

OHPA Master Plan Overview

Nassau County

Major Takeaways

- OHPA will not expand the Port of Fernandina's current footprint beyond its current boundaries.
- OHPA will not pursue efforts to deepen the Federal Channel beyond its current depth to accommodate larger vessels.
- OHPA will sell the residential parcels located along Dade Street for future residential construction. The revenues received from the sale will be used by OHPA for other activities at the Port, or elsewhere, for the benefit of Nassau County residents.
- Primary access to the Port will remain along Dade Street. OHPA will not pursue other alternative access roads such as Escambia Street.
- OHPA will reinvest in its existing terminal facilities to ensure their long-term use.
- OHPA will identify and secure resources to protect the Terminal from future flooding.
- OHPA will work with US Customs and Border Protection to meet its facility requirements.
- OHPA will focus the Port of Fernandina on continuing to grow its breakbulk cargo, including the construction of additional covered storage facilities while maintaining its container service to Bermuda. OHPA will also work with the Terminal Operator to explore other cargo segments that represent opportunities for additional growth and diversification. OHPA will require the Operator to prepare a material safety, handling and transportation plan for review and approval by the OHPA Board prior to initiating any new service.
- OHPA will pursue additional port-of-call cruise ships, focusing on the small ship luxury market, to provide additional economic benefit to the Community as well as a much-needed revenue source for OHPA activities. OHPA will work with the cruise lines to disperse visitors around the Island to take advantage of the well-developed tourism infrastructure that is already in place and to reduce the stress on Downtown. Primary transportation routes to and from the Port will be Front Street for Downtown visitors and Dade Street to Eighth Street for all other visitors.
- OHPA will work with private landowners and the City of Fernandina Beach to improve the Front Street corridor while helping to protect the working waterfront, to include potential public/private and public/public partnerships.
- OHPA will continue to its commitment to open communication with the City, County, and its residents and businesses.
- OHPA will continue to coordinate with all economic development entities in Nassau County and Southeast Georgia, to create opportunities for future job growth for the benefit of Nassau County.
- OHPA will work with its Terminal Operator to pursue opportunities to expand its inland port facility activity in order to increase the productivity of the Port of Fernandina.
- OHPA will continue to pursue marine highway opportunities to reduce traffic impacts and to benefit the adjoining mill operations.
- OHPA will continue to look for opportunities to utilize rail for the transport of cargo to and from the Port of Fernandina.
- OHPA will look for Opportunities in Nassau County to use its revenue bonding capabilities to finance or refinance works, undertakings, improvements, facilities, or projects throughout the County.

Ocean Highway & Port Authority Port of Fernandina Master Plan Open House

Date: Thursday, January 26, 2023

Location: Peck Center – Willie Mae Ashley Auditorium
516 South 10th Street
Fernandina Beach, FL 32034

Time: 5:00 pm – 7:00 pm



Project Description

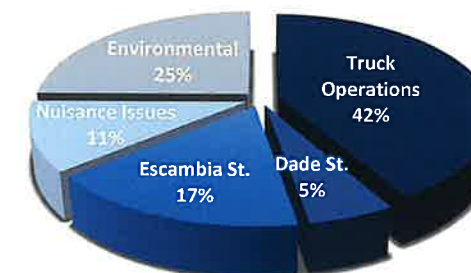
The Port of Fernandina, operated by the Ocean Highway and Port Authority (OHPA) of Nassau County, is a rail-served, natural deep-water port on the Atlantic Coast. The Port is on the Amelia River and is in the City of Fernandina Beach in Northeast Florida. The Port property consists of approximately 23 acres including two ship berths, outdoor yard storage, and three transit sheds. The Port handles a variety of cargoes, including paper and forest products, steel, aluminum, chemicals, and machinery. The OHPA is developing a new strategic master plan to guide decisions on infrastructure and operations for the next decade. The purpose of the public meeting is to share the ideas formulated since the last open house, held on July 28, 2022, and receive the community's feedback on the master plan.

Community Feedback

The comments from the Open House, held on July 28, 2022, are summarized as follows:

- Concern regarding expansion beyond the current footprint or development of nearby vacant lots
- Concern regarding intrusion into the historic district
- Desire for an off-site staging or queuing area for trucks
- Concern about the number of trucks queuing on Dade Street
- Concern regarding construction of an alternate entrance along Escambia Street, impacts to the salt marsh, and displacement of roosting habitat for endangered birds
- Concern for diminished quality of life by Port activities
- Concern with vulnerability to storm surge, flooding, and sea level rise
- General concerns regarding noise, idling trucks, speeding trucks, trash, etc.
- Support for small cruise ships and support of the local tourism industry
- How best to leverage the unique role of a small port in a small, historic community that values its quality of life

Summary of Public Comments



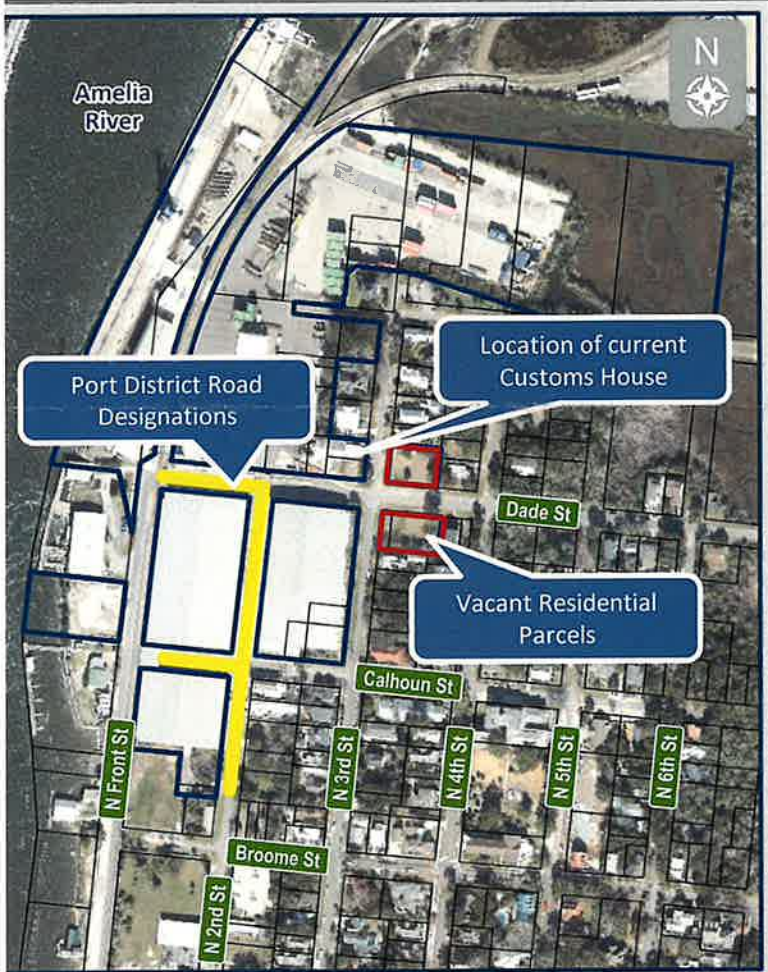
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Grounds and Infrastructure Changes



- Explore leaving Customs House in current location while converting to alternative use**
 - Alternative use to accommodate office space, affordable housing, museum, etc.
- Market the vacant residential parcels on Dade Street at terminal entrance**
- Close Escambia Street right-of-way west of North 3rd Street**



Vulnerability

- Evaluate methods to reduce the vulnerability of the north section of the Terminal, including the rail tracks, to future flooding.

Connectivity

- Look at opportunities to improve connection from Amelia River to tributary northeast of terminal

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Industrial Development Opportunities



Small Cruise Line Marketing Opportunities



- Create new strategies to increase cruise popularity to Fernandina/Nassau County**
- Develop itineraries for cruise passengers coming to Fernandina Beach**
- Highlight points of interest, i.e.: Tuscan Rose Vineyards, Amelia Island Beaches, White Oak Conservation, Kayak Amelia, etc.**

Waterfront Redevelopment



- Support Working Waterfront Redevelopment**
 - Coordinate with Beacon Fisheries to look at options
- Explore Multi-Use Structure**
 - Pursue construction of a multi-use structure to accommodate port-of-call passengers, OHPA Administrative offices, and US Customs and Border Protection offices
- Connecting the Port to Downtown**
 - New structure would be built to match Fernandina Beach Downtown Welcome Center

Operational Changes



- Coordinate with terminal operator to develop rolling, five-year capital program**
- Shift to focus more on bulk storage**
- Explore opportunities with bulk material trucking operations via Friendly Road in effort to reduce truck staging near terminal**