

**Scappoose Drainage Improvement Company**  
**Board of Directors Monthly Meeting Minutes – June 17, 2021**

**Present via Zoom video/teleconference:**

Geoff Wenker, President  
Gary Wheeler, Vice President  
Jeff Mapes, Secretary/Treasurer  
Len Waggoner, Director  
Karen Kessi, Director

Chase Christensen, General Manager  
Laurie Mapes, Staff  
Rob Hostettler, CalPortland  
Debbie Murphy, CalPortland Attorney  
Christy McDonough, Cadman  
“BRUCE’s iPhone” per Zoom ID

President Wenker called the meeting to order at 6:03 p.m. through the Zoom virtual meeting platform. Minutes below associate with Agenda items.

**Public Comment**

There was none.

**Consent Agenda**

President Wenker made a motion to approve the items in the consent agenda as presented. Jeff Mapes seconded the motion, and all directors voted in favor of it.

**Manager’s Monthly Report**

Chase Christensen reviewed his monthly report and noted that when ALM was on site, he had them take care of some vegetation along the Santosh canal. Regarding the Willamette Basin Mercury TMDL (Total Maximum Daily Load) special session Chase attended on 6/8/21 for water conveyance entities, he understands that SDIC is not responsible for the contents of the water it receives, but there is lack of clarity about SDIC’s precise responsibilities. SDIC has until September of 2022 to develop its best practices plan. Chase is seeking more information and guidance for development of a plan.

Chase also reviewed the Smith Pumping Plant Replacement Update of 6/17/2021. The station is pumping now, and the level at this time is a little over 2.0 feet. The new intake grate is working well, is easy to clean and is safe.

**President’s Monthly Report**

There was discussion of where and when to hold the annual meeting safely in view of remaining Covid concerns and restrictions. The annual meeting subcommittee of President Wenker, Chase Christensen and Laurie Mapes will look into location options and restrictions. A possible date is August 12, the date of the board’s regular monthly meeting.

President Wenker reported that the city and county got updated LiDAR data to WEST last week. WEST projects that by June 25 or shortly after there will be draft maps to review.

President Wenker, Chase, Gary Wheeler and Len Waggoner participated in a meeting with the city and Brown & Caldwell on June 16 regarding the City of Scappoose Storm Water Master Plan. SDIC requested that the output be quantified, but B&C personnel did not think their work would interact with WEST’s model. SDIC asked for the draft as soon as possible for review by WEST, but it was not clear that the draft would be shared. SDIC also expressed concern about

**Scappoose Drainage Improvement Company**  
**Board of Directors Monthly Meeting Minutes – June 17, 2021**

contaminants. President Wenker and Len Waggoner will consult further with city staff about the possibility of getting the draft report and the status of the engineering at the airport.

**NW Agg Joint Permit Application to Expand Bates-Roth Operation by 132 Acres**

President Wenker reported that there is still a question about whether the application requirement is a 404 rather than a 408 permit from USACE.

**Ellis Farm & Cadman**

President Wenker noted that minutes of the Cadman technical meeting with USACE were circulated to the board. There has been discussion of copying the process with CalPortland, i.e. sharing the GSI seepage model with Cadman in exchange for contribution toward the cost of the model. President Wenker said he would like a motion to give him authority to work on negotiating such an agreement and work with attorney Jeff Condit to modify the current agreement with CalPortland for use with Cadman. Jeff Mapes made a motion to authorize President Wenker to offer to Cadman the seepage model created by GSI for the same price that CalPortland paid for it. Karen Kessi seconded the motion with the modification that attorney Jeff Condit be consulted. All directors voted in favor of the modified motion.

[The board took a break at approximately 7:30 p.m. and upon reconvening at 7:39 p.m., Christy McDonough and BRUCE's iPhone no longer appeared as participants in the Zoom meeting.]

**Financial Issues**

President Wenker reported that the assessment table is done. The final cost with GSI exceeded their estimate of \$3,000; it was \$4,200.

President Wenker reviewed and explained for the board a proposed budget put together with input from Chase Christensen and Gary Wheeler. Jeff Mapes made a motion to accept the budget as proposed. Len Waggoner seconded the motion. Discussion followed. All directors voted in favor of the motion.

Chase Christensen totaled the Smith pump station replacement cost at \$208,795. There will be another several hundred dollars to add from credit card charges. Of the total, \$154,795 is for BCI's work. President Wenker made a motion to authorize the Secretary/Treasurer to transfer \$200,000 from the state pool account to checking so that bills can be paid. Karen Kessi seconded the motion, and all directors voted in favor of it.

**House Rental**

Len Waggoner made a motion to paint the doors a third color rather than the same color as the house or the trim and to use Double D Construction. There was no second. The consensus of the board was that Karen Kessi be authorized to spend up to \$5,000 to get the house painted.

**Internship Status**

Jeff Mapes reported that Nathan Mapes appreciated the opportunity to intern with the SDIC, but the timing was too constrained at the end of the term and he accepted an alternate project of writing a paper.

**Scappoose Drainage Improvement Company**  
**Board of Directors Monthly Meeting Minutes – June 17, 2021**

**Western Resources Legal Center IDA records request**

President Wenker reported that SDIC is working on completion of the records request.

At 8:37 p.m. the board went into executive session under ORS 192.660(2)(a), Individual Agent negotiation, to discuss an employee matter. The board returned to public session at 9:13 p.m.

President Wenker reported that the board is moving toward renting the district house and will seek guidance from attorney Jeff Condit about a proposed contract with a property manager and a rental contract.

**Upcoming Meetings and Adjournment**

Karen Kessi made a motion to adjourn. Gary Wheeler seconded the motion. The meeting adjourned at 9:17 p.m.

**Exhibits attached to Minutes and/or in Dropbox:**

- Meeting Agenda
- SDIC Monthly Manager's Report 6/17/2021
- Smith Pumping Plant Replacement Update 6/17/2021
- 2021-06-17 Balance Sheet
- 2021-06-17 P&L Budget vs Actual
- 2021-06-17 P&L This vs Last
- 2021-06-17 Check Register
- 2021-06-17 Credit Card Register
- 2021-06-17 Transaction List by Date
- 2021-06-17 FY 21-22 Budget Worksheet Draft to Board

Approved by the Board of Directors on : July 8, 2021

Laurie Mapes  
**Laurie Mapes**