

Scappoose Drainage Improvement Company
Minutes of the Annual Landowners Meeting, February 13, 2023

Present:

Board and Staff: Robert Hostettler, President, Board of Directors; Karen Kessi, Vice President; Amanda Hoyt, Secretary/Treasurer; Gary Wheeler, Director; Len Waggoner, Director; Chase Christensen, General Manager; Jeff Condit, SDIC attorney; Todd Graham, SDIC technology consultant.

Landowners/Representatives: Debbie Murphey (CalPortland); Thomas H. (Harry) Bludworth; Kyle Hoyt; Megan (Hoffart) Augeri; Geoff Wenker; Kellie Smith (Columbia County Commissioner); Wyatt Roseman (CalPortland); Chris Negelspach (City Engineer, Scappoose); Bob Short (Airpark Development); Ken Bernet; Gina Means; Amy Jauron Bynum (Port of Columbia County); Suzie Dahl (Director of Land Development Services, Columbia County); Joe Gadotti; Marie Gadotti; Andrew Janke; Laurie Mapes.

Virtual attendees according to their IDs: Dan & Teresa; Jeremy Jones; Caroline Lobdell; Cary diRaimondo.

President Hostettler called the meeting to order at 6:08 p.m. at the Scappoose City Hall Council Chambers, 33568 E. Columbia Avenue, Scappoose, Oregon. It was announced that a quorum was present; at that time, landowners representing at least 4943 votes of the 6055 total in the district were present. The flag was saluted and the Pledge of Allegiance recited.

Public Comment

There was none.

Introductions

Board members, staff, legal counsel, members, and others present introduced themselves.

Approval of 2022 Annual Landowner Meeting Minutes

Director Wheeler made a motion to approve the minutes of the June 27, 2022 landowner meeting as presented. Director Waggoner seconded the motion. The motion was approved by voice vote with no one opposed.

SDIC Annual Report to Landowners

President Hostettler read the SDIC Report to Landowners 2023, available at <https://www.scappoose drainage.org/board-meetings> along with other materials prepared in advance for this February 13, 2023 landowner meeting. There were no questions about the report. GM Christensen reviewed his Annual Managers Report 2-13-2023, also available on the SDIC website. He displayed on screen pictures of various parts and stages of the Evans Pump No. 1 repair project. GM Christensen noted that the U.S. Army Corps of Engineers (USACE) has scheduled a "site visit," previously called a routine inspection, for February 24, 2023. Ken Bernet asked whether USACE representatives are willing to join SDIC boat inspections of the

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exterior of the levee. Geoff Wenker commented that, the last time a USACE representative joined a boat inspection, the representative was not willing to comment on anything.

Chris Negelspach was asked to update landowners on City of Scappoose matters relevant to SDIC. He reported that city staff need to meet with the consultant on the city's storm water master plan one more time, and financial analysis needs to be incorporated, before the draft plan is made available online. He expects the draft plan to be posted to the city website in early March. There is a March 6 city council work session to introduce the draft storm water master plan to the council. Regarding SDIC levee and drainage system accreditation, Mr. Negelspach reported that the city is working with WEST Consultants on the LOMR update which was undertaken to see if incorporation of additional data into the Interior Drainage Analysis would reduce flooding predicted to occur on city streets. A meeting with WEST is planned for Wednesday, February 15 to talk through the latest update with another meeting planned the following week with the Airpark group to make sure their interests are covered. Mr. Negelspach added that WEST also is looking into portions of SDIC infrastructure that are deficient. President Hostettler commented that looking into deficiencies was raised during the SDIC's SWOT meeting and added that he is glad the city got funding to look into this issue.

There was discussion of the process to complete the LOMR submission to FEMA. Suzie Dahl, Director of Land Development Services for Columbia County, reported that the county expects to send out voluntary public notice as part of its public outreach.

President Hostettler commented that coordination with landowners to complete SDIC projects has gone well and that projects have come in under budget.

Election of (2) Directors for a 3-year term

The term of Director Waggoner was at its end. Kyle Hoyt nominated Megan Hoffart for the position. She introduced herself as a landowner whose property is titled in her married name, Augeri. Geoff Wenker nominated Director Waggoner. Ballots were distributed and collected. The tally was 374 votes for Director Waggoner, 4373 for Megan Hoffart, and 223 votes abstaining.

The term of Director Kessi also was at its end. Ken Bernet nominated Director Kessi. Bob Short made a motion to close the nominations. Kyle Hoyt seconded the motion. The motion was approved by voice vote with no one opposed. Bob Short then made a motion to cast a unanimous ballot for Director Kessi. Kyle Hoyt seconded the motion. The motion was approved by voice vote with no one opposed.

New Business

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Ken Bernet thanked Len Waggoner for his six years on the board. Director Kessi noted that the brevity of the landowner meeting this evening was due to the competence and skill of GM Christensen.

Kyle Hoyt made a motion to adjourn the meeting. Bob Short seconded the motion. The voice vote was unanimous in favor of the motion with no one opposed. The meeting adjourned at 7:09 p.m.

Approved by the landowners on Feb 13, 2024.



Signature

Robert Hostettler - President

Printed name and title