

MINUTES
UMATILLA COUNTY BOARD OF COMMISSIONERS
Administrative Meeting of May 30, 2013
9:00 a.m., Room 121, County Courthouse
Pendleton, Oregon

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COMMISSIONERS PRESENT: Larry Givens, Chair; Bill Elfering, Vice-Chair; Dennis D. Doherty, Commissioner

COUNTY COUNSEL: Doug Olsen

MEMBERS & GUESTS PRESENT: Steve Chrisman, City of Pendleton Economic Development Contracted Director; Chris Rizer, East Oregonian Reporter; Phil Wright, East Oregonian Senior Reporter; Bob Heffner, Umatilla County Budget Officer; JR Cook, Umatilla Basin Water Commission Executive Director; Hulette Johnson, Umatilla County Community and Economic Development Director

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CALL TO ORDER

The meeting was called to order at 9:06 a.m. Chairman Givens reminded all present that the meeting was a public forum.

BUSINESS ON AGENDA

Approval of Minutes: The minutes of the Joint meeting of the Board of Commissioners and the West Umatilla Mosquito Control District Board of Trustees of April 30, 2013 were presented for approval. **Commissioner Elfering moved to approve the minutes of April 30, 2013 as written. Commissioner Doherty seconded. The motion carried 3-0.**

Consent Agenda:

1. Authorization of payment to Wal Mart Community BRC - \$1611.10
2. Authorization of advance per diem for Jeff Brown - \$383.70
3. Authorization of payment to St. Anthony Hospital - \$3063.97
4. Authorization of payment to Rob Merriman Plumbing and Heating - \$1562.16
5. Authorization for out of state travel for Mike Fox – Post Falls, ID – NW Shuttle Conference
6. Authorize contribution to Milton-Freewater Junior Show - \$2500
7. Authorization for advance per diem for Wayne Dennis, Dale Primmer, Roxann Fisk, Carol Green
8. Authorization of advance per diem – Janet Denny

Commissioner Doherty moved to approve the consent agenda as presented. Commissioner Elfering seconded and the motion carried 3-0.

Self-Introductions: Commissioner Givens directed that a round of self-introductions should be done to familiarize the attendees with one another.

Agenda Items:

1. **Airport Business Proposal - City of Pendleton:** Hulette Johnson gave a brief history of the airport location and introduced Steve Chrisman.

Steve Chrisman stated that the purposed of the proposal was to stimulate industrial development in the area of the airport. Unmanned Aircraft Systems (UAS) was a growing industry and the area's weather, terrain and demographics were appropriate for the development of a UAS site at the Pendleton Airport. The FAA was to choose 6 test sites for civilian airspace and the city and airport had been working on establishing the location. The proposed center of operations had migrated from the local area to the central part of the state. Alaska and Hawaii joined the city, airport and state in a joint application. At the time of the meeting 37 states applied, offering 50 locations. Eric Simpkins of Eugene was leading the project. Geography was a concern in testing areas. Namely varied was preferred. If the three state coalition was selected, there were 3 sites in Oregon at Tillamook, on the Warm Springs Reservation and Pendleton. This was because civilian testing restrictions were greater than those for military uses. The goal of the application was to attract development to the airport with the hope that ancillary businesses would be attracted by the UAS site. The city was requesting support in the amount of \$5000.

Commissioner Givens asked for some idea of the flight patterns in the Pendleton airport area. Steve Chrisman replied that although the flight paths were not yet determined, the UAS were required to follow the same flight rules as manned flights. Meaning, that they were required to file flight plans and, in the early stages, chase planes would be required.

Commissioner Givens asked if any community input had been solicited. Steve Chrisman stated that because the proposal was still in the application stage, there was no specific solicitation for public comment. He noted that the voluntary input that had been received indicated that the project would be fairly well received. He was currently organizing an outreach committee and pointed out that no one project would ever have 100% buy in. However, he noted that the reception was definitely warmer in the Pendleton area than in other, more metropolitan, areas. The primary concern expressed regarded safety.

Commissioner Elfering asked if the flight tests would create any restriction on the local air traffic. Steve Chrisman replied that he expected that if there were restrictions, they would be set only during active operations.

Commissioner Givens asked for information on economic benefits. Steve Chrisman stated that there were 453 jobs to result on direct hire for the project with 203 jobs generated indirectly. A successful application would also distribute \$24.3 million to the three Oregon sites.

Commissioner Givens asked why there was such a large jump in the employment numbers between 2013 and 2014. Steve Chrisman explained that was because by the time the project was begun, there was little time left to end of the year.

Commissioner Givens expressed concern about the ability of the public to learn about the project and to provide comment on it. Steve Chrisman repeated his statement that he was building a committee to assist

Admin Minutes

5/30/13

Page 2 of 7

with public outreach and hoped that the county would lend Hulette Johnson to assist in that as Hulette Johnson had more expertise in public comment and outreach.

Commissioner Doherty noted that all the city was asking was the county's support and asked Hulette Johnson if he had any reservations about the proposal. Hulette Johnson replied that he fully supported the proposal as it followed the concept of beginning with a small project and expanding that base through collaboration. The financial support was an appropriate use of the lottery funds provided to the county.

Commissioner Doherty asked if there were any part of the proposal that might discourage airport users. Steve Chrisman noted that in the early stages the project might cause concern for the general pilot population. He added that, with trained personnel in the area, the staff expected to provide an outreach campaign to answer the pilots' questions and concerns.

Commissioner Doherty asked if the additional air traffic was expected to be manageable and what the impact was expected to be to the tax base. Steve Chrisman understood from discussion with airport staff that the traffic load would be manageable and noted that the tax base would be impacted indirectly. The project would only receive the exclusive right to act as a test location.

Commissioner Doherty asked if there would be requests from the private companies using the test site for abatements. Hulette Johnson replied that was unknown, especially with respect to the ancillary industries. Commissioner Doherty commented that an abatement request would be more attractive if the requestor produced more jobs than the required minimum to help add to the property tax base.

Commissioner Doherty summed up the request in two steps: the city was requesting a contribution of \$5,000 from the county's lottery funds to support the work of Eric Simpkins on behalf of the three state group in its application and; requesting collaboration with the county's Community and Economic Development Director.

Commissioner Givens asked how the project would be worked into the airport road infrastructure development process. Steve Chrisman stated that he expected that the city would need a 120 day window to prepare any necessary infrastructure.

Commissioner Elfering asked if the program would have a specific base if there were 3 test ranges. Steve Chrisman stated that there was a selection of locations for a base at the current time.

Commissioner Elfering asked what the job distribution was expected to be. Steve Chrisman stated that all indicators he was provided projected an equal distribution between the three sites.

Commissioner Elfering asked if the location would be dedicated to research only. Steve Chrisman replied that the end goal was manufacturing so as to keep the costs of the UAS lower.

Commissioner Elfering asked how long the testing project was expected to last. Steve Chrisman stated that he did not have that information, but that he would find out. The expectation was that the industry would expand for the long term.

Commissioner Elfering asked about the pilots' viewpoint. Steve Chrisman explained that the UAS had sense and avoid technology like the larger aircraft, but the chase planes would be provided also to add another layer of eyes for the pilots.

Commissioner Elfering asked whether the UAS would be traveling at specific altitudes. Steve Chrisman replied that he understood that their flight altitudes would vary. Hulette Johnson confirmed that the flights would be conducted at all altitudes available.

Commissioner Elfering asked if the flights would be followed by the Seattle Air Traffic Control Center. Steve Chrisman replied that was unknown. He was aware that none of the current practices in place at the airport would change.

Commissioner Elfering asked what size aircraft would be used. Steve Chrisman stated that the sizes would range from a handheld craft to about the size of a Cessna. He stated that the project was currently looking at the Shadow aircraft.

Hulette Johnson stated that the three state group expressed a sense of strength as compared to individual site applications.

Commissioner Givens asked about the outreach plans. Steve Chrisman commented that a committee was formed to put together public forums. The UAS program currently in use by the OSU Extension for agricultural research was expected to be of assistance in educating the public about the UAS vehicles.

Commissioner Elfering asked for the award deadline. Steve Chrisman answered the deadline was December, which was why the jobs numbers seemed to explode between 2013 and 2014.

Commissioner Givens asked what the \$5,000 would be used for. Steve Chrisman stated that it would help reimburse Eric Simpkins for his costs in working on the project.

Commissioner Givens asked what Pendleton's contribution to the application was. Steve Chrisman replied that the equivalent of 100 hours of his time was the contribution. Hulette Johnson explained that the city's contribution was primarily the heavy work and the county's contribution was hoped to be primarily funding.

Commissioner Givens asked if the funds were in the department budget. Hulette Johnson confirmed that they were and he had budgeted for the project.

Commissioner Doherty commented that he understood when a project got out too far ahead of the public that there could be unforeseen consequences, such as occurred with wind power. He thought that the county should see that Hulette Johnson should stay involved to ensure that informed decisions were made. The commissioner pointed out that the tax base impact was relative to ensuring local benefit.

Commissioner Elfering noted that public information was most important because there were a lot of misconceptions.

Commissioner Givens felt that the county needed to agree to be a player, but was not ready to commit funding for the project. Commissioner Doherty stated he had no problem with contributing \$5,000 and Hulette Johnson's collaboration. He pointed out that the contribution did not mean that the county was supportive of the UAS proposal, simply the consideration of such a project.

Commissioner Elfering concurred with Commissioner Doherty. He felt it was an excellent chance to develop industry in the county and added that the \$5,000 contribution was a minor investment, especially since it was not to be taken from the General Fund. Commissioner Givens stated he had no problem with the \$5,000 investment, but was not wanting to be represented as supporting a drone project.

Commissioner Elfering move to commit \$5,000 from the Community and Economic Development Department to the proposal. Commissioner Doherty seconded. The motion carried 3-0.

Commissioner Doherty confirmed that the payment was to be made to Eric Simpkins for services already rendered.

JR Cook commented that he strongly encouraged and supported the project, especially as it could have uses in the water projects within the county.

2. **Sovereign Review Team – Columbia River Treaty:** JR Cook reported that the association's documents were filed with the Secretary of State. He noted that the association was more concerned with the Columbia River Treaty commentary and was part of the group that met with the Revelstoke committee about two weeks ago. The expected cost to manage the reservoirs on the Canadian side of the border ran about \$350 million per year and the association was not certain that the power exchange provided balances for the process and would reiterate that until sound science supported the hydropower.

Commissioner Givens commented on the proposed letter of comment stating that page one reiterated the economic aftereffects, page 2 the coordination to amend the entitlement for Canada and that the body of the letter encouraged continued coordination between the users as well as concern related to hydro science.

Commissioner Elfering asked if the board particularly wished to use the term "strong" concern in the second paragraph. JR Cook responded that was an optional term, but that the deadline for comments was either the current day or the following one. Commissioner Givens commented that he did not want the letter to come across as weak.

Commissioner Doherty suggested that the board send the letter that day stating that it supported continuation of the Treaty and supported modifications that would include a focus on upstream storage to provide downstream usages that would support agriculture and that the board knew that others in the region felt the same. Commissioner Elfering added that the letter should also express the board's desire to remain engaged in the process.

Commissioner Doherty moved that the Board of Commissioners send a letter that day to the Sovereign Review Team indicating its support of the continuation of the treaty, desire to support modifications that would include a focus on upstream storage to provide downstream usages that would support agriculture and the board's desire to remain engaged in the process, believing that other entities shared the board's sentiment. Commissioner Elfering seconded and the motion carried 3-0.

3. **Northeast Oregon Water Association Discussion:** JR Cook reported that the association had officially completed the incorporation of the non-profit. He provided a copy of the association's mission statement, setting the purpose of the organization, and a copy of the association's business plan. The

association was asking for subscriptions from local entities to commit to the organization and he asked the board to be aware that a subscription sheet would be sent shortly. Ultimately, he expected that the organization would generate \$1 million from annuities, with the aim to gain independence from grant streams. The core group's first meeting was expected to be held next week. The association's office was currently mobile.

Commissioner Elfering asked how much was being asked for a subscription. JR Cook answered that the users were being asked to contribute \$5,000 each. The government entities were being asked to provide \$5,000 to \$10,000 each. Any residual funding in the future was to be directed to research and development.

Commissioner Givens asked Bob Heffner how much was in the Water Commission's fund. Bob Heffner replied that he did not have a current amount, but that the county budgeted \$60,000.

4. **Authorization for Property Purchase:** Doug Olsen reported that the purchase concerned the gateway property for EOTEC, city approval was expected shortly and it was hoped that the closing would be complete by the second week in June. The authorization required a motion to approve the purchase and authorize the chair to sign the documents. **Commissioner Doherty, in the matter of authorizing purchase of property from City of Hermiston, moved approval of Order Number BCC2013-052. Commissioner Elfering seconded.** Commissioner Doherty asked if Hermiston was contributing \$107,500 in addition to negotiating the purchase. Doug Olsen responded that it was actually a little more than \$107,500 because the city was covering the closing costs. **The motion carried 3-0.**

5. **Open Bids for Foreclosed Property and Potential Authorization for Sale:** Commissioner Givens opened the bids received at 10:30 a.m. and read them as follows:

- a. Round Up City Plumbing in the amount of \$500 for Tax Lot #553312-A 3200 by Daniel Shaw Solomon. Doug Olsen reported that the lot was located at Lehman Hot Springs and provided the history of the county's acquisition. The bid was below the statutory minimum allowed and could not be accepted.
- b. Kay Preston in the amount of \$50 for Lot 5N 2818 DA 3300 by Kent J. Peterson. Doug Olsen reported that this lot sold at auction in the amount of \$470, so it was not available for purchase.

No action was necessary on either bid.

6. **Authorization to Issue Invitation for Bids or Request for Proposals for Vehicles:** Connie Caplinger reported that the vehicle replacement committee received requests for three vehicles, two of which were to be funded from the fleet management fund. Assessment and Taxation submitted a request for a vehicle and Planning submitted a request to replace its vehicle for greater fuel efficiency. Both requests were part of the vehicle management program for Fiscal Year 2012-13.

The community and economic development department requested a vehicle up to the amount of \$27,000 which would also require an invitation to bid although this vehicle was to be purchased from the department's budget. The department budgeted for the replacement of the vehicle for Fiscal Year 2013-2014. **Commissioner Elfering moved to approve Community and Economic Development's request**

for bids for a new vehicle up to \$27,000. Commissioner Doherty seconded and the motion carried 3-0. Commissioner Elfering moved to authorize the recommendation of the vehicle replacement committee to seek proposals for vehicles for the assessment and taxation and planning departments. Commissioner Doherty seconded. The motion carried 3-0.

7. **Wildlife Services Supplemental Funding:** Doug Olsen explained that the livestock producers collected a total of \$3,850, including \$500 from the Umatilla County Cattlemen's Association. The state agreed to provide \$3,000 and the county agreed to provide the balance needed to fund the wildlife services position to the end of the fiscal year. There was some discussion as to whether the county agreed to match the producers' contribution or to make up the difference remaining to fully fund the position. **Commissioner Elfering moved to expend \$3,850 to the Wildlife Services fund as those funds collected from the livestock producers. Commissioner Doherty seconded and the motion carried 3-0. Commissioner Elfering moved to authorize the payment of \$7,700 to the USDA Wildlife Services, including \$3,850 of private funding. Commissioner Doherty seconded. The motion carried 3-0.**

Other Discussion: None.

Scheduling of Next Meeting: The next meeting will be held June 5, 2013.

ADJOURNMENT

The meeting was adjourned at 10:47 a.m.
Respectfully submitted,

Laura Headley
Executive Secretary
Umatilla County
Board of Commissioners