



Alaska Association of
Harbormasters and Port
Administrators

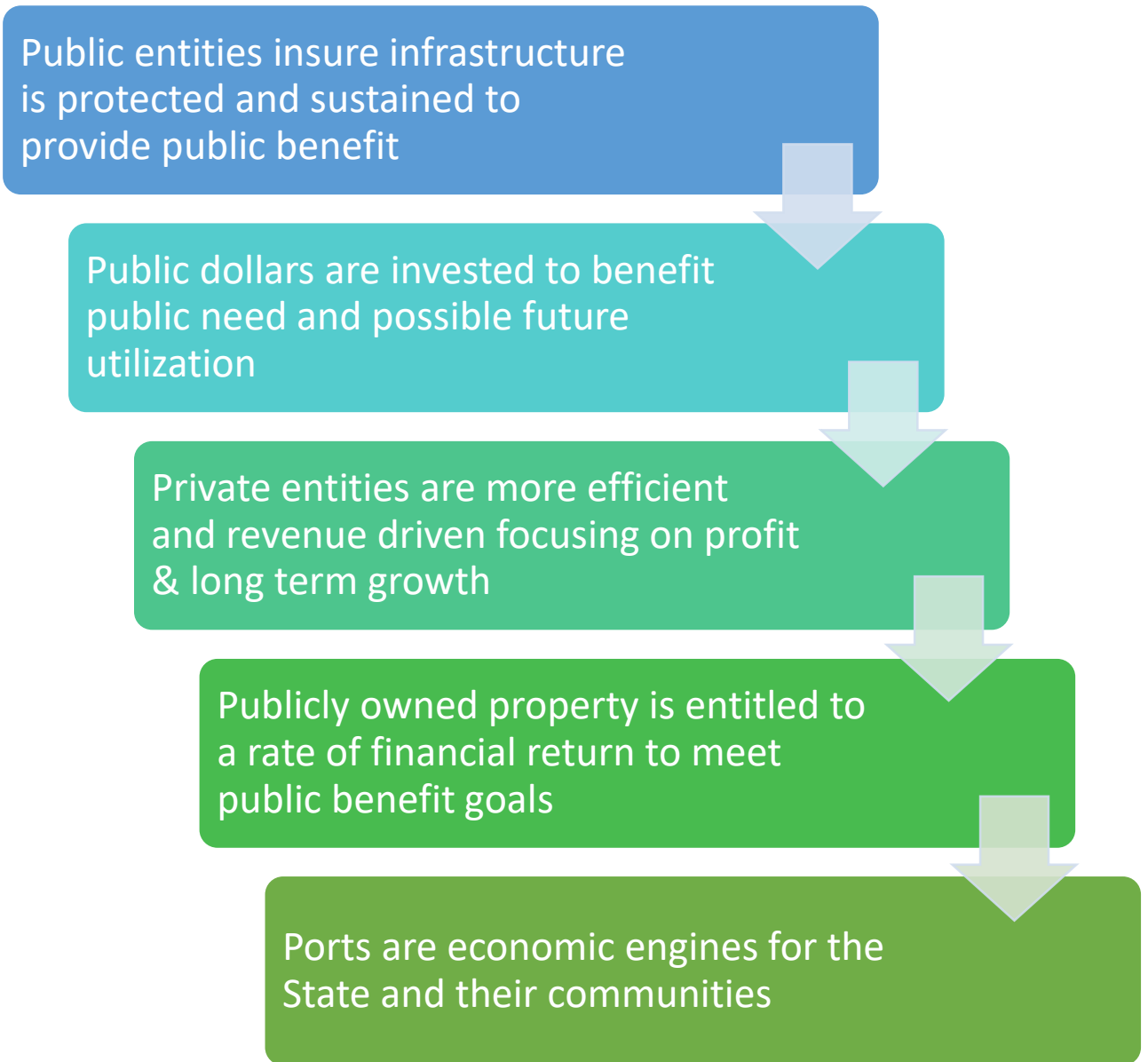


Presented by the IAMPE

Port Governance Models



Public Management



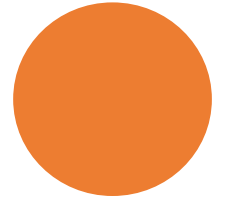
Port Governance

- Multiple models for public port/terminal management
- May encompass a single or multiple communities
- Often encompasses multiple facilities & waterfront areas
- Public entities have little jurisdiction over private entities but influence road, rail and waterway connections
- Governance focused on development, regulatory requirements, job creation and economic development
- Not limited to marine activities



Essential Needs and Factors

- ❑ Ownership or right/title/interest of property, which in most cases is retained for some public benefit
- ❑ Multi-Jurisdictional location requirements
- ❑ Vary under different government structures
- ❑ The public agency serves as the steward and promoter of port activities
- ❑ Ports are economic engines, public assets & utilities
- ❑ Ports are integral part of the transportation system



PUBLIC PORT MODELS

- Responsibilities outlined through enabling
- Enabled by:
 - National governments
 - State or county governments
 - Local entities-cities or towns
 - Through joint agreement between public entities
- Public Agencies are tasked to Coordinate and Connect together land and marine transportation infrastructure into a System
- *Port Oversight is a Collection of Both Overall Port Management and Specific Terminal Management*

US Public Port Governance

Based on ownership of public property and/or jurisdictional locations

- TYPES
- Municipal ports
- State or County ports
- Quasi-governmental ports or commissions
- Public port authorities
- Federal ports
- State or Regional Port Councils

Quasi-Governmental Port Commissions

- Ports created by state or provincial legislatures, counties or municipal councils
- **Have a form of separate governance**
- Dependent on the state or local government for funding, asset value and project approvals
- **Allow government entities to exert a level of control over waterfront property in a community**
- Advantage is the involvement of government in decision making
- **Disadvantage is that the waterfront issues can be so diverse, that progress is often slow for industrial or commercial development.**



Public Port Authorities

- Created or **enabled** by a government's legislative action
- **Have independent management and bonding authority**
- Focus on commercial marine terminal activities
- Often include other operations such as airports, marinas, real estate development, rail or highway infrastructure
- **Advantage is that they have the ability to promote their business activities with limited involvement from local government processes**
- Disadvantage is that they can have diverse policy from their host communities



Public Port Management Models

Landlord Port

- Most common management model
- Terminals & relevant infrastructure are leased to private operating companies with the Port retaining ownership of the land
- Normally a long term lease agreement
- Private operator responsible to provide equipment and handle operations
- Capital expenditures are shared

Operating Port

- The Port conveys the responsibility of the port's full range of services
- Port owns all land, real estate, and infrastructure
- Port supplies labor

Hybrid Port

- Cargo operations are handled by a private entity
- Terminal equipment and infrastructure maintenance provided by Port

State, Provincial or Regional Port Councils

- Includes independent port agencies that work together to achieve common state-wide goals
- Each port is represented along with key public officials who have regulatory or development responsibilities for port areas
- **Acts like a Metropolitan Planning Office (MPO).**
- Reviews projects, coordinates State's response and allocates funding
- Policy development coordinated with other State agencies



What Would Work Best for Alaska?

- A formal Port Council through joint agreement
- Fastest way to get organized
- Each contributes to the finances of the council
- QUESTIONS?
 - Could AAHPA fill that role?
 - What changes would the Association have to make?



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