



# PORT TALK

—PORT OF LONGVIEW NEWSLETTER—



Port crews repair fender piles alongside the docks as part of ongoing infrastructure maintenance.

## LIKE YOUR HOME, PORT INFRASTRUCTURE REQUIRES MAINTENANCE

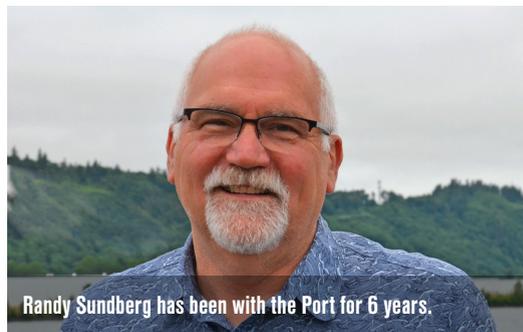
If you own a home or a car, you probably have some idea of how important (and expensive) regular maintenance can be. Now imagine having over 830 acres of land, 15 miles of rail, 700,000 square feet of covered warehouses and nearly 250 vehicles and pieces of equipment to maintain. With such an enormous asset portfolio the Port is in a state of perpetual maintenance. Having sound facilities allows the Port to attract cargo and create jobs for working families in the Port District.

Even with routine maintenance, it still takes a great deal of money to sustain the Port's infrastructure (*see below section for more detail*). For example, over the last two years the Port spent \$1.1 million to replace the roof on one of our largest warehouses. And when the 88 tires on one of our giant Liebherr cranes must be replaced, it's \$610 each, or \$53,680 for a full set!

"Prevention is often more affordable and sustainable than a cure," said Port Project Manager Randy Sundberg. "Waiting for something to fail is much more expensive than preventing it from happening in the first place, and our team works hard to identify and respond to those needs."

While the costs are high to maintain Port infrastructure, the benefits to the community in terms of job creation and quality of life are even more valuable. 🏠

Port staff proactively and continually assesses facilities for the same reason you do at home - the longer you put off maintenance, chances are it will cost more in the long run. From the tires on our cranes to the roof tops of buildings and everything in between, our facilities and equipment are regularly inspected and repaired as needed to guarantee our customers' satisfaction and the safety of our labor force.



Randy Sundberg has been with the Port for 6 years.

## Q&A RANDY SUNDBERG

With Port of Longview Project Manager

**BACKGROUND:** Randy Sundberg was hired by the Port as a Project Manager in 2013. Randy and his associates in the Port's Facilities and Engineering Department are responsible for the design, construction and continued maintenance of Port-owned facilities, including rail, docks, buildings and utilities.

**Q:** With such a large facility, and so many moving parts, how does the Port identify which buildings or equipment are in the greatest need for maintenance or repair?

**A:** "We make determinations in many ways. Consulting with members of our maintenance and operations departments is where it usually begins. Next, we qualify the urgency of repair. Is there an immediate deficiency, or safety concern to address? We recently replaced the roof of a heavily used warehouse because of a leak. Cargoes in that particular warehouse are weather-sensitive, so it took the top spot on our priority list for the last few years."

**Q:** Are there any high priority maintenance projects happening at the Port this year?

**A:** "Rail maintenance, dredging, pavement and water line repairs are the focus for this calendar year. Regularly maintaining these features is critical to successful Port operations and to a safe working environment."



The Port pays many of the same kind of bills your family does.

## IF THE PORT WAS YOUR HOUSE: A TYPICAL BILL COMPARISON

Typical homeowners and the Port are similar in that we all have monthly bills to pay. While the Port has many different types of bills, there are some that we pay just like you. To put into context just how much it takes to maintain your Port on a monthly basis, we created the below comparison using a few bills you're probably familiar with:

	Port of Longview	Average Home
Water	\$28,500.00	\$113.00
Utilities	\$41,500.00	\$120.00
Garbage	\$1,333.00	\$16.00

\* TOTALS REFLECTED ABOVE ARE FROM MONTHLY BILLS

## YOUR PORT OF LONGVIEW IS IN NEED OF CONTINUOUS INVESTMENT



### DREDGING

This year, the Port has budgeted \$795,000 for routine dredging. Removing siltation from the Columbia River is critical to ensuring safe and successful cargo operations.



### RAIL MAINTENANCE

The Port owns and maintains just over 15 miles of rail lines that span our facility. The budget for this year's maintenance is \$246,000.



### EQUIPMENT

The Port spends \$32,500 per month maintaining its fleet of nearly 250 vehicles. The average annual fuel bill for these vehicles is \$325,000!

### COMMISSION MEETINGS

Regular meetings are held on the 2nd and 4th Wednesday of every month at 10:00 am and are open to the public. Meeting times are subject to change.

For more information, visit [portoflongview.com](http://portoflongview.com)