

FAQ – Hangar Damage 12/2025

Updated: July 10, 2026

What happened in December 2025?

A storm event on December 16, 2025 ripped open an approximate 200' x 30' part of the hangar on the southeast corner. The damage is around 170' from the ground and pushed part of the roof out to the exterior, where it hangs, still attached.

What is the status of the damage?

The portion of the roof is still clinging to the damaged part of the hangar, creating a safety issue. There was damage to the Air Museum's interior tent. No storage items or exhibits were damaged.

Were there any injuries?

No injuries occurred.

Timeline

December 16, 2025: Storm damage; contractor arrives on site to assess for safety; debris clean up by Port staff.

December 17, 2025:

- Regular Port Business Meeting – The Board was informed of the damage, will hear more at an upcoming special meeting; area closed to all traffic.

December 22, 2025:

- Special Meeting – Hangar B. Initial assessment from Rick Lofton/Belfor estimated \$3.5–6.5 million. The Board declared an emergency regarding the storm damage.

January 5, 2026:

- Special Meeting – Hangar B. Safety updates; second quote from Gage estimated \$3.5–4.5 million; asbestos discovered in debris.

January 21, 2026:

- Regular Board meeting. The board is still receiving new information as it comes along, and insists that all operations within the hangar remained suspended pending completion of the safety evaluation.

February 18, 2026:

- At this regular board meeting, Turner & Townsend presented updated information based on similar Navy hangars. Demolition estimate approximately \$45 million; full rebuild in the hundreds of millions. LiDAR survey funded by Friends of the Tillamook Air Museum. Security fence installed. Communications continue with elected officials.

Will it be covered by FEMA?

FEMA Disaster Declaration 4907 includes Oregon and Tillamook County, making Hangar B funding possible. The Port continues working with the Oregon Department of Emergency Management (OEM) and FEMA regarding possible funding for Hangar B.

Doesn't the Port have insurance?

The Port has liability insurance, but not property insurance for the hangar. Our insurance carrier declined to cover Hangar B after a payout with a FEMA project from the 2006 damage – Project Worksheet (PW) 870. We worked with a broker to find alternative insurance. Three quotes were requested, and the only response received would cost more annually than the building brings in revenue, had a low 'per occurrence' coverage, and did not cover any existing damage (rot, water damage, etc.).

Why can't the Port just let the part drop?

After testing debris, asbestos was found. It is throughout the roofing material from when the Navy built the structure. Asbestos will need to be abated as work moves forward. A licensed asbestos abatement contractor must be used (per email by DEQ).

Pricing Estimates (Presented 2/18/26 Board Meeting)

Emergency repair and safety

- Phase 1, emergency repair of damaged area – \$2–\$4 million
- Phase 2, structural assessment
 - Procurement of hazardous material survey, mechanical engineering, architect, roofing consultant, and abatement contractor
- High level for building refurbish – approximately \$300 million and ~7 years
- High level for building demolition – \$50–\$70 million and ~3 years

April–June 2026 Updates

April:

- FEMA Disaster Declaration 4907 includes Oregon and Tillamook County; Hangar B funding is possible.

May 20, 2026:

- Regular board meeting. The Board decided not to commit additional Port funds toward the Hangar B repair project and directed staff to continue pursuing other options.

June 18, 2026:

- Port Board President Jack Mulder emphasized that the Port has not walked away from Hangar B or its future. While the Board previously voted not to commit additional Port funds toward the hole in the hangar, discussions with potential partners continue. The Port remains supportive of efforts to preserve Hangar B and is exploring partnerships that could help address both potential FEMA local match requirements and the long-term preservation of the hangar. The Port has received grant documents from the Oregon Department of

Emergency Management (OEM) and continues working with OEM and FEMA on projects related to the December 2025 storm damage. Current FEMA-related projects include repairs to the storm-damaged roof opening, emergency safety repairs, and removing the large section of roofing that remains attached to the building. The Tillamook Air Museum remains closed while recovery efforts continue.