



APPROVED 3/27/2012

**MINUTES
OF THE
BOARD OF COMMISSIONERS
SPECIAL MEETING
ALSO SITTING AS THE LOCAL CONTRACT REVIEW BOARD**

HELD ON

**Thursday, March 8, 2012
2:30 p.m.**

AT

**Port of Tillamook Bay
4000 Blimp Boulevard
Tillamook, Oregon**

1. Call to Order

Board President Jim Young called the meeting to order at 2:30 p.m.

2. Recognition of Persons Present; Public Comment

Commissioners: Jim Young (President); Bill Baertlein (Vice President); Georgine Beveridge (Secretary); Carolyn Decker (Treasurer); and Bob Olsen (Commissioner).

Staff: Michele Bradley (General Manager); Aaron Palter (Project Coordinator); George Devore (Digester Operations Manager); and Duke Hellweg (Digester Operations).

Public: Eric Eckfield (DAY CPM SERVICES – Port's Owner's Representative); Mark Ellsworth (Governor's Office); Tillamook County Commissioner Mark Labhart; Paul Levesque, Tillamook County Director of Facilities, Fleet and Contracts; Bob White, Raymon Seiler and Barbara Johnson (Tillamook PUD); Stacia Martin (Office of Congressman Schrader); Gus Meyer; Jerry Dove; Leo Newman.

There was no public comment.

3. Discussion with Tillamook PUD of Concept of Easement along Rail Spur into Hoquarten Slough area (Bob White, Tillamook PUD)

Mr. White gave a slideshow presentation to those present (see attached slides) and a Google Earth display about the project which seeks to provide an additional power substation in the Netarts-Oceanside area. The PUD is requesting an easement from the Port along its rail line spur west of the main line adjacent to Highway 6 near the Hogan dairy in a westerly direction to Highway 101. Mr. White discussed the placement of the electrical transmission lines/poles that would be placed within the easement area. The placement of these lines and poles would not affect any other uses of this area; however, the easement would also preserve PUD's use of the area so that any future placements in the area wouldn't disrupt access to the lines/poles. Matters are continuing to be worked out with other affected property owners and the City of Tillamook.

There was a consensus of the Board Port Staff to continue discussions with PUD on the request. Additional details will be provided to the Board prior to their decision to grant the easement.

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4. Discussion and Consideration of a Recommendation from the Proposal Review/Selection Committee to Award a Design-Build Contract to Daritech, Inc., for the Hooley Digester Upgrades Project, a FEMA Alternate Project

Mr. Eckfield provided the Board with the history of the recent procurement process and the recommendation of the Proposal Review and Selection Committee, following interviews conducted last week, to select Daritech, Inc., as the contractor for the project.

The Local Contract Review Board was unanimous in its decision by Motion to accept the recommendation of the Committee and forward same to the Port Commission.

SITTING AS THE PORT COMMISSION

The Board briefly discussed the recommendation of the Local Contract Review Board.

Commissioner Decker made a Motion to accept the Local Contract Review Board's recommendation to select Daritech, Inc., as the contractor for the project and to issue Order 11-008 a Notice of Intent to Award a Contract to Daritech, Inc., in the amount of Five Million Five Hundred Sixty-Eight Thousand Seven Hundred Eighty-Six (\$5,568,786) Dollars for the Hooley Digester Upgrades Project, a FEMA Alternate Project. There was a brief discussion held wherein Mr. Eckfield clarified some of the points of the procurement. The Motion was passed by a unanimous vote of the Commission.

6. Railroad Update – Highway 6 Crossing

Ms. Bradley discussed a recent event involving an impact of the crossing by a truck driver. State Police were involved. The matter is being handled between the insurance companies. Appropriate repairs will be made to the crossing.

7. Discussion and Consideration of a Recommendation by the Oregon Solutions Project Team that the Port of Tillamook Bay File a Second Appeal to the Federal Emergency Management Agency (FEMA) for the Southern Flow Corridor Project, a proposed FEMA Alternate Project (Presented by Paul Levesque [Tillamook County] and Tillamook County Commissioner Mark Labhart [Co-Convenor – Oregon Solutions])

Commissioner Labhart briefly discussed this morning's meeting of the Oregon Solutions Project Team and its unanimous decision to recommend to the Port they file for a second appeal to FEMA for the project, following the recent denial of the First Appeal. Mr. Levesque provided a history of recurrent flooding in the Tillamook area along Highway 101, the formation of Oregon Solutions and the development of the Southern Flow Corridor project through Oregon Solutions as well as the Port Board's previous decision to allocate \$4.3 Million of its available FEMA funds to this project, which includes a portion of the match funding acquired by Senator Betsy Johnson through the sale of State lottery bonds. He discussed FEMA's recent denial of the initial Appeal and said the deadline for filing the second appeal is on or about March 23rd. Tillamook County staff and Oregon Solutions will be responsible for coordinating the appeal through the Port to OEM/FEMA. Aaron will work with Paul on this.

Commissioner Baertlein made a Motion to accept the Recommendation of the Oregon Solutions Project Team and to file a second appeal to FEMA Headquarters. There was a discussion that an additional requirement is being placed on this project which shouldn't be there. Commissioner Beveridge discussed the opportunity to continue to use the FEMA funds if this project is unsuccessful on appeal. There is no issue with that. There was a brief discussion of FEMA Project Worksheets related to this and other Port Alternate Projects. Commissioner Olsen discussed the Port's historical commitment to the project. The Motion passed by a unanimous vote of the Commission.

8. Other Business

Commissioner Olsen asked for a clarification of the Southern Flow Corridor project, which was provided by Port Staff.

Commissioner Olsen asked Mr. Eckfield for his assessment of the additional digester project information received following the interview process. Mr. Eckfield responded that nothing in the proposals has changed; additional clarifying information was provided, as requested.

Ms. Bradley discussed her upcoming schedule and its potential effect on upcoming Board meetings.

9. Commissioner Comments

None.

10. Adjournment

The meeting was adjourned at the hour of 5:05 p.m.

These Minutes were recorded and reduced to typewritten form by Aaron Palter, Project Coordinator.