



Nor'wester newsletter

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New Member Announcement: Capacity Commercial!



We are so pleased to welcome [Capacity Commercial Group](#) to the PNWA Family! Capacity is an owner-operated private company with a proven track record in the Northwest market and beyond. They offer full-service real estate services for clients big and small, representing sellers, buyers, landlords, tenants, and investors. Capacity is the largest Commercial Real Estate Brokerage firm in the Portland area, with the most industrial real estate brokers, giving them great insight into the industrial marketplace, marine and otherwise.

Through the Society of Industrial and Office Realtors® (SIOR) and CORFAC International networks, Capacity has multiple networks of cooperating brokers throughout the Northwest. So whether your need is on the Oregon or Washington coast, the Puget Sound or Columbia River, or elsewhere, Capacity has the ability to meet your needs.

The firm currently has an available property of potential interest to PNWA members. The Bradwood Mill site is located in Westport, Oregon and includes nearly 400 acres, approximately 2 miles of which is waterfront, and has both deep-water port capability and rail access. The listing details can be found [here](#).

Mark Childs, SIOR, is the official representative from Capacity to PNWA and can be

New Member Announcement: Lotic Solutions, LLC!



Lotic Solutions, LLC

PNWA is also pleased to welcome Lotic Solutions, LLC, to our membership!

Lotic is an emerging small consulting business dedicated to providing clients with sound science and innovative ecological solutions. The meaning of “lotic” is of, relating to, or living in flowing water. As such, Lotic is focused on improving the ecological health of our western rivers and streams while recognizing and assisting clients in balancing the needs of our nation’s working waterfront. Their practice areas include natural resource management planning and policy support, permitting, monitoring, fisheries surveys, water quality, and watershed management. Most importantly, they strive to perform all facets of their work with the utmost integrity and honesty, providing long-term value to their clients.

Joe Krieter is the official PNWA representative for Lotic and can be contacted at (503) 407-1995 or jkrieter@loticsolutionsllc.com.

WPPA Announces Eric ffitich as New Executive Director



The Washington Public Ports Association has announced Eric ffitich as their new Executive Director.

Currently, ffitich serves as Senior Government Relations Manager for the Port of Seattle, where he oversees Washington State government advocacy efforts in Olympia, among other responsibilities. He brings more than 13 years of experience in federal and state government relations and has worked in the other Washington as Congressional staff for former-Representative Jay Inslee, Representative Suzanne Bonamici, and Senator Maria Cantwell. While in Senator Cantwell’s office, he served as a lead staff member on the passage of a freight transportation package in the 2015 federal highway bill and gained a significant understanding of Washington ports.

ffitch is succeeding Patsy Martin, who has served as interim Executive Director for the association since June of 2022. Martin will remain on staff until January 31, 2023, to assist with the leadership transition.

PNWA congratulates Eric and wishes him the best in his new role. We look forward to continuing our work with the WPPA team under his leadership!

Chittenden Lock Schedule Closures 2023 to 2025



The U.S. Army Corps of Engineers, Seattle District, released its Extended Closure Schedule for all vessel traffic for the Large Lock Center Gate. The large lock will be closed for survey work on Jan. 24, 2023, from 8:00 a.m. to 1:00 p.m. but the small lock will remain open.

The Large Lock extended closures are scheduled as follows:

- **Closure 1:** October 16, 2023 to November 14, 2023
 - *Single Chamber Navigation: November 15, 2023 to November 29, 2023*
- **Closure 2:** November 30, 2023 to December 29, 2023
 - *Single Chamber Navigation: December 30, 2023 to January 13, 2024*
- **Optional Closure:** January 14, 2024 to February 12, 2024
 - *Single Chamber Navigation: February 13, 2024 to October 14, 2024*
- **Closure 3:** October 15, 2024 to November 13, 2024
 - *Single Chamber Navigation: November 14, 2024 to November 28, 2024*
- **Optional Closure:** November 29, 2024 to December 28, 2024

Please note that these dates are projected and may change as the project schedule is finalized. The Chittenden Locks are expected to be fully operational by December 29, 2024.

For each closure cycle, the Large Lock will close for no more than 30 days and will open for 15 days for vessel traffic. The Small Lock will remain open during these periods and can pass vessels up to 28 feet wide and 123 feet long.

For more information, please visit the [Locks Closure page](#) for additional outage information and schedule changes.

On December 30, 2022, the Environmental Protection Agency (EPA) and U.S. Army Corps of Engineers (Corps) [issued](#) the final Waters of the United States (WOTUS) [rule](#) revising the definition of jurisdictional waters. This rule will become effective in 60 days from the date of the Federal Register publication. Litigation is anticipated and the U.S. Supreme Court has yet to rule on the Sackett v. EPA case to address the federal authority limitations over wetlands and waterways and appropriate tests to determine WOTUS under the Clean Water Act. The final decision by the Supreme Court could come in early 2023.

Under this new rule, the EPA and Corps will now interpret WOTUS to include:

- Traditional navigable waters, the territorial seas, and interstate waters,
- Impoundments,
- Tributaries to traditional navigable waters, the territorial seas, interstate waters, or if they meet the relatively permanent standard or the significant nexus standard,
- Adjacent wetlands if they meet the relatively permanent standard or the significant nexus standard or if they are adjacent to traditional navigable water, territorial seas, interstate waters, tributaries or impoundments that meet the relatively permanent standard or significant nexus standard, and;
- Intrastate lakes and ponds, streams, or wetlands that meet either the relatively permanent standard or the significant nexus standard.

To assist with accuracy and consistency of jurisdictional determinations, the agencies also issued a joint coordination [memo](#). The agencies also provided another [memo](#) on wetland programs and prior converted croplands and a [memo](#) on exemptions for ditches.

To read the public fact sheet on the final rule, click [here](#).

EPA: Columbia River Basin Toxic Reduction Lead Request for Applications



The Environmental Protection Agency (EPA) is accepting applications from entities interested in acting as a Toxic Reduction Lead under the Columbia River Basin Restoration Funding Assistance Program.

EPA will provide up to \$40 million with \$3-7 million per entity to Clean Water Act Section 123 eligible entities, including state, tribal, and local governments, universities, and non-profits. This grant competition will be for applicants interested in developing a program plan and leading projects that are either geographically or substantively connected. An applicant's program implementation plan should

consider how program outcomes will address EPA's FY2023 priorities, how collaborative, supportive relationships with partners will be established and maintained, and how the entity will support leading projects that are either geographically or substantively connected.

EPA hosted a pre-Request for Applications (RFA) informational webinar on Monday, November 28th, 2022. A recording of the webinar and slides from the EPA's presentation are available upon request to ColumbiaRiverBasinGrant@epa.gov.

EPA will also host two additional webinars regarding this RFA. Pre-registration is not required. Webinar links and dial-in information for the individual session will be posted [here](#) when available.

The anticipated webinar dates and times are:

- **Thursday, January 19, 2023, 1:00 – 2:30 p.m. (Pacific) 4:00 – 5:30 p.m. (ET)**
- **Thursday, February 23, 2023, 1:00 - 2:30 p.m. (Pacific) 4:00 - 5:30 p.m. (ET)**

Application packages must be submitted electronically to EPA through Grants.gov by **Monday, March 13th, 2023, at 11:59 pm (Eastern)** to be considered for funding. Click [here](#) to view the grant website, or click [here](#) to learn more about the program.

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