

2018 Close Year Report

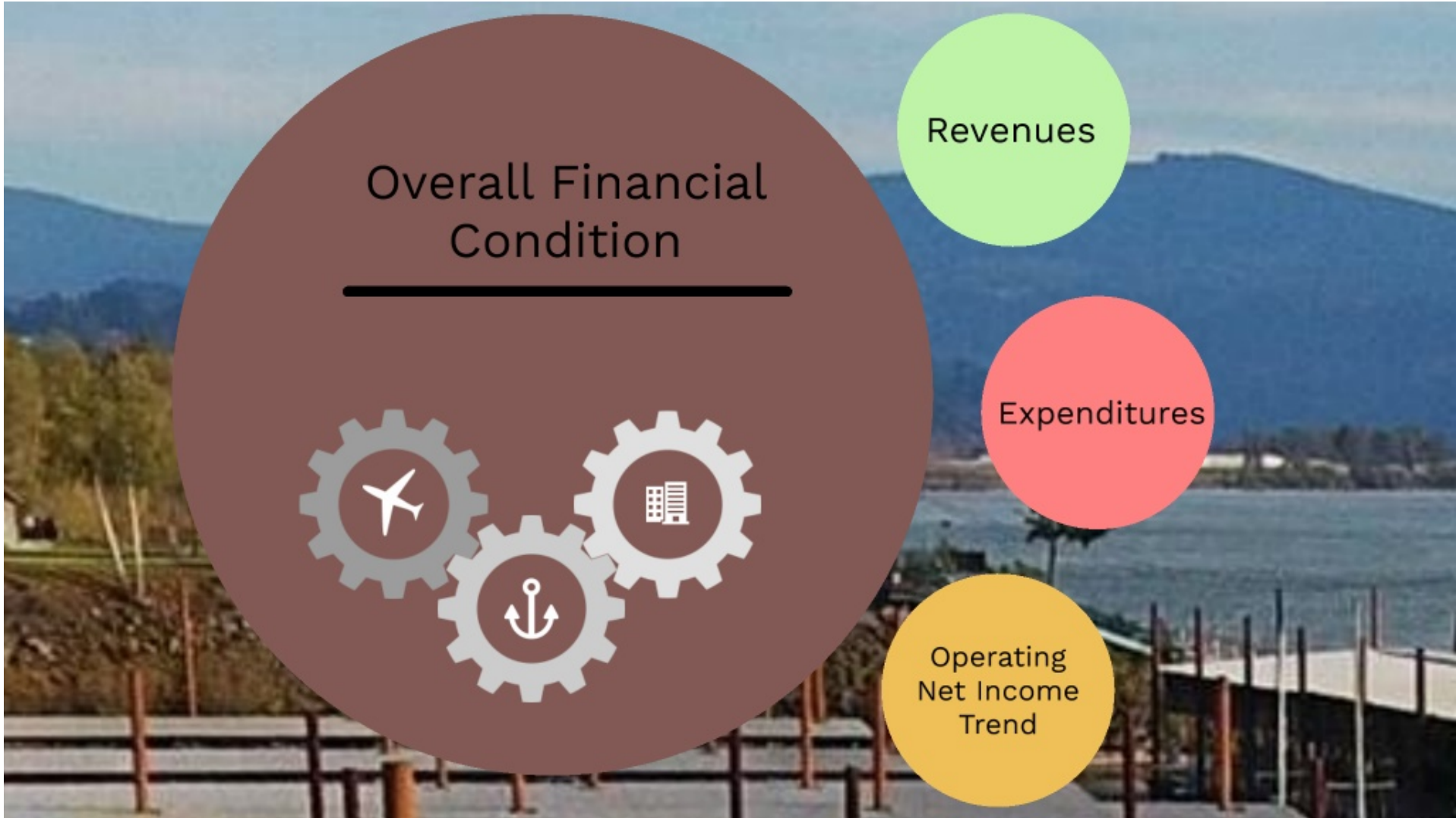
Overall
Financial
Condition

Airport
Operations

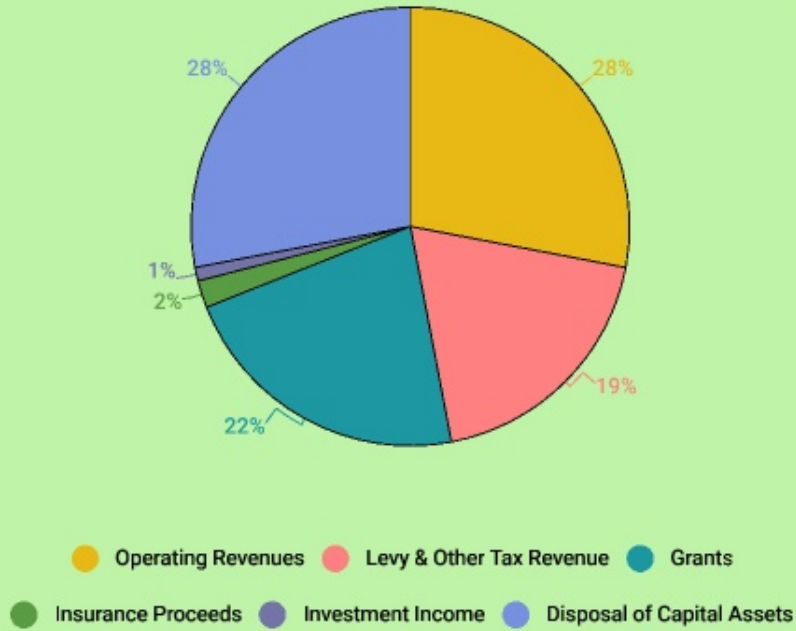
Marina
Operations

Industrial
Park &
Real Estate
Operations

Parks &
Trails



PORT Revenues



Levy Revenue

Operating Revenue

Grant Revenue

Levy Revenue

Purpose:

- (1) To pay down outstanding Bond debt
- (2) To fund Capital Projects

2018 Annual Levy Collection \$2.45M

Property Tax Breakdown per \$1 spent:

\$0.41 Camas Schools
\$0.26 City of Camas
\$0.21 State of Washington
\$0.08 Clark County
\$0.03 Port Camas-Washougal
\$0.01 Library

Operating Revenue

✈ Airport Revenues **13%**

⚓ Marina Revenues **27%**

🏢 Real Estate/IP Revenues **59%**

🌳 Parks/Misc Operating Revenues **1%**

Grant Revenue

Economic Development
Administration Grant **\$1,673,638**

Community Economic
Revitalization Board Grant **\$1,267,570**



PORT Expenditures



● Operating Expenditures ● Long Term Debt Payment
● Capital Project Expenditures

Operating Expenditures

Long Term Debt Payments

Capital Project Expenditures

Operating Expenditures

Airport Expenditures **13%**

Marina Expenditures **15%**

Real Estate/IP Expenditures **17%**

Park Expenditures **3%**

G&A Expenditures **53%**

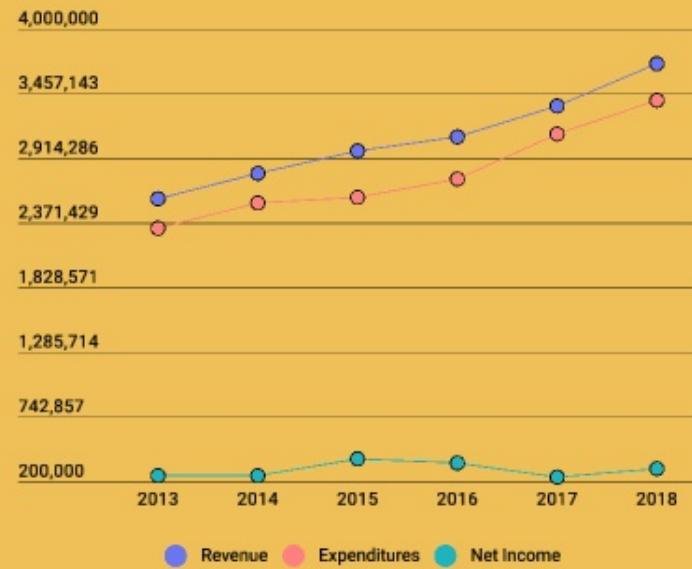
Long Term Debt Payments



Capital Project Expenditures



Operating Net Income Trend



\$301,150

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Airport Operations



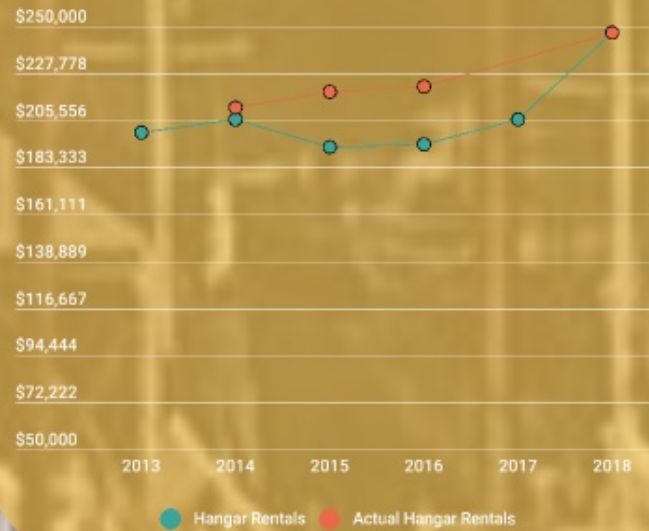
Hangar
Rental
Trend

Airport
Revenue
Breakdown

Airport
Expense
Breakdown

Community

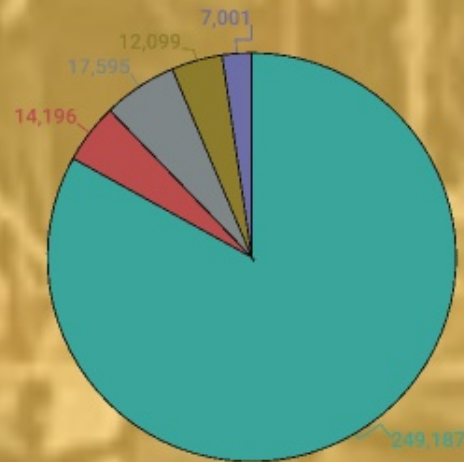
Hangar Rental Trend



99%

Avg Annual
Occupancy

Airport Revenue Breakdown



● Hangar & Tiedown Rentals ● Immelman Land Lease ● Residential Rentals
● Electricity Revenue ● Misc Airport Fees

Budget
vs Actual

Immelman
Hangars

Budget vs Actual

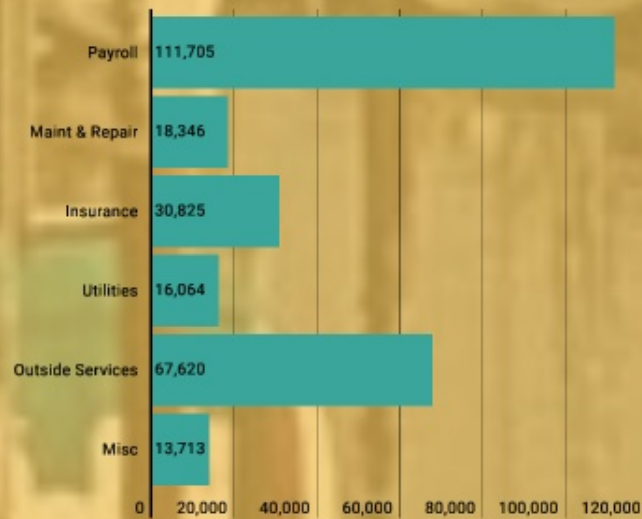
108.8%



Immelman Hangars

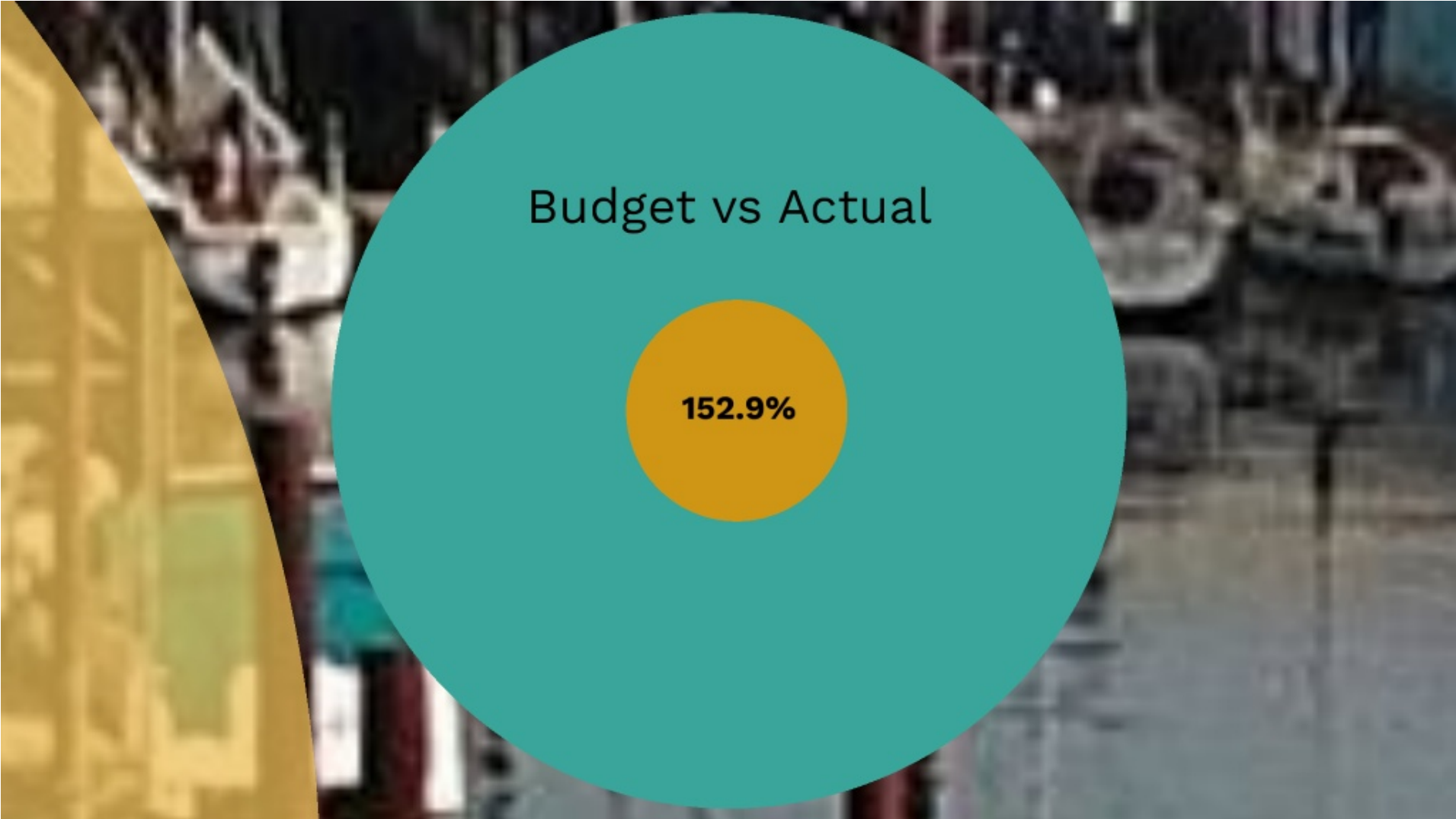
Phase 3
began
October 2017
addtl lease
revenue
\$3,732
annually

Airport Expense Breakdown



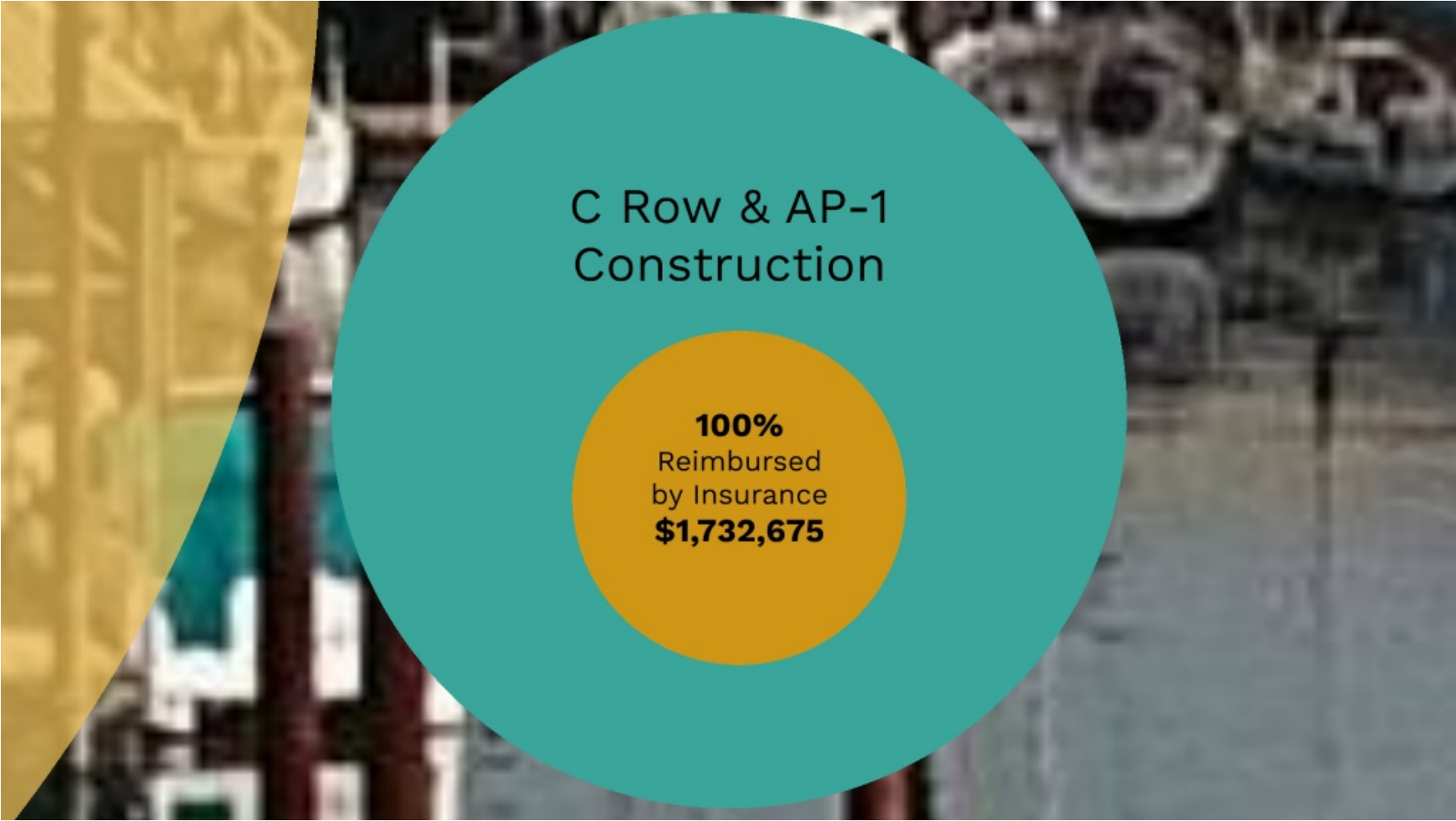
Budget
vs Actual

C Row &
AP-1
Construction



Budget vs Actual

152.9%



C Row & AP-1
Construction

100%
Reimbursed
by Insurance
\$1,732,675

Community

CWAA



- College Scholarship Fund
- Aviation Summer School
- Summer Fly-In
- Aviation Career Day



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Marina Operations



Marina serves over **7,000** boaters annually

Moorage Revenue Trend

Marina Revenue Breakdown

Marina Expense Breakdown

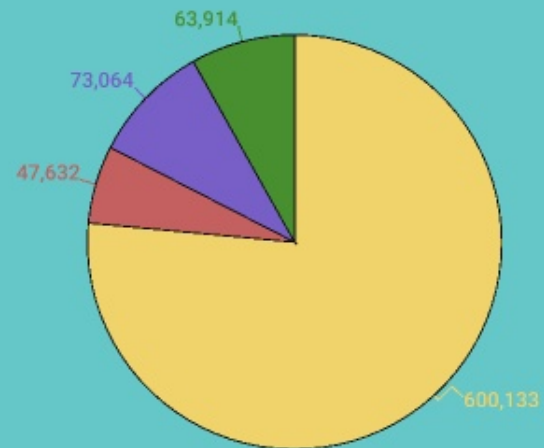
Marina Net Income Trend

Moorage Revenue Trend



94%
Avg Annual
Occupancy

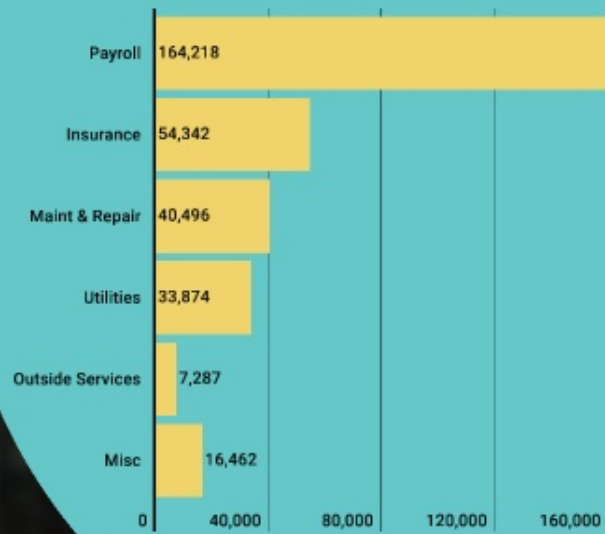
Marina Revenue Breakdown



Budget vs Actual
106.4%

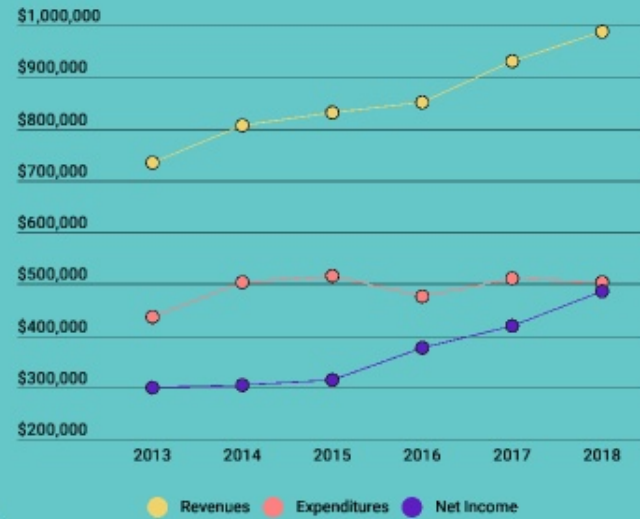
● Moorage Rental ● Launch Ramp Revenue ● Commercial Revenue
● Other Marina Fees

Marina Expense Breakdown



Budget vs Actual
94%

Marina Net Income Trend



123.3%
2018
Net Income
Exceeds
Budget

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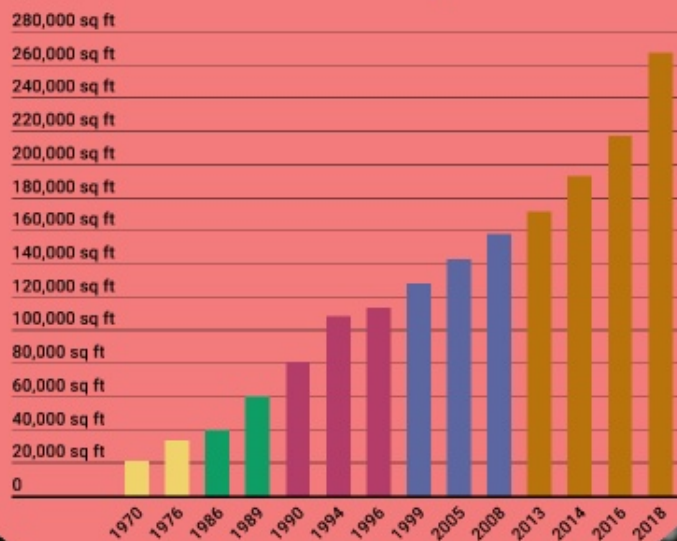
Marina
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Industrial Park & Real Estate Operations

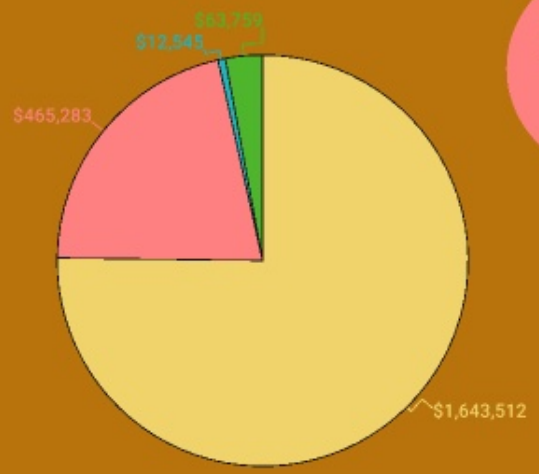


Industrial Park Revenue Breakdown

Industrial Park Expense Breakdown

Industrial Park Net Income

Industrial Park Revenue Breakdown



● Bldg Leases ● Land Leases ● Spur Track Leases ● Misc Revenue

Budget vs Actual
99.1%

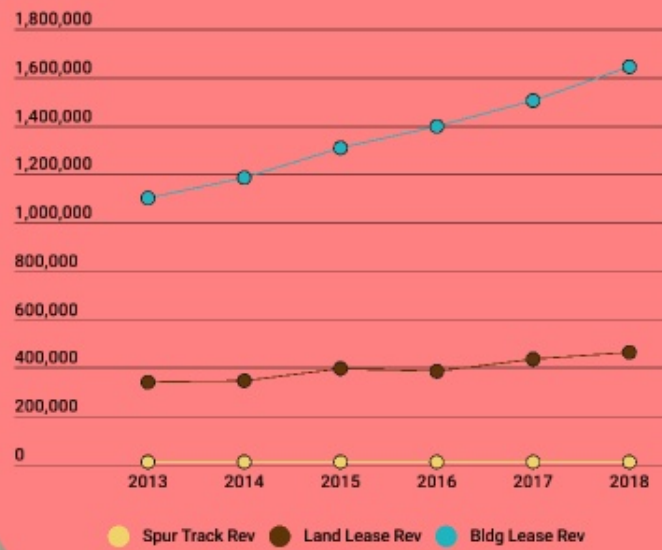
IP Revenue Trend

Business Tenants:
Port Properties are home ...

Port Buildings:
20 Buildings
totaling nearly
275,000 sq ft

Land Lease:
The Port produces over **6 jobs** for ea...

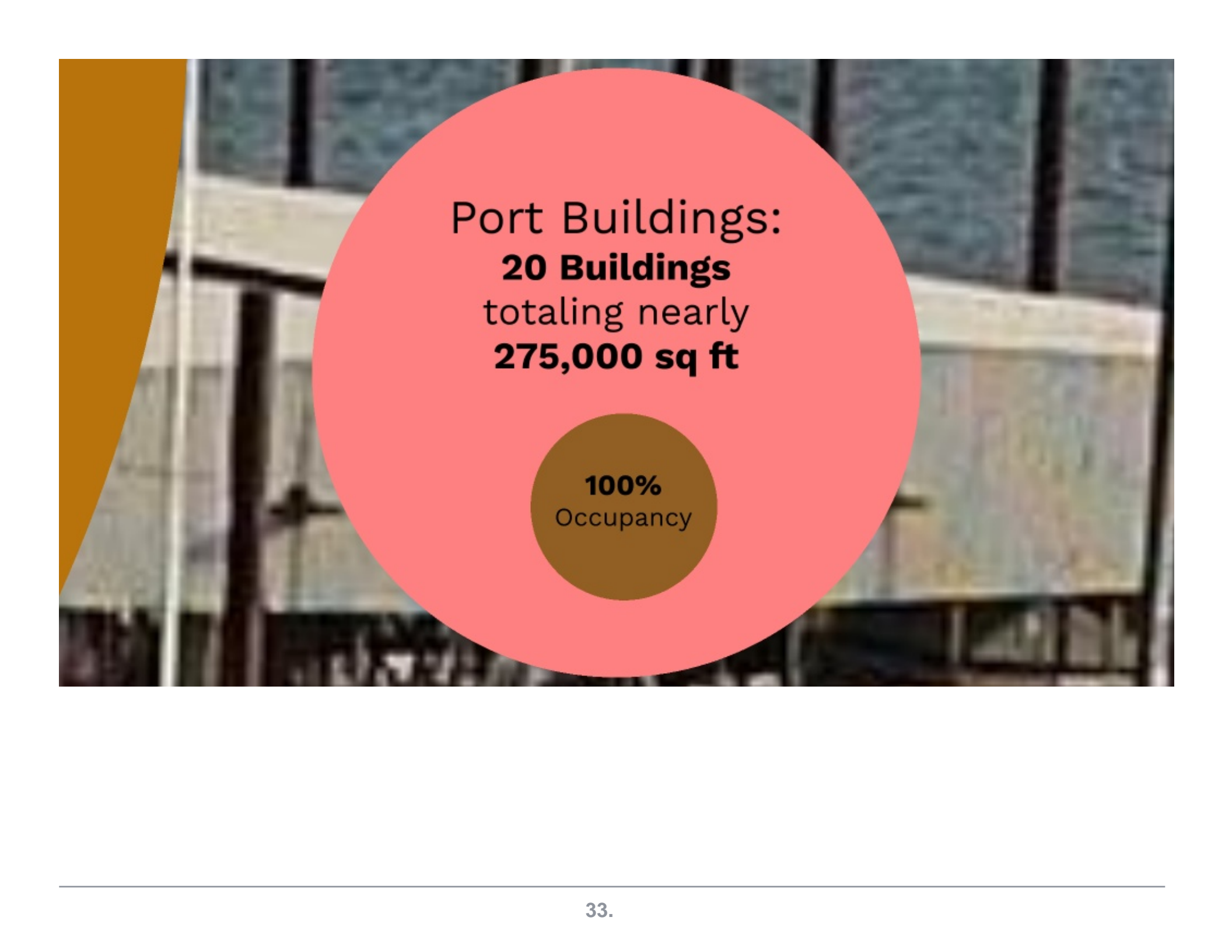
IP Revenue Trend



37%
increase in
5 years



Business Tenants:
Port Properties
are home to
34
business tenants



Port Buildings:
20 Buildings
totaling nearly
275,000 sq ft

100%
Occupancy

A photograph of a port facility with a large red circle overlaid containing text. The background shows a building with a grid-like structure, possibly a loading dock or a storage area. A large red circle is centered on the image, containing the text: "Land Lease: The Port produces over **6 jobs** for each acre of land it leases".

Land Lease:
The Port produces
over **6 jobs** for
each acre of land it
leases

Industrial Park Expense Breakdown



Industrial Park Net Income



Budget vs
Actual
106.1%

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Parks & Trails

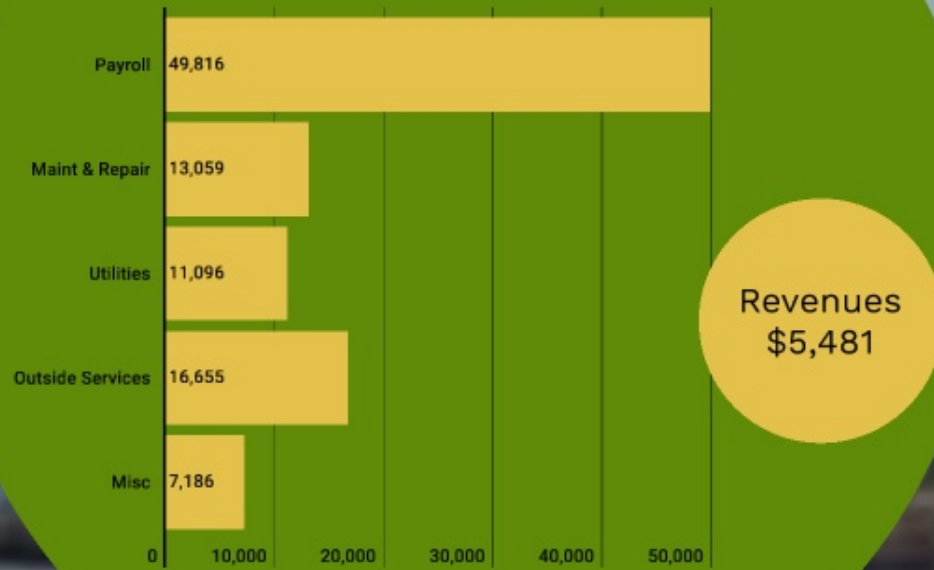


Revenues
&
Expenses

Port Manages
4 Parks:
• Washougal
Waterfront Pa...

Community

Revenues & Expenses





Port Manages 4 Parks:

- Washougal Waterfront Park
- Captain William Clark Park
- Parker's Landing Historical Park
- Marina Park

Manage
4 miles
of Trails

Community

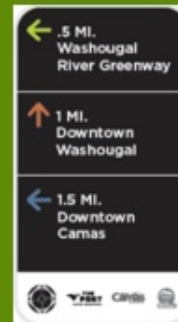
Interpretive Signs



Natural Play Area

Eegah

Wayfinding Signage



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