

Port of Newport

600 S.E. BAY BOULEVARD NEWPORT, OREGON 97365 PHONE (541) 265-7758 FAX (541) 265-4235 www.portofnewport.com

Port of Newport Administrative Building Meeting 5:30 – 7:00 pm, 23rd October 2014

Attendees:

Kevin Greenwood, General Manger, Port of Newport;
Walter Chuck
Port of Newport Commissioner, President
Ken Brown
Port of Newport Commissioner, Secretary/Treasurer
David Jincks
Port of Newport Commissioner, Position 2
Rick Fuller
Facilities Manager, NOAA MOC-P
Darlene Webster
Administrative Assistant, Port of Newport
Dietmar Goebel
DH Goebel, Architect
Amanda Capri, AIA, NCARB, LEED AP ND
Architect, Capri Architecture
Dustin Capri, AIA, NCARB, LEED AP ND
Architect, Capri Architecture
Jim Shaw
Local Resident
Rebecca McBee-Wilson & William Wilson
Local Resident adjacent to Admin Bldg
Larry Coonrod
Editor, Lincoln County Dispatch
Spencer Nebel
City of Newport

Meeting Minutes:

1. Introductions made by all attendees.
 - A. Most in attendance were by Commission, Port staff and one residence that has property adjacent to the Port Admin Building. Twenty property owners were sent invitations to attend this meeting. The Wilson's mentioned that their attendance was to attain more information as the height of the building that may or may not impact their property views. They mentioned that disruption of view from their driveway was not a concern but from other areas of the property they would have concerns.
2. Review of past presentations of design options and background of design alternatives was Made.
 - A. Different layout locations of previously suggested designs and impact to others such as the Yaquina Bay Yacht Clubs ability to have growth if the Admin building was placed

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adjacent to their building and the added impact to a greater number of residents if the

building was to be placed on this east portion of the lot. It was previously determined that the less impact to most would be on the west end of the lot which is under a steeper end of NE 5th street.

3. Review of alternative options was presented with pros and cons indicated per each option pertaining to design layout, functionality and materials used.
 - A. Layout of covered walkway that wraps around building, use of natural lighting, use of very durable materials conducive to our coastal weather such as corrugated metal (silver In color to match surrounding structures on the bayfront) some cedar accents would be also used but not entirely due to additional maintenance costs it would add. Every consideration was made to insure that the building constructed would utilize the most durable materials reduce maintenance cost but would add longevity to this new building.
4. Presentation of current local input to designs was also presented.
 - A. Input from local residents pertaining to aesthetic design to other structures in the surrounding area and use of material for longevity.
5. Current Schematic Designed presented for SWOT Analysis Crawford Slip Exercise, presentation of findings and next steps.

Groups were split into four topics among the attendees to gather more input. The topics analyzed the current drawing as follows: Strengths, Weaknesses, Opportunities and threats. Each group had a certain amount of time to fill out slips of paper pertaining to their topic ie..making a list of all the strengths the design as presented, weaknesses etc. Then these were analyzed as a group to target if there were any areas that the design group was not considering. Many views and ideas were shared but overall the path that the design group was on is correct in fulfilling most every area. Wilson's had some final concerns of height and Capri Architecture would follow up with homeowners to demonstrate visually height of building from their property vantage point.

6. Concluded 7:00pm

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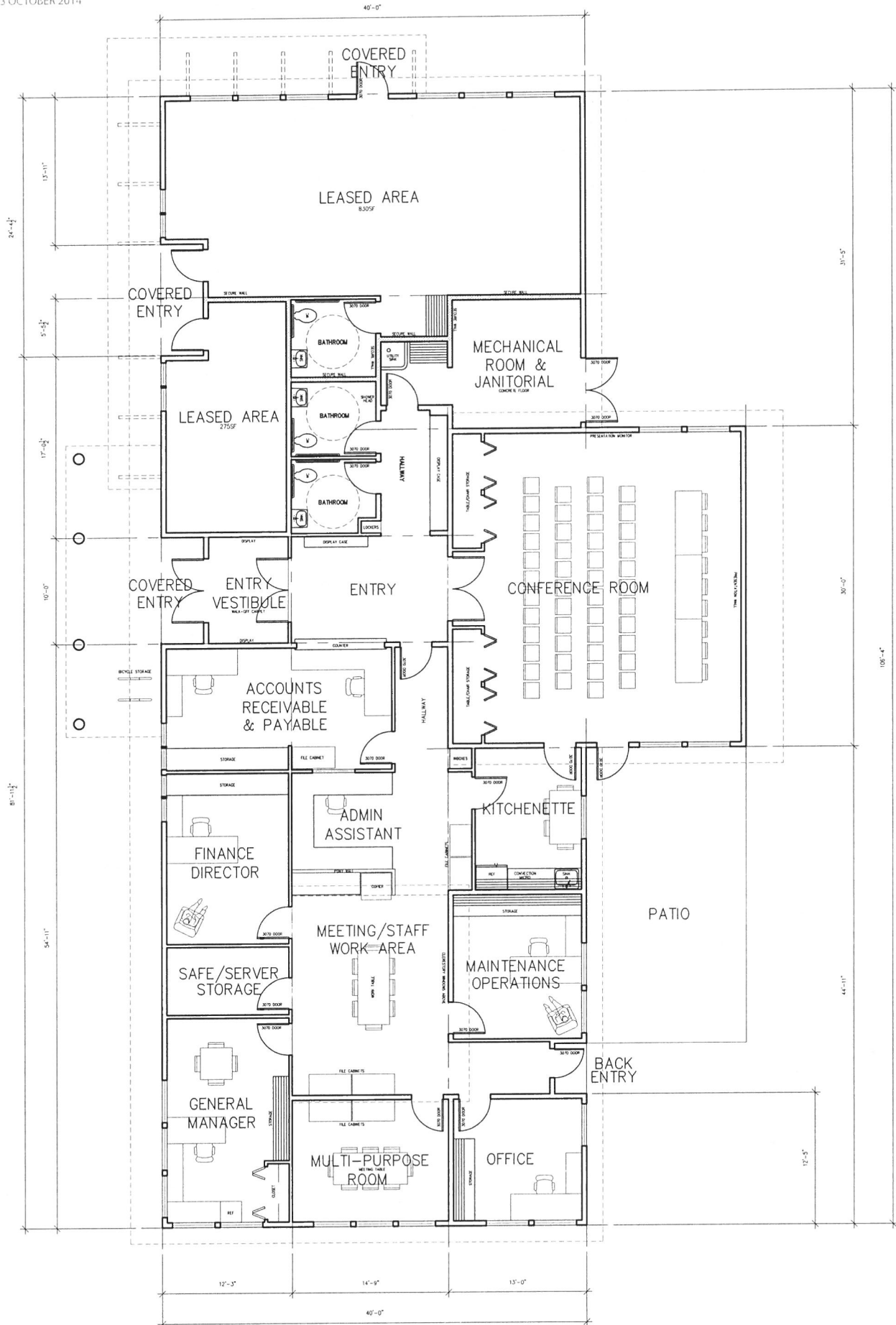
A Collaborative Team of Architects Specializing in Oregon Coast Architecture

 **DHGoebel, Architect**
541.270.2758 dietmar@dhgoebel.com

 **capriarchitecture**
541.961.0503 info@capriarchitecture.com

PORT OF NEWPORT Port of Newport
 SCHEMATIC DESIGN PHASE - PREFERRED ALTERNATIVE
 23 OCTOBER 2014

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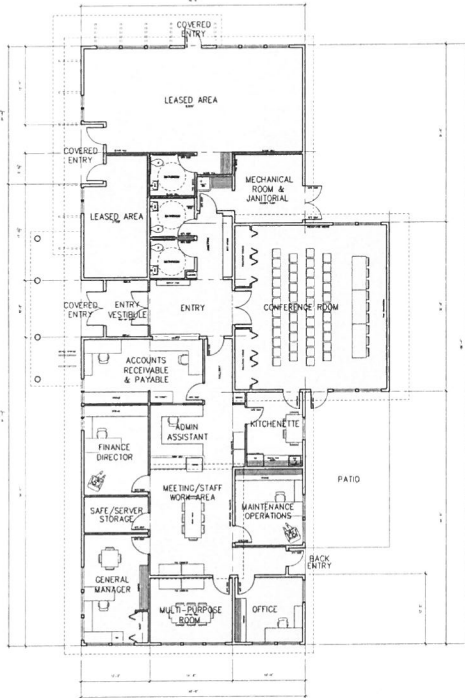
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23 OCTOBER 2014

- PROJECT DETAILS**
- 4,630sf Total (1,105sf Lease Space)
 - 1-Level Oriented Perpendicular to SW Bay Boulevard
 - 17 Parking Spaces Shown

Square Footage Break Down

- Conference Room	825sf
- Port Administrative	2,700sf
- Leased Space 1	830sf
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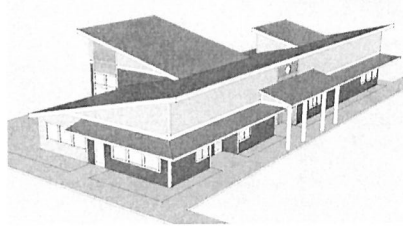


FLOOR PLAN - 1/16"=1'0"

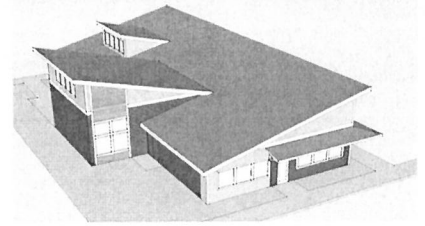
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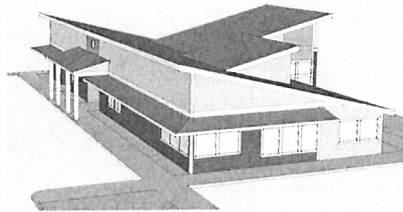
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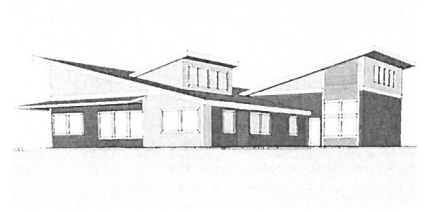
NORTHWEST CORNER



SOUTHWEST CORNER



SOUTHWEST CORNER



SOUTHEAST CORNER



BUILDING IN CONTEXT

Identify Results

6/24/2014

ParcelID	Situs Address	Owner	Address1	Address2	Address3	CityStateZip
11-11-08-AD-07000-00	740 SE 5TH ST	HARMER LINDA C COTRUSTEE &	HARMER RANDY W COTRUSTEE	2226 N COAST HWY	#7	NEWPORT, OR 97365
11-11-08-AD-07100-00	750 SE 5TH ST	PARSONS BRUCE C TRUSTEE	PO BOX 190			TOLEDO, OR 97391
11-11-08-AD-07200-00	728 SE 5TH ST	SATO JUSTIN &	SATO TAMARAH	20131 SERANGO DR		WEST LINN, OR 97068
11-11-08-AD-07300-00	730 SE 5TH ST	LEWIS LARRY B &	LEWIS ALICE R	730 SE 5TH ST		NEWPORT, OR 97365
11-11-08-AD-07400-00	708 SE 5TH ST	JOHNSON RUTH A LIVING TRUST &	JOHNSON RUTH A TRUSTEE	PO BOX 149		SOUTH BEACH, OR 97366
11-11-08-AD-07500-00	718 SE 5TH ST	MURPHY THOMAS A TR &	MURPHY KAREL J H TR	718 SE 5TH ST		NEWPORT, OR 97365
11-11-08-AD-07600-00	700 SE 5TH ST	KELLER RICHARD J	700 SE 5TH ST			NEWPORT, OR 97365
11-11-08-AD-07701-00	662 SE 5TH ST	RAINWATER SCOTT A TRUSTEE	2733 STERLING CREEK RD			JACKSONVILLE, OR 97530
11-11-08-AD-07800-00	640 SE 5TH ST	COLE PATRICIA LYNN	640 SE 5TH ST			NEWPORT, OR 97365
11-11-08-AD-07900-00	628 SE 5TH ST	ROBERTS MONTY B &	ROBERTS BRENDA G	PO BOX 83		AZLE, TX 76098
11-11-08-AD-08000-00	612 SE 5TH ST	MCMANUS DENNIS P JR TRUSTEE	PO BOX 1523			NEWPORT, OR 97365
11-11-09-BC-03400-00	862 SE 5TH ST	WESTBROOK GLENN D	PO BOX 154			RICKREAL, OR 97371
11-11-09-BC-03500-00	854 SE 5TH ST	HENDRICKSON DEAN A &	HENDRICKSON JEAN A	854 SE 5TH ST		NEWPORT, OR 97365
11-11-09-BC-03600-00	844 SE 5TH ST	PERSINGER DONALD	844 SE 5TH ST			NEWPORT, OR 97365
11-11-09-BC-03700-00	832 SE 5TH ST	BRACE ROBERT A &	CHEUNG CECELIA Y	2350 NW SAVIER ST	UNIT #414	PORTLAND, OR 97210
11-11-09-BC-03800-00		SCHUTTPPELZ HAROLD J &	SCHUTTPPELZ BEVERLY Y	826 SE 5TH ST		NEWPORT, OR 97365
11-11-09-BC-03900-00	824 SE 5TH ST	SCHUTTPPELZ HAROLD J &	SCHUTTPPELZ BEVERLY Y	826 SE 5TH ST		NEWPORT, OR 97365
11-11-09-BC-04000-00	810 SE 5TH ST	LATTA JUDY L	810 SE 5TH ST			NEWPORT, OR 97365
11-11-09-BC-90000-00		BAYSTONE CONDO	ASSOCIATION OF UNIT OWNERS	822 SE 5TH ST		NEWPORT, OR 97365
11-11-09-BC-90001-00	820 SE 5TH ST	KAISER FRANCIS &	KAISER JEAN	1904 EAGLES RIDGE NW		ALBANY, OR 97321
11-11-09-BC-90002-00	822 SE 5TH ST	WILSON WILLIAM R &	MCBEE WILSON REBECCA C	PO BOX 575		NEWPORT, OR 97365

PORT OF NEWPORT Port of Newport

ADMINISTRATIVE BUILDING PUBLIC WORKSHOP

The Port of Newport is designing a new facility to replace our temporary building and we want your input. Please come and participate in the design process.

WHAT: Collaborative workshop where participants will get to work with Port of Newport staff and our architectural design team to identify strengths and weaknesses of the current design

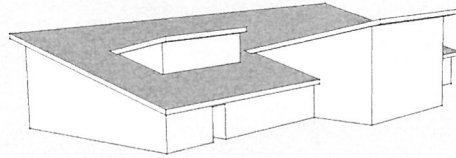
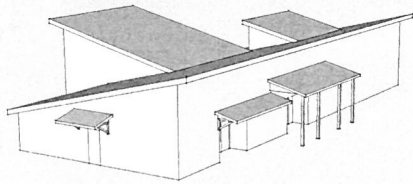
WHEN: Thursday, October 23rd, 2014, 5:30 pm

WHERE: Port of Newport Marina and RV Park Activities Room 2120
SE Marine Science Drive, Newport, OR 97365

Contact Darlene Webster at the Port of Newport with any questions. 541-265-7758

NORTHEAST CORNER

SOUTHWEST CORNER



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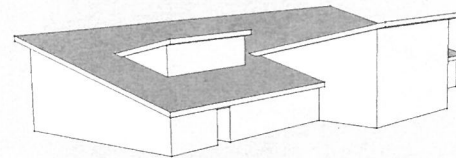
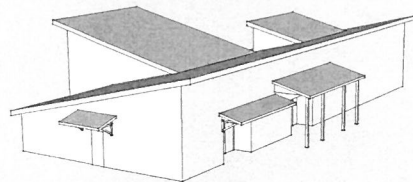
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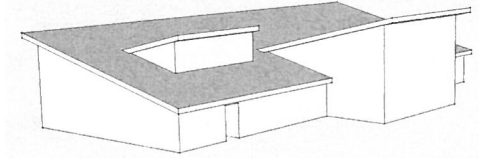
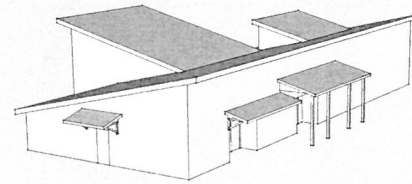
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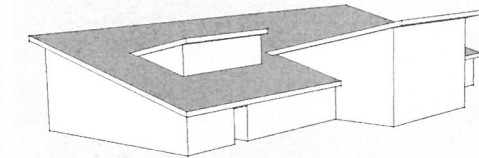
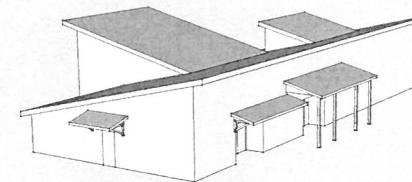
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Linda C Harmer c/o Trustee &
Randy W. Harmer c/o Trustee
2226 N Coast Hwy, #7
Newport, OR 97365

Bruce C Parsons Trustee
PO Box 190
Toledo, OR 97391

Justin & Tamarah Sato
20131 Serango Dr
West Linn, OR 97068

Larry B & Alice R Lewis
730 SE 5th St.
Newport, OR 97365

Ruth A Johnson Living Trust &
Trustee
PO Box 149
South Beach, OR 97366

Thomas A & KarelJ H Murphy
718 SE 5th St.
Newport, OR 97365

Richard J Keller
700 SE 5th St.
Newport, OR 97365

Rainwater SCON A Trustee
2733 Sterling Creek Rd
Jacksonville, OR 97530

Patricia Lynn Cole
640 SE 5th St
Newport, OR 97365

Monty & Brenda Roberts
PO Box 83
Azle, TX 76098

Dennis P McManus JR Trustee
PO Box 1523
Newport, OR 97365

Glenn D Westbrook
PO Box 154
Rickreall, OR 97371

Dean & Jean Hendrickson
854 SE 5th St.
Newport, OR 97365

Donald Persinger
844 SE 5th St.
Newport, OR 97365

Robert Brace & Cecelia Cheung
2350 NW Savier St, #414
Portland, OR 97210

Harold & Beverly Schutipelz
826 SE 5th St
Newport, OR 97365

Judy Latia
810 SE 5th St
Newport, OR 97365

Baystone Condo
Association of Unit Owners
822 SE 5th St
Newport, OR 97365

Francis & Jean Kaiser
1904 Eagles Ridge NW
Albany, OR 97321

William & Rebecca Wilson
PO Box 575
Newport, OR 97365

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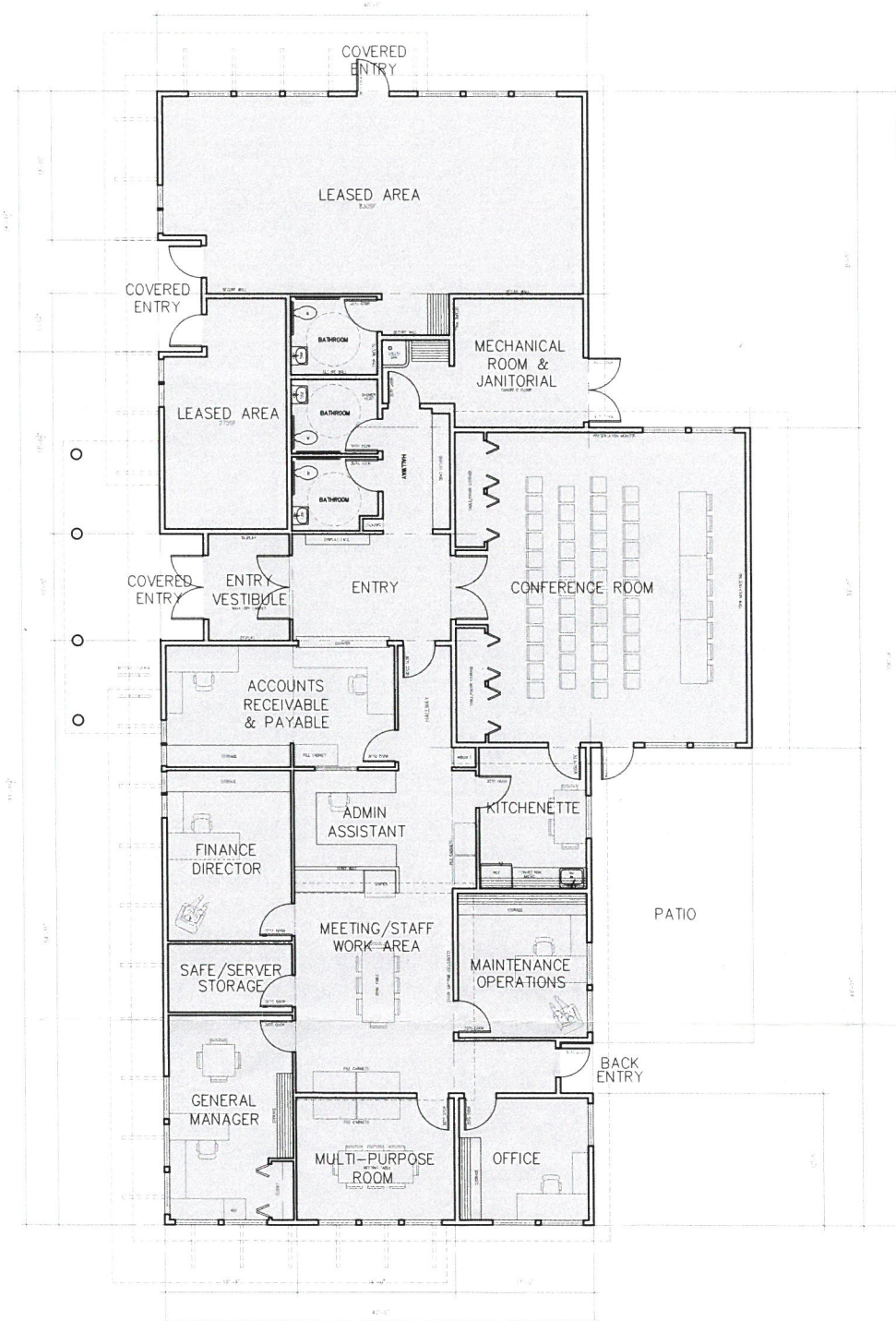
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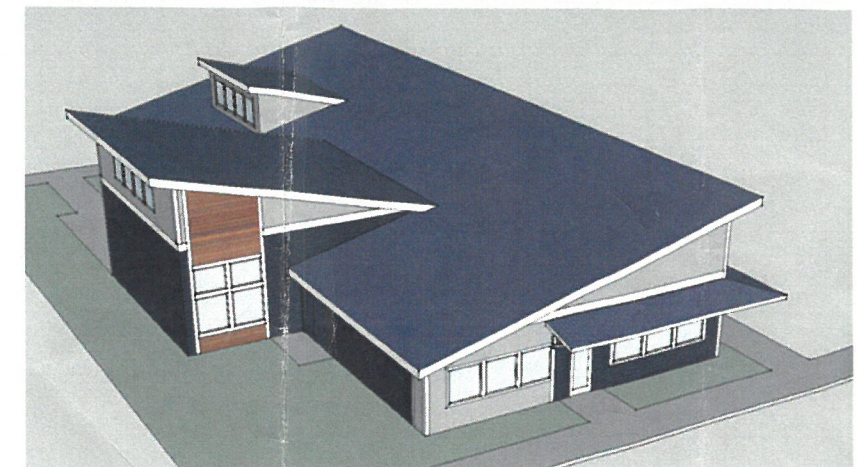
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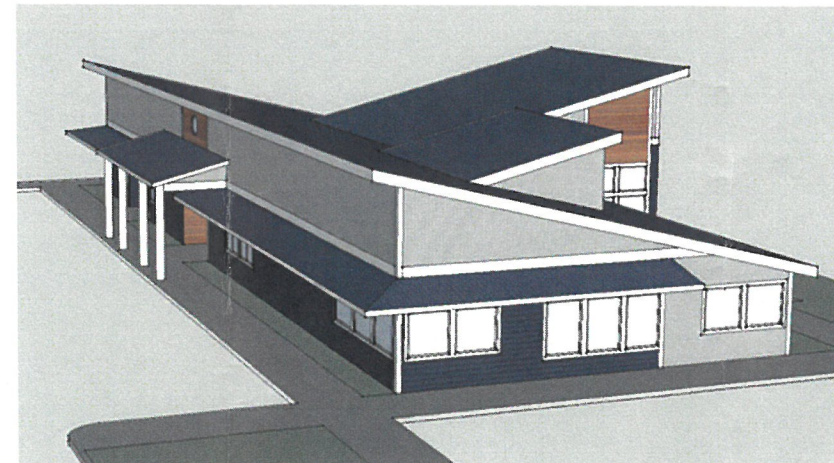
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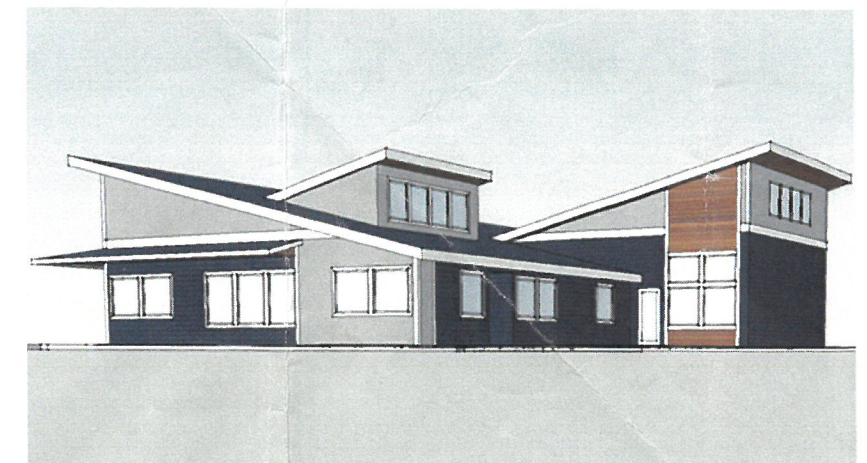
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