

MINUTES
Oregon International Port of Coos Bay
Special PCIP Commission Meeting
11:00 a.m., Thursday, August 20, 2026

Port Commission Chambers, 125 W. Central Avenue, Suite 230, Coos Bay, Oregon 97420

Meetings are broadcast live on [YouTube](#). Hyperlinks below redirect to the recording.

Attendance

Commission: Kyle Stevens, President; Nick Edwards, Vice President; Kyle ViksneHill, Treasurer; Elise Hamner, Secretary; and Arnie Roblan, Commissioner.

Staff: Melissa Cribbins, Executive Director of the PCIP Project; Lanelle Comstock, Chief Executive Officer; Megan Richardson, Director of Finance and Accounting; Brian Early, General Manager, CBRL; Rick Adamek, Director of Asset Management; Ray Dwire, Charleston Marina Manager; Matt Friesen, Director of External Affairs; Krystal Karcher, Administrative Services Manager; and Christina Sanders, Administrative Assistant.

Guests: Elizabeth Herold; Clinton Herold; Eric Sherman, IBEW; Tallon Trentz, IUOE; Rick Skinner, Superior Construction Consulting Services; Caddy McKeown, PCIP Project; Christine Moffitt, LWV; Nate Meddings, Stantec; Jan Hodder; and Ashley Audycki, Rogue Climate.

1. [Call Meeting To Order](#)

President Stevens called the meeting to order at 11:00 a.m.

2. [Introduction of Commissioners, Guests, and Port Staff](#)

3. [PCIP Project Update](#)

A. [Project Status](#)

Melissa Cribbins provided a status update for the Pacific Coast Intermodal Port (PCIP) project, noting that quarterly grant reporting is current and preliminary project management plans have been established. The project is currently facilitating active Request for Proposals (RFPs) for environmental oversight and rail infrastructure design, with engineering consultancy pending.

4. [Consent Items](#)

Upon a motion by Commissioner ViksneHill (second by Commissioner Roblan), the Board of Commissioners motioned to approve the July 7, 2026 Regular PCIP Commission Meeting Minutes. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

5. Management Reports

All Management Reports were included within the Meeting Packet.

6. Action Items

Commissioner Stevens declared a conflict of interest arising from his private employment within the energy sector. He disclosed an existing business relationship with North Point Development concerning projects outside of the region and unrelated to the business of the Port. Commissioner Stevens recused himself from all deliberations and voting procedures concerning any items pertaining to this disclosed interest and stated he will reaffirm this disclosure whenever such matters arise.

A. Approval of One Year Contract Extension with PCIP Executive Director

Upon a motion by Commissioner Roblan (second by Commissioner ViksneHill), the Board of Commissioners motioned to approve a one-year extension of the contract for PCIP Executive Director Melissa Cribbins, effective August 1, 2026 and expiring July 31, 2027, and authorize Commission Vice President Nick Edwards to execute all documents needed to give this motion full force and effect. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

B. Approval of One Year Contract Extension with Accelerate Strategies

Upon a motion by Commissioner Hamner (second by Commissioner Roblan), the Board of Commissioners motioned to approve a one year extension of the contract with Accelerate Strategies, effective July 1, 2026 and expiring June 30, 2027, and authorize Commission Vice President Nick Edwards to execute all documents needed to give this motion full force and effect. **Motion Passed Unanimously.** (Ayes: Stevens, Edwards, ViksneHill, Hamner, and Roblan. Nays: None).

C. 2026Res07: Approval of Grant Agreement with Oregon Business Development Department

Upon a motion by Commissioner Roblan (second by Commissioner ViksneHill), the Board of Commissioners motioned to approve resolution 2026Res07 authorizing Oregon International Port of Coos Bay Board Vice President Nick Edwards to execute all documents necessary to complete the Grant Agreement with the Oregon Business Development Department for Channel Modification and Planning related to the Pacific Coast Intermodal Port Project ("PCIP"), Project Number C2025354. **Motion Passed 4-0-1.** (Ayes: Edwards, ViksneHill, Hamner, and Roblan. Nays: None. Abstain: Stevens).

7. Information Items

A. PCIP June Financials

8. Public Comment

A. [Clinton Herold](#) commented on concerns regarding the financial and engineering viability of the PCIP project stating the Port's budget estimates are significantly lower than reality and fail to account for massive infrastructure costs like tunnel reconstruction and dredging. He asked whether the proposed channel modifications are intended to benefit private partners if the container terminal fails.

9. Commission Comments

There were no comments made by the Commissioners.

10. Next Meeting Dates

- A. PCIP Regular Commission Meeting - Tuesday, September 1, 2026, 8:00 a.m.
- B. Regular Commission Meeting - Thursday, September 17, 2026, 11:00 a.m.

11. Adjourn

President Stevens adjourned the meeting at 11:16 a.m.