

**Port of Morrow**  
**Regular Commission Meeting**  
October 12, 2010  
#2 Marine Drive, Riverfront Center  
Boardman, OR. 97818

**PRESENT**

**Commissioners:** Marvin Padberg, Larry Lindsay, Jerry Healy, Joe Taylor and Don Russell

**Staff:** Gary Neal, Eileen Hendricks, Lisa Mittelsdorf, Ron McKinnis and Dori Drago

**Others:** As listed on sign-in sheet

**I. CALL TO ORDER AND INTRODUCTIONS**

The regular session was called to order by Marvin Padberg at 1:35 pm.

**II. APPROVAL OF MINUTES – September 8, 2010**

Joe Taylor made a motion to approve the minutes of the September 8, 2010 regular meeting. Don Russell seconded the motion, motion approved.

**III. TEFRA HEARING**

Marv opened the TEFRA hearing regarding the issuance of no more than \$4 million Recovery Zone Exempt Facilities Bonds and asked for comments or questions from the audience. There being none, he closed the hearing.

**IV. OLD BUSINESS**

**A. Willow Creek Valley Economic Development Group**

There was no one here to report.

**B. Rail – Connect II project**

Ron reported that the bids for materials were opened and they ranged around \$2 million. They are being evaluated by our consultants. Due to the price, we should be able to do some additional rail extensions. The contractor should be here by November 8<sup>th</sup> for site prep. Gary said he would keep the Commissioners updated on the progress. If we are able to do the rail extension to Lewis and Clark extension we would need to do it quickly.

**C. LRA**

There has not been a lot of progress. At the last meeting they discussed proceeding with the contract and they reviewed the layout of the Grant proposal.

**D. RDC – Resource Demonstration Center update**

The next meeting is scheduled for 9am Monday morning. They are moving dirt and evaluating the structure. An elevator is not required if the mezzanine area stays below 3,000 square feet. There will be two stair cases and they now have the silos. Gary suggested they decide on a name within the next month.

**E. Heppner Facility Update**

Gary said they are still working on getting the sale closed by the end of the month.

**F. Connect III**

Ron said he is working on the Corps responses for the permits. We will be out for bid by the end of the month for a container handler. We still need to get the bid out for the super chassis; we are waiting for information from Tidewater. We cannot start work until December 10<sup>th</sup> lock closure.

**G. Other**

Marv reported on the Port of Portland shippers meeting.

**V. NEW BUSINESS**

**A. 2010 Audit Report**

Brent Lewis from Seydel, Lewis, Moeller, Poe and Gunderson presented the audit report, gave a brief overview, and reported that it contained an unqualified opinion. Don moved that we accept the audit report. Jerry seconded the motion. Motion approved

**B. Oregon Water Coalition**

The commission discussed the value of continued involvement. On Gary's suggestion, the matter was tabled until the next meeting.

**C. Amendment Number 3 – Connect Oregon II Grant Agreement**

Joe moved that we approve the 3<sup>rd</sup> amendment to the grant agreement extending the milestone date for construction completion. Jerry seconded the motion. Motion approved.

**D. Resolution 2010-07 – Approving up to \$4,000,000 Recovery Zone Bonds**

Jerry Healy moved to approve Resolution 2010-07. Don Russell seconded the motion. Motion approved.

**E. SDAO Best Practices Worksheet**

Copies of the board section of the best practices worksheet were distributed to the commissioners for their completion. Submitting these forms will qualify the Port for a discount on their insurance.

**F. City of Hermiston Letter on Trade Center**

The Port received a letter from the City of Hermiston soliciting support for their proposed trade center. Joe moved that the Port issue a letter in support. Don seconded the motion. Motion approved.

**G. Other**

Gary distributed a letter to the commissioners regarding the upcoming hearings on the proposed Navy Bombing Range activities and urged the commissioner's attendance.

Gary reminded the commissioners of the Columbia River Channel Deepening dedication in Vancouver on October 21<sup>st</sup>.

V. **STAFF REPORTS**

Building use, container activity and water usage were all discussed.

Gary reported our new tenant has moved into Transload 2 and the contractor is on site for our Transload 3 building.

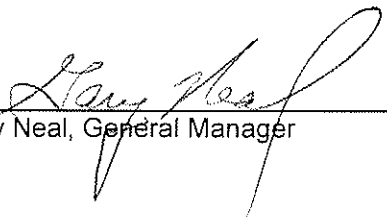
Regular Session was recessed to Executive Session at 2:35 pm.

**Executive Session under Leases and Legal Action – ORS 192.660**

Executive session was adjourned at 3:30 pm and the Regular Session was called back to order.

There being no further business, the regular session was adjourned at 3:31 pm.

Submitted by:

  
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Gary Neal, General Manager

  
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Marvin Padberg, Commission President