



APPROVED 3/22/2016

MINUTES

**BOARD OF COMMISSIONERS
SPECIAL MEETING
WEDNESDAY, JANUARY 27, 2016 AT 5:00 P.M.**

**POTB MAIN OFFICES – Conference Room
4000 Blimp Boulevard, Tillamook, Oregon 97141**

NOTE: The Commission reserves the right to recess into Executive Session as may be required at any time during this meeting, pursuant to the provisions of Oregon Revised Statutes (ORS) Chapter 192.660.

1. Call to Order: Commissioner Young @ 5:00 p.m.
Recognition of Persons Present:
Commissioners John Lewis; Jack Mulder; Jim Young; Carolyn Decker and Bob Olsen
Port Staff: General Manager Michele Bradley; Pami Boomer; Margaret Amick; John Johnston; Duke Hellweg; Jim DeSwart; James Peak and Aaron Palter
Leeann Neal – Tillamook County Pioneer
Heather Taksdal and Nick Zwald – Zwald Transport
Richard Obrist and Chris Obrist – Fairview Acres Dairy
Brandon Thomas and Jason Mitchell - Farm Power
Armando Macias – ODA
Gerrit Anker - Ankeridge Dairy
Max Hurliman – Alpine Vue Dairy
David McCall – Tillamook Solid Waste
Ray Monroe – Tillamook SWCD
Alex Shay – Carbon Solutions NW
Gus Meyer; Jerry Dove; Dave Hogan; Harlan and Carmen Rost and Jerry Markee; and Chad Allen- Public
2. Public Comment – Richard Obrist expressed his concern that Tillamook Watershed Council wanted to deny access to several acres of Port property that he is currently leasing. Ms. Bradley said the Port is unaware of any projects planned in the near future and would follow up with TWC.
3. Discussion and Consideration of discontinuing operation of the Digester. Com. Mulder gave a detailed presentation to show the revenues and expenses associated with the Digester. The charts he had created showed that the Port is experiencing an operating loss of \$25K per month with a cash flow loss of \$65K per month. There was extensive discussion with the audience of possible alternative sources of income and cost sharing but no practical ideas arose. The

Board reluctantly agreed to shutting down the Digester and to sending out the 60 day notice to the farmers.

4. Executive Session per ORS 192.660(2)(e) to discuss Real Property Transactions. The Board entered into Executive Session at 6:50 p.m. under provisions to discuss records exempt from public disclosure and potentially to consult with legal counsel about litigation already filed or likely to be filed. At 7:44 p.m. Com. Young reopened the regular meeting. **Com. Mulder moved that from the records presented during the Executive Session that the Board direct cessation of the Digester operations 60 days from January 27, 2016 due to economically impractical conditions, with regret. Com. Lewis seconded; motion passed (5-0). Com. Young emphasized how reluctantly the Board came to the decision.** There was an option left open that if there is a significant improvement in the financial condition of the Digester due to a signed agreement with affected parties within the 60 days that the decision to shut down could be revisited.
5. Communications
 - i. Next Special Meeting regarding Port Planning Guidance Map / Zoning - February 10, 2016 at 4:30 pm in Small Meeting Room (**confirm quorum**)
 - ii. First Thursday February meeting – canceled due to SDAO Conference
 - iii. SDAO Annual Conference February 4-5-6-7
 - iv. Next Regular Meeting – Tuesday, February 16, 2016 at 6:00 p.m.
6. Commissioner Comments – Com. Olsen stated he made the decision with difficulty and expressed his frustration with the slow process of obtaining permits for processes that would have increased revenue from the digester.
7. Adjournment: Com. Young @ 7:52 p.m.