmon to market. The expansion improvements will provide a safe work place for Borough employees, as well as safety for the fishermen that utilize the facility.

Besides serving multiple rural communities in the region, the Port of Bristol Bay is situated to accommodate resource development prospects such as the proposed mining projects located in the Lake Iliamna area. Oil & natural gas prospects to the south and west of the Port of Bristol Bay hold significant resource development opportunities as well. Development of any of these resources will significantly increase the volume of marine cargo into and out of the Bristol Bay region through the Port of Bristol Bay.

The entire Bristol Bay region depends on the Port of Bristol Bay for cargo, some fuel, and shipment of the valuable fish product produced in Bristol Bay. This dock is the economic engine that supports over 30 communities in the region, and not just the Bristol Bay Borough. Failure to advance port expansion and repairs in response to the demand placed on the Port of Bristol Bay will result in a reduction in cargo handling ability, increased costs to operators, and possible inability to accommodate all of the shipping needs of the entire salmon industry.

Project Timeline:

2012: Project funding award from Legislature. Bid, contracting and initiate construction.

2013: Complete construction and initiate operation.

2014: 1st full year of operaton.

Entity Responsible for the Ongoing Operation and Maintenance of this Project:

Port of Bristol Bay

Grant Recipient Contact Information:

Name:	Patrick Jordan
Title:	Borough Manager
Address:	P.O. Box 189 Naknek, Alaska 99633
Phone Number:	(907)246-4224
Email:	pjordan@bbbak.us

Has this project been through a public review process at the local level and is it a community priority? Yes No



ENGINEERS, INC.

**PORT OF BRISTOL BAY EXPANSION - PLATFORM DOCK REPLACEMENT
(65% design) ROUGH ORDER OF MAGNITUDE ENGINEERS ESTIMATE
12/5/2011**

ITEM	WORK DESCRIPTION	Cost Estimate
A	Site Prep, demolition and salvage of platform Dock & Utilities	\$2,200,000
B	Construct high capacity fill dock	\$8,300,000
C	Construct dock cap - fendering, mooring, ladders, bull rails, safety equipment, dredging	\$1,700,000
D	Uplands grading and drainage, utilities, fuel header, asphalt surfacing, High-mast Lights, relocated grinder outfall & safety fencing	\$2,500,000
E	Reroute boat ramp road, boat ramp, revetment, apron and Jersey barriers	\$1,300,000
F	Engineer's Estimate:	\$16,000,000

Notes: Estimates include a 20% contingency \$16,000,000

New Replacement Dock (Phase 2)	\$16 M
Beginning Balance (MATCH)	\$6 M
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New Funds Needed (FY13)	\$10 M

ON GOING PHASE 1 PORT IMPROVEMENTS

1. Dredging Equipment	\$750 K
2. Purchase, Place/Compact Materials for New Surface	\$250 K
3. Purchase/Install Steel Piling Trench New Power to Fishermen's Side	\$500 K
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Total	\$1,5 M

ITEMS CONTINGENT UPON PROJECT FINISHING UNDER BUDGET

1. Purchase of Paug-Vik Lease Property (L-3, 2.2 Acres)	\$300 K
2. Purchase of Yard Arm Knot Lease Property & Ways	\$300 K
3. Purchase Adjacent HUD Property (5 Lots @ \$150 K ea)	\$750 K
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Total	\$1,35 M

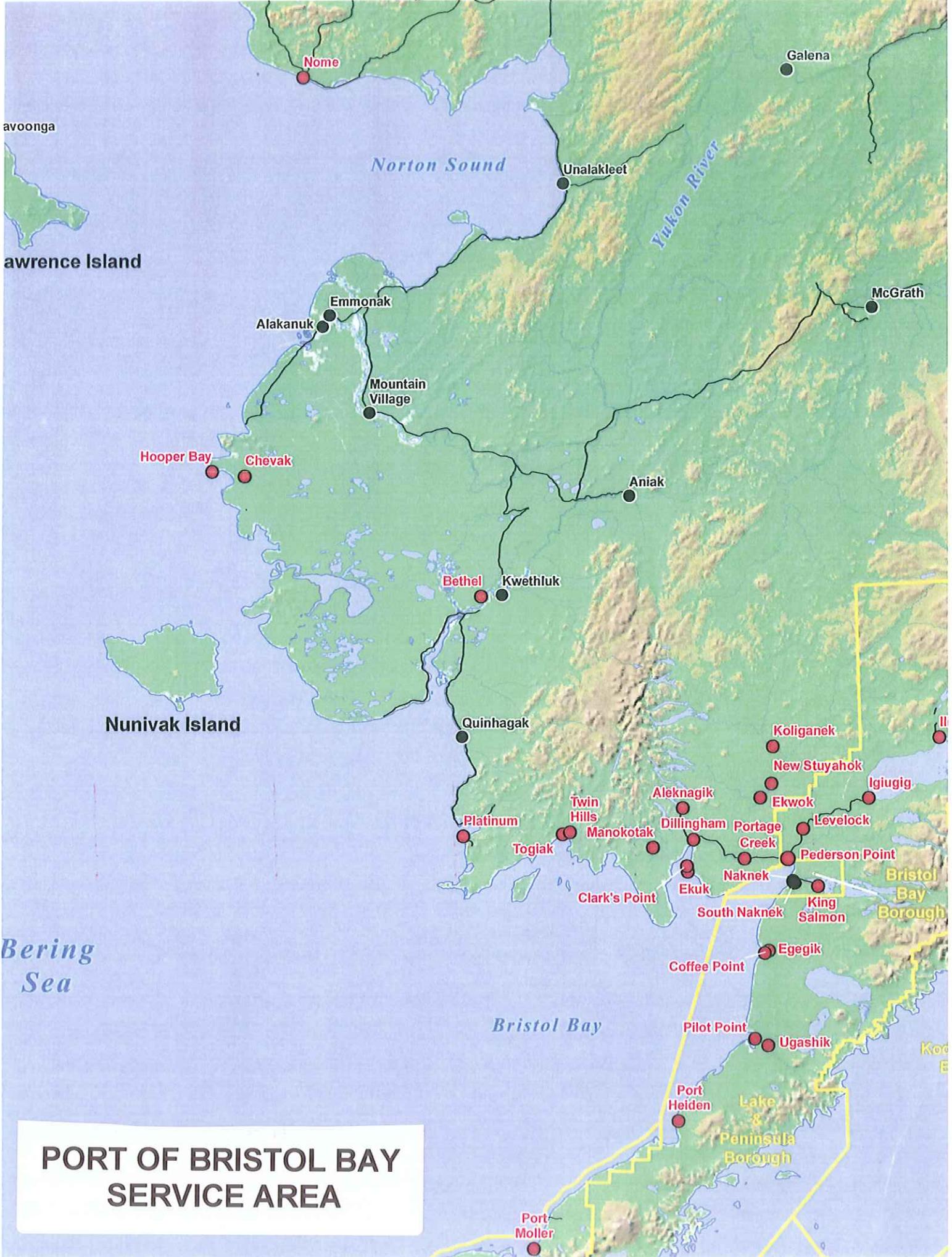


NOAA

TOP 10 COMMERCIAL FISHERY VALUES AT MAJOR U.S. PORTS, 2009-2010
Figures in Millions of Dollars

Port	2009	2010
New Bedford, Mass.	249.2	306.0
Dutch Harbor-Unalaska, Alaska	159.7	163.1
Kodiak, Alaska	103.8	128.1
Naknek-King Salmon, Alaska	76.1	100.9
Cordova, Alaska	32.8	84.3
Cape May-Wildwood, N.J.	73.4	81.0
Hampton Roads Area, Va.	68.1	75.4
Honolulu, Hawaii	59.4	71.6
Seward, Alaska	33.1	69.2
Sitka, Alaska	51.3	62.2

Note: To avoid disclosure of private enterprise, certain ports have not been included.



**PORT OF BRISTOL BAY
SERVICE AREA**

Containers moved through the Port of Bristol Bay 2001-2009

YEAR	Herring	Canned Salmon	Frozen Salmon	General Cargo	Total Containers
2009	320	1,180	1,297	8,215	11,012
2008	284	1,044	1,117	7,917	10,362
2007	103	1,195	1,026	7,158	9,482
2006	203	1,231	961	8,160	10,555
2005	314	791	956	4,885	6,946
2004	171	1,065	817	4,648	6,701
2003	216	617	316	5,119	6,268
2002	173	446	228	2,301	3,148
2001	448	644	270	4,179	5,541

Totals, including but not limited to, freight for the following:

Outer Ports:

Togiak Aleknagik
 Egigik Ekuk
 Levelock Manokotak
 Portage Creek Igiugig
 Ugashik Koliganek
 Clarks Point New Stuyahok
 Ekwok Iliamna
 South Naknek Port Alsworth
 Dillingham Port Mollar
 Pilot Point Wrangle
 Port Heiden Nome
 Twin Hills Kotzebue
 Coffe Point Gamble
 Bethel King Salmon
 Hooper Bay Platinum
 Chevac Pederson Point

Land Processors:

Leader Creek Fisheries
 Yard Arm Knot
 Trident-Naknek
 Trident- South Naknek
 Alaska General Seafoods
 Ocean Beauty Seafoods
 Baywatch Seafoods
 Pederson Point
 Peter Pan Seafoods
 Icicle- Egegik
 Togiak Fish
 Ekuk Fish
 Coffee Point Seafoods
 Naknek Family Fisheries
 Great Ruby Fish Co.
 Wild Alaskan Salmon

Offshore Processors:

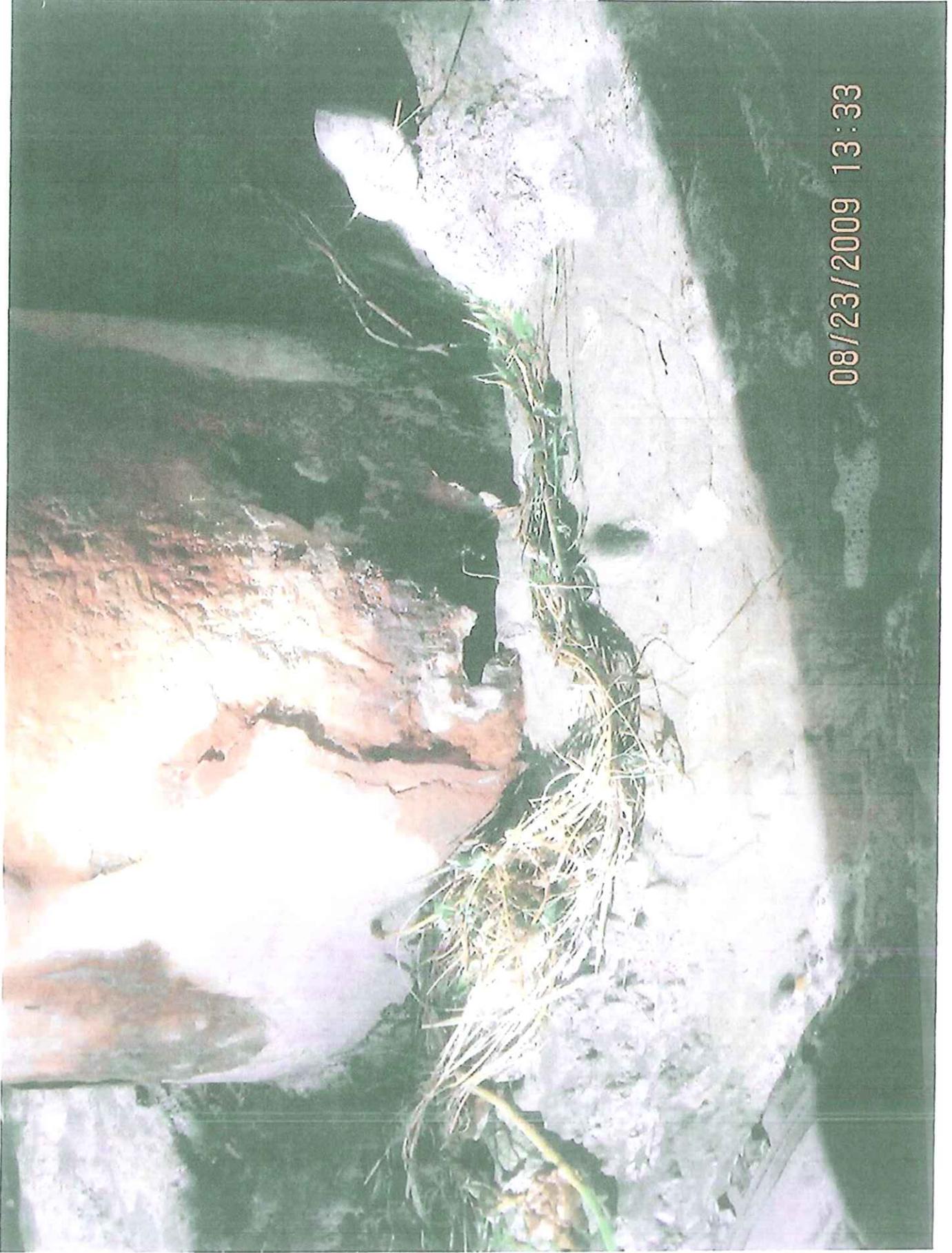
Bering Star-Icicle
 Stellar Sea-Icicle
 Arctic Star-Icicle
 Pribalof- Norquest
 Aluetian Falcon-Norquest
 Innovator-SnoPac
 Alaska Packer-Trident

Construction Companies:

Quality Asphalt
 BC Contractors
 Kelly Ryan
 L & M Equipment
 Knik Construction
 Glacier Construction
 Naknek Geothermal
 R & R Drilling
 Bristol Bay Contractors
 Harris Creek Co.
 Bay Materials
 ODW & Son
 Paug-Vik Development
 Aqua Drilling
 Chugach Support Sevices
 BBHA

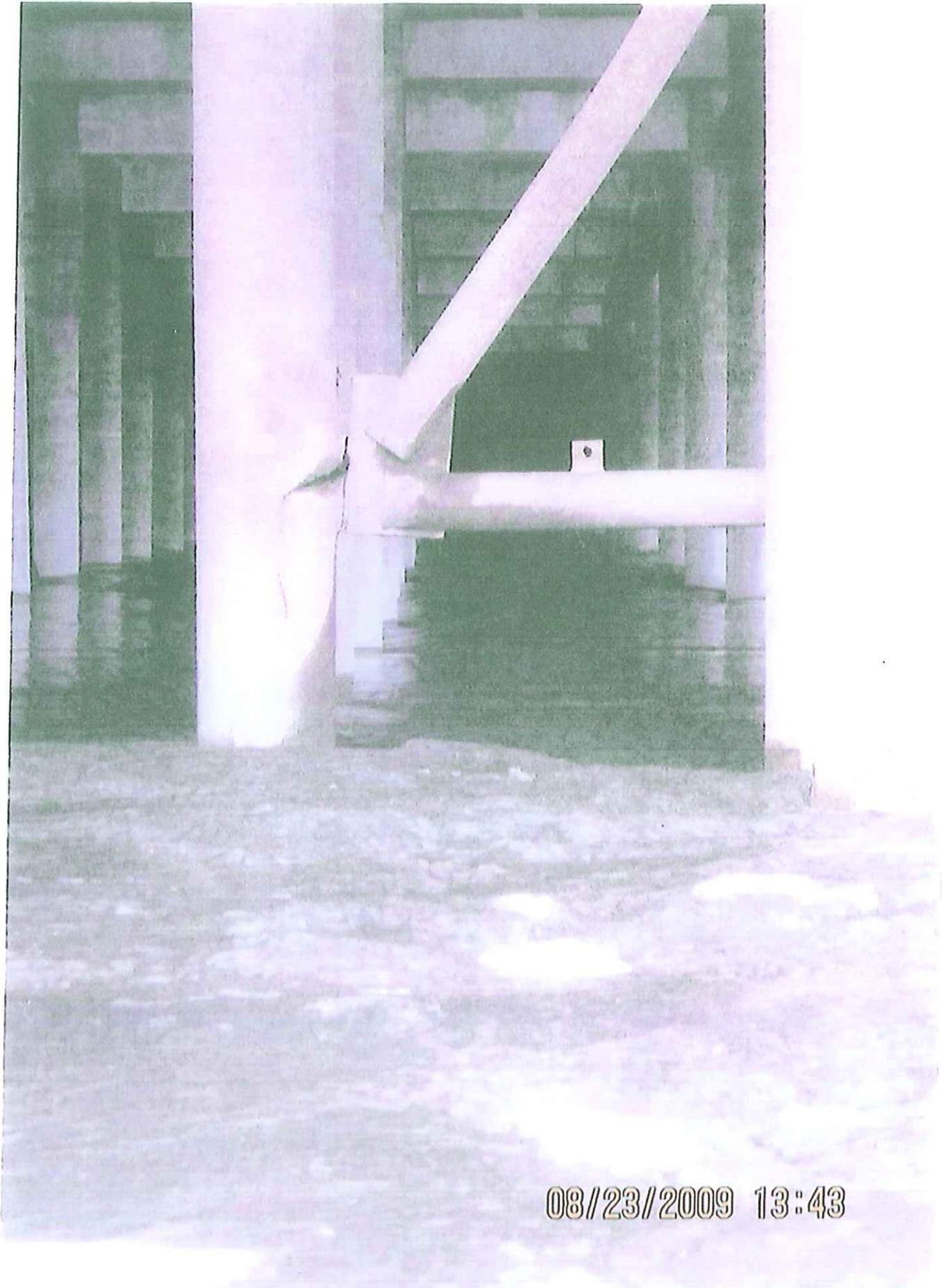
**PORT OF BRISTOL BAY
(During 2010 Construction of Fill Platform Dock)**





08/23/2009 13:33

1982 Dock- Piling Deterioration



1982 Dock- Piling Deterioration

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Bristol Bay Borough

BRISTOL BAY BOROUGH PLANNING COMMISSION RESOLUTION 04-2011

A RESOLUTION OF THE CAPITAL IMPROVEMENT PROJECT PRIORITIES TO THE BRISTOL BAY BOROUGH ASSEMBLY FOR SUBMITTAL TO THE 2012 LEGISLATIVE SESSION FOR PROJECT FUNDING.

Whereas, the Bristol Bay Borough has a 5-Year Capital Improvement Program and;

Whereas, the projects included in the Capital Improvement Program are re-evaluated, prioritized, and updated annually in an effort to secure financial assistance for the most critical projects; and

Whereas, projects identified in the annual Capital Improvement Program have received the highest rating for social and economic well-being; and

Whereas, the Planning Commission has reviewed the 2012 Capital Improvement Program in their December 13, 2011 regularly scheduled meeting as part of the continued effort to help improve the quality of life for the entire Bristol Bay Region; and

Whereas, the Planning Commission in their review of the capital improvement projects, considered and approved a request from School Superintendant Jack Walsh to add a school improvement project to the list of five CIP projects to be submitted by the Bristol Bay Borough to the State Legislature in February 2012 for appropriations; and

Now Therefore Be It Resolved, that the Bristol Bay Borough Planning Commission hereby recommends the following five Capital Improvement Projects to the Bristol Bay Borough Assembly as the highest priority projects to be considered for State financial assistance for Fiscal Year 2012/2013:

- | | |
|--|------------------|
| 1. Port of Bristol Bay Expansion- Phase 2 | \$10,000,000 |
| 2. Naknek Sewer Line and One Lift Station Replacement and Relocation from Peter Pan to the Sewage Lagoon (planning, feasibility, and design) | TBD by submittal |
| 3. Rehabilitation of the Alaska Peninsula Highway between Naknek and King Salmon, including shoulder improvements and the bridges over Leader Creek, Paul's Creek and King Salmon Creek (STIP) | TBD by submittal |
| 4. School Facility Needs (energy conservation audit and retrofits, Repair and replace the doors and roofing at the school's front entrance, paint | |

the exterior of the school and administrative facilities

Improve the grounds, playgrounds, and activity areas around the school
to make safer for students and the community.

\$250,000

5. Small Boat Harbor

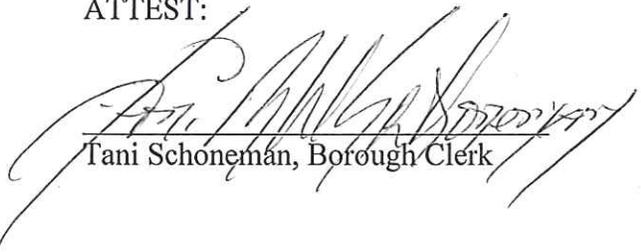
\$6,000,000

Adopted and approved on this 13th day of December, 2011.



Steve Jones, Chairman

ATTEST:



Tani Schoneman, Borough Clerk