PORT OF MORROW

REGULAR COMMISSION MEETING

Riverfront Center

#2 Marine Drive Boardman, Oregon

September 9, 2026

1:30 p.m.

AGENDA - Amended

Zoom meeting information is available on our website.

Regular Commission Meeting
September 9, 2026, 1:30pm
2 Marine Dr., Boardman, OR 97818

I. CALL TO ORDER AND INTRODUCTIONS

CONFLICTS OF INTEREST DECLARATIONS

II. PUBLIC COMMENT PERIOD

III. CONSENT AGENDA
- **A. August 3, 2026 Regular Commission Meeting Minutes**
- **B. August 20, 2026 Special Commission Meeting Minutes**

IV. LEGISLATIVE UPDATES

V. OLD BUSINESS
- **A. CDA Update**
  - **Wage Discussion**
- **B. Morrow County Clean Water Consortium Update**
- **C. Strategic Business Plan Update**
- **D. Willow Creek Golf Course**
- **E. Resolution 2026-11 Port of Morrow Commission Bylaws**
- **F. Amended Audit Contract**
- **G. Other**

VI. NEW BUSINESS
- **A. Resolution 2026-10 – Amending Financing Authorization**
- **B. BPA Substation Road**
- **C. Other**

VII. STAFF REPORTS
- **A. Projects Update**
- **B. Maintenance Update**
- **C. Financial Update**
- **D. Usage Reports**
- **E. Other**

VIII. OTHER REPORTS
- **A. Willow Creek Valley Economic Development Group**
- **B. BCDA**
- **C. ICABO**
- **D. Other**

IX. FOR THE GOOD OF THE ORDER

X. UPCOMING EVENTS:

October 14th 1:30pm POM Regular Commission Meeting

XI. EXECUTIVE SESSION

The Port will hold an executive session meeting for the permissible reason(s) stated below under ORS 192.660(2). Representatives of the news media and designated staff and other persons shall be allowed to attend the executive session. The public virtual Zoom Meeting link will be paused during the executive session as permissible executive session meetings are not subject to HB2560. Representatives of the news media are specifically directed not to report on any of the deliberations during the executive session, except to state the general subject of the session as previously announced. No decision will be made in this executive session. At the end of the executive session, we will return to the room, start the public virtual Zoom Meeting link again open the regular session meeting.

A. **For the Purpose of Consultation with Counsel Concerning the Legal Rights and Duties of a Public Body with Regard to Current Litigation or Litigation Likely to be Filed – ORS 192.660 (2)(h)**

Next Resolution 2026-12

The meeting location is accessible to persons with disabilities. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to Brandy Warburton @ (541) 481-7678.

Port of Morrow provides the option for Zoom Translated Captions.
Instructions: https://support.zoom.us/hc/en-us/articles/6643133682957-Enabling-and-configuring-translated-captions

PORT OF MORROW

Regular Commission Meeting Minutes
August 3, 2026 – 9:00 am
2 Marine Drive, Boardman, Oregon 97818

I. CALL TO ORDER AND INTRODUCTIONS

John Murray called the meeting to order at 9:00 a.m. and announced that there are time constrains for the meeting today.

Commissioners Present:	Rick Stokoe, John Murray, Kelly Doherty, Joel Peterson, and Jerry Rietmann was present on Zoom.
Staff Present:	Lisa Mittelsdorf, Mark Patton, Eileen Hendricks, Marcine Brangham, Jason Hendricks, Anna Browne, Brandy Warburton, and Erika Morton
Visitors Present:	Deb Imus, Paul Keefer, Mindy Wilson, Charlene Belt
By Zoom Meeting:	(Staff) Angel Aguilar, Jessica Esparza (Guests) Jared Tesch, Ryann Gleason, John Doherty, Kirby Garrett, Sam Tucker, Torrie Phillippi-Griggs, 13609756867, Jonathan Tallman, Jordann Krouse, Kasey, Michael Schrader, Isavel Gonzalez, Brandon Hammond, Karen Pettigrew, Samsung SM-S721U, Aaron Palmquist, Katie Baeza, Debbie Radie

Conflict of Interest Declarations - none declared

I. PUBLIC COMMENT PERIOD

Jonathan Tallman submitted written comment and read his statement regarding the SIP agreement with Morrow County. He asked that it be included for the record as follows:

> *Good morning. I'm Jonathan Tallman, and I want to comment on the proposed SIP agreement with Morrow County.*
> *I understand this agreement does not approve an Amazon tax break today, but it sets the rules for how the Port and County will negotiate these tax deals in the future.*
> *Let's use a simple example. If the proposed exascale data-center campus covers approximately 1,300 acres and represents a $10 billion investment, only about $150 million of that value may remain subject to ordinary property taxes under the*

rural SIP structure.

That would leave approximately $9.85 billion—or 98.5 percent of the project's value—exempt from ordinary property taxation before accounting for the community-service fee and any additional negotiated payments.

Using a hypothetical combined tax rate of $15 per $1,000, a $10 billion project would ordinarily generate approximately $150 million per year in property taxes.

Under this simplified SIP example, ordinary taxes on the $150 million taxable portion would be approximately $2.25 million, plus a statutory community-service fee currently capped at approximately $3.17 million.

That would be approximately $5.4 million in statutory annual taxes and fees instead of $150 million—before considering any separately negotiated payments.

The difference could exceed $140 million per year. Over 15 years, billions of dollars could be at stake.

That is only an illustration. The actual calculation depends on the project's taxable property, assessed value, depreciation, tax rate and negotiated agreement. But that is exactly the problem: this packet gives the public none of those figures.

Before moving forward, the public deserves a simple breakdown: Who is the applicant? Is this Amazon? What is the project's value? What would the company normally pay? What would it pay under SIP? How much would it save over 15 years, and what would our community actually receive?

I'm also concerned about the confidentiality language. It says the Port and County will protect information marked proprietary and use public-record exemptions to the maximum extent permitted.

Is there a separate NDA or confidentiality agreement with Amazon or another prospective SIP applicant? If so, when was it approved, who signed it and what information is being withheld?

A company should not be able to make basic information about a public tax break secret simply by labeling it proprietary.

This is especially troubling because Boardman residents are being asked to pay more for water. The City's new rate schedule raises fixed residential water charges by about 10 percent per year, and some meter charges increase closer to 11 or 12 percent.

At the same time, the City allocated $1 million from the Tower Road property sale for the Kunze Well project. I also understand this water-system expansion may be connected to Port infrastructure and booster-station needs. If that is correct, the City and Port need to explain the connection and show who benefits and who pays.

Why are regular residents paying higher water rates while one of the richest companies in the world may receive an exemption covering approximately 98.5

percent of a hypothetical $10 billion project's value?
The Port is also considering $120 million in reuse-water improvements and refinancing hundreds of millions of dollars in water and wastewater debt. Yet the SIP draft deletes language addressing Port wastewater, cooling water and utility systems.
[The three-minute mark was reached.]
Why was that language removed? Where does this agreement make sure Amazon pays for the water and infrastructure its growth requires instead of shifting those costs onto residents, taxpayers or other Port users?
At the last meeting, people raised concerns during public comment about Kelly Doherty's position on the Clean Water Consortium. The Commission responded immediately and voted to remove her.
Whether people agreed with that decision or not, the Port showed it can act quickly based on public comment. Clean drinking water, rising household water rates and potentially billions of dollars in tax benefits deserve at least the same immediate attention.
Please don't finalize this redlined agreement today. Make the negotiating meetings open and recorded. Restore the water and infrastructure protections. Disclose any NDA or separate confidentiality agreement. Show the public who is receiving the tax break, how much is being forgiven, who is paying for the infrastructure and what the community is actually receiving.
The people's clean-water and financial interests should come before another enormous Amazon tax break.
Thank you.

II. CONSENT AGENDA

A. July 8, 2026, Regular Commission Meeting Minutes
Rick made the motion to approve the consent agenda items. Kelly seconded the motion. No further discussion was had. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann - Yes

III. LEGISLATIVE UPDATES

A. State – Ryann gave the update for the State legislature. IP 28 failed to gather enough signatures and will not be included on the ballot. Republicans and Democrats both objected to the bill. Oregon house democrats are experiencing growing pains. A mediator was hired to resolve growing tensions in the caucus. The Department of Transportation has a large financing gap for the 2027-29 biennium. The legislature will be brainstorming possible solutions going into the 2027 session. Data centers are also expected to remain a topic of conversation around the state well into the 2027 session. Regarding Port priorities, she is having conversations regarding proposed concepts to allow for previously completed projects to be eligible expenses for inclusion in the local improvement district.

B. Federal – Kirby gave the federal legislative update. The August recess is close at hand. The Farm Bill – a 5-year legislation that wraps up ag, commodity, rural development, and nutritional programs across the country – the Senate Ag committee is set to be mark up their bill this week. It includes a cost-sharing compromise for SNAP benefits. A few bills are moving through the legislative process, including WRDA – Water Resources Development Act, and a surface authorization transportation bill. Appropriations for the current fiscal year ends September 30. Senate leaders reached an agreement to extend funding through September 11. We are waiting to hear about other funding requests, including an incubator building in Ione, additional grants for Terminal 3, and rail infrastructure for the south spur. MARAD has opened the Marine Highways grant program, and we have plans to submit a request for Terminal 3.

IV. OLD BUSINESS

A. CDA Update – Joel reported that they met last Tuesday. Invoices are caught up. Grant money is going through the process for road construction. The programmatic agreement includes a monument, but Morrow County doesn't want it. They would like the Port to take it over. There are also zoning issues that we have been working through. We are also working on a permanent easement from the tribes.

B. Morrow County Clean Water Consortium Update – Jared said that there are two excellent RFQ design and engineering candidates for Boardman Phase 1. We are working with Boardman regarding updating parameters for accessing municipal water and City of Irrigon on their new well feasibility study with the hope of expanding their capacity. This month we are expecting the report from the drinking water roadmap project. It has been in the works for a couple of years. He answered questions from the commissioners. There was discussion regarding the annexing of West Glenn if services were extended from the City of Boardman. Boardman Mayor Paul Keefer was in attendance and provided input on annexation. The City has not made a decision as of today. Kelly expressed concern about spending public money on engineering when the City is not onboard.

C. SIP IGA with County – John said the most recent version of the agreement is in the packet. Brandy said the redlined version was emailed to them. He feels the language matches what we're looking for. There was conversation regarding the agreement and clarification on wording. There was also a lengthy discussion regarding NDAs and confidentiality.

Rick made the motion to approve the Intergovernmental Agreement for Rural Strategic Investment Program (SIP) Joint Coordination Framework with the revision of removing the word "upgrades" from Section III, subsection b. Jerry seconded the motion. Kelly asked if this [the SIP meeting] was going to be a public meeting. Lisa said that it should be. The motion passed four to one.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – No
Jerry Rietmann - Yes

D. **Strategic Business Plan Update –** Lisa responded that she received a notice last week that their document was not ready to execute.

E. **Commission Bylaws Update** – Brandy gave an update on where we are in the process. She has put in the exact verbiage from the ORS, as the commission previously requested. Rick asked if our legal counsel had a chance to review the bylaws. There was discussion regarding ethics law and violations.

Joel made the motion to approve the Commission Bylaws and then rescinded the motion due to lack of a resolution number. Brandy said she will have a clean version with the resolution number at the next meeting.

F. **Other**
No other old business was discussed at the time.

V. NEW BUSINESS

A. **Ordinance 2026-01 – An Ordinance Declaring Intent to Create a Special Assessment District Pursuant to ORS 777.530 – Second Reading & Adoption –** Eilleen summarized the process to date and what yet needs to be done.

Rick made the motion to approve Ordinance 2026-01, An Ordinance Declaring Intent To Create A Special Assessment District Pursuant To ORS 777.530, read by title only. Kelly seconded the motion. No further discussion was had. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

John read the Ordinance title: An Ordinance Declaring Intent To Create A Special Assessment District Pursuant To ORS 777.530 For The Purpose Of Levying Special

Assessments Upon Certain Properties Within The Port of Morrow That Will Benefit From the Port's Construction Or Acquisition Of Certain Local Improvements Including, Without Limitation, Construction Or Acquisition Of Certain Secondary Treatment Facilities As Part Of The Port's Existing Industrial Reuse Water Treatment Facilities; Providing Notice Of A Local Improvement District Formation Hearing to Affected Property Owners; And Other Matters Related Thereto, Ordinance No. 2026-01."

B. Morrow County Clean Water Consortium Appointment

Joel nominated Rick. Rick declined, stating that he may not be the best candidate because has been critical of the length of time this project has taken.

John nominated Jerry and made a motion to appoint Jerry to the Morrow County Clean Water Consortium if he was willing. Jerry responded that he was open to the appointment. Rick seconded the motion. There was no further discussion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

C. Resolution 2026-09 – Authorizing Financing – Eileen explained the resolution.

Rick made the motion to approve Resolution 2026-09, Resolution Of Port Of Morrow, Morrow County, Oregon Authorizing The Execution And Delivery Of Full Faith And Credit Refunding Obligations, Series 2026 To (1) Refund Certain Outstanding Obligations Of The Port, (2) Finance Capitalized Interest, And (3) Pay The Costs Of Issuance; Designating An Authorized Representative, Underwriter, Municipal Advisor And Special Counsel; Authorizing Appointment Of A Paying Agent, Registrar, Escrow Agent, And Verification Agent; And Authorizing Execution And Delivery Of A Financing Agreement, Escrow Agreement, And Purchase Agreement; And Related Matters and authorizing the the commission president, executive director, or their designee to sign. Joel seconded the motion. Kelly asked if we were voting on something and we don't have the number. Eileen said we always vote on this with a not to exceed amount. We don't usually know the numbers up front. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

D. Audit Contract – Eileen said the contract is in the packet. It's the same as previous years. They are scheduled to be here the week of August 24. The audit committee is Kelly and

Joel.

Kelly made the motion to approve the Audit Contract with Connected Professional Accountants LLC. Rick seconded the motion. No further discussion was had. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

E. Willow Creek Golf Course Request – John said this request was brought to him and said the manager is present and can answer questions. Mindy Wilson explained the request and answered questions. The course is a huge benefit to the community and is also used as land-apply for the City of Heppner's wastewater. The funding request is for $35,000 to help purchase a new fairway mower. Rick encouraged her to seek funding from MCURD. John spoke regarding the purchase of the Marker 40 Golf Course and the long-term ramifications of that purchase. He suggested offering $100,000 per year to Willow Creek Golf Course. Rick asked if they received funding from us would they would consider providing memberships for port staff. Mindy responded she couldn't speak for the board, but she feels it would likely be approved.

John made the motion to approve providing ongoing funds of $100,000 yearly and a one-time $35,000 donation to help purchase a fairway mower. Joel seconded the motion for the sake of discussion. He is in favor of the $35,000 but questioned the yearly amount. Kelly asked if recreation is part of our mission statement – she believes it does. There was a question about how many employees play at our golf course. Brandy said the monthly report for the golf club is in the packet and read the statistics of how many employees play. There was further discussion. Rick said he would like to see additional research on numbers before he can make a decision. Eileen said we would be able to cover the ask. Joel asked if we could table this until the next meeting.

John amended his motion that we grant Willow Creek Country Club $35,000 to cover their equipment purchase this year and that's all. Kelly seconded the amendment. There was no further discussion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

John would like to revisit it this next month with additional information. Kelly is also in favor of bringing more information to the next meeting.

F. Other

John mentioned that we need to appoint a SIP IGA committee member. The commission was in favor of amending today's agenda for this item.

Jerry made a motion to appoint John as the representative for the SIP group, pending Morrow County's approval of the SIP IGA. Rick seconded the motion. John said that negotiations are happening now. If there's a change, he's sure it will come back to us. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

VI. STAFF REPORTS – In Packet

A. Project Updates – Mark provided a quick update on Secondary Treatment. Aqua has submitted 100% design to DEQ. We hope to go to bid in September or early October and have a contractor on site after the first of the year.

For the sake of time, the rest of the agenda was bypassed.

B. Maintenance Update

C. Financial Update

D. Usage Reports

E. Other

VII. OTHER REPORTS – In Packet

A. WCVEDG

B. BCDA

C. ICABO

D. Other

VIII. FOR THE GOOD OF THE ORDER

IX. UPCOMING EVENTS:

August 3	11-1	POM Employee Luncheon
September 9	1:30 PM	POM Regular Commission Meeting

X. EXECUTIVE SESSION

John recessed the regular session at 10:47 AM.

The Port will hold an executive session meeting for the permissible reason(s) stated below under ORS 192.660(2). Representatives of the news media and designated staff and other persons shall be allowed to attend the executive session. All other members of the audience will be asked to leave the room. The public virtual Zoom Meeting link will be closed during the executive session as permissible executive session meetings are not subject to HB2560. Representatives of the news media are specifically directed not to report on any of the deliberations during the executive session, except to state the general subject of the session as previously announced. No decision will be made in this executive session. At the end of the executive session, we will return to open session and welcome the audience back into the room in-person and open the public virtual Zoom Meeting link again.

A. For the Purpose of Consideration of Deliberations with the Port's Executive Director and Other Staff Members Who Have Been Designated by the Port to Negotiate Real Property Transactions – ORS 192.660 (2)(e)

John reconvened the regular session.

Rick made the motion to decline BPA's offer in the amount of $20,000 per acre. Kelly seconded the motion. There was no further motion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

Rick made the motion to approve the agreement with BPA for $60,000 per acer and authorize Lisa to execute the sale. Joel seconded the motion. There was no further motion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

Kelly asked if, in the public interest, we should say where the land was located. Mark replied that it's approximately 110 acres between the BPA lines, I-84, and the railroad going out to PGE/Carty Reservoir.

Rick made the motion to accept the ZeaChem property if the County chooses to give it to us. Kelly seconded the motion. There was no further discussion. The motion passed unanimously.

Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

Rick made the motion to sell 68.5 acres at the airport to Amazon for $240,000 per acre and authorize Lisa to negotiate and execute the agreement. Kelly seconded the motion. There was no further discussion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann – Yes

Submitted by:

John Murray, Commission President	Lisa Mittelsdorf, Executive Director

PORT OF MORROW

Special Commission Meeting Minutes
August 20, 2026 – 3:30 pm
2 Marine Drive, Boardman, Oregon 97818

I. CALL TO ORDER AND INTRODUCTIONS

John called the meeting to order at 3:30 p.m.

Commissioners Present:	Rick Stokoe, Kelly Doherty, Jerry Rietmann. John Murray and Joel Peterson joined via Zoom.
Staff Present:	Lisa Mittelsdorf, Eileen Hendricks, and Brandy Warburton
Visitors Present:	None.
By Zoom Meeting:	(Staff) Mark Patton, Erika Morton, Marcine Brangham (Guests) John Doherty, Sam Tucker, Wade Foster, Jordann Krouse, Misha Isaak, Oregon Rural Action, Jim Doherty, Katie Beza

***Conflict of Interest Declarations* - None asked/declared**

II. Old Business

A. **Class Action Lawsuit Update** - Misha Isaak provided a brief summary of the Pearson Class Action lawsuit. The parties are still conducting discovery, and depositions have been taken from both the Port's experts and the plaintiffs' experts. The plaintiffs have filed a motion for class certification, and the Port will file an opposition brief this week.

B. **Other – None given**

III. EXECUTIVE SESSION

John read the executive session statement below and recessed the regular session at 3:33 pm.

The Port will hold an executive session meeting for the permissible reason(s) stated below under ORS 192.660(2). Representatives of the news media and designated staff and other persons shall be allowed to attend the executive session. All other members of the audience will be asked to leave the room. The public virtual Zoom Meeting link will be closed during the executive session as permissible executive session meetings are not subject to HB2560. Representatives of the news media are specifically directed not to report on any of the deliberations during the executive session, except to state the general

III. B

subject of the session as previously announced. No decision will be made in this executive session.

A. For the Purpose of Consultation with Counsel Concerning the Legal Rights and Duties of a Public Body with Regard to Current Litigation or Litigation Likely to be Filed – ORS 192.660 (2)(h)

The regular session was reconvened at 4:09 PM.

Rick made the motion to enter into an agreement of mutual partial release between the Port of Morrow and Madison Ranches and authorize our executive director to sign on our behalf. Jerry seconded the motion. There was no further discussion. The motion passed unanimously.
Joel Peterson – Yes
John Murray - Yes
Rick Stokoe - Yes
Kelly Doherty – Yes
Jerry Rietmann - Yes

There was no other business to discuss. The meeting was adjourned at 4:11 PM.

Submitted by:

John Murray, Commission President

Lisa Mittelsdorf, Executive Director

RESOLUTION 2026-11

A RESOLUTION OF THE PORT OF MORROW BOARD OF COMMISSIONERS ADOPTING THE AMENDED AND RESTATED PORT OF MORROW BYLAWS

WHEREAS, the Port of Morrow ("Port") is a municipal corporation engaged in the development of business activities; and

WHEREAS, the Port Commission last adopted bylaws on November 9, 2023; and

WHEREAS, the Amended and Restated Bylaws have been reviewed and accepted by the Port's general counsel; and

WHEREAS, the Port Commission has been presented with the proposed Amended and Restated Bylaws attached hereto for review.

NOW, THEREFORE, BE IT RESOLVED:

1. That the Commission herby adopts the Amended and Restated Port of Morrow Bylaws.

2. That the Amended and Restated Port of Morrow Bylaws shall supersede the previous Bylaws adopted on November 9, 2023.

APPROVED AND ADOPTED on September 9, 2026.

____

John Murray, Commission President

ATTEST: ____________________________________

Joel Peterson, Commission Secretary

BYLAWS FOR THE PORT OF MORROW BOARD OF COMMISSIONERS

Adopted: 2026

Resolution

No. 2026-11

2 E. Marine Drive, Boardman, OR 97818

Table of Contents

PART I. GOVERNANCE BY POLICIES

Section 1. Name

This document and future amendments to this document will collectively be referred to as "Bylaws for the Port of Morrow Board of Commissioners" or simply as "Bylaws". The Port of Morrow is referred to as the "Port" throughout these Bylaws.

Section 2. Responsibility

Policies must comply with all applicable federal, state, and local laws and regulations. The Principal Act for Port Districts is found in Oregon Revised Statutes (ORS) Chapter 777. If any policy, rule or portion thereof is found to conflict with any local, state, or federal law or regulation, such policy or rule as determined by the Executive Director will be deemed void until further Commission action.

Section 3. Compliance

All Port personnel must comply with the policies adopted by the Commission. Any failure to comply will constitute grounds for disciplinary action or termination pursuant to the Port's Personnel Rules.

PART II. BOARD OF COMMISSIONERS

Section 4. Membership

A. Positions and Terms

1. The Port Commission consists of five (5) members, each of whom shall be an elector registered in Morrow County, serving four(4)-year terms staggered by two (2) years.

2. Each Commissioner is identified by a position number. Position numbers will be transferred to the successors of each Commission position.

3. All Commissioners serve at large and will represent the entire district.

B. Election of Commissioners

The election of Commissioners will be conducted as provided by ORS Chapters 777 Ports Generally and 255 Special District Elections.

C. Qualifications

Only registered electors of the Port District are qualified to serve as Port Commissioners. Port employees are not eligible to serve as members of the Port Commission. (ORS 198.115).

D. Oath of Office

Each newly elected or appointed Commissioner must take an oath of office prior to or at the first Commission meeting after certification of the election, assuming the duties of the position. The Commissioner must accept the following oath of office from the Commission President or a Notary Public:

"Please raise your right hand. Do you solemnly swear that you will honestly and

faithfully discharge the duties of the Office to which you have been elected/appointed, and that you will support the Laws and Constitution of the State, and of the United States of America to the best of your ability?"

E. Term of Office – Starting Date

Except where the Commission is filling a vacancy on the Commission, terms of office will start on July 1st following the Port of Morrow's regular election.

F. Vacancies

1. Occurrence

The Commission shall formally declare a position vacant before the expiration of the term for any of the reasons set forth in ORS 236.010 which include:

1. The incumbent dies, resigns, or is removed;
2. The incumbent ceases to be an inhabitant of the district, county or city for which the incumbent was elected or appointed, or within which the duties of the office of the incumbent are required to be discharged;
3. The incumbent Is convicted of an infamous crime, or any offense involving the violation of the oath of office of the incumbent;
4. The incumbent refuses or neglects to take the oath of office, or to give or renew the official bond of the incumbent, or to deposit such oath or bond within the time prescribed by law;
5. The election or appointment of the incumbent is declared void by a competent tribunal;
6. The incumbent is found to be a person with a mental illness by the decision of a competent tribunal;
7. The incumbent ceases to possess any other qualification required for election or appointment to such office;
8. Or is absent from four (4) or more consecutive regular meetings of the board. (ORS 777.135).

2. Filling

The Commission must fill the vacant Commission positions in accordance with ORS 198.320. (ORS 777.135).

3. Term

The appointed individual will fill the vacancy until the next available regular district election at which time the voters will fill the position. (ORS 198.320(2)).

Section 5. Powers and Duties

A. The primary duty and function of the Commission is to conform in every way to all applicable local, state and federal laws in its functioning and to execute the laws of the state of Oregon governing port districts. Oregon's ports are granted broad authority by the Oregon legislative authority to promote economic development within their local districts. The powers and functions of ports are delineated in the principal act for port districts. Oregon Revised Statutes (ORS) Chapter 777. The power of ports, as special districts are specified in ORS Chapter 198, and elections for ports are specified in ORS Chapter 255.

B. Meeting the Needs of the Port

The Commission shall exercise those powers granted to it and shall carry out those duties assigned to it by law, in such a way as to best meet the needs of the Port.

C. Represent Constituents

The Commission shall:

1. Represent the constituents of the Port;

2. Inform the public concerning the progress and needs of the Port and solicit and consider public opinion as it affects the programs and services provided by the Port;

3. Limit contact with the media to restating the Commission's position and not individual agenda. Official statement from the Commission shall be directed through the President with coordination with the Executive Director.

D. Strategic Business Planning

The Commission shall update its strategic business plan ("SBP") no later than every ten years or as required by State Law and use this plan as its guiding document in the development and direction of the Port's mission, vision and goals. The Commission should annually review components and goals stated within the SBP. (OAR 123-025-0005, et seq.).

E. Membership Liaisons

The Commission will annually review organizational memberships and assign liaisons to represent the Port's interests to and participation in those organizations. The Commission may remove, suspend or reprimand a member whenever, upon proper proceedings for that purpose, it appears to the Commission that:

1. The member has committed an act or carried on a course of conduct of such nature that, if the member were applying for the commission, the application would be denied;

2. The member has been convicted in any jurisdiction of an offense which is a misdemeanor involving moral turpitude or a felony under the laws of this state, or is punishable by death or imprisonment under the laws of the United States, in any which cases the record of the conviction shall be conclusive evidence;

3. The member is guilty of willful misconduct;

4. The member is guilty of violating any of the provisions of Oregon Government Ethics Law; or

5. The member is guilty of gross or repeated neglect of duty on the committee, including having three (3) or more unexcused absences within two (2) years.

F. Provide Safe Work Environment

The harassment and discrimination policies that apply to Port personnel also apply to elected officials. Commission members are held to the same standard and for doing their part in reaching this goal of harassment and discrimination free workplace by ensuring clear and written policies on these topics and abiding by these policies.

G. Fiduciary Responsibilities

The Commission has ultimate responsibility over the Port's finances, including the adoption of the budget (ORS 294) and the annual audit.

H. Appointment/Removal of Executive Director

1. The Commission confers chief executive authority to the Executive Director. Specific duties of the office will be created and amended by motion or resolution.

2. The majority of the full Commission (quorum) is solely responsible for the appointment and removal of the Executive Director.

3. The Executive Director is responsible to the Port Commission.

4. When the Executive Director is temporarily unable to act as Executive Director or when the office of Executive Director becomes vacant, the Commission may appoint an Executive Director pro tem. The Executive Director pro tem has the authority and duties of Executive Director, except that a pro tem Executive Director may appoint or remove employees only with Commission approval.

5. Upon a vacancy in the office, the Commission shall fill the position within six (6) months. The Commission shall adopt a process for the appointment of an Executive Director.

6. No Commissioner shall directly or indirectly attempt to coerce the Executive Director or a candidate for the office of Executive Director in the supervision, appointment or removal of any employee, or in administrative decisions regarding the implementation of Port policies.

7. The Commission shall review the Executive Director's work performance annually.

I. Approve all Contracts and Agreements

Typically, the Executive Director will be authorized to sign on behalf of the Port. In the absence of the Executive Director, the President of the Commission is authorized to sign on behalf of the Port.

J. Adopt Annual Budget

Prior to the last regular meeting of the fiscal year, the Budget Officer or his/her designated representative shall submit to the Commission a proposed operating budget for the upcoming year for review by the Commission. The proposed budget will have been approved and recommended by the Budget committee, per Oregon Budget Law. Matters involving the budget shall be handled in accordance with ORS 294. The fiscal year for the port shall commence on July 1 and end on June 30.

K. Access to Attorney; other consultants

The President, Executive Director and/or their designee may request any legal, financial or insurance advice that may be needed in dealing with matters pertaining to the welfare of the Port. A quorum of the Commission may request information from Port consultants during any public meeting.

L. Interactions with Port Personnel

Neither the Commission nor any of its Commissioners shall give orders or directives directly to any Port employee, other than the Executive Director and any other Port officers directly appointed by the Commission, except to and through the Executive Director. The Commission and its Commissioners shall respect the separation between the Commission's policy role and the Executive Director's administrative responsibilities by:

1. Not interfering with the day-to-day administration of Port business, which is the Executive Director's responsibility, including personnel management.

2. Refraining from action that would undermine the Executive Director's authority.

3. Refraining from contacting Port personnel, other than the Executive Director.

M. Decorum and Conduct

1. Commissioners shall observe the highest levels of decorum and conduct during all Commission meetings and while representing the Commission.

2. Commissioners shall not, by conversation or action, delay or interrupt any proceedings or refuse to obey the orders of the President or these bylaws.

3. Commissioners shall, at all times, be mindful of the role of the Commission and their roles as Commissioners and shall refrain from acting outside of their role or in a manner that unduly interferes with the conduct of the Port's business.

4. Commissioners shall, at all times, treat their fellow Commissioners, Port personnel, Port volunteers and members of the public with respect and courtesy and refrain from using profanity and vulgarity and from making abusive and harassing comments.

N. Direct Use and Disposal of Real Estate and Property

The Port has real estate holdings that are important strategic assets for the Port and the region. Therefore, the Port engages in acquisition, disposition and leasing of real property on a regular basis. The Commission will adopt procedures for management of public property by motion or resolution.

Section 6. Commissioner Orientation

A. Cooperation with Commission Candidates

The Commission, through its Executive Director, will cooperate impartially with candidates for the Commission and provide them with information about policies, administrative regulations and other aspects of the operation of the Port.

B. Orienting New Commissioners

The Commission and its Executive Director will assist each new member-elect and appointee to understand the Commission's functions, policies, and procedures before he/she takes office. The following methods will be employed:

1. New Commissioners will be invited to attend and participate as a member of the audience in public Commission meetings prior to being sworn in.

2. New Commissioners will be invited to meet with the Executive Director to discuss services provided by the Port.

3. New Commissioners shall receive training sanctioned by Special Districts Association of Oregon ("SDAO"), Oregon Government Ethics Commission ("OGEC") and/or other similar organizations within one year of taking office. It is strongly recommended that Commission members maintain continuing training in subsequent years.

4. The Executive Director will provide material pertinent to Port meetings and respond to questions regarding such material upon request.

5. The Executive Director will provide each new Commissioner with access to:

a. A current copy of the Port's Policy and Procedure Manual, and active ordinances and resolutions affecting Port business and operations.

b. A copy of the Port's most recent Strategic Business Plan including Mission, Vision and Goals.

c. A copy of the Attorney General's "Public Records and Meetings Manual."

d. A list of all Port Management personnel by position and the Executive Director's employment contract.

e. Copies of the minutes of all Commission meetings, except for executive sessions, for the preceding twelve (12) months.

f. Copies of the Port's current and previous fiscal year budgets and financial audits.

g. Copies of the Port's insurance policies upon request.

h. Copies of all such documents as the Port's attorney may recommend with respect to any pending claims or lawsuits upon request.

i. Such other materials as the Commission may direct or the Executive Director deems appropriate.

Section 7. Reimbursements of Expenses

A. Commissioner Compensation, Travel Reimbursement

Commissioners will be reimbursed for their actual and reasonable travel and other expenses incurred in the performance of official Port duties, as funds are available through the budget process following the same procedures as identified in the Port's Policies and applicable state law.

Section 8. Bonding and Insurance

The Port Commission will purchase a bond or other surety that addresses the fiduciary responsibility set forth in ORS 198.220 and the Port will pay the premium.

Section 9. Political Activities

The Port Commission may publicly discuss and advocate for a political position and may perform campaign activity at any time. The Commission is, however, prohibited from using any public employee's work time or other public resources to do so. Public funds may be used to inform the public regarding measures, provided the materials are informational only and do not advocate a position. (ORS 260.432).

Section 10. Public Contracting

All purchases of goods and services, and all construction projects of the Port, are subject to Oregon's public contracting laws. (ORS 279A, 279B, 279C). Contracts are subject to competitive bidding requirements, which are established by statute, administrative rule and by local resolution adopted by the Board of Commissioners acting as the Port's local contract review board.

Section 11. Public Records

The Port Commission must adopt a Public Records resolution in accordance with ORS 192.324.

PART III. DUTIES OF COMMISSION OFFICERS

Section 12. Duties of the President

A. The President of the Commission will preside at meetings of the Board of Commissioners.

B. The President will consult with the Executive Director regarding the preparation of each Commission meeting agenda.

C. The President will have the same right as other members of the Commission to discuss and to vote on questions before the Commission.

D. The President will ensure and enforce decorum during all Commission meetings, as required by these bylaws.

Section 13. Duties of the Vice President

A. The Vice President of the Commission will, in the President's absence, or during any disability of the President, have the powers and duties of the President of the Commission as prescribed in this Section.

B. The Vice President will have such other powers and duties as a majority of the Commission may from time to time determine.

Section 14. Duties of the Secretary/Treasurer

A. The Secretary/Treasurer will attest the signature of the President on all officially approved documents.

B. The Secretary/Treasurer will meet annually with the Port's auditor.

Section 15. Duties of Commissioners Generally

A. All Commissioners are eligible to sign checks. Public officials, however, are prohibited from signing checks paid to themselves, their relatives or businesses with which the official or their relatives are associated.

B. All Commissioners will have such other powers and duties as a majority of the Commission may from time to time determine.

Section 16. Election of Officers

At the first regular meeting of January, the Commission will elect a President, Vice President and Secretary/Treasurer.

A. Process:

1. A Quorum of Commissioners must be in attendance before an officer may be elected.

2. A Commissioner may be elected as an officer upon receiving a nomination, a second and a vote of the majority in attendance. A Commissioner may not nominate or second their own nomination but may vote on the nomination.

3. If the nominated Commissioner does not receive a majority, the sitting Commission President will continue asking for nominations until the office is filled. If an office is unable to be filled, the sitting office holder will remain in the position (the office may become vacant if the most recent office holder is not available) until the next scheduled meeting. The business item will then be placed on the next agenda.

4. In the event of death or inability to serve, the Board must elect the successor at the next regular meeting.

5. In case of emergency, other processes may be used to appoint officers.

B. The one-year term of office is from January 1 until December 31 of the current year.

PART IV. ETHICS AND CONFLICTS OF INTEREST

Section 17. Public Officials

Elected officials are public officials for purposes of Oregon's Ethics Laws. (ORS 244.020(15)).

Section 18. Prohibitions Regardless of Disclosure

Under the Oregon Code of Ethics (ORS 244.040), the following are prohibited regardless of disclosure:

A. Use of or an attempt to use official position or office to obtain financial gain or to avoid financial detriment for the public official, a relative or member of the household of the public official, or any business with which the public official or relative or member of the household of the public official is associated, if the financial gain or avoidance of financial detriment would not otherwise be available but for the public official's holding of the official position or office.

B. Use of confidential information to attempt to further the personal gain of the public official, a relative or household member of the public official, or any business with which the public official, a relative or household member is associated;

C. Solicit or receive, either directly or indirectly, a pledge or promise of future employment based on any understanding that the vote, official action, or judgment of the public official would be influenced by the pledge or promise;

D. Receipt of gifts over $50 in a calendar year received by a public official, relative or member of their household from anyone who has a legislative or administrative interest in the business of the district (ORS 244.025);

E. A public official may not participate in any interview, discussion or debate regarding the appointment, employment, promotion, discharge, firing, or demotion of a relative as defined by ORS 244.020(16); or

F. A person may not, for two (2) years after they cease to hold a public official position, have a direct beneficial interest in a public contract that was authorized by:

1. The person acting in the capacity of a public official; or

2. The person participating as a member of the commission authorizing authorized the contract. (ORS 244.047).

Section 19. Nepotism

Commissioners cannot participate in any personnel action taken by the Port that would impact the employment of a relative or member of the Commissioner's household. (ORS 244.177). The Commission is prohibited from hiring an applicant for the position of Executive Director if a member of the Commission is related to the applicant. The Commission should avoid appointing a Commissioner to fill a vacancy who is related to the Executive Director.

Section 20. Financial Disclosure

Commissioners are required to file Statements of Economic Interest (SEI) annually (ORS 244.050(s)).

Section 21. Conflicts of Interest

There are two (2) types of Conflicts of Interest: potential and actual. There are also exceptions to these rules.

A. Potential Conflict of Interest

A potential conflict of interest is any official action of a public official that could result in private pecuniary benefit (money or something of economic value) or avoidance of detriment (relief from financial obligation or loss) to the person or the person's relative or any business with which the person or the person's relative is associated. When a Commissioner becomes aware that he or she has the opportunity to participate in an action either individually or as part of the Commission that has the potential to result in a personal pecuniary benefit to himself or one of his relatives or a business with which he or one of his relatives is associated, then the Commissioner must publicly disclose the nature of the conflict of interest. After publicly announcing the potential conflict of interest at the meeting where the matter giving rise to the conflict is being discussed or acted upon, the Commissioner may participate in the discussion and vote on that matter. The disclosure must be recorded in the meeting minutes. A Commissioner must announce a conflict of interest on each occasion when the matter giving rise to the conflict of interest is discussed or debated.

B. Actual Conflict of Interest

An actual conflict of interest is any official action of a public official that will result in private pecuniary benefit or avoidance of a cost for the person or the person's relative or any business with which the person or the person's relative is associated. As with potential conflicts of interests, the Commissioner must publicly disclose the nature of the conflict of interest at the meeting where the matter giving rise to the conflict is being discussed or acted upon. The disclosure must be recorded in the meeting minutes. When facing an actual conflict of interest, the Commissioner must refrain from participating in any official action on the matter, including any discussion or vote. However, a Commissioner may participate in official actions when allowed by ORS 244.120(2)(b)(B). A Commissioner must announce an actual conflict of interest on each occasion when the matter giving rise to the conflict of interest is discussed or debated.

C. Exceptions to Conflicts of Interest

The conflict of interest requirements do not apply when the pecuniary benefit or detriment will affect to the same degree a class of entities or individuals that includes a Commissioner, a relative of a Commissioner, or a business with which the Commissioner or a relative of the Commission is engaged, is a member of, or is associated. The Commissioner is to contact the Oregon Government Ethics Commission to determine whether the class exemption exists in that particular situation.

PART V. COMMISSION MEETINGS

Section 22. Preparation for Meetings

A. Preparation of Agenda

The Executive Director and staff will draft the agenda. Any Commissioner may submit a request to the President or Executive Director for an item to be added to the agenda.

B. Distribution of Materials to Commissioners

The agenda, updated financial reports and other materials related to Commission business will be given to each Commissioner at least three (3) days prior to any regularly scheduled Commission meeting for review.

C. Distribution of Agenda to the Public

The proposed Agenda will be distributed via email to all Port offices and other facilities, local and other news media, and posted at the required locations convenient for review by Port personnel and the public.

Section 23. Order of Business

The Order of Business may be modified from time to time at the discretion of the President, as necessary. The following order will be generally observed:

A. **Call to Order and Introductions**
B. **Conflicts of Interest Declarations**
C. **Changes to the Agenda**
D. **Public Comment Period**
E. **Consent Agenda**
F. **Legislative Updates**
G. **Old Business**
H. **New Business**
I. **Staff Reports**
J. **Other Reports**
K. **For the Good of the Order**
L. **Upcoming Events**

1. Consent Items

a. The purpose of the consent items is to expedite regular Commission meetings by grouping routine or uncontested items of business so that they may be approved by a single motion. The consent items may include any or all of the matters on the regular agenda. The Commission, by consensus, may add any item of business on the regular agenda to the consent items. Any Commissioner may remove any item from the proposed consent items for consideration during Action Items. A vote in favor of or opposition to the consent items is considered to be a vote on each of the individual items.

b. Consent items may not include action items related to Ordinance adoption.

Section 24. Notice and Location of Meetings

A. Application

This policy applies to all meetings of the Board of Commissioners, and to any meetings of committees or advisory groups appointed by the Commission if such committees or advisory groups normally have a quorum requirement, take votes, and form recommendations as a body for presentation to the Commission.

B. Location of Meetings

All meetings must be held within the geographic boundaries of the Port District, except for training sessions held without any deliberative action. No meeting may be held in any place where discrimination on the basis of race, creed, color, sex, age, national origin or disability is practiced. All meetings must be held in ADA compliant facilities.

C. Meetings Held by Telephone or E-Mail

The Commission must refrain from e-mail exchanges or conference calls between a quorum of the Commission that may trigger public meeting rules. A series of one-on-one conversations between members of the Commission with the intent to discuss a vote or the outcome of a vote (a "serial" or "shuttle" meeting) could be considered an improperly noticed meeting and should be avoided.

D. Regular Meetings

Regular meetings of the Commission will be held monthly on the second Wednesday of each month. Such meetings will be held at the Port of Morrow's Riverfront Administration Building in the upstairs Commission Board Room at 1:30 p.m., or at such other location or time as designated by the Port Commission.

E. Special Meetings

The Commission may hold special meetings at the request of the Port Commission or Executive Director if a quorum is available. No special meeting will be held upon less than 24 hours public notice.

F. Work Sessions

Work sessions may be called by the Port Commission or the Executive Director. Notices of work sessions will be given, and minutes taken the same as with special meetings. Work sessions may be held for the purpose of discussing Port business that requires more time and exploration than a regular meeting would allow. Final decisions may not be made at a work session. However, a work session may be held in conjunction with a regular or special meeting where a final decision may be made.

G. Emergency Meetings

Emergency meetings of the Commission may be held upon a call of the Port Commission or Executive Director and require as much notice as possible under the circumstances. The minutes of the meetings must reflect the reason for the emergency meeting and explain why less than 24 hours' notice was given. Only such matters that pertain to the emergency may be discussed at such a meeting. Final action may be taken at an emergency meeting.

H. Executive Sessions

The Port Commission or the Executive Director may call an executive session, as long as a quorum is present. Only commissioners and persons specifically invited by a majority of the commission will be allowed to attend executive sessions. Any person present may not disclose any matter discussed during executive sessions, except as permitted by law. Public notice must be given in the same manner as for regular, special and emergency meetings, except that the notice need only indicate the general subject matter to be considered by citing the statutory basis for calling the executive session. The commission may not take any votes nor make any final decisions while in an executive session. (ORS 192.660(6)).

I. Notice of Meetings

1. The proposed Agenda will be distributed to all Port Commissioners and local and other news media within the time period required by law.

2. Notice of the time, place, and principal subjects to be considered will be given for all meetings. For regular meetings, the notice will be in the form of an agenda, which will be given to all Commissioners, local media, and to all persons or other media representatives who have requested notice in writing of every meeting.

3. The agenda will be posted on the Port's website within the time period required by law.

4. E-mailed notice will also be sent to any persons whom the Port knows may have a special interest in a particular action. For special meetings, notices will be issued, or phone calls made to local media; and interested persons. For emergency meetings, the Port will attempt to contact local media and other interested persons by email or telephone to inform them of the meeting. The Port will distribute Agendas and Notices via e-mail and the Port's website.

J. Social Gatherings, Public Functions and Training

Gatherings or other functions in which the purpose is not to discuss business items or to receive background information on a potential future business item are not covered by Public Meeting Law. However, Commissioners should be warned that if during the gathering a quorum of the Commission were to deliberate on a matter that would lead to a violation.

Section 25. Quorum

Three (3) members constitute a quorum of the Commission. If only a quorum is present, a unanimous vote will be required to take final action.

Section 26. Roster

The Port of Morrow staff is to request that all members of the public sign a public roster indicating affiliations. The roster will become part of the public record.

Section 27. Minutes of Meetings

A. Minutes of Public Sessions

The Commission must keep and approve written minutes of all its meetings in accordance with the requirements of ORS 192.650. Minutes will be signed by the Presiding Officer and the Executive Director and codified within a book intended for such purpose. Minutes of public meetings must include at least the following information:

1. All members of the Commission present;

2. All motions, proposals, resolutions, orders, ordinances and measures proposed and their disposition;

3. Results of all votes, including the vote of each member by name unless unanimous;

4. The substance of any discussion on any matter; and

5. A reference to any document discussed at the meeting.

B. Minutes of Executive Sessions
Minutes of executive sessions must be kept separately from minutes of public meetings. Minutes of executive sessions may be kept either in writing, in the same manner as minutes of public sessions, or by audio or video recording. If minutes of an executive session are kept by recording, written minutes are not required, unless otherwise provided by law. (ORS 192.650(2)).

C. Disclosure of Executive Session Matters
If disclosure of material in the executive session minutes would be inconsistent with the purpose for which the executive session was held, the material may be withheld from disclosure. No executive session minutes may be disclosed without prior authorization of the Commission or per legal counsel. (ORS 192.650(2)).

D. Amendments to Minutes
Additions and corrections to minutes must be identified in the minutes of the meeting in which the additions and corrections were approved.

E. Retention
Officially approved minutes, resolutions, ordinances, and a meeting packet will be retained indefinitely as part of the public record. (OAR 166-150-0005).

F. Availability to the Public
Approved minutes of public meetings will be made available to the public following Commission approval at the next regular commission meeting. Every attempt will be made to post minutes to the Port's website to increase public access. (ORS 192.650(1)).

PART VI: RULES OF ORDER

Section 28. Purpose
The rules of order should be liberally construed to that purpose and Commissioners should avoid invoking the finer points of parliamentary procedure when such points serve only to obscure the issues before the commission as a whole and confuse the audience at public meetings and the citizens in general.

Section 29. Presiding Officer
The President will preside at Commission meetings. In the President's absence, the Vice President will preside. If both the President and Vice President are absent, any other member of the Commission may preside.

Section 30. Convening the Meeting

At or near the time appointed, the President will immediately call the meeting to order. Staff shall enter in the meeting minutes the names of the Commissioners present.

Section 31. Statement of Conflict of Interest/Ex Parte Contact

If a Commissioner has a question as to whether he or she has a conflict of interest on a matter coming before the Commission, he or she should contact Port Counsel for further analysis. If a Commissioner has a potential conflict of interest, then prior to taking any action thereon, he or she shall publicly announce the nature of the potential conflict. If a Commissioner has an actual conflict of interest, then he or she must publicly announce the nature of the conflict and recuse himself or herself from any discussion, debate or vote on the matter. (ORS 244.120). Any disclosure of a potential or actual conflict of interest shall be recorded in the meeting minutes. (ORS 244.130). In the event any member of the Commission has had any ex parte contact requiring disclosure under applicable law regarding a matter, the member shall identify the contact and the substance of the contact prior to participating in any vote on the matter.

Section 32. Changes to the Agenda

A request to add a business item to the agenda or to otherwise consider a special order of business may be requested by any Commissioner but shall require a majority concurrence of the Commissioners present.

Section 33. Public Comment

A. Generally, public comment during commission meetings is not an absolute right. Rather, the Commission permits public comment only for the limited purpose of hearing from the public about matters directly related to the business of the Port that is within the Commission's jurisdiction. The public comment period is a limited public forum and comments are therefore appropriately limited to matters of concerns, official action, or deliberation which are or may come before the Commission. The Commission is not creating an opportunity for and will not accept public comment on matters that fall outside the scope of the Commission's jurisdiction. Any member of the general public wishing to address the Commission on a matter within the Commission's jurisdiction may do so at the time set for public comment during each regular meeting. Public comment shall be limited to three (3) minutes per person. The Commission, in its sole discretion, may extend this time, or may request further information be presented to the Commission at a later date.

B. Complaints and suggestions to the Commission can be brought before the Commission, other than for items already on the agenda, the President will first determine whether the issue is legislative or administrative in nature and then:

1. If legislative, and a complaint about the letter or intent of the legislative acts or suggestions for changes to such acts, and if the Commission finds such complaints suggests a change to an ordinance or resolution of the Port, the Commission may refer the matter to staff for study and recommendation.

2. If administrative, and a complaint regarding staff performance, administrative execution or interpretation of legislative policy or administrative policy within the authority of the Executive Director, the President will refer the complaint directly to the Executive Director for review. The Commission may direct the Executive Director to report to the Commission when the review has been made. In a

complaint against the Executive Director, the President may investigate and report back to the Commission at a later date.

C. Decorum

All those participating in public comments must adhere to the same standards of decorum as the Commissioners. Public comment must not unduly interfere with the Commission's ability to conduct business or otherwise disrupt Commission meetings. Comments that substantially interrupt, delay, or disturb peace and good order of the proceedings of the Commission are not permitted. Examples of such types of comments include shouting, use of profanity or vulgarity, or speaking outside of allotted time. In addition, public comment may not be used for belligerent or abusive behavior including true threats, fighting words, or incitements to imminent lawless action. Abusive and harassing comments that could lead to the creation of a hostile work environment for Port employees required to attend Commission meetings likewise unduly interferes with Commission's ability to conduct its business and are therefore prohibited. The commission requests that all public comments are provided in a manner that is respectful to those in attendance at the meeting.

Section 34. Forms of Action

A motion is a procedural device to place a matter before the Commission for consideration and action. Each form of action listed below (except consensus) must be initiated by motion and be recorded in the official minutes kept for such purpose.

A. Ordinances

Ordinances have the force of law. They are generally used to enact rules and regulations that apply to residents or customers of the Port and can be enforced by the Commission or by local law enforcement personnel. Adoption of ordinances is subject to statutory adoption procedures found in ORS 198.510 to 198.600. Except under emergency provisions, ordinances must be available for the public to comment on in two (2) consecutive meetings. Ordinances are to be numbered consecutively by year, signed by the President, attested by the Secretary-Treasurer and odified within a book intended for such purpose.

B. Resolutions

Resolutions are used to establish policy, express a position of the Commission (often associated with a grant or agreement), form committees, incur debt, create rules and policies required by ordinance, set fees, and create the budget. Resolutions may be passed at a single meeting. Resolutions are to be numbered consecutively by year, signed by the President, attested by the Secretary-Treasurer and codified within a book intended for such purpose.

C. Routine Decisions

Routine decisions, decisions of an administrative nature, and other procedural matters may be decided by a simple vote of the Commissioners, which is recorded in the minutes.

D. Consensus

Minor questions of clarification, interpretation, implementation, or procedure may be determined by a consensus of the Commission without motion. Consensus shall be used sparingly and not for determining business matters in front of the Commission.

Section 35. Motions

A. The Presiding Officer will entertain motions from the Commission, though the Presiding Officer may ask for a staff report in advance to suggest a recommended motion along with background material.

B. If a motion does not receive a second, then the issue is not considered. The Presiding Officer must allow an opportunity for the motion to be rephrased or otherwise discussed before moving on to the next business item.

C. If during discussion, the originator of the motion and the Commissioner seconding it agree, a friendly amendment may be moved forward.

Section 36. Voting

A. Votes Made Public
Upon conclusion of discussion or when the previous question has been called for, the President will ask for Commissioners votes. After a vote has been taken, the presiding officer will announce the results of the vote. Modifications to this policy are allowed, but all individual votes must be made public and entered into the minutes.

B. Voting Required
When the vote has been called for, every present Commissioner has a duty to indicate his or her vote, unless the Commissioner has recused himself or herself due to an actual conflict of interest. No Commissioner may vote by proxy.

C. Minimum Votes Required
The passage of any motion will require the affirmative vote of at least a quorum of the whole Commission, unless otherwise specifically provided by State law.

D. Abstention
For purposes of voting, an abstention is neither an affirmative vote nor a negative vote on any matter before the Commission. A Commissioner who abstains from voting is still counted towards the number of members required present for a quorum, but the abstention vote does not count for either a yes or no.

Section 37. Recess

The Presiding Officer may call a recess of a meeting for a specified time whenever it appears, in the opinion of the Presiding Officer that a meeting will be unusually long or that a recess would be beneficial for other reasons. A recess may be called during debate or at any other time during the meeting.

Section 38. Adjournment

The meeting may be adjourned by decision of the President, a majority vote of the Commission, or because of the loss of a quorum. The time of adjournment is to be announced and recorded in the minutes.

Section 39. Violations of Bylaws

A. The Commission has the authority to enforce these bylaws and ensure compliance with Port ordinances and state laws applicable to the Port and special districts generally. If a

Commissioner violates these bylaws, Port ordinances or state law applicable to the Port Commission, the Commission may take action to protect integrity of the Commission and impose discipline on the Commissioner in the form of public reprimand.

B. Prior to imposing a public reprimand, the Commission must issue the Commissioner written notice of intent to impose a public reprimand. The notice must state, with particularity, the grounds on which the Commission is considering imposing a public reprimand and must include reference to the specific bylaw, local ordinance or state law that the Commission believes the Commissioner has violated. The written notice must inform the Commissioners that the Commissioner has the right to respond to the notice either in writing or at an open public meeting. The notice must state the date on which the commissioner's response must be received by the Commission in order for the Commission to consider such response.

C. After the Commissioner has the opportunity to respond to the commission's notice of intent to impose a public reprimand, the commission shall decide whether to impose a public reprimand. The Commission's decision shall take into consideration the severity of the violation and any information or mitigating circumstances the Commissioner provided in the commissioner's response.

PART VII. ADMINISTRATIVE PROVISIONS

Section 40. Amendment

These bylaws may be amended by resolution.

Section 41. Codify

Staff is directed to organize these bylaws and potential future amendments to these bylaws into a generally accepted professional format for public use and viewing.

Section 42. Repeal

Previously adopted policies that conflict with these bylaws are hereby repealed.

Section 43. Severability. A determination that any provision of these bylaws is for any reason inapplicable, invalid, illegal, or otherwise ineffective will not affect or invalidate any other provision of these bylaws.

connected professional ACCOUNTANTS LLC

COPY

P.O. Box 1024 | 1121 Adams Avenue | La Grande, OR 97850
P 541.963.4191 | F 541.963.9434 | W lagrandecpa.com

August 24, 2026

Board of Directors and Management
Port of Morrow
P.O. Box 200
Boardman, OR 97818

We are pleased to confirm our understanding of the services we are to provide Port of Morrow for the year ended June 30, 2026.

Audit Scope and Objectives

We will audit the financial statements of the governmental activities, the business-type activities, each major fund, and the aggregate remaining fund information, including the disclosures, which collectively comprise the basic financial statements of Port of Morrow as of and for the year ended June 30, 2026. Accounting standards generally accepted in the United States of America (GAAP) provide for certain required supplementary information (RSI), such as management's discussion and analysis (MD&A), to supplement Port of Morrow's basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to Port of Morrow's RSI in accordance with auditing standards generally accepted in the United States of America (GAAS). These limited procedures will consist of inquiries of management regarding the methods of preparing the information and comparing the information for consistency with management's responses to our inquiries, the basic financial statements, and other knowledge we obtained during our audit of the basic financial statements. We will not express an opinion or provide any assurance on the information because the limited procedures do not provide us with sufficient appropriate evidence to express an opinion or provide any assurance. The following RSI is required by GAAP and will be subjected to certain limited procedures, but will not be audited:

1) Management's Discussion and Analysis
2) GASB required supplementary OPEB information

The following RSI is required by generally accepted accounting principles and will be audited

1) Budgetary Comparison Schedules for the general fund.

We have also been engaged to report on supplementary information other than RSI that accompanies Port of Morrow's financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the financial statements and certain additional procedures, including comparing and reconciling such information directly to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and other additional procedures in accordance with GAAS, and we will provide an opinion on it in relation to the financial statements as a whole in a report combined with our auditor's report on the financial statements:

1) Budgetary Comparison Schedules for funds not required to be included in RSI
2) Combining Statements
3) Other Financial Schedules Required by Oregon Minium Standards

In connection with our audit of the basic financial statements, we will read the following other information and consider whether a material inconsistency exists between the other information and the basic financial statements, or the other information otherwise appears to be materially misstated. If, based on the work performed, we conclude that an uncorrected material misstatement of the other information exists, we are required to describe it in our report. It is understood that the auditor will be provided the final version of all documents comprising the annual report, including other information, prior to the date of the auditor's report so that required audit procedures can be completed prior to the issuance of the auditor's report. If obtaining the final version of these documents is not possible prior to the date of the auditor's report, the documents will be provided as soon as practicable, and the entity will not issue the annual report prior to providing them to the auditor.

1) Introductory Section

The objectives of our audit are to obtain reasonable assurance as to whether the financial statements as a whole are free from material misstatement, whether due to fraud or error; issue an auditor's report that includes our opinion about whether your financial statements are fairly presented, in all material respects, in conformity with GAAP; and report on the fairness of the supplementary information referred to in the second paragraph when considered in relation to the financial statements as a whole. Reasonable assurance is a high level of assurance but is not absolute assurance and therefore is not a guarantee that an audit conducted in accordance with GAAS will always detect a material misstatement when it exists. Misstatements, including omissions, can arise from fraud or error and are considered material if there is a substantial likelihood that, individually or in the aggregate, they would influence the judgment of a reasonable user made based on the financial statements.

Auditor's Responsibilities for the Audit of the Financial Statements

We will conduct our audit in accordance with GAAS and will include tests of your accounting records and other procedures we consider necessary to enable us to express such opinions. As part of an audit in accordance with GAAS, we exercise professional judgment and maintain professional skepticism throughout the audit.

We will evaluate the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management. We will also evaluate the overall presentation of the financial statements, including the disclosures, and determine whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation. We will plan and perform the audit to obtain reasonable assurance about whether the financial statements are free of material misstatement, whether from (1) errors, (2) fraudulent financial reporting, (3) misappropriation of assets, or (4) violations of laws or governmental regulations that are attributable to the government or to acts by management or employees acting on behalf of the government.

Because of the inherent limitations of an audit, combined with the inherent limitations of internal control, and because we will not perform a detailed examination of all transactions, there is an unavoidable risk that some material misstatements may not be detected by us, even though the audit is properly planned and performed in accordance with GAAS. In addition, an audit is not designed to detect immaterial misstatements or violations of laws or governmental regulations that do not have a direct and material effect on the financial statements. However, we will inform the appropriate level of management of any material errors, fraudulent financial reporting, or misappropriation of assets that comes to our attention. We will also inform the appropriate level of management of any violations of laws or governmental regulations that come to our attention, unless clearly inconsequential. Our responsibility as auditors is limited to the period covered by our audit and does not extend to any later periods for which we are not engaged as auditors.

In connection with this engagement, we may communicate with you or others via email transmission. As emails can be intercepted and read, disclosed, or otherwise used or communicated by an unintended third party, or may not be delivered to each of the parties to whom they are directed and only to such parties, we cannot guarantee or warrant that emails from us will be properly delivered and read only by the addressee. Therefore, we specifically disclaim and waive any liability or responsibility whatsoever for interception or unintentional disclosure of emails transmitted by us in connection with the performance of this engagement. In that regard, you agree that we shall have no liability for any loss or damage to any person or entity resulting from the use of email transmissions, including any consequential, incidental, direct, indirect, or special damages, such as loss of revenues or anticipated profits, or disclosure or communication of confidential or proprietary information.

We will also conclude, based on the audit evidence obtained, whether there are conditions or events, considered in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for a reasonable period of time.

Our procedures will include tests of documentary evidence supporting the transactions recorded in the accounts and direct communication of receivables and certain assets and liabilities by correspondence with selected individuals, funding sources, creditors, and financial institutions. We will also request written representations from your attorneys as part of the engagement and they may bill you for responding to this inquiry.

Our audit of the financial statements does not relieve you of your responsibilities.

Audit Procedures—Internal Control

We will obtain an understanding of the government and its environment, including the system of internal control, sufficient to identify and assess the risks of material misstatement of the financial statements, whether due to error or fraud, and to design and perform audit procedures responsive to those risks and obtain evidence that is sufficient and appropriate to provide a basis for our opinions. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentation, or the override of internal control. An audit is not designed to provide assurance on internal control or to identify deficiencies in internal control. Accordingly, we will express no such opinion. However, during the audit, we will communicate to management and those charged with governance internal control related matters that are required to be communicated under AICPA professional standards.

We have identified the following significant risk(s) of material misstatement as part of our audit planning:

- Risk of management override of controls
- Improper revenue recognition due to fraud
- Pressure to misclassify expenditures in order to comply with local budget law
- Property taxes are significant, misclassification could have a material effect
- Payroll expense is significant, misclassification could have a material effect
- Possibility of capital assets being omitted from the assets listing or classified as repairs and maintenance
- Misclassification of large transactions could lead to inaccurate records of long-term debt

Audit Procedures—Compliance

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of Port of Morrow's compliance with the provisions of applicable laws, regulations, contracts, and agreements. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion.

Responsibilities of Management for the Financial Statements

Our audit will be conducted on the basis that you acknowledge and understand your responsibility for designing, implementing, and maintaining internal controls relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to fraud or error, including monitoring ongoing activities; for the selection and application of accounting principles; and for the preparation and fair presentation of the financial statements in conformity with accounting principles generally accepted in the United States of America with the oversight of those charged with governance.

Management is responsible for making drafts of financial statements, all financial records, and related information available to us; for the accuracy and completeness of that information (including information from outside of the general and subsidiary ledgers); and for the evaluation of whether there are any conditions or events, considered in the aggregate, that raise substantial doubt about the government's ability to continue as a going concern for the 12 months after the financial statement date or shortly thereafter (for example, within an additional three months if currently known). You are also responsible for providing us with (1) access to all information of which you are aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation, identification of all related parties and all related-party relationships and transactions, and other matters; (2) additional information that we may request for the purpose of the audit; and (3) unrestricted access to persons within the government from whom we determine it necessary to obtain audit evidence. At the conclusion of our audit, we will require certain written representations from you about the financial statements and related matters.

Your responsibilities include adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the latest period presented are immaterial, both individually and in the aggregate, to the financial statements of each opinion unit taken as a whole.

You are responsible for the design and implementation of programs and controls to prevent and detect fraud, and for informing us about all known or suspected fraud affecting the government involving (1) management, (2) employees who have significant roles in internal control, and (3) others where the fraud could have a material effect on the financial statements. Your responsibilities include informing us of your knowledge of any allegations of fraud or suspected fraud affecting the government received in communications from employees, former employees, grantors, regulators, or others. In addition, you are responsible for identifying and ensuring that the government complies with applicable laws and regulations.

You are responsible for the preparation of the supplementary information in conformity with accounting principles generally accepted in the United States of America (GAAP). You agree to include our report on the supplementary information in any document that contains, and indicates that we have reported on, the supplementary information. You also agree to [include the audited financial statements with any presentation of the supplementary information that includes our report thereon OR make the audited financial statements readily available to users of the supplementary information no later than the date the supplementary information is issued with our report thereon]. Your responsibilities include acknowledging to us in the representation letter that (1) you are responsible for presentation of the supplementary information in accordance with GAAP; (2) you believe the supplementary information, including its form and content, is fairly presented in accordance with GAAP; (3) the methods of measurement or presentation have not changed from those used in the prior period (or, if they have changed, the reasons for such changes); and (4) you have disclosed to us any significant assumptions or interpretations underlying the measurement or presentation of the supplementary information.

With regard to publishing the financial statements on your website, you understand that websites are a means of distributing information and, therefore, we are not required to read the information contained in those sites or to consider the consistency of other information on the website with the original document.

Engagement Administration, Fees, and Other

We understand that your employees will prepare all cash, accounts receivable, or other confirmations we request and will locate any documents selected by us for testing.

We will provide copies of our reports to management and the governing board however, management is responsible for distribution of the reports and the financial statements. Unless restricted by law or regulation, or containing privileged and confidential information, copies of our reports are to be made available for public inspection.

The audit documentation for this engagement is the property of Connected Professional Accountants, LLC and constitutes confidential information. However, subject to applicable laws and regulations, audit documentation and appropriate individuals will be made available upon request and in a timely manner to the State of Oregon or its designee. We will notify you of any such request. If requested, access to such audit documentation will be provided under the supervision of Connected Professional Accountants, LLC personnel. Furthermore, upon request, we may provide copies of selected audit documentation to the State of Oregon or its designee. The State of Oregon or its designee may intend or decide to distribute the copies or information contained therein to others, including other governmental agencies.

Chelsea Hewitt is the engagement partner and is responsible for supervising the engagement and signing the report or authorizing another individual to sign it. We expect to begin our audit in August 2026.

Our fee for these services will be $49,800. Our invoices for these fees will be rendered each month as work progresses and are payable on presentation. In accordance with our firm policies, work may be suspended if your account becomes 30 days or more overdue and may not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report(s). You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination. The above fee is based on anticipated cooperation from your personnel and the assumption that unexpected circumstances will not be encountered during the engagement. If significant additional time is necessary, we will keep you informed of any problems we encounter and our fees will be adjusted accordingly.

Reporting

We will issue a written report upon completion of our audit of Port of Morrow's financial statements. Our report will be addressed to the governing board of Port of Morrow. Circumstances may arise in which our report may differ from its expected form and content based on the results of our audit. Depending on the nature of these circumstances, it may be necessary for us to modify our opinions, add a separate section, or add an emphasis-of-matter or other-matter paragraph to our auditor's report, or if necessary, withdraw from this engagement. If our opinions are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or withdraw from this engagement.

We appreciate the opportunity to be of service to Port of Morrow and believe this letter accurately summarizes the significant terms of our engagement. If you have any questions, please let us know. If you agree with the terms of our engagement as described in this letter, please sign the attached copy and return it to us.

Connected Professional Accountants, LLC

Chel A. Hewitt, CPA
Chelsea Hewitt, CPA
Owner/Member

RESPONSE:

This letter correctly sets forth the understanding of Port of Morrow

Management signature: ______________________
Title: ______________________
Date: ______________________

COPY

Governance signature: ______________________
Title: ______________________
Date: ______________________

THE RBH GROUP LLC

CERTIFIED PUBLIC ACCOUNTANTS

Report on the Firm's System of Quality Control

To the Members of
Connected Professional Accountants, LLC
and the Peer Review Committee of the Oregon Society of CPAs

We have reviewed the system of quality control for the accounting and auditing practice of Connected Professional Accountants, LLC (the firm) in effect for the year ended March 31, 2025. Our peer review was conducted in accordance with the Standards for Performing and Reporting on Peer Reviews established by the Peer Review Board of the American Institute of Certified Public Accountants (Standards).

A summary of the nature, objectives, scope, limitations of, and the procedures performed in a system review as described in the Standards may be found at www.aicpa.org/prsummary. The summary also includes an explanation of how engagements identified as not performed or reported in conformity with applicable professional standards, if any, are evaluated by a peer reviewer to determine a peer review rating.

Firm's Responsibility

The firm is responsible for designing and complying with a system of quality control to provide the firm with reasonable assurance of performing and reporting in conformity with the requirements of applicable professional standards in all material respects. The firm is also responsible for evaluating actions to promptly remediate engagements deemed as not performed or reported on in conformity with the requirements of applicable professional standards, when appropriate, and for remediating weaknesses in its system of quality control, if any.

Peer Reviewer's Responsibility

Our responsibility is to express an opinion on the design of and compliance with the firm's system of quality control based on our review.

Required Selections and Considerations

Engagements selected for review included engagements performed under *Government Auditing Standards*, including compliance audits under the Single Audit Act

As a part of our peer review, we considered reviews by regulatory entities as communicated by the firm, if applicable, in determining the nature and extent of our procedures.

Opinion

In our opinion, the system of quality control for the accounting and auditing practice of Connected Professional Accountants, LLC in effect for the year ended March 31, 2025, has been suitably designed and complied with to provide the firm with reasonable assurance of performing and reporting in conformity with applicable professional standards in all material respects. Firms can receive a rating of *pass, pass with deficiency(ies)* or *fail*. Connected Professional Accountants, LLC has received a peer review rating of *pass*.

The RBH Group, LLC

Pendleton, Oregon
May 16, 2025

connected professional ACCOUNTANTS LLC

P.O. Box 1024 | 1121 Adams Avenue | La Grande, OR 97850
P 541.963.4191 | F 541.963.9434 | W lagrandecpa.com

PORT OF MORROW COUNTY
P.O. BOX 200
BOARDMAN, OR 97818

Invoice Date: 08/31/2026

For professional service rendered as follows:

Interim billing after completion of initial audit fieldwork, 70% of contract for Audit of fiscal year ending June 30, 2026 ($49,800 @ 70%)	34,860.00
Invoice Total	$34,860.00
Beginning Balance	$0.00
Invoices	34,860.00
Receipts	0.00
Adjustments	0.00
Service Charges	0.00
Amount Due	$34,860.00

Please make your check payable to CPA, LLC. Thank you for your business!

Please return this portion with payment.

ID: AEP02
PORT OF MORROW COUNTY

Invoice Date: 08/31/2026

Amount Due: $34,860.00

Amount Enclosed: $______________

Charges will be due and payable upon receipt of statement. Charges or credits during the last several days of the month which do not appear on a statement will appear on the next month's statement. A FINANCE CHARGE will be imposed on any portion of the previous month's balance which is not paid. The FINANCE CHARGE is a "period rate" of 1½ % per month or an annual percentage rate of 18% with a minimum of $1.00 per month OR is the highest annual percentage rate with the highest minimum charge per month permitted by law, whichever is less.

RESOLUTION 2026-10

RESOLUTION OF PORT OF MORROW, MORROW COUNTY, OREGON AMENDING RESOLUTION 2026-09, WHICH AUTHORIZED THE EXECUTION AND DELIVERY OF FULL FAITH AND CREDIT REFUNDING OBLIGATIONS, SERIES 2026 AND RELATED FINANCING DOCUMENTS AND AGREEMENTS AND OTHER RELATED MATTERS

WHEREAS, the Board of Port Commissioners (the **"Board"**) of the Port of Morrow, Morrow County, Oregon (the **"Port"**) is authorized by Oregon Revised Statutes (**"ORS"**) Section 271.390 and 287A.360 to enter into financing agreements to finance and refinance improvements to Port facilities; and

WHEREAS, on August 3, 2026, the Board adopted Resolution 2026-09 (the **"Obligation Resolution"**) which authorized the Port to issue and sell its Full Faith and Credit Refunding Obligations, Series 2026, in one or more series (the **"Series 2026 Obligations"**) for the purpose of (i) refinancing all of the Port's outstanding (a) Full Faith and Credit Obligations, Series 2024A (Tax-Exempt), dated October 2, 2024, and (b) Full Faith and Credit Obligations Series 2024B (Federally Taxable), dated October 2, 2024, (ii) financing capitalized interest on the Series 2026 Obligations and (iii) paying related costs of issuance; and

WHEREAS, the Board has determined that it is in the best interests of the Port to adopt this resolution to amend the Obligation Resolution to (i) increase the authorized aggregate principal amount of the Series 2026 Obligations, and (ii) update the authorized purpose of the Obligations to include construction of a new secondary treatment facilities at the Port's existing industrial reuse water treatment plant.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF PORT COMMISSIONERS OF THE PORT OF MORROW, MORROW COUNTY, OREGON, AS FOLLOWS:

Section 1. Amendment of Obligation Resolution. Section 1.B. of the Obligation Resolution is hereby amended and restated as follows (with deletion shown in ~~strikethrough~~ and additions show in **bold underline**):

> The Board of Port Commissioners authorizes the issuance and sale of Full Faith and Credit ~~Refunding~~ Obligations, Series 2026 in an aggregate principal amount not to exceed ~~$350,000,000~~ **[$400,000,000]** (the "Series 2026 Obligations") in one or more series, on a tax-exempt or taxable basis, to refinance all of the Prior Obligations, finance capitalized interest on the Series 2026 Obligations, **finance the acquisition, construction, installation, and equipping of improvements to the Port's secondary treatment project and related capital improvements** and pay related costs of issuance.

Section 2. Ratification of Obligation Resolution. Other than the amendments described in Section 1, the Board hereby confirms, ratifies and reaffirms in their entirety all other provisions of the Obligation Resolution, which remains in full force and effect.

Section 3. Effective Date of Resolution. This Resolution shall be effective immediately upon its adoption. All resolutions of the Port and parts thereof which are in conflict with the terms of this Resolution shall be, and they hereby are, rescinded, but only to the extent of such conflict.

ADOPTED by the Board of Port Commissioners of Port of Morrow, Morrow County, Oregon, this 9th day of September, 2026.

PORT OF MORROW

By:__________________________________

Name:

Title:

ATTEST:

By: __________________________________

Name:

Title:

400 800 1600

Scale 1" = 400'

REVISION DESCRIPTION	BY	PROJECT NO.
		DATE
		PHASE
		FINAL DESIGN
		SHEET SIZE

PRELIMINARY

PARCEL 2 ROAD EXTENSION

OVERALL SITE PLAN

POM PORT OF MORROW

LOCATION: AIRPORT ROAD

OWNER PORT OF MORROW

ENGINEER: TIM HELBIG

CONTACT: TIM.HELBIG@PORTOFMORROW.COM

DRAW

G

Marker 40 Golf Club

2026	**Jan**	**Feb**	**March**	**April**	**May**	**June**	**July**	**Aug**	**Sept**	**Oct**	**Nov**	**Dec**	**Total**
Rounds of Golf	93	161	478	697	706	667	698	701					4201
Members	83	109	233	231	258	391	282	447					2034
POM Employee	15	38	50	60	73	53	64	55					408
Total Rounds	**191**	**308**	761	988	1037	1111	1044	1203					6643
Cart Rental	46	91	290	381	381	466	447	440					2542

	2025	**2024**	**2023**	**2022**	**2021**
Rounds of Golf	5336	4594	3348	3362	3501
Members	3445	2541	2582	2525	2387
POM Employee	738	399	369	408	462
Total Rounds	9519	7534	6299	6295	6589
Cart Rentals	3470	2908	2557	1808	2279

Total Memberships 2026

Memberships	Single	Couple/Family	Associate	Junior	Returning	POM Add on
2026	13	14	2		28	2

Course Usage: We finished the month of August with 1203 total rounds of golf, including paid green fees, POM employees, golf event, youth and members.

Friday/Sat/Sun and Monday – Thursday after 3pm continue to be our busiest days.

Upcoming Events:

- Columbia Senior Blues Monday Sept 14
- Funshine Open hosted by the Community Women's Club of Irrigon and Boardman Saturday Sept 19
- Night Golf is Back! Friday Sept 25, Oct 2, 9 & 23

Past Events: Thursday Night Scramble continues through the end of Sept. Participation is 20–40 golfers joining us each Thursday evening.

Notes: The team's efforts this month continue to contribute to a positive golfer experience and strong course presentation.

SAGE CENTER & EVENT CENTER BOARDMAN, OR

Commission Report for August 2026 - ***TOTAL Count: 3,026***

August General Summary

August was a productive month at the SAGE Center, with **3,026 guests served across facility activities**, including 26 Event Center events, museum visitors, educational visits, and community programming. Outreach continued through the Umatilla and Morrow County Fairs and Columbia River Health Community BBQ, while several facility and exhibit projects moved forward, including completion of the Port of Morrow Map Wall and installation of the new Event Center exterior sign. The Event Center also continues to see strong activity, with **161 events and approximately 13,439 guests hosted year to date**.

Facility Usage- 3,026

- **Event Center:** 26 events **|** 1,418 guests
- **Educational Visits:** 68 students
- **Museum Visitors:** 1480 Guests (436 SAGE tours | 1044 Tesla/Welcome Center)
- **AWS TBS Classroom:** 10 students/educators
- **SAGE Events:** 50 (Seed Planting with Harvest Town Foods)
- **Outreach:** Umatilla & Morrow County Fairs, Columbia River Health Community BBQ

Marketing & Outreach-

- Scheduled posts on platforms such as Facebook, Instagram & LinkedIn.
- Monthly email newsletter featuring upcoming events, recaps and news.
- Radio advertisements on 103.5 K Wheat

Exhibit/Facility Updates:

- **POM Map Wall**
  - The pins to the Map Wall are installed and this project is now complete.

- **Barge Basics Exhibit**
  - We have received grant funding from the Eastern Oregon Workforce Board to refresh our Barge Basics Exhibit, we are working with OMSI on this effort.
- **Outdoor LED Sign** (exterior of building)
  - The sign has been repaired and is now operational. The technician did notice a couple panels that will need replaced in time, we are waiting on a quote for the potential replacement panels.
- Event Center Sign (Outdoor)
  - The exterior event center sign was installed on 8/26/2026
- **Key Ingredient Theater**
  - The scheduling of the new interview videos for this exhibit are nearly complete.
- **$500 Dollar & a Dream Exhibit**
  - Graphics in this area are currently being revised.

Operations Updates

- **SAGE On The Go** (outreach to schools)
  - We have started outreach to summer programs an are scheduled to be with GO STEM at the Morrow County Fair and Umatilla County Fair.
- **Seed Planting**
  - We collaborated with Peirone and Harvest Town Foods on a free seed planting activity offered to the community.
- **Event Center**
  - We are showing consistent positive feedback and event ratings.
  - Year to Date: 161 events/meetings held, hosted approximately 13,439 people thus far.
- **Think Big Space**
  - Jose has confirmed the school visit schedule for the upcoming school year with the Morrow County School District.

If you have any questions or concerns regarding this update, please feel free to contact **Angel Aguilar, SAGE Center & Event Center Manager (angel.aguilar@portofmorrow.com),** at any time. I welcome your input and will be happy to provide additional information as needed.

Communications Update – September 2026

- 2026 Summer Newsletter – Now available for download from our website.
- Social Media Posts & Reels
- Meeting minutes and videos
- Port Project Photos
- Monitoring news sources
- Website Updates
- Monthly recurring/special ads
    - SAGE Center
    - Marker 40 Golf Club

August 2026 Facebook Analytics

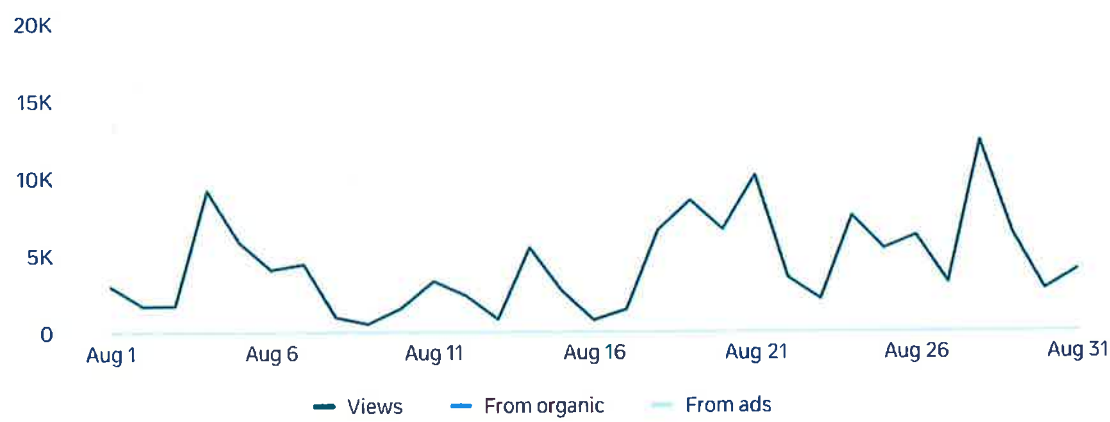
Facebook ▾ | Last month: Aug 1, 2026 – Aug 31, 2026 ▾

Content overview

Breakdown: Organic/ads ▾

All Posts Stories Reels Live

Views	3-second views	Content interactions	Watch time
134.3K ↓ 7.4%	3.5K ↓ 12.6%	1.2K ↓ 28.7%	16h 41m ↓ 20.4%



Views breakdown

Aug 1 – Aug 31

Total
134,289 ↓ 7.4%

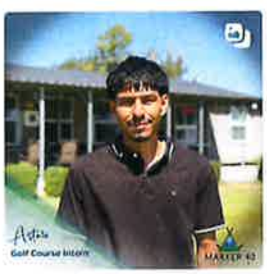
From organic
134,289 ↓ 7.4%

From ads
0 0%

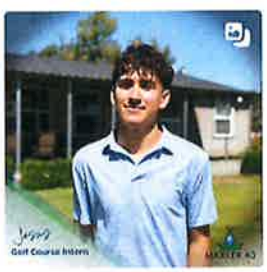
Viewers
21,076 ↑ 2.7%

Top content by views

Boost content | See all content



Arturo is one of our Golf Course Interns…
Fri Aug 21, 10:00am
10.0K · 78 · 1 · 3



Meet Jesus, also known as "JP," one of…
Fri Aug 28, 10:00am
7.3K · 43 · 3 · 5

John is an Engineering Intern spending his…
Fri Aug 14, 10:00am
5.5K · 30 · 2 · 3

Barge. Rail. Truck. The difference in scale is…
Thu Aug 20, 3:00pm
5.1K · 24 · 0 · 11

The Port of Morrow is seeking a Utility…
Fri Aug 28, 1:45pm
4.6K · 9 · 0 · 9

Performance

August 5, 2026 - September 1, 2026

Views

Views
124.5K ↓ 6.2%

From followers **19.8%** ↓ 16.9%

From non-followers **80.2%** ↑ 5.3%

Viewers **20,259** ↑ 14.4%

Follows

Follows
35 ↓ 5.4%

Unfollows **2** ↑ 100%

Net follows **33** ↓ 8.3%

Visits

Facebook visits
1.9K ↓ 24.6%

Interactions

Content interactions
1.1K ↓ 28%

From followers **490** ↓ 29.9%

From non-followers **632** ↓ 26.4%

Videos and reels

3-second views
3.5K ↓ 14.7%

Watch time **17h 11m** ↓ 19%

Conversations

Conversations started
1 ↑ 100%

New contacts **1** ↑ 100%

Response rate **100%** --

All content

Create post

Filter ▾ Search by ID or caption

Title			Views	Viewers	Likes and reactions	Shares	Interactions
Arturo is one of our Golf Course Interns thi... Photo • Port of Morrow	Boost	···	10,025	6,338	78	3	82
Meet Jesus, also known as "JP," one of our ... Photo • Port of Morrow	Boost	···	7,349	3,891	43	5	51
John is an Engineering Intern spending his ... Photo • Port of Morrow	Boost	···	5,484	3,286	30	3	35
Barge. Rail. Truck. The difference in scale is... Photo • Port of Morrow	Boost	···	5,139	3,918	24	11	36
The Port of Morrow is seeking a Utilit... Photo • Crossposted • Por...	Boost ▾	···	4,589	2,655	9	9	20
Workforce Wednesday ✨ NextEra E... Photo • Crossposted • Por...	Boost ▾	···	4,355	2,757	11	9	22
Think you know the Port of Morrow? There'... Reel • Port of Morrow	Boost	···	2,810	2,388	15	4	19
Port of Morrow crews are prepping the fut... Multi media • Port of Morrow	Boost	···	2,553	1,608	12	3	15
A fresh coat of paint is giving Transload 1, a... Multi media • Port of Morrow	Boost	···	2,552	1,550	11	8	20

Audience

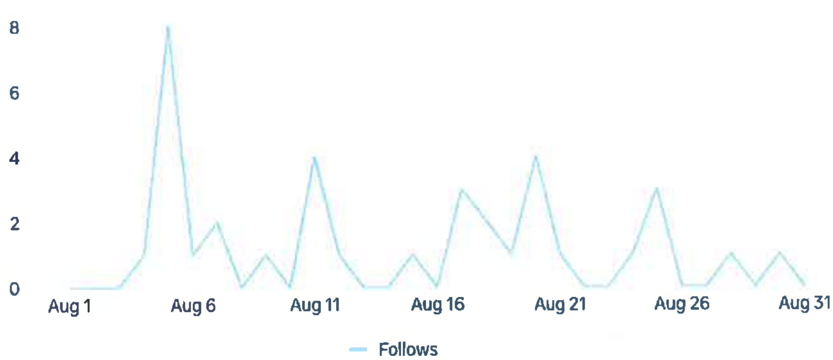
Demographics **Trends** Potential audience

Follows 36 ↓ 18.2%

Returning viewers 0 ↓ 100%

Engaged followers 0 0%

Based on last 28 days



Followers breakdown
Aug 1, 2026 - Aug 31, 2026

Unfollows
2 0%

Net follows
34 ↓ 19%

Followers
Lifetime
1,785

Total followers at the end of July: 1,739

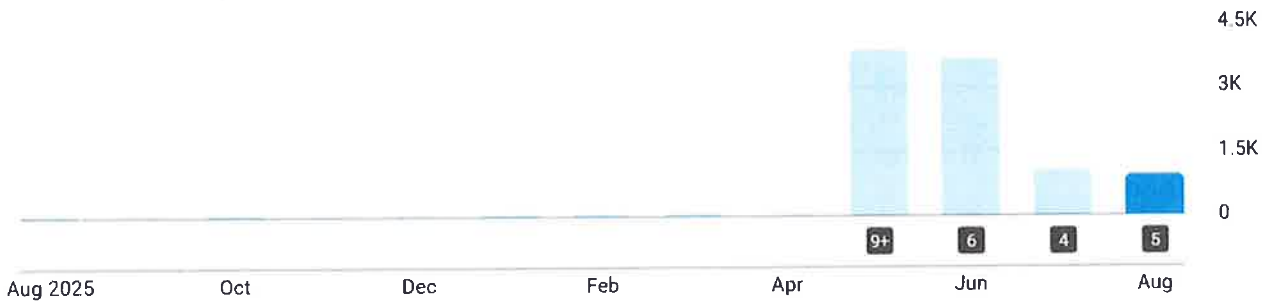
YouTube Analytics

Videos | **Shorts** | Playlists

Filter

Short		Notices	Visibility	Date ↓	Views
0:37	**POV: You work at the Port of Morrow** Not every day at the Port looks the same—and that's exactly what makes it interesting. From engineering and utilities to...	–	Public	Aug 31, 2026 Published	198
0:31	**What are our interns excited about?** Let's see what our high school interns are excited about for the upcoming year ✨ #workforcewednesday...	–	Public	Aug 28, 2026 Published	102
0:18	**Have you ever wondered what an inland port is?** Have you ever wondered what an inland port is? Most people picture ships on the ocean. But an inland port is different...	Other notices	Public	Aug 17, 2026 Published	389
0:33	**10 Facts in 30 Seconds** Think you know the Port of Morrow? There's a lot happening behind the scenes. From transportation and utilities to water...	–	Public	Aug 10, 2026 Published	65
0:25	**Things you probably drive past...** At the Port of Morrow, some of the most important infrastructure isn't the biggest, it's the equipment quietly...	–	Public	Aug 4, 2026 Published	12
0:56	**Thousands of tests. One Mission.** Thousands of tests. One Mission. The Port of Morrow is dedicated to economic development, environmental...	–	Public	Jul 21, 2026 Published	19
0:13	**Ready to earn your Forklift Operator certification?** CANCELLED due to low enrollment. CANCELADO debido a la baja inscripción. Ready to earn your Forklift Operator...	Other notices	Public	Jul 13, 2026 Published	779
0:15	**Connecting | Supporting | Moving Forward** Here at the Port of Morrow, every season brings new projects, new partnerships, and new opportunities to keep our region...	Other notices	Public	Jul 6, 2026 Published	94
0:23	**Summer looks a little different for everyone.** For some, it's an early morning on the Columbia River. For others, it's long days in the field, maintaining infrastructure,...	Other notices	Public	Jun 25, 2026 Published	94

Views	Watch time (hours)	Subscribers
915	**5.5**	**+1**
	3.5 more than usual	



See more

Monthly Daily

Your top content in this period

		Content	Average view duration	Views
1		Have you ever wondered what an inland port is? Aug 17, 2026	0:09 (51.5%)	389
2		POV: You work at the Port of Morrow Aug 31, 2026 **Recent upload**	0:16 (44.4%)	191
3		What are our interns excited about? Aug 28, 2026 **Recent upload**	0:09 (29.9%)	103

PORT OF MORROW
WORKFORCE DEVELOPMENT

Port Commission Report for Workforce Development

Sept Meeting 2026

School Tours

-State FFA officer tour-6 students, 2 adults

Continuing Education Classes

-On hold for the summer

School Connections

-Onboarding sessions with all high school internship students

-Meetings with the school district about internship programs

Partner/Business Connections

Meeting with a variety of workforce development partners to establish relationships and gain knowledge about combined activities and plans for future partnerships. Agencies include:

-Industrial Symbiosis team meetings, planning and coordination of committee work

-Stakeholder meetings with the school district and headstart for Families First Day care

Job Seekers/Student Engagements

-4 job seeker in-person meetings, 15 emails/messages, 6 phone calls.

-Updated monthly job opportunities website and marketing

-social media updates

-Assisted communications with monthly social media and other articles

Professional Development

-Presented about the High School Internship program at the HECC-Advanced Manufacturing Consortium meeting

-Attended the Eastern Oregon Economic Development Summit

-Anna is serving on the BMCC Foundation Board of Directors, and as the scholarship committee chair

-Anna will be attending

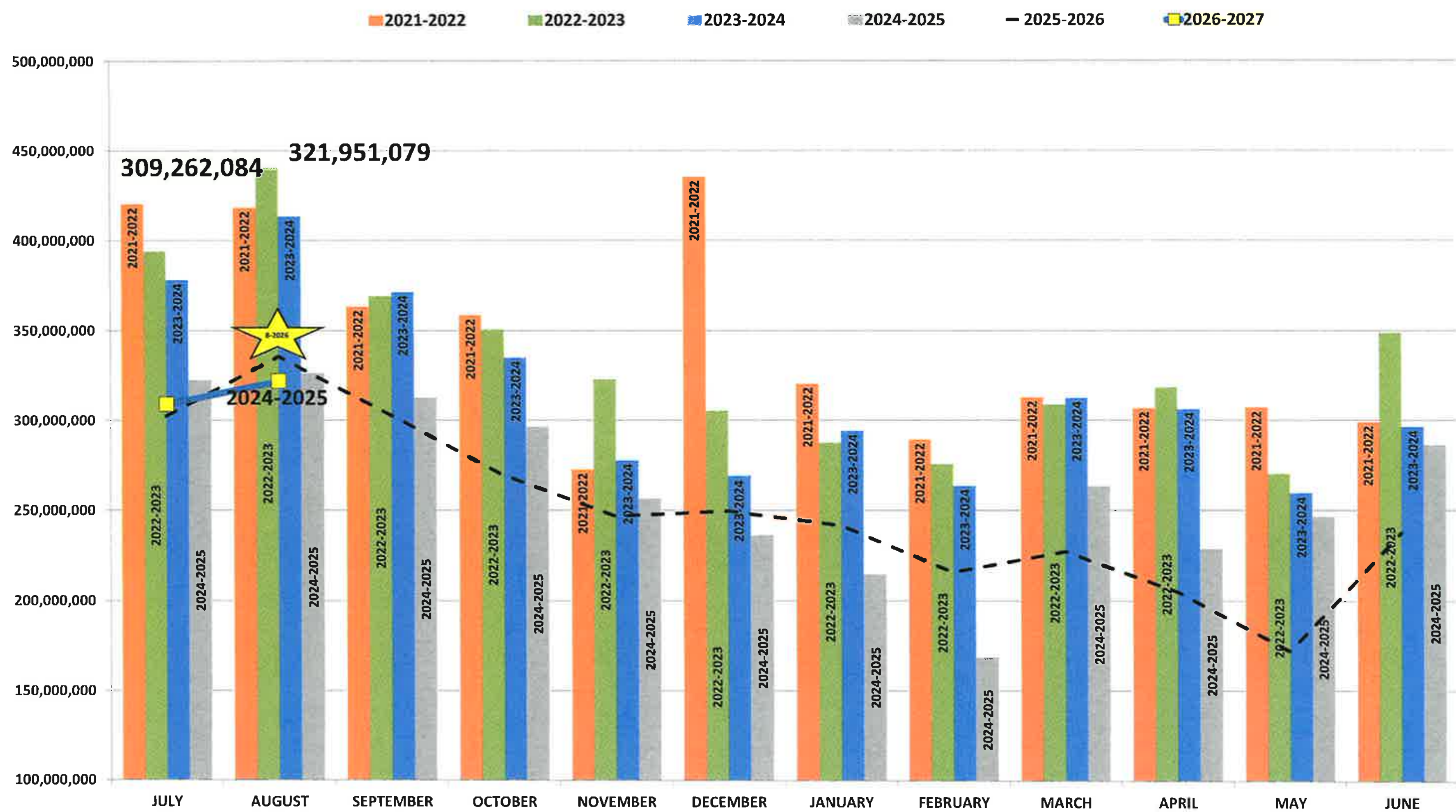
PORT OF MORROW

FRESHWATER USAGE | GALLONS

MONTH	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027
JULY	377,176,782	364,996,361	282,798,613	420,156,033	394,099,327	378,296,544	322,458,735	302,585,090	309,262,084
AUGUST	408,700,950	394,447,003	393,308,568	418,092,877	440,610,549	413,250,789	326,234,493	335,549,576	321,951,079
SEPTEMBER	371,555,364	376,316,538	361,824,007	363,337,404	369,222,300	371,553,776	312,601,627	302,821,721	
OCTOBER	322,276,471	329,412,865	316,338,088	358,621,863	350,597,015	335,008,670	296,490,913	269,353,977	
NOVEMBER	328,108,354	340,867,947	303,106,812	272,661,760	322,925,308	277,795,184	256,372,887	246,699,402	
DECEMBER	263,833,618	325,237,392	304,861,310	435,165,524	305,451,594	269,232,266	236,214,824	249,577,417	
JANUARY	327,697,612	313,780,888	295,170,832	320,528,880	287,611,055	294,225,537	214,740,475	241,777,937	
FEBRUARY	279,727,769	268,354,892	279,800,684	289,225,101	275,594,810	263,544,967	168,166,879	215,933,750	
MARCH	343,631,014	340,085,377	305,167,862	313,115,041	308,887,380	312,744,328	263,196,106	227,301,394	
APRIL	292,554,567	284,196,934	276,225,507	307,025,023	318,554,548	306,512,421	228,653,211	205,168,913	
MAY	282,013,206	281,976,127	261,617,601	307,398,660	270,102,512	259,540,515	246,478,165	171,916,781	
JUNE	324,088,125	205,849,813	294,769,136	299,098,094	348,642,687	296,454,620	286,126,330	237,535,837	
TOTAL	**3,921,363,832**	**3,825,522,137**	**3,674,989,020**	**4,104,426,260**	**3,992,299,085**	**3,778,159,617**	**3,157,734,644**	**3,006,221,793**	**631,213,163**
% Comparison to Prior Year		97.56%	96.07%	111.69%	97.27%	94.64%	83.58%	95.20%	98.92%

FRESH WATER USAGE

PORT OF MORROW



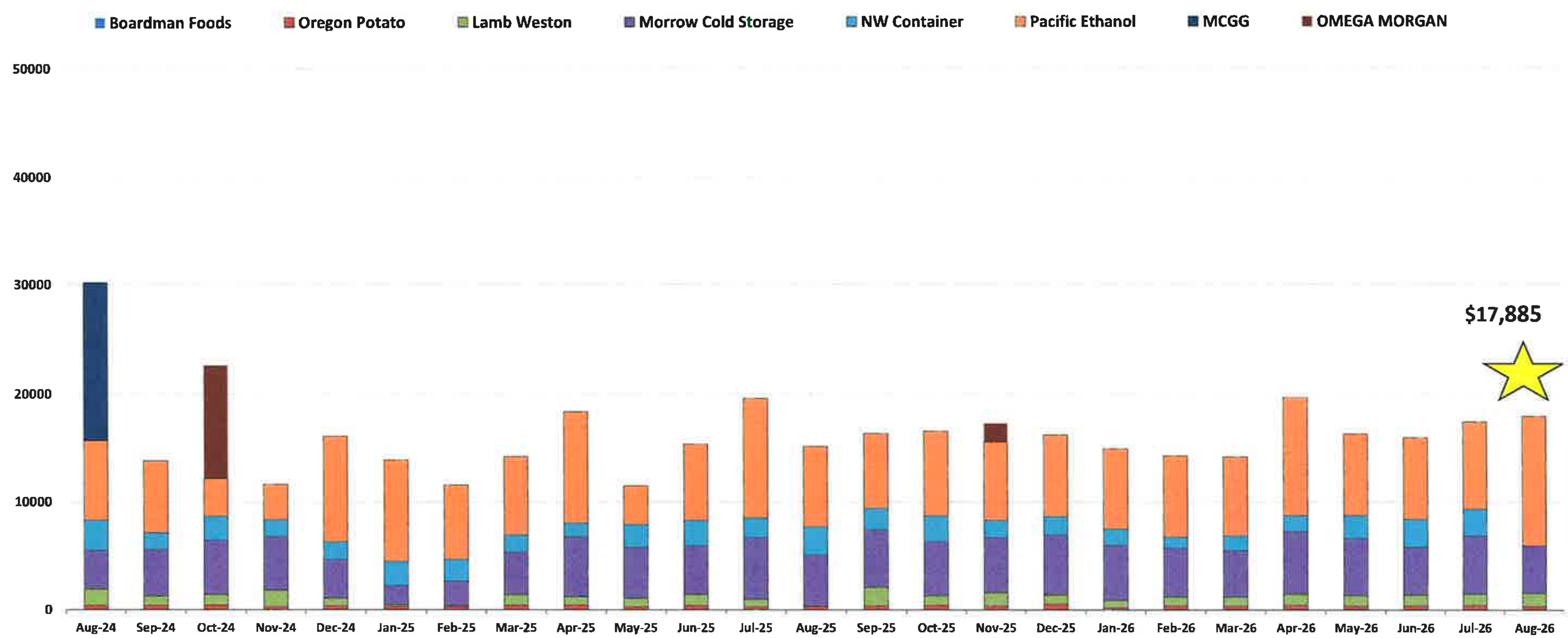
PORT OF MORROW

DISCHARGE | GALLONS

MONTH	2023-2024	% OF FRESHWATER	2024-2025	% OF FRESHWATER	2025-2026	% OF FRESHWATER	2026-2027	% OF FRESHWATER
JULY	263,329,992	67%	227,572,720	60%	203,289,466	63%	190,010,814	61%
AUGUST	295,516,306	67%	239,290,170	58%	225,905,521	69%	199,855,275	60%
SEPTEMBER	272,338,346	74%	229,676,280	62%	206,611,075	66%		0%
OCTOBER	253,506,078	72%	233,118,110	70%	196,483,626	66%		0%
NOVEMBER	202,962,783	63%	191,010,520	69%	178,871,914	70%		0%
DECEMBER	192,324,105	63%	165,165,100	61%	167,227,950	71%		0%
JANUARY	217,266,150	76%	143,447,950	49%	172,252,439	80%		0%
FEBRUARY	191,415,330	69%	109,689,733	42%	150,340,524	89%		0%
MARCH	223,890,110	72%	188,474,904	60%	191,220,646	73%		0%
APRIL	228,491,570	72%	177,395,970	58%	173,421,585	76%		0%
MAY	210,109,950	78%	185,667,167	72%	179,319,049	73%		0%
JUNE	230,573,430	66%	203,241,012	69%	202,058,081	71%		0%
TOTAL	**2,781,724,150**		**2,293,749,637**		**2,247,001,876**		**389,866,089**	
% Comparison to Prior Year			82.46%		97.96%		90.84%	

RAIL TARIFF REVENUE

PORT OF MORROW



Chamber of Commerce

September 2026 Report

Recap of Events and Programs

GrowthZone Member Login Reminder

The Boardman Chamber of Commerce has successfully transitioned from ChamberMaster to GrowthZone, our new membership, communications, and event management platform.

We encourage all Commission and Council members to activate their accounts and create their individual logins. Through the GrowthZone Member Information Center, you can:

- Register for Chamber events
- Update your contact and organization information
- Create and share job postings
- Submit press releases and community news
- Access member resources and manage invoices

Account activation instructions and login information can be found in the Chamber newsletter or in a direct email from the Chamber. If you need a new invitation or assistance accessing your account, please contact the Chamber office at 541-481-3014 or info@boardmanchamber.org.

2027 Visitor Guide

The Chamber is partnering with Lunar Cow Publishing to develop our 2027 Boardman Visitor Guide, which will be released in January 2027. The guide offers advertising opportunities for local businesses, so look for upcoming emails and social media posts with information on how to reserve your advertising space.

Please look for this type of email in regard to our Visitor Guide from Lunar Cow:

End of Summer Celebration Recap

The Boardman Chamber's End of Summer Celebration brought our community together for an enjoyable evening of food, entertainment, and connection. Attendees had the opportunity to meet and visit with local law enforcement officers and firefighters, strengthening relationships with the first responders who serve our community.

We were also pleased to welcome professional anglers participating in the BAM Fishing Tournament, giving community members an opportunity to meet the fishermen and learn more about the tournament. The evening was a wonderful way to celebrate the end of summer while highlighting the people, partnerships, and events that make Boardman a welcoming community.

Upcoming Events and Programs

3rd Quarter Luncheon – September 16, 2026

Planning is underway for the Chamber's Third Quarter Membership Luncheon. We are pleased to have **Lamb Weston** serving as our Title Sponsor.

Featured speakers will include **Brian Nelson with Amazon** and **Mike Hughes with AI Rescue Resources**, who will provide updates and insights on their organizations and topics of interest to our business community. We also look forward to welcoming a local student organization, with the participating club to be announced soon.

We encourage our members to join us for another opportunity to network, learn, and stay connected with our community.

Candy Crawl Registration – Halloween Event @ SAGE Center

Businesses and organizations are invited to register for the **Halloween Candy Crawl at the SAGE Center**! Join us for a fun, family-friendly celebration by hosting a table, decorating your space, and handing out candy to local children.

Register today to reserve your spot and help create a safe and memorable Halloween experience for Boardman families. More registration information will be available through the Boardman Chamber newsletter and direct Chamber emails and social media.

Tourism & Community Visibility Impact

Through these events and programs, the Chamber continues to advance its mission by:

- Increasing **VISIBILITY** of Boardman as a regional destination
- Strengthening the **VOICE** of business through advocacy and engagement
- Delivering **VALUE** through economic impact, tourism activity, and community investment

Signature events drive measurable outcomes including increased visitation, support for local businesses, and enhanced community identity—directly aligning with the City of Boardman's Transient Lodging Tax (TLT) investment and tourism development goals.

Upcoming Chamber Events

- 3rd Quarter Luncheon | Title Sponsor Lamb Weston – September 16, 2026
- 4th Quarter Luncheon | Title Sponsor Tillamook – December 10, 2026
    - DATE CHANGE!! This will be on a Thursday, due to Christmas!

For more information, please contact **Torrie Griggs, CEO,** at **541-571-2394** or email torrie@boardmanchamber.org.

Visit **www.boardmanchamber.org** or call our office at **541-481-3014** for further details.

Follow our Social Media channels – Facebook, Instagram, LinkedIn, and YouTube!!

BOARDMAN COMMUNITY DEVELOPMENT ASSOCIATION

Community Investment Projects and Programs

BCDA Boardman Business Opportunity Incubator Update

BCDA continues to advance the approximately $6 million Boardman Business Opportunity Incubator, anchored by a secured $1.5 million U.S. Small Business Administration grant. The project has officially reached the 30% Construction Documents phase, marking an important milestone as the design and development details continue to take shape.

BCDA is also working with the project's primary prospective tenants to confirm Letters of Intent to lease space in the building. These commitments will help demonstrate tenant interest and support the financing needed to move the project forward.

The planned two-story, mixed-use facility will feature retail storefronts, executive office space, medical and service-based opportunities, and dedicated business incubator suites. The project is designed to support small-business development—with an emphasis on women-, minority-, and low-income entrepreneurs—while expanding services, creating economic opportunities, and strengthening Boardman's local economy.

BCDA continues to pursue additional funding partnerships and financing tools needed to complete the full project investment.

Below is a conceptual design of the project. The design has not yet been finalized and remains subject to change.

Southwest Aerial View
Exterior Rendering

Front Entry View
Exterior Rendering

West Approach View
Exterior Rendering

Homebuyer Incentive Program

As of this reporting period, **39 applications** totaling approximately **$195,000** have already been reserved through the 2026 Homebuyer Incentive Program, reflecting continued strong demand for housing assistance and residential growth within the Boardman area. To address ongoing housing needs, the Boardman Community Development Association has committed $250,000 in 2026 to continue the program. The Homebuyer Incentive Program provides a $5,000 grant to qualifying homebuyers within the 97818-zip code, directly supporting workforce housing, encouraging homeownership, and contributing to long-term community stability. Since its inception in 2016, the program has invested more than $2.5 million into the community.

Pickleball Court Development

The Boardman Community Development Association continues to advance plans for an **eight-court pickleball complex**, which will now be located on the **west side of the Field House near Boardman City Hall**. The eight individual courts will be designed to accommodate community recreation, league play, and regional tournaments.

The new location provides access to existing infrastructure and supporting amenities, including public restrooms, parking, play structures, and other nearby recreational activities. This will help create a convenient, family-friendly recreation area while reducing the need to duplicate infrastructure.

The estimated project investment is approximately **$950,000**, as project expenses and infrastructure needs continue to expand. Current committed funding includes **$500,000 from the Morrow County Unified Recreation District**, including an additional $200,000 recently awarded to help address rising project costs, and **$50,000 from Amazon Web Services**.

BCDA continues to pursue additional grants, sponsorships, and community donations to fully fund this important project. Once completed, the complex will promote community wellness, enhance Boardman's livability, and attract visitors and regional tournaments.

https://elkhornmediagroup.com/morrow-county-high-school-internship-program-breaks-records-in-2025-26-school-year/

Morrow County High School Internship Program breaks records in 2025-26 school year

By Terry Murry on Monday, August 31st, 2026 in Columbia Basin News Columbia Basin Top Stories

BOARDMAN – The Morrow County High School Internship Program has been in existence for five years, and the last year was a record-breaking one. The collaboration among the InterMountain Education Service District (IMESD), the Morrow County and Ione school districts, and the Port of Morrow hosted a total of 75 interns. Those students logged a total of 7,819 work hours and earned more than $217,000.

Over the last five years, the program has connected students with 319 internship experiences across more than 60 different job openings. Over 85 percent of the interns agreed that the program is valuable for their academic and professional growth. Eighty percent stated that their internships directly influenced their future career and educational plans.

"By creating opportunities for students early on, this partnership continues to shape tomorrow's leaders," Port of Morrow Workforce Development Intern Kaylee Christy wrote in a news release. "We appreciate our dedicated school districts and local business partners for their collaboration and investment in our students' futures."

https://oregoncapitalchronicle.com/2026/08/28/data-centers-emerge-as-new-flashpoint-between-kotek-drazan-in-oregon-governors-race/

Data centers emerge as new flashpoint between Kotek, Drazan in Oregon governor's race

Growing public backlash over data centers is becoming an issue for voters of both parties in the Oregon governor's race

By Shaanth Nanguneri, August 28, 2026, 6:00 am

For months, Oregon's incumbent Gov. Tina Kotek and her Republican challenger, State Sen. Christine Drazan, of Canby, have traded party-line barbs in their dueling campaigns to lead the state.

Kotek has accused Drazan of shying away from positions and statements on mail-in voting, immigration and abortion that Kotek says are in alignment with the Trump administration, painting Drazan as a willful executor of the president's agenda. Drazan has fired back that Kotek is mischaracterizing those positions to obfuscate from what Drazan says are poor economic and student outcomes despite more state spending during Kotek's first term as governor.

But a new fissure between the candidates is emerging over data centers, and the growing public backlash over the server farms in Oregon and nationwide. A late July poll by the Portland-based firm DHM Research found that 71% of Oregonians have a negative view of data centers, which have found a comfortable market in Oregon with the state's lack of sales tax, generous property tax breaks for industrial development and relatively low electricity rates.

Responding to public angst over data centers and the tech industry has become an issue among candidates in both political parties. Among Democrats, data center backlash was key to the campaign of political newcomer Myrna Muñoz, who in a primary for a Washington County-area senate seat defeated incumbent state Sen. Janeen Sollman, of Hillsboro. Earlier this month, four state Democratic lawmakers announced they'd propose legislation in 2027 to pause the creation of new, large data centers in Oregon for the next three years.

The National Republican Senatorial Committee issued an Aug. 18 data center memo for one U.S. Senate race in Ohio, warning that support for data centers was becoming a problem for the Republican candidate and "campaigns or party committees cannot fix the toxic brand of an entire segment of the economy." In Wisconsin, the GOP candidate for governor seized upon the Democratic candidate's past statement in support of making the state a global hub for data centers and artificial intelligence.

"Oregonians right now do not want to have candidates who are enthusiastic about bringing more data centers into Oregon," said John Horvick, senior vice president at DHM Research. "Painting your opponent as the one who did this, or one who wants to do more of this, is basic blocking and tackling."

Drazan's record

Drazan has yet to go as far on the offensive against data centers as Republicans from other states who are running for election in November, such as calling for moratoriums or terminating specialized tax incentive programs for the facilities.

She has said she supports local communities declining to host data centers, but opposes an "arbitrary moratorium." She voted against the POWER Act, a 2025 state law which mandated the state's largest electric utilities create a separate rate class for data centers, making the tech companies responsible for the rising costs of infrastructure and new energy generation the facilities require.

In a Thursday statement, Drazan said that "for more than a decade, Tina Kotek has supported tax giveaways that helped fuel Oregon's massive growth in data centers while continuously raising taxes on everyday Oregonians." She said that Oregon "has done more than its fair share, and we cannot continue to be the Wild West for data center development. No community should feel like a data center is being shoved down its throat."

It's a reference to a 2012 vote Kotek, then a state representative, made to pass a bill ensuring tech companies operating data centers in the state's enterprise zones are only taxed on the value of their physical assets, not the value of the brand or network in Oregon, under five and 10-year property tax breaks for industrial development.

The state's enterprise zone programs since the 1980s have offered local governments a way to avoid property taxes for five to 10 years depending on locations, in exchange for spurring industrial investments and jobs. In the years since, data centers in the state have received hundreds of millions of dollars in tax breaks, including more than $400 million this year.

At a Tuesday news conference in Portland, however, Drazan said if elected she would not retreat from the existing tax breaks spurring data center development in the state.

"I do support enterprise zones, but the requirements for enterprise zones have made it uniquely possible for data centers to take advantage of them," she told reporters.

Drazan in the most recent Legislative session voted to allow data centers, and other businesses, a significant tax break by opposing a proposal to unwind Oregon's tax code from the GOP's 2025 federal tax and spending law bonus depreciation benefit. Data centers in Oregon would have been able to take advantage of the full and immediate deduction of equipment purchases such as cooling and electrical systems from their state income taxes.

Kotek's record

Kotek has also taken to criticizing Drazan's position on data centers. An Aug. 7 press release from Kotek's campaign calls out Drazan's vote against the POWER Act and her opposition to Oregon's landmark emissions reduction policy, the Climate Protection Program, meant to combat climate change.

"Governor Kotek is committed to making sure Oregonians see lower utility costs and to protecting Oregon's clean air and water," Federico Araujo, communications director for the campaign, said in a statement. "Oregonians have made it clear that data centers need to pay their fair share, commit to clean energy, and monitor their energy and water usage. Governor Kotek stands with Oregonians on those shared values."

Kotek, meanwhile, has her hands somewhat tied until a work group she convened earlier this year to study the costs and benefits of data centers in the state releases its draft findings next month. She told KOIN she would introduce legislation next session in 2027 that would address questions around data centers' energy usage, water consumption and labor standards.

Luke Harkins, a spokesperson for the governor's office, told the Capital Chronicle that Kotek's comment "included only a few areas that future legislation will focus, but there will clearly be other components to come after her Data Center Advisory Committee finishes their work."

Beyond convening her data center workgroup, which has gathered months of public input, the governor has called Oregon a "cheap date" for data centers and expressed support for local communities establishing moratoriums on data centers.

Kotek during the most recent Legislative session reversed course on an economic and tax package that would have expanded access to enterprise zones, further bolstering the data center industry. After backlash over the proposal, she instead threw her support behind an amended bill that created a one year moratorium on data centers taking advantage of one of the enterprise zone programs until summer 2027.

"If we're going to have data center growth, and I think we should over time, it's got to be right. How do they use their energy? How do they monitor and manage their water usage? What does it mean for the local communities? Do those jobs there pay good wages and support the community?" Kotek said in a recent television interview. "We can have those questions. It's not an either or."