

ARCH CAPE DOMESTIC WATER SUPPLY DISTRICT MINUTES

15 October 2021

A ZOOM video teleconference meeting was held in light of Covid-19. A quorum was present

Water Board: Dan Seifer, President
Debra Birkby, Vice-President & Treasurer
Jay Blake
Linda Murray

Excused Absent: Nadia Gardner

Sanitary Board: Darr Tindall, President (non-voting)
Chris Anderson (non-voting)

Public: Julie Fonseca de Borges, National Park Service, Community Planner
Anne Dove, National Park Service, Planner
John Markham
David Stockton
Jeannie Stockton

Staff: Phil Chick, District Manager
Steve Hill

Mr. Dan Seifer opened the meeting at 7:10pm. He said that it may be recorded. Mr. Seifer added that this virtual meeting was being conducted in accordance with State of Oregon guidelines issued for the corona virus. Those needing technical assistance should contact Mr. Chick at 503-739-2348. Mr. Hill called the roll.

Public Comments: Mr. David Stockton said that the board does a very good job.

Agenda: Add for new business, Admin. Asst. contract. No Treasurer report. Mr. Blake moved acceptance of the agenda as amended which was seconded by Ms. Murray. All in favor. Motion carried.

Consent Agenda: A question was raised concerning the \$11,555.35 payment shown to Springboard Forestry, and \$10,000.00 to Sustainable NW and whether it was covered by grant funding to which Mr. Chick answered that it was. Additionally Mr. Chick said that the chemical expense of \$3,612.14 for chemicals common to both districts would be charged in turn to the Sanitary District.

Ms. Murray moved approval of the consent agenda which was seconded by Mr. Blake. All in favor. Motion carried.

Old Business:

Arch Cape Forest: (Information)

Ms. Anne Dove spoke on behalf of both herself and Ms. Julie Fonseca de Borges of the National Park Service River, Trails, and Conservation Assistance Program to the board.

She said that they would be working with North Coast Land Conservancy (NCLC) staff, Ben Dair of Sustainable NW and the Arch Cape Forest Advisory Committee in developing a strategy for effectively engaging the community in these combined conservation efforts.

Mr. Chick indicated that they would both be up here in approximately two weeks.

NCLC was reported as working on the last big piece of funding for the Rainforest Reserve from the Oregon Watershed Enhancement Board (OWEB) for an expected close and are asking for an easement from the Arch Cape Forest providing access to the Rainforest Reserve. Our attorney has reviewed the suggested easement and made suggestions.

Appraisal: (Information) Mr. Chick said that at the moment it’s on hold and that Amy Singh of the Private Forestry Division of the Oregon Department of Forestry had indicated that we would likely hear back in November.

Public Comment – Draft Forest Management Plan: (Information) None. It was discussed by the Board that the plan would be available on the archcapeforest.org and archcapewater.org websites to receive public comments and the plan would be up for approval by the Board at the November meeting.

ARPA Funding / Business Oregon Grant: (Information) Mr. Chick reported that we were still waiting to hear news from Business Oregon’s award of the \$2M in ARPA funding.

Draft Personal Services Proposals: (Action)) Mr. Blake moved to authorize Mr. Chick to issue RFP’s for Project Management as well as a Forestry Consultant which was seconded by Ms. Murray. All in favor. Motion carried.

Fundraising – Outreach Committee: (Information) Ms. Murray reported that Ms. Birkby had been working especially hard on this effort with a release of two ‘ask’ letters and in follow up.

The committee had recently received \$55,824 for a total contributed of \$224,859 shown by NCLC on our behalf.

Significant contributors were:

Jon & Candace Holzgrafe	}	\$20K
Clark Foundation		
Thad & Jessica Laird		\$10K
Diane & Carl Matson		\$10K
Jon & Candace Holzgrafe	}	\$ 5K
Clark & Lewis Family		

Covid-19 Emergency – Accounts Receivable Report: (Information) The question was raised of whether public meeting guidance regarding in person meetings was expected from the Special Districts Association of Oregon (SDAO). Mr. Chick said he will advise. This will be a November agenda item.

Mr. Hill reported that receivables were similarly strong as had been reported for the Sanitary District.

Board Meeting Days: (Action) Mr. Blake moved that regular board meetings take place on the (3) third Thursday of the month which was seconded by Ms. Birkby. All in favor. Motion carried.

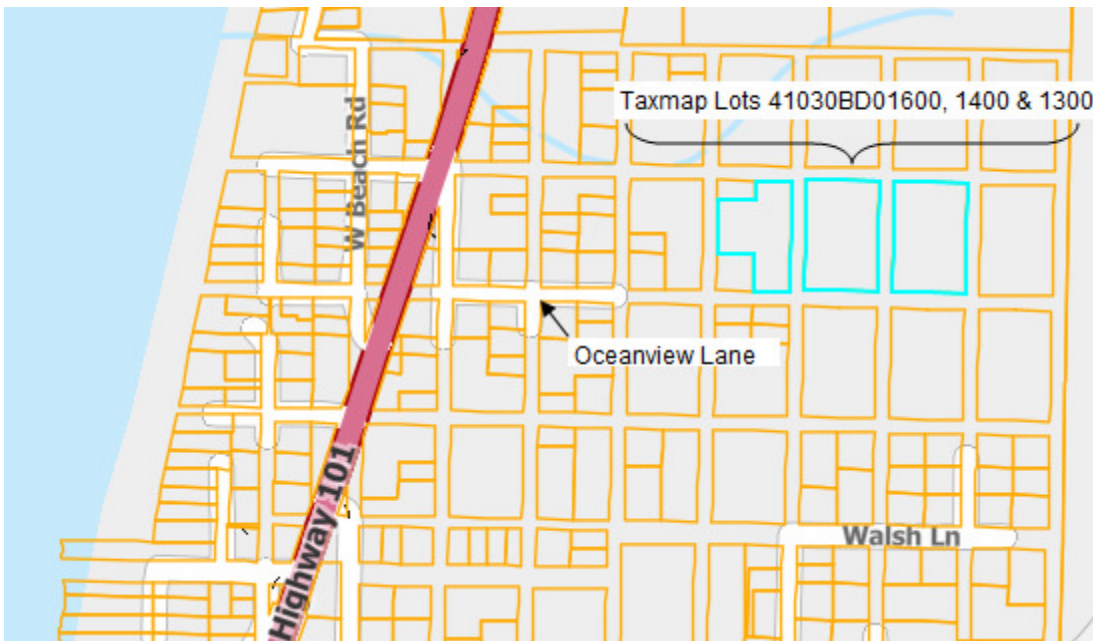
Meetings will continue to be broadcast through Zoom and IT improvements are expected in the Arch Cape Fire Hall in northern Arch Cape which would help support Zoom broadcasts from that venue with the return of in person meetings.

Public Meeting Policy 21-03 WD: (Action) The policy was reported as adding a required section on page 5 for public access to meetings, establishing board meetings on the third Thursday of the month and removing those sections mentioning the Public Records Policy on page 9 and page 10.

Ms. Birkby moved adoption of Meeting Policy 21-03 WD incorporating the changes just enumerated which was seconded by Ms. Murray. All in favor. Motion carried.

Markham Land Donation: (Information)

The Markham's have donated to the Arch Cape Water District over four (4) acres of land in three lots on East Oceanview Lane. Mr. Greg Fullem of Schwabe, Williamson & Wyatt has drafted a donation agreement which is presently being reviewed by the Markham's attorneys.



Mr. Blake moved the acceptance of the generous donation of land by the Markham's subject to acceptable documentation which was seconded by Ms. Birkby. All in favor. Motion carried.

Mr. Blake followed by stating that this was an amazing donation. Mr. Chick referred to a recent walk through the property with Director Nadia Gardner and Plant Operator Matt Gardner describing the land as really beautiful, well forested and wonderful to see.

There were no adverse conditions for these lots cited by Maul Foster & Alonghi in their Phase 1 Environmental Assessment review recently conducted. Closing costs were estimated at approximately \$3,100.00.

There was a general consensus, pending the final advice of legal counsel, to accept the Markham's land donation offer. It was reported by Jim Markham to have been surveyed in about 2006.

There were general expressions of generosity for this gift by the Markham's and Mr. John Markham who was present at the meeting said that it would be best to leave it as it is. "Just don't put a house on it".

New Business:

Archcapewater.org Website Updating: (Information) Discussion of this agenda item was deferred to a future date.

Mr. Hill's Consulting Contract: (Action) Given Mr. Hill's announced intention of ending his work on behalf of the districts at year end, Mr. Blake moved to authorize Mr. Chick to work up a request for proposal (RFP) for his replacement which was seconded by Ms. Murray. All in favor. Motion carried.

Reports:

District Managers Report and Correspondence for Action: (attached)

Board of Directors' Comments and Reports: Ms. Birkby thanked John, Jim & Ella Markham for their generous donation which sentiments were repeated by Mr. Seifer.


October Agenda Items: (Information) ACF update, Outreach – Donations & In-Kind donations, Management Plan from the ACF Advisory Committee, Appraisal, IFA Business Oregon grant, Personal Service RFP's, Capital assumptions for the LRFP, & Administrative Support Contract.

Public Comment: On behalf of himself and his wife, David Stockton thanked the Markham's, Steve Hill and the entire Board for all their work.

The meeting was adjourned by Mr. Dan Seifer at 7:31 pm.

Respectfully submitted,


Steve Hill

Attest 
Mr. Dan Seifer, President

ARCH CAPE DOMESTIC WATER SUPPLY DISTRICT

POLICY 21-03

This POLICY 21-03 WD Meetings replaces POLICY 16-03 WD Records & Meetings

PUBLIC MEETING POLICY

Preparation for Board Meetings

- Distribution of Materials to Board Members
The Agenda, District Manager's Report, Treasurer's Report, and Statement of Bills shall be given to each member of the Board of Directors at least four (4) days prior to any regularly scheduled Board meeting.

At the same time, the President or, by designation, Administrative Assistant shall provide members detailed information relative to the Agenda, including existing Board policy pertinent to Agenda items.

- Distribution of Agenda to the Public
The proposed Agenda will simultaneously be distributed to the District offices and other facilities, local and other news media, and posted at one or more locations convenient for review by District personnel and the public.

Board Meeting Agenda

The District Manager shall draft the Agenda after conferring with the President of the Board. The following general order shall be observed:

- Call to order
- Public Comments
- Agenda Approval
- Consent Agenda:
 - Approve Minutes
 - Budget and Finance Report
 - Authorize Payment of Accounts
 - Accept Correspondence Requiring No Action
- Old business
- New business
- Reports (Information):
 - Accounts Receivable
 - District Manager's Report and Correspondence for Action
 - Treasurer's Report
 - Board of Directors' Comments and Reports
- Next Meeting Agenda Items (Information)
- Public Comment

- Adjournment

Notice and Location of Meetings

- Application
This policy applies to all meetings of the Board of Directors of the District, and to any meetings of subcommittees or advisory groups appointed by the Board if such subcommittees or advisory groups normally have a quorum requirement, take votes, and form recommendations as a body for presentation to the Board of Directors.
- Compliance With Law
All meetings shall be conducted in accordance with the Oregon Public Meetings Law, ORS 192.610-192.710, and 192.990.
- Location of Meetings
All meetings shall be held within the geographic boundaries of the District, except for training sessions held without any deliberative action. No meeting shall be held in any place where discrimination on the basis of race, creed, color, sex, age, national origin, or disability is practiced. All meetings shall be held in places accessible to the handicapped.
- Meetings Held By Telephone
Meetings held by telephone or other electronic communication is subject to the Public Meetings Law if they otherwise qualify by virtue of their deliberative purpose and the presence of a quorum. ORS 192.670(1). Notice and opportunity for public access shall be provided when meetings are conducted by electronic means. At least one location shall be provided where meetings held by telephone or other electronic means may be listened to by members of the public. ORS 192.670(2).
- Regular Meetings
The Board shall hold regular monthly meetings on the third Thursday of each month. Such meetings shall be held at the Arch Cape Fire Hall, at 6:00 p.m. or upon completion of a meeting of the Arch Cape Sanitary District Board held at 6:00 p.m., or at such other places and times as the Board may designate from time to time.
- Special Meetings
The Board shall hold special meetings at the request of the President or any three members of the Board. If the President is absent from the District, special board meetings may be held at the request of the Vice-President. No special meeting shall be held upon less than 24 hours public notice.
- Emergency Meetings
Emergency meetings may be held at the request of persons entitled to call special meetings, upon less than 24 hours notice in situations where a true emergency exists. An emergency exists where there are objective circumstances which, in the judgment of the person or persons calling the meeting, create a real and substantial risk of harm to the District which would be substantially increased if the Board were to delay in order to give 24 hours notice before

conducting the meeting. The convenience of Board members is not grounds for calling an emergency meeting.

At the beginning of any emergency meeting, the Director or Directors calling such meeting shall recite the reasons for calling such meeting, and the reasons the meeting could not have been delayed in order to give at least 24 hours notice, which reasons shall be noted in the minutes. The Board shall then determine if the reasons are sufficient to hold an emergency meeting and, if not, shall immediately adjourn such meeting. Only business related directly to the emergency shall be conducted at an emergency meeting.

- Notice of Meetings

Notice of the time, place, and principal subjects to be considered shall be given for all meetings. For regular meetings, the notice shall be in the form of an agenda, which shall be sent to all Board members, local media, and to all persons or other media representatives having requested notice in writing of every meeting. The agenda shall also be posted at the following locations within the District: Districts' bulletin board at the Arch Cape mail boxes, District office, and bulletin board at the Arch Cape Fire Hall. The agenda shall be posted at www.archcapewater.org or such other website as the District may customarily utilize.

Written notice shall also be sent to any persons who the District knows may have a special interest in a particular action, unless such notification would be unduly burdensome or expensive. For special meetings, press releases shall be issued or phone calls made to wire services and other media; and interested persons shall be notified by mail or telephone. For emergency meetings, the District shall attempt to contact local media and other interested persons by telephone to inform them of the meeting.

- Executive Sessions

Notice for meetings called only to hold executive sessions shall be given in the same manner as notice for regular, special and emergency meetings set forth above, except that the notice need only indicate the general subject matter to be considered at the executive session, but it shall also set forth the statutory basis for calling the executive session.

The President or other presiding officer shall announce the statutory authority for the executive session before going into closed session. Once the executive session has been convened, the President shall direct any representatives of the news media who are present not to report certain specified information from the executive session. In general, the extent of the non-disclosure requirement should be no broader than the public interest requires, and the news media will ordinarily be allowed to report the general topic of discussion in the executive session. Board members, staff and other persons present shall not discuss or disclose executive session proceedings outside of the executive session without prior authorization of the Board as a whole.

- Interpreters For the Hearing Impaired

The District shall comply with ORS 192.630(5) regarding the provision of interpreters for the hearing impaired at Board meetings, in accordance with the following rules:

- The District shall make a good faith effort to have an interpreter for hearing impaired persons provided at any regularly scheduled meeting if the person requesting the interpreter has given the District at least 48 hours notice of the request, provided the name of the requester, the requester's sign language preference, and any other relevant information which the District may require. "Good faith efforts" shall include contacting the Oregon Disabilities Commission, or other state or local agencies that maintain a list of qualified interpreters.
- If a meeting is held upon less than 48 hours notice, the District shall make reasonable efforts to have an interpreter present.
- The requirement for an interpreter does not apply to emergency meetings.

Board Meeting Conduct

- **Presiding Officer**
The President shall preside at Board meetings. In the President's absence, the Vice-President shall preside. If both the President and Vice-President are absent, any other member of the Board may preside.
- **Authority to Conduct Meetings**
The President or other presiding officer at any Board meeting shall have full authority to conduct the meeting. Meetings shall be conducted in such a manner as to provide a full and fair opportunity for discussion of the issues in an efficient and timely manner. Any decision of the President or other presiding officer at the meeting may be overridden by a majority vote of the Board.
- **Public Participation**
If public participation is to be a part of the meeting, the presiding officer may regulate the order and length of appearances, and limit appearances to presentations of relevant points. Persons failing to comply with the reasonable rules of conduct outlined by the presiding officer, or causing any disturbance, may be asked or required to leave. Upon failure to do so, such persons become trespassers.
- **Electronic Equipment**
The authority to control the meetings of the District Board extends to control over equipment such as cameras, tape recorders and microphones. The presiding officer shall inform persons attending any meeting of the District Board of reasonable rules necessary to assure an orderly and safe meeting. The physical comfort and safety of members of the Board and the public attending the meeting shall be of primary concern in formulating such rules.

- **Public Access**
All meetings of the District Board, excluding executive sessions, must provide to members of the general public, to the extent reasonably possible, an opportunity to: (a) Access and attend the meeting by telephone, video or other electronic or virtual means; (b) If in-person oral testimony is allowed, submit during the meeting oral testimony by telephone, video or other electronic or virtual means; and (c) If in-person written testimony is allowed, submit written testimony, including by electronic mail or other electronic means, so that the Board is able to consider the submitted testimony in a timely manner.
- **Recording of Votes**
Votes shall be recorded. Any member may request that his or her vote be changed, if such request is made prior to consideration of the next order of business.
- **Quorum Requisites**
Three members shall constitute a quorum. If only a quorum is present, a unanimous vote shall be required to take final action.
- **Vote Explanations**
Members of the Board may append to the record, at the time of voting, a statement indicating either the reason for their vote or abstention.
- **Conflict of Interest/Ex Parte Contacts**
In the event of a potential conflict of interest, a member of the Board shall declare such conflict but may participate in discussions and vote. In the event any member of the Board has had any ex parte contact in a quasi-judicial matter, the member shall declare such contact prior to participating in discussion on the matter.
- **Smoking**
Pursuant to ORS 192.710, no person shall smoke or carry any lighted cigar, cigarette, pipe or other smoking equipment into a room where a meeting is being held by the Board or is to continue after a recess. For purposes of the statute, a meeting is deemed to have started at the time the agenda or meeting notice indicates it is to commence, regardless of the time the meeting actually begins. This rule shall apply at any regular, special or emergency meeting at which the Board intends to "exercise or advise in the exercise of any power of government." No quorum requirement shall apply for this smoking ban to apply. If the Board intends to reconvene after leaving a meeting room for an executive session, the Board will be deemed to be in a "recess" during which smoking shall be prohibited in the meeting room.
 - **Smoking Policy at Other Locations:** If a meeting is held at a location other than one which is "rented, leased or owned" by the District, such as a hotel meeting room, where no separate charge is made for the room, the smoking ban of ORS 192.710 shall not apply, but other laws prohibiting smoking except in designated areas, such as that found in ORS 433.845, may apply.
 - **Smoking Reminder:** Whenever members of the public are in attendance at a meeting, the presiding officer may remind those present of the no smoking rule at the beginning of the meeting to avoid potential embarrassment.

- Adjournment
The meeting shall be adjourned by a majority vote or as a result of the loss of a quorum.

Executive Sessions

- Notice
Notice for meetings called only to hold executive sessions shall be given in the same manner as notice for regular, special and emergency meetings set forth above, except that the notice need only indicate the general subject matter to be considered at the executive session, but it shall also set forth the statutory basis for calling the executive session.
- No Final Decisions
The Board shall not make any final decisions during any executive session. This policy, however, shall not prohibit full discussion of Board members' views during executive sessions.
- Purposes
Executive sessions shall be held only for the following purposes:
 - Employment of Personnel: ORS 192.660(2)(a). To discuss the employment of a public officer, employee, or staff member, but only if the following requirements have been met:
 - The vacancy for the position has been advertised.
 - Regularized procedures for hiring have been adopted.
 - There has been opportunity for public input into the employment of such employee or officer.
 - Where employment of a Chief Executive Officer is under consideration, the standards, criteria and policy directives to be used in hiring such officer must have been adopted at a meeting open to the public at which the public has had an opportunity to comment. No executive session may be held under ORS 192.660(2)(a) for purposes of filling a vacancy in an elective office.
 - Discipline of Public Officers and Employees: ORS 192.660(2)(b). To consider the dismissal or disciplining of a public officer, employee, staff member or individual agent, or to hear complaints or charges brought against such persons, unless the person complained against requests an open hearing.
 - Consultation with Labor Negotiator: ORS 192.660(2)(d). To conduct deliberations with persons designated by the Board to carry on labor negotiations on its behalf. News media representatives may be excluded from executive sessions called under this section.
 - Real Property Transactions: ORS 192.660(2)(e). To conduct deliberations with persons designated by the Board to negotiate real property transactions.

- Exempt Records: ORS 192.660(2)(f). To consider records which are exempt by law from public inspection. Examples of such records include medical records pertaining to personnel, confidential communications from legal counsel, employment tests or examination materials, and other materials exempted from public disclosure under the Public Records Law, ORS 192.501 and 192.502.
- Trade or Commerce: ORS 192.660(2)(g). To consider preliminary negotiations involving matters of trade or commerce in which the governing body is in competition with governing bodies in other states or nations.
- Litigation/Consultation with Legal Counsel: ORS 192.660(2)(h). To consult with legal counsel concerning the District's legal rights and duties, as well as current litigation or litigation likely to be filed. Whenever written legal advice received from counsel is to be discussed, the Board may utilize an executive session to discuss the writing under the authority of ORS 192.660(2)(f), as well. This section authorizes an executive session to consider records which are exempt by law from public inspection.
- Performance Evaluations: ORS 192.660(2)(i). To review and evaluate the employment-related performance of the chief executive officer, other officers, employees or staff members, pursuant to standards, criteria and policy directives adopted by the District, unless the person whose performance is being reviewed and evaluated requests an open hearing. The standards, criteria and policy directives to be used in evaluating chief executive officers must first have been adopted by the Board in meetings open to the public in which there was an opportunity for public comment. Executive sessions called pursuant to this section may not include a general evaluation of any District goal, objective or operation, and may not include any directive to the Chief Executive Officer or other District personnel concerning agency goals, objectives, operations or programs.
- Public Investments: ORS 192.660(2)(j). An executive session may be called to negotiate with private persons or businesses regarding proposed acquisition, exchange or liquidation of public investments.
- Labor Negotiations: ORS 192.660(2)(n). Labor negotiations may be held in executive session if either side requests an executive session.
- Conduct of Executive Session

The President or other presiding officer shall announce the statutory authority for the executive session before going into closed session. Once the executive session has been convened, the President shall direct any representatives of the news media who are present not to report certain specified information from the executive session. In general, the extent of the non-disclosure requirement should be no broader than the public interest requires, and the news media will ordinarily be allowed to report the general topic of discussion in the executive session. Board members, staff and other persons present shall not discuss or disclose executive session proceedings outside of the executive session without prior authorization of the Board as a whole.

Minutes of Board Meetings

- **Written Minutes**

The Board shall keep written minutes of all of its meetings in accordance with the requirements of ORS 192.650. Minutes of public meetings shall include at least the following information:

 - All members of the Board present.
 - All motions, proposals, resolutions, orders, ordinances and measures proposed and their disposition.
 - Results of all votes, including the vote of each member by name.
 - The substance of any discussion on any matter.
 - Subject to ORS 192.410 - 192.505 relating to public records, a reference to any document discussed at the meeting.
- **Minutes of Executive Session**

Minutes of executive sessions shall 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 tape recording. If minutes of an executive session are kept by tape recording, written minutes are not required, unless otherwise provided by law. ORS 192.650(2).
- **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 Board. ORS 192.650(2).
- **Retention**

Any tape recordings or written minutes of public Board meetings or executive sessions shall be retained by the District until such time as their disposal is authorized by rule or specific authorization of the State Archivist pursuant to ORS 192.105. It is recommended that minutes be retained forever.
- **Availability to the Public**

Written minutes of public sessions shall be made available to the public within a reasonable time after the meeting. ORS 192.650(1)

Manager Report November 18th, 2021

WATER DISTRICT:

The Water plant distributed 1.4 million gallons to town in October.

The stand and TV have been installed in the Fire Hall meeting room. I will be getting together with Chief Reckmann to receive instructions on how it all works.

We had to cancel our 5-Year Water System Site Survey with Oregon Health Authority on November 9th. The power source to the PLC failed overnight, and we were unable to operate the plant or access the SCADA system. The site visit has been rescheduled for December 2nd. Thank you to Garry Smith of Cannon Beach Electric for expediting delivery of the part needed and installing it the following day.

Westech came for a field visit to the treatment plant last month to review the status and performance of the plant. As we have recently begun to suspect, our membrane filters are wearing and will likely need to be replaced in the coming year. They have been in service since 2014. Although not identified in our plan to replace until 2025, the price has come down significantly, and will cost far less than we have been planning for.

MONTHLY LOG : ARCH CAPE WATER & SANITARY DISTRICTS

October 2021

Total Hours	350.00	162.00	188.00
Percentage Split		46 %	54 %
Total Accounts	641	295	346
Percentage Split		46%	54%