

Malheur County Development Corporation Board Meeting Minutes

Tuesday, August 24, 2021
10:00 am (Mountain Time)
Conference Call Number: 541-896-1824
Meeting held via telephone

Members Present:

- Grant Kitamura, Board President
- Greg Smith
- Kay Riley
- Lynn Findley
- Corey Maag

Guests:

- Brad Baird, Anderson Perry
- Larry Meyer, Argus Observer
- Pat Caldwell, Malheur Enterprise
- Les Zaitz, Malheur Enterprise
- Liliana Frankel, Malheur Enterprise

Staff:

- Ryan Bailey
- Julee Hicks

Regular Board Meeting Call to Order and Approval of Minutes:

Board President Grant Kitamura called the meeting to order at 10:02 am. Kitamura referenced minutes of the July 27th board meeting. Kay Riley moved to accept the meeting minutes as presented and Lynn Findley offered a second. Minutes for the board meeting held July 27th were accepted unanimously.

Kitamura asked Greg Smith to offer an update. Smith noted that the lease arrangement with Americold is presently being reviewed by their organization, investigating savings and efficiency options.

Smith said insurance requirements for the Industry Track Agreement continues to be reviewed.

Brad Baird, President of Anderson Perry, noted the earthwork and culverts bid deadline as tomorrow, August 25th at 2:00 pm. Baird explained the bid opening process and the following steps to award the contract. Also explained was the need for board action, presumably on August 26th, to name the low bidder.

The real estate subdividing procedure was discussed. Baird said corners are set and the process is continuing to move forward.

Smith shared that a meeting is scheduled to meet with Froerer Farms to address questions regarding roads and access.

Baird commented on the water expansion from Nyssa, saying the additional funding to extend the water line from Nyssa to the site allows the project to have sufficient fire flow capacity.

Additional discussion included:

- Oregon Trail Mushroom in Vale
- The \$1.5 million line of credit with Bank of Eastern Oregon
- Interest in earthwork and culvert contract
- Local business oversight committee
- MCDC Board's role to support agriculture
- MCDC Board's role in lease discussions
- Americold shipping destinations
- Union Pacific Track C
- Acquisition of remaining permit
- Ground breaking / construction schedule

Note: Kay Riley excused himself at 10:48 am

Kitamura asked for any other public or media inquiries with no response. Kitamura proceeded and learned there was no need for executive session.

With no further discussion, Grant Kitamura adjourned the meeting at 10:50 am.

Respectfully Submitted,
Greg Smith, Officer to the Board