UMATILLA CITY COUNCIL MEETING
AGENDA
COUNCIL CHAMBERS 700 6TH STREET, UMATILLA, OR 97882
AUGUST 2, 2022
7:00 PM

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1. **MEETING CALLED TO ORDER**

2. **ROLL CALL**

3. **PLEDGE OF ALLEGIANCE**

4. **APPROVAL OF AGENDA**

5. **CITY MANAGER'S REPORT & ANNOUNCEMENTS**
   5.1 Public Works Quarterly Report *Suggested Action: Discussion & Report Only*

6. **PUBLIC COMMENT** Public Comment is an opportunity for citizens to express opinions, raise issues, and provide information to the City Council. Comments presented during this segment should be on city-related issues and not on items that are scheduled for a Public Hearing on the same eveningâ€™s agenda. If you wish to speak, please provide the requested information on the Sign-Up Sheet, being sure to note the topic on which you will speak. When called to the podium, begin by stating your name and address. You will have five minutes to speak, unless otherwise instructed.

7. **CONSENT AGENDA**
   7.1 July Paid Invoices *Suggested Action: Motion to approve*

8. **PUBLIC HEARING**
   8.1 Project Path Annexation ANX-1-22 - An application to have a portion of a Lind Road, a public street, as well as Tax Lot 2300 of Assessor's Map 5N 28 22, all situated in the City of Umatilla's urban growth boundary, annexed into the city limits. *Suggested Action: Planning Commission unanimously recommended approval of Annexation ANX-1-22 to City Council. a sample motion to approve is provided below. I move to approve Annexation ANX-1-22 and adopt the staff report as Council's findings.*
   8.2 Project Path Rezone PA-2-22-An application to rezone 18.5 acres of land designated County 1972 Light Industrial (M-1) to City Light Industrial (M-1) with a Community Services (CS) overlay. The proposed zoning overlay of Community Services will support the types of services envisioned to be delivered as part of Project PATH which is intended to bring together those services to assist individuals and families facing homelessness with the objective to move them into and through transitional housing to permanent housing. *Suggested Action: Planning Commission unanimously recommended approval of Project Path Rezone PA-2-22 to City Council. a sample motion to approve is provided below. I move to approve Rezone PA-2-22 and adopt the staff report as Council's findings.*

9. **NEW BUSINESS**

9.1 Resolution No. 02-2023 - A Resolution Adopting an Updated Water Master Plan for the City of Umatilla. *Suggested Action: Approval of Resolution No. 02-2023.*

9.2 Resolution No. 03-2023 - A Resolution authorizing the City Manager to sign an access and utility easement for conduit and fiber optic cable on City owned real property. *Suggested Action: Staff recommends approval of Resolution No 03-2023*

9.3 Resolution No. 04-2023 - A resolution authorizing the City Manager to sign an underground right of way easement for underground electric distribution and communication lines on city owned real property *Suggested Action: Staff recommends approval of Resolution No 04-2023*

9.4 First Reading of Ordinance No. 859 - An Ordinance declaring a ban on psilocybin service centers and the manufacture of psilocybin products and referral to the electors of the City of Umatilla for approval at the next statewide general election. *Suggested Action: Motion to have a first reading of Ordinance No. 859 by title only.*

9.5 Ordinance No. 859 - An Ordinance declaring a ban on psilocybin service centers and the manufacture of psilocybin products and referral to the electors of the City of Umatilla for approval at the next statewide general election. *Suggested Action: Motion to Approve Ordinance 859.*

9.6 City Manager Stockdale's Annual Performance Evaluation *Suggested Action: Motion to confirm Mayor Dedrick's summarized written performance evaluation of City Manager Stockdale.*

10. **PUBLIC COMMENT**

11. **MAYOR'S MESSAGE**

12. **COUNCIL INFORMATION & DISCUSSION**

13. **ADJOURN** This institution is an equal opportunity provider. Discrimination is prohibited by Federal law. Special accommodations to attend or participate in a city meeting or other function can be provided by contacting City Hall at (541) 922-3226 or use the TTY Relay Service at 1-800-735-2900 for appropriate assistance.

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CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Public Works Quarterly Report	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Public Works	Scott Coleman	Scott Coleman	

Cost of Proposal:	**Fund(s) Name and Number(s):**
n/a **Amount Budgeted:** n/a	N/A

Reviewed by Finance Department:	**Previously Presented:**
Yes	n/a

Attachments to Agenda Packet Item:

Public Works Semi Annual Report.pdf

Summary Statement:

Discussion & Report Only

Consistent with Council Goals:

Goal 4: Increase Public Involvement, Create a Culture of Transparency with the Public, and Enhance Cultural Diversity.

CITY OF UMATILLA

PUBLIC WORKS DEPARTMENT QUARTERLY REPORT

Semi-Annual Report for 2022
January 2022-June 2022

Citizens, Councilwomen and Councilmen,

It's my great honor to be able to provide my semi-annual report for the first half of 2022. I usually start with how busy the crews have been so I won't disappoint you. All of our city employees have been extremely busy. The spring, that seemed to not go away until the third week of June really put us behind in terms of weeds and grass. Spraying was slow with all of the rain and wind that seemed to show up. We have been in a drought for so long It was nice to have some good solid rains, but we have been playing catch up for the entire year. With not much of a winter the first quarter of the year we focused on getting equipment repaired. We have had a run of bad luck on specialty equipment such as the boom truck and street sweeper. We had some costly repairs to them, but not for lack of maintenance they are just getting worn out. We are putting money away for them to be replaced in the next few years. The repairs were compounded by the supply chain not getting us the right parts or no parts at all.

Some real positive things have happened this year aswell. Landing Days was the hit of the year so far. So many other accomplishemnts have happened I tend to forget about them. The beach improvements have been well recieved. We will continue to work on that area as needed. Concession and announcers booth at Nugent Little League Field are being build as I write this. We have also installed new bathrooms at Nugent Park and a nice picnic area. Constuction of Wanapa Rd. Extension is complete as Amazon builds two new data center complexes there. Construction of the replacement for the pedestrian bridge across the umatilla river will begin in early August. We have added new cart sheds to the Big River Golf Course along with a new irrigation pumping station and controls to upgrade the system. Look for many addtional things to come to the course. The Umatilla Buisness Center(UBC) will begin construction this fall with about a year and half timeline for completeion. There are just so many things that go into keeping a city operating it would be imposible to explain all of them to you. I know I am forgetting some other projects but look for many new things here in the City of Umatilla in the near future.

With the new world of pandemics, inflation, and labor shortages the City of Umatilla Team has really pulled togther in a way that makes all of the leadership proud. I wish we were able to give bonuses because they deserve it.

Sincerely,

Scott Coleman
Public Works Director

P.S. Sorry for any puncuation or spelling mistakes Corinne!

Water Department Updates

Duane, Jason, Matt, and Trever have had their hands full with the updates in our Supervisory Control And Data Acquisition(SCADA) that we have been implementing this year with our computer team. This system allows it to talk to the crew and let them know what is happening with the water supply. This can create alot of issues until the bugs are worked out. The crew has been working hard to do that and it will save us man hours and money in the future.

We continue to work on the pumping plant with our consultants and engineers. It is very exciting to be working on such a important project for the future of Umatilla, but it does take up most of my time anymore. I am connected to this chair and screen most of the time in virtual meetings. Our partnership with the surrounding communities along with tribe and customers is at an all time high.

We are working diligently to get off the auqifer to insure a good steady supply of water to city and to allow the aquifer to begin regenrating itself with our portion of the supply. This will be a project that our childrens children can be proud of knowing that we helped conserve the worlds most important resource.

Parks Department Updates

The Parks will always be the face of our wonderful community and Chris Foreman continues to lead his team. Derek, Raul, Scott, Kadee, andTrevor have been struggling to catch up since we got hit with the wet spring. Its not for lack of effort but with labor shortages and changes we have had to be creative. Mowing and weed eating have taken a presidence over some of the other things we are continually working on old irrigation and updating it along with tree encroachment on lines that pinch them off. We wil continue to work on Boyd's Place to update irrigation some of what was damaged when we put in the ADA Parking and approach to the front door. We will continue to work on all things parks to update the systems. We have had alot of great feedback on the Marina and Cemeteries about how nice they look. With these hot temps there will be some stress on the grass so expect a few brown spots here and there, but we will continue to improve that. The image to the right shows the footings for the new concession and announcers booth at Nugent Little League Field.

Sewer Department Updates

The Waste Water Treatment Plant(WWTP) continues to shine. With the leadership of Leon and the hard work of Matt and Casey they have things under control. We continue to have trouble filling postions for operators as there is a shortage of them nationwide. We have been short handed there for awhile. We will be advertising for and entry level postion there and begin training someone ourselves. Our Engineers (J-U-B) are working on out long term waste water plan that we will submit for funding and permit approval from ODEQ. This is not a short process, but with the amount of homes coming with in the city it will be a necessary expense in the future to stay in compliance with our permit.

Big River Golf Course

The Coleman Boys Golf Team for the Umatilla Police Departments golf tournament. From left to right. My dad Rick, myself, my eldest son J.R., and my youngest son Jake.

Sports Fields

The new bathrooms at Nugent Park.

RV Park/Marina/Boyd's Place

The third boat that sunk in the year of 2022.

Street Department Updates

The Street Department continues to be one of the departments that has had its challanges with labor shortages and equipment breakdowns. We are planning to crack seal and pothole patch the entire month of September. The weather has to be right in order to do a good job and our new crack sealer machine should be here in early August. We will continue to find ways to improve our streets unfortunately they are expensive to maintain and we are working on building our road fund back up after the expense of Hwy 730 and 6th St. Project. The image to the left shows our concrete man Jason Lohman installing the flagpole bases for the flagpole relocation.

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
July Paid Invoices	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Finance & Administrative Services	Melissa Ince	Melissa ince	

Cost of Proposal:	**Fund(s) Name and Number(s):**
N/A **Amount Budgeted:** N/A	N/A

Reviewed by Finance Department:	**Previously Presented:**
Yes	N/A

Attachments to Agenda Packet Item:

July 2022 Paid Invoices.pdf

Summary Statement:
Motion to approve

Consistent with Council Goals:
Goal 4: Increase Public Involvement, Create a Culture of Transparency with the Public, and Enhance Cultural Diversity.

Report Criteria:
Detail report type printed

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
7							
7	A & M Supply	3064052	Golf Course	07/05/22	33.72	49244	07/26/22
		3064053	Golf Course	07/05/22	16.20	49244	07/26/22
Total 7:					49.92		
45							
45	AJ's Printed Apparel	20278	UPD Polos	06/01/22	70.00	49246	07/26/22
		20372	Landing Days	06/23/22	92.00	49128	07/12/22
Total 45:					162.00		
48							
48	ALANIS AUTO DETAIL, LLC	6400	Mini Detail-police dept.	07/14/22	200.00	49247	07/26/22
Total 48:					200.00		
79							
79	AMERICAN VAN LINES	220888	Paid Wrong Court-Citation #630268	07/01/22	440.00	49129	07/12/22
Total 79:					440.00		
148							
148	Banner Bank Mastercard	0715.06.23.2	Lunch	06/23/22	9.25	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	9.25	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	9.25	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	9.25	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	7.50	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	7.50	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	7.50	49250	07/26/22
		0715.06.23.2	Lunch	06/23/22	7.50	49250	07/26/22
		0715.06.23.2	Fees on account	06/23/22	2.03	49250	07/26/22
		1051.06.23.2	Programming Supplies	06/23/22	3.75	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	12.78	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	119.43	49131	07/12/22
		1051.06.23.2	Summer Reading Supplies	06/23/22	61.07	49131	07/12/22
		1051.06.23.2	Graphic Design Software Subscription	06/23/22	12.99	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	30.00	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	59.76	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	6.38	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	113.02	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	5.99	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	29.43	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	26.97	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	13.79	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	15.99	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	6.99	49131	07/12/22
		1051.06.23.2	Amazon Prime				

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
			Subscription	06/23/22	14.99	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	74.96	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	15.99	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	9.00	49131	07/12/22
		1051.06.23.2	Programming Supplies	06/23/22	65.92	49131	07/12/22
		1102.06.23.2	USPS-Certified Mail	06/23/22	26.95	49131	07/12/22
		1102.06.23.2	Amazon-Air Filter/Purifier	06/23/22	30.58	49131	07/12/22
		1102.06.23.2	Vaccum-Costco	06/23/22	339.99	49131	07/12/22
		1102.06.23.2	Employee Appreciation	06/23/22	11.50	49131	07/12/22
		1102.06.23.2	Marina Supplies	06/23/22	9.37	49131	07/12/22
		1102.06.23.2	USPS-Postage Due-Court	06/23/22	4.07	49131	07/12/22
		1102.06.23.2	Mailing Solutions	06/23/22	141.00	49131	07/12/22
		1102.06.23.2	Employee Appreciation	06/23/22	130.00	49131	07/12/22
		1102.06.23.2	Marina Supplies	06/23/22	52.18	49131	07/12/22
		1102.06.23.2	Landing Days	06/23/22	32.48	49131	07/12/22
		1102.06.23.2	Employee Appreciation	06/23/22	118.62	49131	07/12/22
		1102.06.23.2	Marina	06/23/22	2,175.00	49131	07/12/22
		1102.06.23.2	Employee Appreciation	06/23/22	11.17	49131	07/12/22
		2217.06.23.2	OSROA Conference-Wilson	06/23/22	279.00	49131	07/12/22
		2217.06.23.2	TLO Transunion	06/23/22	75.00	49131	07/12/22
		2217.06.23.2	Records Conference-Zita and Baker	06/23/22	376.50	49131	07/12/22
		2217.06.23.2	Uniform Allowance	06/23/22	228.98	49131	07/12/22
		2217.06.23.2	Uniform allowance	06/23/22	169.98	49131	07/12/22
		2217.06.23.2	Uniform Allowance	06/23/22	354.96	49131	07/12/22
		2970.06.23.2	Rec. Programming	06/23/22	10.00	49131	07/12/22
		2970.06.23.2	Employee Appreciation	06/23/22	28.98	49131	07/12/22
		2970.06.23.2	Sanitary Disposal	06/23/22	5.60	49131	07/12/22
		2970.06.23.2	Rec Equipment	06/23/22	654.24	49131	07/12/22
		2970.06.23.2	OSMB Waterway Permit	06/23/22	166.50	49131	07/12/22
		2970.06.23.2	Rec Supplies-Aquatic	06/23/22	36.09	49131	07/12/22
		2970.06.23.2	Recreation Programming	06/23/22	488.91	49131	07/12/22
		2970.06.23.2	Landing Days	06/23/22	367.80	49131	07/12/22
		2970.06.23.2	Rec Programming	06/23/22	79.98	49131	07/12/22
		2970.06.23.2	Rec. Programming	06/23/22	319.98	49131	07/12/22
		2970.06.23.2	Rec. Advertising	06/23/22	6.29	49131	07/12/22
		2970.06.23.2	Landing Days	06/23/22	33.98	49131	07/12/22
		2970.06.23.2	Rec. Equipment	06/23/22	40.20	49131	07/12/22
		2970.06.23.2	Landing Days Supplies	06/23/22	75.75	49131	07/12/22
		3132.06.23.2	Flag Poles-City Hall	06/23/22	358.00	49131	07/12/22
		3132.06.23.2	Lunch Meeting	06/23/22	7.53	49131	07/12/22
		3132.06.23.2	Lunch Meeting	06/23/22	7.52	49131	07/12/22
		3132.06.23.2	Lunch Meeting	06/23/22	7.52	49131	07/12/22
		3132.06.23.2	Lunch Meeting	06/23/22	7.53	49131	07/12/22
		5571.06.23.2	Parks Maintenance	06/23/22	39.99	49131	07/12/22
		5571.06.23.2	Programming Supplies	06/23/22	287.94	49131	07/12/22
		5571.06.23.2	Rec. Program Supplies	06/23/22	119.22	49131	07/12/22
		5571.06.23.2	EO Summit	06/23/22	40.00	49131	07/12/22
		5571.06.23.2	Rec. Programming	06/23/22	14.00	49131	07/12/22
		5571.06.23.2	Rec. Programming	06/23/22	220.87	49131	07/12/22
		5571.06.23.2	Rec. Programming	06/23/22	119.97	49131	07/12/22
		5571.06.23.2	Rec. Programming	06/23/22	267.13	49131	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		5571.06.23.2	Rec. Supplies	06/23/22	29.21	49131	07/12/22
		5571.06.23.2	Rec. Programming	06/23/22	12.00	49131	07/12/22
		6571.06.23.2	OBOA Training	06/23/22	1,225.00	49131	07/12/22
		6777.05.24.2	Boyd's Place	05/24/22	22.48	49131	07/12/22
		6777.05.24.2	Landing Days	05/24/22	209.99	49131	07/12/22
		6777.05.24.2	Landing Days	05/24/22	2,199.99	49131	07/12/22
		6777.05.24.2	Landing Days	05/24/22	499.99	49131	07/12/22
		6777.06.23.2	Landing Days	06/23/22	389.00	49131	07/12/22
		6777.06.23.2	Landing Days	06/23/22	32.90	49131	07/12/22
		6777.06.23.2	Fisker Inc.	06/23/22	250.00	49131	07/12/22
		6777.06.23.2	Fees on Account	06/23/22	32.54	49131	07/12/22
		8328.06.23.2	Landing Days	06/23/22	27.99	49131	07/12/22
		8328.06.23.2	Landing Days	06/23/22	11.99	49131	07/12/22
		8328.06.23.2	Landing Days	06/23/22	116.67	49131	07/12/22
		8328.06.23.2	Landing Days	06/23/22	14.64	49131	07/12/22
		8336.06.23.2	Supplies	06/23/22	26.51	49131	07/12/22
		8336.06.23.2	Notary Application	06/23/22	40.00	49131	07/12/22
		8336.06.23.2	Shell Oil-Record Training	06/23/22	50.00	49131	07/12/22
		8336.06.23.2	Staff Meeting	06/23/22	88.30	49131	07/12/22
		8336.06.23.2	Staff Meeting Supplies	06/23/22	33.99	49131	07/12/22
		8336.06.23.2	Supplies	06/23/22	60.86	49131	07/12/22
		8336.06.23.2	Field Guides	06/23/22	63.74	49131	07/12/22
		8336.06.23.2	Abandoned Vehicles Stickers	06/23/22	101.00	49131	07/12/22
		8336.06.23.2	Notary Stamp	06/23/22	39.99	49131	07/12/22
		8336.06.23.2	Supplies	06/23/22	79.08	49131	07/12/22
		8336.06.23.2	Notary Journal	06/23/22	52.99	49131	07/12/22
		8336.06.23.2	Duty Boots-Hernandez	06/23/22	172.00	49131	07/12/22
		8336.06.23.2	Uniform Pants-Coffey	06/23/22	76.98	49131	07/12/22
		8336.06.23.2	Fees on Account	06/23/22	9.15	49131	07/12/22
		8336.06.23.2	Credit on Account	06/23/22	27.56-	49131	07/12/22
		8488.06.23.2	HR Training-Egan	06/23/22	928.69	49131	07/12/22
		8488.06.23.2	Microsoft Teams Licenses	06/23/22	165.00	49131	07/12/22
		8488.06.23.2	Employee Appreciation	06/23/22	2,187.05	49131	07/12/22
		8488.06.23.2	Indeed	06/23/22	300.00	49131	07/12/22
		8488.06.23.2	Boyd's Monthly Subscriptions/Expenses	06/23/22	261.60	49131	07/12/22
		8488.06.23.2	Rec. Programming	06/23/22	10.00	49131	07/12/22
		8488.06.23.2	Marina Public Works Phone Case	06/23/22	46.65	49131	07/12/22
		8488.06.23.2	Hotspot Case	06/23/22	15.99	49131	07/12/22
		8488.06.23.2	Vehicle Maintenance	06/23/22	225.00	49131	07/12/22
		OLSEN06.23	Safeway	06/23/22	12.46	49250	07/26/22
		OLSEN06.23	Dollar Tree	06/23/22	13.75	49250	07/26/22
		OLSEN06.23	Smitty's Ace Hardware	06/23/22	7.96	49250	07/26/22
		OLSEN06.23	Pelzer Golf Supply	06/23/22	345.92	49250	07/26/22
		OLSEN06.23	Frito Lay Sancks 2 You	06/23/22	173.32	49250	07/26/22
		OLSEN06.23	Acushnet Co.	06/23/22	468.00	49250	07/26/22
		OLSEN06.23	Acushnet Company	06/23/22	468.00	49250	07/26/22
		OLSEN06.23	Golf Cart King LLC	06/23/22	781.80	49250	07/26/22
		OLSEN06.23	Pelzer Golf Supply	06/23/22	473.24	49250	07/26/22
		OLSEN06.23	Charges on Account	06/23/22	17.87	49250	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
	Total 148:				21,990.80		
149							
149	Banner Bank of Oregon	SAFETYDEP	Safe Deposit Box Rental	07/23/22	65.00	49251	07/26/22
	Total 149:				65.00		
231							
231	Bonney's AG & Auto Repair	05.31.2022	Parks Dept.	05/31/22	775.00	49253	07/26/22
	Total 231:				775.00		
276							
276	Builders FirstSource	0174384	Building Supplies	06/02/22	330.88	49135	07/12/22
		85467332	Business Center	06/01/22	232.44	49135	07/12/22
		85467332	Business Center	06/01/22	232.44	49135	07/12/22
		85613587	Building Supplies	06/24/22	45.99	49135	07/12/22
	Total 276:				841.75		
293							
293	Buttercreek Equipment, Inc.	58937	Kuboto Tractor parts	06/03/22	107.98	49255	07/26/22
	Total 293:				107.98		
294							
294	Buttercreek Sod, LLC	21-824	PARKS SUPPLIES	06/07/22	750.00	49256	07/26/22
	Total 294:				750.00		
320							
320	Canon Solutions America, Inc	6001010102	COPIER MAINTENANCE	06/24/22	466.19	49257	07/26/22
	Total 320:				466.19		
351							
351	Cascade Natural Gas Corp.	1092.06.24.2	700 6th St.	06/24/22	6.01	49138	07/12/22
		1092.06.24.2	700 6th St.	06/24/22	6.01	49138	07/12/22
		1092.06.24.2	700 6th St.	06/24/22	6.00	49138	07/12/22
		3033.06.24.2	82959 Draper St.	06/24/22	12.61	49138	07/12/22
		7846.06.24.2	830 6th St.	06/24/22	12.61	49138	07/12/22
		7851.06.24.2	822 6TH ST	06/24/22	12.61	49138	07/12/22
		8476.06.24.2	1205 W. 3RD St.	06/24/22	52.01	49138	07/12/22
	Total 351:				107.86		
353							
353	Caselle, Inc.	117767	Annual Support	06/01/22	19,973.00	49139	07/12/22
		118463	Increase Concurrent User Licenses	07/08/22	300.00	49258	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 353:					20,273.00		
355							
355	Casiday Battery Co.	15005	Battery	06/08/22	89.95	49259	07/26/22
		15069	Golf Course Supplies	06/22/22	244.90	49259	07/26/22
		15083	Street Equipment Operation-Battery	06/24/22	1,219.80	49259	07/26/22
		15126	Building Security System	07/01/22	132.90	49140	07/12/22
Total 355:					1,687.55		
362							
362	Center Point Large Print	1934197	Large Print Books for Library	06/01/22	47.94	49141	07/12/22
		1941422	Large Print Books for Library	07/01/22	47.94	49260	07/26/22
Total 362:					95.88		
367							
367	CenturyLink	678B.07.01.2	Police Dept Phones	07/01/22	91.08	49142	07/12/22
Total 367:					91.08		
391							
391	CI INFORMATION MANAGMEN	0136736	Onsite document shred-Police Dept.	06/30/22	50.74	49261	07/26/22
		0136737	Onsite document shred	06/30/22	50.74	49261	07/26/22
Total 391:					101.48		
394							
394	City County Insurance Services	PO-UMA-I20	Property/Liability Insurance	06/28/22	2,591.45	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	5,015.23	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	2,794.71	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	14,100.57	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	14,532.48	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	9,095.50	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	44,740.72	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	59,247.79	49262	07/26/22
		PO-UMA-I20	Property/Liability Insurance	06/28/22	15,751.99	49262	07/26/22
Total 394:					167,870.44		
435							
435	Commercial Tire	283131	Dodge Charger	06/29/22	63.95	49146	07/12/22
Total 435:					63.95		
487							
487	Crystal Clear Ice, LLC	20-204300	Ice for Marina Resale	07/09/22	142.00	49265	07/26/22
		20-204376	Ice for Marina Resale	07/16/22	180.00	49265	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		20-204427	Ice for Marina Resale	07/21/22	120.00	49265	07/26/22
		23-206367	Ice for Marina Resale	06/17/22	72.00	49150	07/12/22
		23-206445	Ice for Marina Resale	06/23/22	80.00	49150	07/12/22
		23-206502	Ice for Marina Resale	06/27/22	60.00	49150	07/12/22
		23-206559	Ice for Marina Resale	07/02/22	86.00	49265	07/26/22
Total 487:					740.00		
507							
507	D & R Towing & Auto Repair LLC	06.27.2022	Towing City Parks Vehicle	06/27/22	75.00	49153	07/12/22
Total 507:					75.00		
536							
536	Dell Marketing L.P.	10601166694	VLA Office STD LTSC	07/21/22	929.85	49267	07/26/22
Total 536:					929.85		
546							
546	Department of Corrections	AR027945	Work Crew	07/13/22	1,380.00	49268	07/26/22
		AR027945	Work Crew	07/13/22	690.00	49268	07/26/22
Total 546:					2,070.00		
547							
547	Dept of Consumer & Business S	3RDQTR202	Surcharge Fee Report	07/07/22	52,370.60	49154	07/12/22
		AIRTANKPE	Air Tank Permits	07/01/22	112.00	49154	07/12/22
		BCDBOILER	Air Tank Permits	07/01/22	336.00	49154	07/12/22
		HOFFHINES	National Cert. Conversion Application	07/23/22	80.00	49269	07/26/22
Total 547:					52,898.60		
550							
550	DEQ - Dept. of Environmental Q	R9052.08.01.	Loan Repayment	07/24/22	90,748.00	49270	07/26/22
Total 550:					90,748.00		
559							
559	Devin Oil Company Inc	335462	Golf Course Fuel	06/21/22	1,379.00	49271	07/26/22
		335467	Public Works Fuel	06/22/22	3,751.61	49155	07/12/22
		335864	Golf Course Fuel	07/05/22	759.79	49271	07/26/22
		336004	Golf Course Fuel	07/19/22	1,088.24	49271	07/26/22
		CL66304	Public Works Fuel	06/15/22	368.00	49155	07/12/22
		CL66304	Public Works Fuel	06/15/22	368.01	49155	07/12/22
		CL66304	Public Works Fuel	06/15/22	368.01	49155	07/12/22
		CL66304	Public Works Fuel	06/15/22	368.01	49155	07/12/22
		CL66304	Building Dept Fuel	06/15/22	97.63	49155	07/12/22
		CL66305	PD Fuel	06/15/22	2,090.57	49155	07/12/22
		CL66540	Building Dept Fuel	06/30/22	93.58	49271	07/26/22
		CL66540	Public Works Fuel	06/30/22	575.02	49271	07/26/22
		CL66540	Public Works Fuel	06/30/22	575.02	49271	07/26/22
		CL66540	Public Works Fuel	06/30/22	575.00	49271	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		CL66540	Public Works Fuel	06/30/22	575.01	49271	07/26/22
		CL66541	PD Fuel	07/01/22	2,066.98	49271	07/26/22
		CL66783	Public Works Fuel	07/15/22	472.03	49271	07/26/22
		CL66783	Water Dept. Fuel	07/15/22	472.02	49271	07/26/22
		CL66783	Sewer Dept. Fuel	07/15/22	472.01	49271	07/26/22
		CL66783	Streets fuel	07/15/22	472.01	49271	07/26/22
		CL66783	Planning Dept. Fuel	07/15/22	98.00	49271	07/26/22
		CL66784	PD Fuel	07/15/22	2,216.63	49271	07/26/22
Total 559:					19,302.18		
573							
573	Dike, Karen	07122022	Background Invest-Navarro & Dufloth	07/12/22	1,000.00	49272	07/26/22
Total 573:					1,000.00		
607							
607	Ducote Consulting	1821	CDBG Water Grant Admin	06/30/22	1,462.50	49158	07/12/22
		1823	Grand Admin CDBG Sewer	06/30/22	1,893.75	49158	07/12/22
		1824	EDA Business Center	06/30/22	1,260.00	49158	07/12/22
		1824	EDA Business Center	06/30/22	1,260.00	49158	07/12/22
Total 607:					5,876.25		
609							
609	Duke's Auto Plus	14232	Auto Repairs	02/03/22	60.00	49159	07/12/22
		14371	Auto Repairs	03/28/22	640.00	49159	07/12/22
Total 609:					700.00		
628							
628	East Oregonian	0622WS1288	Charge on Account	07/01/22	10.12	49273	07/26/22
		291449	Discover Eastern Oregon	07/01/22	675.00	49160	07/12/22
		303143	Notice-Proposal for Bid	06/30/22	573.75	49160	07/12/22
		304809	CDBG Notice	06/30/22	280.35	49273	07/26/22
		304809	CDBG Notice	06/30/22	280.35	49273	07/26/22
		305055	public notice-business center	06/30/22	267.75	49273	07/26/22
		305055	public notice-business center	06/30/22	267.75	49273	07/26/22
		305245	Notice -Floodplain and wetlands	06/28/22	305.55	49160	07/12/22
		305245	Notice-Floodplain and wetland	06/28/22	305.55	49160	07/12/22
		308150	public notice-Planning Commission Meeting	07/16/22	320.25	49273	07/26/22
		308211	CDBG Notice	07/16/22	183.75	49273	07/26/22
		308211	CDBG Notice	07/16/22	183.75	49273	07/26/22
Total 628:					3,653.92		
635							
635	Eastern Oregon Telecom, LLC	0317.07.01.2	Golf Course	07/01/22	163.34	49161	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		8743.07.01.2	Marina Internet	07/01/22	246.51	49161	07/12/22
		8743.07.01.2	City Hall Internet	07/01/22	3.34	49161	07/12/22
		8743.07.01.2	Shop Internet	07/01/22	42.97	49161	07/12/22
		8743.07.01.2	WWTP Internet	07/01/22	280.91	49161	07/12/22
		8743.07.01.2	City Hall Internet	07/01/22	10.03	49161	07/12/22
		8743.07.01.2	Library Internet	07/01/22	236.94	49161	07/12/22
		8743.07.01.2	Police Dept. Internet	07/01/22	237.94	49161	07/12/22
		8743.07.01.2	City Hall Internet	07/01/22	102.90	49161	07/12/22
	Total 635:				1,324.88		
659							
659	Elmer's Irrigation & Supply	313697	Irrigation Supplies	06/09/22	126.49	49162	07/12/22
		314591	Irrigation Supplies	06/29/22	313.70	49162	07/12/22
	Total 659:				440.19		
700							
700	Express Services, Inc.	27306628	Temp Service-Court Clerk	06/08/22	198.72	49165	07/12/22
	Total 700:				198.72		
712							
712	Fastrack	2692GROUS	UTILITY REFUND-2692 Grouse	07/01/22	27.42	49166	07/12/22
		2743THRUS	2743 Thrush St.	07/23/22	42.13	49275	07/26/22
		2759THRUS	UTILITY REFUND-2759 Thrush St.	07/23/22	32.55	49275	07/26/22
		2766THRUS	UTILITY REFUND-2766 Thrush	07/01/22	2.68	49166	07/12/22
		2767THRUS	UTILITY REFUND-2767 Thrush St.	07/23/22	31.16	49275	07/26/22
	Total 712:				135.94		
720							
720	FERGUSON WATERWORKS #3	1117987	Meter Inventory	07/08/22	3,028.80	49276	07/26/22
	Total 720:				3,028.80		
755							
755	Foreman, Christopher	56626	Reimbursement for Clothing Allowance	07/05/22	36.46	49167	07/12/22
	Total 755:				36.46		
784							
784	Galls, DBA Blumenthal Uniform	021512341	Police Uniforms	06/28/22	94.35	49277	07/26/22
	Total 784:				94.35		
854							
854	Gordon's Electric Inc.	0175384	Marina Fuel Dock	06/13/22	560.26	49169	07/12/22
		W17364	City Hall Flag Poles	06/16/22	490.00	49169	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		W17365	Marina and RV Park	06/16/22	182.50	49169	07/12/22
		W17371	Marina RV Park pedestals	06/20/22	422.93	49169	07/12/22
		W17386	Marina Bathrooms	06/28/22	3,395.43	49278	07/26/22
		W17387	Marina Fishing Station	06/28/22	2,287.37	49278	07/26/22
		W17388	Supply two temporary power distribution boxes	06/28/22	5,481.11	49278	07/26/22
		W17390	Marina Bathrooms	06/29/22	3,823.29	49278	07/26/22
		W17395	Landing Days	07/01/22	305.26	49278	07/26/22
		W17455	Marina RV Park Space #1	07/15/22	146.15	49278	07/26/22
Total 854:					17,094.30		
856							
856	Gotcha Covered	345812	Boyd's Place	07/01/22	180.00	49170	07/12/22
		345813	Clean Boyd's Place	06/10/22	180.00	49170	07/12/22
		345815	Clean Boyd's Place	06/13/22	160.00	49170	07/12/22
		345816	Clean Boyd's Place	06/16/22	160.00	49170	07/12/22
		345817	Clean Boyd's Place	06/21/22	180.00	49170	07/12/22
		345818	Clean Boyd's Place	06/23/22	160.00	49170	07/12/22
		345819	Clean Boyd's Place	06/27/22	140.00	49170	07/12/22
		345820	Cleaning Boyd's Place	06/30/22	160.00	49170	07/12/22
		345821	Cleaning Services	07/04/22	443.84	49170	07/12/22
		345821	Cleaning Services	07/04/22	383.98	49170	07/12/22
		345821	Cleaning Services	07/04/22	383.98	49170	07/12/22
		345821	Cleaning Services	07/04/22	248.20	49170	07/12/22
Total 856:					2,780.00		
905							
905	H.D. Fowler Company	I6123609	Water Dept Supplies	06/16/22	997.59	49171	07/12/22
		I6143557	Water Dept Supplies	07/07/22	21.40	49279	07/26/22
		I6149586	Water Dept Supplies Meters etc	07/13/22	371.52	49279	07/26/22
		I6149596	Water Dept Supplies	07/13/22	39.00	49279	07/26/22
Total 905:					1,429.51		
911							
911	Hagerman Inc.	1-40585	Water Truck-Rental	06/27/22	260.00	49172	07/12/22
Total 911:					260.00		
931							
931	Harrington, Derek	06.20.2022/0	Per Diem- Delivering Samples to Lab	06/20/22	88.50	49342	07/29/22
Total 931:					88.50		
966							
966	Hermiston Auto Parts, Inc.	628267	Water Dept Supplies	07/01/22	28.86	49175	07/12/22
		628425	WWTP Supplies	06/06/22	58.47	49175	07/12/22
		628555	WWTP Supplies	06/09/22	10.22	49175	07/12/22
		628597	WWTP Supplies	06/10/22	27.06	49175	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		628598	Parks Supplies	06/10/22	50.99	49175	07/12/22
		628682	WWTP Supplies	06/13/22	16.68	49175	07/12/22
		628745	Police Dept Supplies	06/08/22	48.97	49175	07/12/22
		628796	Parks Supplies	06/23/22	34.75	49175	07/12/22
		629038	Vehicle Maintenance	06/23/22	3.32	49175	07/12/22
		629038	Vehicle Maintenance	06/23/22	5.80	49175	07/12/22
		629038	Vehicle Maintenance	06/23/22	16.58	49175	07/12/22
		629038	Vehicle Maintenance	06/23/22	6.22	49175	07/12/22
		629038	Vehicle Maintenance	06/23/22	9.54	49175	07/12/22
		629154	Vehicle Maintenance	06/27/22	4.80	49175	07/12/22
		629154	Vehicle Maintenance	06/27/22	8.39	49175	07/12/22
		629154	Vehicle Maintenance	06/27/22	23.98	49175	07/12/22
		629154	Vehicle Maintenance	06/27/22	8.99	49175	07/12/22
		629154	Vehicle Maintenance	06/27/22	13.80	49175	07/12/22
		898611	Golf Course Supplies	06/14/22	11.34	49175	07/12/22
Total 966:					388.76		
980							
980	Hermiston Quicky Lube	502230	Oil Change	11/06/21	47.95	49280	07/26/22
		502331	Oil Change	11/08/21	67.85	49280	07/26/22
		502696	Oil Change	11/13/21	47.95	49280	07/26/22
		518721	Oil Change	06/28/22	53.95	49280	07/26/22
		520049	Oil Change	07/15/22	53.95	49280	07/26/22
Total 980:					271.65		
994							
994	High Performance Signs	26212	Golf Course Supplies	06/28/22	45.00	49178	07/12/22
Total 994:					45.00		
1012							
1012	Home Depot Credit Services	3040929	Boyd's Place	06/03/22	372.64	49180	07/12/22
		6041473	Parks Supplies	06/10/22	158.73	49180	07/12/22
		7041414	Landing Days	06/09/22	238.48	49180	07/12/22
		8041345	Boyd's Place	06/03/22	835.84	49180	07/12/22
		8103794	Landing Days	06/08/22	396.88	49180	07/12/22
		8103795	Boyd's Place	06/08/22	125.26	49180	07/12/22
Total 1012:					2,127.83		
1023							
1023	Horn, Casey	06.24.2022	Deliver Waste Water Samples	06/24/22	348.45	49181	07/12/22
Total 1023:					348.45		
1060							
1060	Ingram	70157165	Library Books	06/22/22	17.13	49182	07/12/22
		70157166	Library Books	06/22/22	34.83	49182	07/12/22
		70157167	Library Books	06/22/22	15.74	49182	07/12/22
		70157168	Library Books	06/22/22	17.55	49182	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		70157169	Library Books	06/22/22	34.90	49182	07/12/22
		70157170	Library Books	06/22/22	19.72	49182	07/12/22
		70207089	Library Books	06/26/22	11.04	49182	07/12/22
		70207090	Library Books	06/26/22	21.84	49182	07/12/22
		70207091	Library Books	06/26/22	10.81	49182	07/12/22
		70207092	Library Books	06/26/22	33.72	49182	07/12/22
		70207093	Library Books	06/26/22	25.82	49182	07/12/22
		70207094	Library Books	06/26/22	12.27	49182	07/12/22
		70207095	Library Books	06/26/22	61.94	49182	07/12/22
		70207096	Library Books	06/26/22	18.38	49182	07/12/22
Total 1060:					335.69		
1068							
1068	Intermountain ESD	598T077041	Parks and Rec.Computer Equipment	06/15/22	111.18	49183	07/12/22
		598T077189	Computer Equipment	07/11/22	2,570.34	49284	07/26/22
		598T077215	Computer Equipment	07/15/22	219.80	49284	07/26/22
Total 1068:					2,901.32		
1089							
1089	J U B Engineers, Inc.	153525	Umatilla Pedestrian Bridge and Waterline Replacement	06/14/22	16,060.32	49184	07/12/22
		153525	Umatilla Pedestrian Bridge and Waterline Replacement	06/14/22	52,927.76	49184	07/12/22
		153528	Wanapa Rd. and Utilities Extension	06/14/22	5,847.50	49184	07/12/22
		153620	Wastewater Facilities Plan	06/14/22	24,643.40	49184	07/12/22
		153626	Kiwanis Falls Concept through Design Phase	06/15/22	5,156.40	49184	07/12/22
		153667	Lewis Street Greenwa Replat	06/16/22	925.50	49184	07/12/22
		153668	On-Call Engineering Services	06/16/22	295.91	49184	07/12/22
		153668	On-Call Engineering Services	06/16/22	295.90	49184	07/12/22
		153668	PDX 121-130 Development	06/16/22	3,874.34	49184	07/12/22
		153668	PDX 194 Development	06/16/22	10,656.98	49184	07/12/22
		153668	Golf Course Topo Survey	06/16/22	201.31	49184	07/12/22
		153668	PDX 121-130 Water Treatment Facility	06/16/22	34,152.86	49184	07/12/22
		153669	Brownell Water Improvements	06/16/22	15,456.81	49184	07/12/22
		153671	Brownell Sewer Improvements	06/16/22	19,407.10	49184	07/12/22
		153861	Transporation System Plan	07/22/22	27,652.82	49184	07/12/22
		154048	Umatilla Business Center	06/30/22	722.63	49184	07/12/22
		154048	Umatilla Business Center	06/30/22	722.62	49184	07/12/22
		154597	Umatilla Pedestrian Bridge And Waterline Replacement	07/21/22	2,906.90	49286	07/26/22
		154597	Umatilla Pedestrian Bridge				

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
			And Waterline Replacement	07/21/22	23,407.90	49286	07/26/22
Total 1089:					245,314.96		
1112							
1112	Jimmy's Johns Portable Toilets L	17533	Marina & RV Park - 2 Units	06/01/22	205.00	49186	07/12/22
		17533	Business Center	06/01/22	30.41	49186	07/12/22
		17533	Business Center	06/01/22	30.40	49186	07/12/22
		17844	Marina & RV Park - 2 Units	07/01/22	205.00	49287	07/26/22
		17844	802 6th St.	07/01/22	40.00	49287	07/26/22
		17844	802 6th St.	07/01/22	40.00	49287	07/26/22
Total 1112:					550.81		
1141							
1141	Jones-Scott co.	47204	3/4 Minus Rock - Streets	06/17/22	296.67	49288	07/26/22
		47207	3/4 Minus Rock - Streets	06/17/22	906.07	49288	07/26/22
		47209	3/4 Minus Rock - Streets	06/21/22	472.23	49288	07/26/22
Total 1141:					1,674.97		
1189							
1189	KIE Supply Corp	2063405	Marina Sprinkler	05/19/22	508.62	49187	07/12/22
		2064945	Parks Supplies	06/15/22	41.28	49187	07/12/22
		2065302	Marina Sprinkler	06/21/22	6.22	49187	07/12/22
		2065726	Water Dept Supplies	06/28/22	41.66	49187	07/12/22
		2065779	Marina Sprinkler	06/28/22	197.63	49187	07/12/22
		2065939	Marina Sprinkler	06/30/22	60.09	49187	07/12/22
		2067006	Marina Sprinkler	07/19/22	141.38	49290	07/26/22
Total 1189:					996.88		
1211							
1211	Krogh, Theresa	JUNE2022	Weddings	07/01/22	138.00	49189	07/12/22
Total 1211:					138.00		
1221							
1221	Kuo Testing Labs	2206314	TRCI Lab Tests TBR	06/14/22	85.10	49190	07/12/22
		2206359	TRCI Lab Tests TBR	06/15/22	85.10	49190	07/12/22
		2206497	TRCI Lab Tests TBR	06/23/22	85.10	49190	07/12/22
Total 1221:					255.30		
1250							
1250	League of Oregon Cities	2022-200394	Annual Dues	06/25/22	6,213.22	49191	07/12/22
		2022-R16361	Registration-Dufloth	02/23/22	275.00	49191	07/12/22
		2022-R16383	Membership Registration-Stockdale	02/25/22	275.00	49191	07/12/22
		2022-R16408	Member Registration-Wheeler	03/01/22	275.00	49191	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 1250:					7,038.22		
1263							
1263	Les Schwab Tires	1801328508	Tractor Tire	06/27/22	153.96	49291	07/26/22
Total 1263:					153.96		
1272							
1272	Life Flight Network Foundation	290133-2022	Life Flight Membership	07/01/22	16.25	49192	07/12/22
		DUFLOTH20	Life Flight Membership	07/18/22	16.25	49292	07/26/22
		NAVARRO20	Life Flight Membership	07/18/22	16.25	49292	07/26/22
Total 1272:					48.75		
1297							
1297	Lohman, Jason	07.21.2022	Reimbursement for supplies-Leon's Truck	07/21/22	5.25	49293	07/26/22
		07.21.2022	Reimbursement for supplies-Leon's Truck	07/21/22	5.25	49293	07/26/22
		07.21.2022	Reimbursement for supplies-Leon's Truck	07/21/22	5.25	49293	07/26/22
		07.21.2022	Reimbursement for supplies-Leon's Truck	07/21/22	5.24	49293	07/26/22
Total 1297:					20.99		
1461							
1461	Mid-American Research Chemic	0764295-IN	Lab Supplies	06/09/22	1,142.81	49196	07/12/22
Total 1461:					1,142.81		
1525							
1525	Nash, Staci	07.22.2022	Key Deposit	07/22/22	20.00	49298	07/26/22
Total 1525:					20.00		
1561							
1561	Norco Inc.	35239973	WWTP Supplies	06/24/22	3,355.00	49198	07/12/22
		35299116	Cylinder Rental	06/30/22	47.70	49198	07/12/22
		35299116	Cylinder Rental	06/30/22	47.70	49198	07/12/22
Total 1561:					3,450.40		
1562							
1562	North Central Labs of Wisc	471862	Water Test Supplies	06/10/22	84.40	49199	07/12/22
Total 1562:					84.40		
1563							
1563	North Coast Electric Co.	S011882883.	Golf Course Supplies	07/11/22	2,840.17	49299	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 1563:					2,840.17		
1580							
1580	NW Farm Supply Inc.	2206-269068	Golf Course	06/01/22	99.29	49300	07/26/22
		2206-270284	Park Supplies	07/03/22	377.97	49300	07/26/22
		2206-273988	Landing Days	06/10/22	1,435.15	49300	07/26/22
		2206-275895	City Hall Flag Pole	06/14/22	26.75	49300	07/26/22
		2206-280719	Landing Days	06/23/22	154.96	49300	07/26/22
Total 1580:					2,094.12		
1590							
1590	OCEA - Oregon Code Enforcem	06.27.2022	Membership Dues-Huxel and Coffey	07/01/22	75.00	49201	07/12/22
		OCEA FALL	OCEA Fall Conference	07/07/22	200.00	49201	07/12/22
Total 1590:					275.00		
1601							
1601	OJPA	2022-JUDICI	State Conference 2022	07/01/22	225.00	49202	07/12/22
Total 1601:					225.00		
1615							
1615	One Call Concepts, Inc.	2060509	Regular Tickets, Modem Delivery	06/30/22	85.20	49203	07/12/22
Total 1615:					85.20		
1629							
1629	Oregon Assoc of Water Util	33321	Conference Registration Dyer	07/22/22	335.00	49301	07/26/22
		33322	Conference Registration-Chieuchin	07/22/22	335.00	49301	07/26/22
Total 1629:					670.00		
1636							
1636	Oregon Dept of Revenue	ASSESSME	State Court Assessments	07/01/22	25,334.10	49206	07/12/22
Total 1636:					25,334.10		
1637							
1637	Oregon Dept of State Lands	63869-GP	Umatilla Bridge - Pmt in Lieu of Mitigation	07/01/22	3,976.50	49125	07/01/22
Total 1637:					3,976.50		
1652							
1652	Oregon Travel Information Coun	108339	Oregon State HWY Sign Program	07/01/22	428.00	49303	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 1652:					428.00		
1657							
1657	Oriental Trading Company	717422619-0	Supplies for Summer Reading	06/16/22	417.98	49207	07/12/22
Total 1657:					417.98		
1676							
1676	OXARC Inc.	31565883	Safety Equipment	06/16/22	51.42	49208	07/12/22
Total 1676:					51.42		
1684							
1684	Pacific Power	0010.06.14.2	820 6th St.	06/14/22	136.86	49209	07/12/22
		0010.07.14.2	820 6th St.	07/14/22	42.63	49305	07/26/22
		0013.06.14.2	Highway 395 & 730 Interti Well	06/14/22	2,798.10	49209	07/12/22
		0013.07.14.2	Highway 395 & 730 Interti Well	07/14/22	3,295.80	49305	07/26/22
		0021.06.27.2	McNary Ind. Park Lift	06/27/22	7,636.88	49305	07/26/22
		0028.06.22.2	golf course	06/22/22	2,522.58	49209	07/12/22
		0036.06.22.2	1651 2nd St.-Boyd's Place	06/22/22	71.42	49209	07/12/22
		0039.06.27.2	McFarland Well	06/27/22	2,247.26	49305	07/26/22
		0054.06.22.2	282 Powerline Rd.	06/22/22	17.70	49209	07/12/22
		0062.06.14.2	Shop Complex	06/14/22	26.43	49209	07/12/22
		0070.06.14.2	8th & F SE Corner	06/14/22	50.36	49209	07/12/22
		0070.07.14.2	8th & F SE Corner	07/14/22	48.54	49305	07/26/22
		0096.06.22.2	6th & A St.	06/22/22	19.33	49209	07/12/22
		0104.02.27.2	Street Lights	06/27/22	2,609.73	49305	07/26/22
		0112.06.14.2	800 6th St.	06/14/22	67.58	49209	07/12/22
		0112.06.14.2	700 6th St.	06/14/22	282.92	49209	07/12/22
		0112.06.14.2	700 6th St.	06/14/22	282.91	49209	07/12/22
		0112.06.14.2	700 6th St.	06/14/22	282.92	49209	07/12/22
		0112.07.15.2	800 6th St.	07/15/22	63.86	49305	07/26/22
		0112.07.15.2	City Hall	07/15/22	316.56	49305	07/26/22
		0112.07.15.2	City Hall	07/15/22	316.56	49305	07/26/22
		0112.07.15.2	City Hall	07/15/22	316.56	49305	07/26/22
		0120.06.14.2	632 D St. Umatilla OR	06/14/22	641.53	49209	07/12/22
		0120.07.14.2	632 D St. Umatilla OR	07/14/22	608.34	49305	07/26/22
		0146.06.14.2	Bud Draper Dr.	06/14/22	5,116.12	49209	07/12/22
		0146.07.14.2	Bud Draper Dr.	07/14/22	6,140.90	49305	07/26/22
		0153.06.14.2	Water Booster Station	06/14/22	2,985.93	49209	07/12/22
		0153.07.14.2	Water Booster Station	07/14/22	3,858.75	49305	07/26/22
		0161.06.14.2	Port Well	06/14/22	5,090.85	49209	07/12/22
		0161.07.15.2	Port Well	07/15/22	6,228.39	49305	07/26/22
		0179.06.27.2	285 Radar Rd.	06/27/22	433.99	49305	07/26/22
		0187.06.14.2	Div 7 Naches Ave. Lift	06/14/22	31.89	49209	07/12/22
		0187.07.14.2	Div 7 Naches Ave. Lift	07/14/22	31.79	49305	07/26/22
		0377.06.22.2	Bath House Marina	06/22/22	209.08	49209	07/12/22
		0385.06.22.2	Fish Cleaning Station	06/22/22	20.11	49209	07/12/22
		0393.06.22.2	West End Comfort Station	06/22/22	24.35	49209	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		0401.06.22.2	15 HP Pump Marina Levy	06/22/22	118.92	49209	07/12/22
		0419.06.22.2	Quincy Ave. N 2nd @ Marina	06/22/22	141.08	49209	07/12/22
		0427.06.22.2	Marina Park	06/22/22	885.19	49209	07/12/22
		0435.06.22.2	1710 Quincy St.	06/22/22	87.06	49209	07/12/22
		0443.06.13.2	Marina Lights	06/13/22	134.04	49209	07/12/22
		0443.07.13.2	Marina Lights	07/13/22	134.04	49305	07/26/22
		0476.06.22.2	ABT 30322 HWY 730	06/22/22	23.93	49209	07/12/22
		0500.06.14.2	129 Walla Walla St.	06/14/22	38.82	49209	07/12/22
		0500.07.14.2	129 Walla Walla St.	07/14/22	34.40	49305	07/26/22
Total 1684:					56,472.99		
1715							
1715	Pea Ridge Embroidery	38700	Landing Days	06/16/22	1,765.00	49210	07/12/22
		38701	Staff City Swag	06/16/22	160.34	49210	07/12/22
		38713	Landing Days Supplies	06/23/22	293.66	49210	07/12/22
Total 1715:					2,219.00		
1756							
1756	Pioneer Escrow	08.01.2022	Land Purchase Payment	08/01/22	31,250.00	49214	07/12/22
		08.01.2022	Land Purchase Payment	08/01/22	10.00	49214	07/12/22
Total 1756:					31,260.00		
1791							
1791	PRO RENTAL & SALES, INC.	1692517-000	Landing Days	06/27/22	1,206.40	49215	07/12/22
		1694212-000	Streets	06/30/22	149.64	49215	07/12/22
Total 1791:					1,356.04		
1818							
1818	Quill Corporation	25848513	Office Supplies	06/17/22	27.50	49217	07/12/22
		25848513	Office Supplies	06/17/22	5.46	49217	07/12/22
		25848513	Office Supplies	06/17/22	11.02	49217	07/12/22
		25848513	Office Supplies	06/17/22	16.48	49217	07/12/22
		25848513	Office Supplies	06/17/22	16.48	49217	07/12/22
		25848513	Office Supplies	06/17/22	11.02	49217	07/12/22
		25848513	Office Supplies	06/17/22	1.61	49217	07/12/22
		25848694	Office Supplies	06/17/22	122.60	49217	07/12/22
		25848694	Office Supplies	06/17/22	24.36	49217	07/12/22
		25848694	Office Supplies	06/17/22	49.12	49217	07/12/22
		25848694	Office Supplies	06/17/22	73.48	49217	07/12/22
		25848694	Office Supplies	06/17/22	73.48	49217	07/12/22
		25848694	Office Supplies	06/17/22	49.12	49217	07/12/22
		25848694	Office Supplies	06/17/22	7.18	49217	07/12/22
		25848746	Golf Course Supplies	06/17/22	173.66	49217	07/12/22
		25848757	Office Supplies	06/17/22	42.44	49217	07/12/22
		25848757	Office Supplies	06/17/22	8.43	49217	07/12/22
		25848757	Office Supplies	06/17/22	17.00	49217	07/12/22
		25848757	Office Supplies	06/17/22	25.44	49217	07/12/22
		25848757	Office Supplies	06/17/22	25.44	49217	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		25848757	Office Supplies	06/17/22	17.00	49217	07/12/22
		25848757	Office Supplies	06/17/22	2.50	49217	07/12/22
		25855829	Golf Course Supplies	06/17/22	185.99	49217	07/12/22
		25858130	Office Supplies	06/20/22	18.42	49217	07/12/22
		25858130	Office Supplies	06/20/22	3.66	49217	07/12/22
		25858130	Office Supplies	06/20/22	7.38	49217	07/12/22
		25858130	Office Supplies	06/20/22	11.04	49217	07/12/22
		25858130	Office Supplies	06/20/22	11.04	49217	07/12/22
		25858130	Office Supplies	06/20/22	7.38	49217	07/12/22
		25858130	Office Supplies	06/20/22	1.07	49217	07/12/22
		25876463	Office Supplies	06/20/22	30.26	49217	07/12/22
		25876463	Office Supplies	06/20/22	6.01	49217	07/12/22
		25876463	Office Supplies	06/20/22	12.12	49217	07/12/22
		25876463	Office Supplies	06/20/22	18.14	49217	07/12/22
		25876463	Office Supplies	06/20/22	18.14	49217	07/12/22
		25876463	Office Supplies	06/20/22	12.12	49217	07/12/22
		25876463	Office Supplies	06/20/22	1.78	49217	07/12/22
		25876540	Golf Course Supplies	06/20/22	166.98	49217	07/12/22
		25881913	Golf Course Supplies	06/21/22	26.99	49217	07/12/22
		25904441	Building Dept	06/21/22	123.98	49217	07/12/22
		25905366	Office Supplies	06/21/22	12.76	49217	07/12/22
		25905366	Office Supplies	06/21/22	2.54	49217	07/12/22
		25905366	Office Supplies	06/21/22	5.11	49217	07/12/22
		25905366	Office Supplies	06/21/22	7.65	49217	07/12/22
		25905366	Office Supplies	06/21/22	7.65	49217	07/12/22
		25905366	Office Supplies	06/21/22	5.11	49217	07/12/22
		25905366	Office Supplies	06/21/22	.74	49217	07/12/22
		25936302	Golf Course Supplies	06/21/22	51.99	49217	07/12/22
		25936352	Marina Supplies	06/21/22	389.96	49217	07/12/22
		26050846	Golf Course Supplies	06/17/22	120.00	49217	07/12/22
		26155153	Office Supplies	07/05/22	18.83	49312	07/26/22
		26155153	Office Supplies	07/05/22	3.74	49312	07/26/22
		26155153	Office Supplies	07/05/22	7.54	49312	07/26/22
		26155153	Office Supplies	07/05/22	11.29	49312	07/26/22
		26155153	Office Supplies	07/05/22	11.29	49312	07/26/22
		26155153	Office Supplies	07/05/22	7.54	49312	07/26/22
		26155153	Office Supplies	07/05/22	1.11	49312	07/26/22
		26219370	Office Supplies	07/06/22	40.52	49312	07/26/22
		26219370	Office Supplies	07/06/22	8.05	49312	07/26/22
		26219370	Office Supplies	07/06/22	16.23	49312	07/26/22
		26219370	Office Supplies	07/06/22	24.28	49312	07/26/22
		26219370	Office Supplies	07/06/22	24.28	49312	07/26/22
		26219370	Office Supplies	07/06/22	16.23	49312	07/26/22
		26219370	Office Supplies	07/06/22	2.39	49312	07/26/22
		26307521	Marina Supplies	07/12/22	153.31	49312	07/26/22
		26466975	Parks Office Supplies-Chris' desk	07/20/22	731.99	49312	07/26/22
		26519805	Office Supplies	07/20/22	53.76	49312	07/26/22
		26519805	Office Supplies	07/20/22	10.68	49312	07/26/22
		26519805	Office Supplies	07/20/22	21.54	49312	07/26/22
		26519805	Office Supplies	07/20/22	32.22	49312	07/26/22
		26519805	Office Supplies	07/20/22	32.22	49312	07/26/22
		26519805	Office Supplies	07/20/22	21.54	49312	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		26519805	Office Supplies	07/20/22	3.14	49312	07/26/22
		26520793	Parks Office Supplies	07/20/22	19.29	49312	07/26/22
Total 1818:					3,339.84		
1846							
1846	RDO Equipment Co.	3226023.06.	John Deere Mower Parts	07/01/22	16.60	49314	07/26/22
		P4215064	Golf Course	07/19/22	55.55	49314	07/26/22
		P5519165	Police Dept. Generator	06/17/22	179.55	49314	07/26/22
		P5546665	John Deere Mower Parts	06/21/22	268.91	49218	07/12/22
		P5608165	John Deere Mower Parts	06/27/22	133.52	49218	07/12/22
		P5608265	John Deere Mower Parts	06/27/22	30.30	49218	07/12/22
		W4815065	John Deere Mower Parts	05/03/22	1,590.07	Multiple	Multiple
		W4896865	Marina Gator	07/12/22	2,197.35	49314	07/26/22
Total 1846:					4,471.85		
1912							
1912	Ross Machine & Steel Sales, Inc	S-29401	Boyd's Place	06/08/22	143.05	49317	07/26/22
		S-29509	Landing Days	06/28/22	21.25	49317	07/26/22
Total 1912:					164.30		
1931							
1931	SAIF Corporation	523883-2022	W/C Premium/Assment	07/01/22	569.16	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	905.37	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	38.38	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	5,550.03	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	2,179.91	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	14,761.53	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	480.52	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	2,100.45	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	3,996.59	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	4,438.73	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	3,310.13	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	69.19	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	1,661.55	49052	07/01/22
		523883-2022	W/C Premium/Assment	07/01/22	24.85	49052	07/01/22
Total 1931:					40,086.39		
1940							
1940	SANDOVAL, NANCI	07.11.2022	Landing Days Reimbursement	07/11/22	63.47	49222	07/12/22
Total 1940:					63.47		
1977							
1977	Seder Architecture + Urban Des,	30	Umatilla Business Center	07/18/22	3,350.00	49318	07/26/22
		30	Umatilla Business Center	07/18/22	3,350.00	49318	07/26/22
Total 1977:					6,700.00		

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
2021							
2021	Simplot Grower Solutions	757142460	Parks supplies	07/08/22	110.00	49320	07/26/22
		757142705	Round-UP	07/13/22	1,253.55	49320	07/26/22
Total 2021:					1,363.55		
2059							
2059	Smitty's Ace Hardware	669615	Golf Course Supplies	04/08/22	67.90	49225	07/12/22
		670796	Park Supplies	04/29/22	101.97	49225	07/12/22
		671540	Marina Supplies	05/12/22	110.99	49225	07/12/22
		672782	Public Works Supplies	06/03/22	79.10	49225	07/12/22
		672782	Public Works Supplies	06/03/22	79.11	49225	07/12/22
		672782	Public Works Supplies	06/03/22	79.11	49225	07/12/22
		672782	Public Works Supplies	06/03/22	79.11	49225	07/12/22
		673335	Golf Course Supplies	06/13/22	64.75	49225	07/12/22
		673492	Park Supplies	06/15/22	5.94	49225	07/12/22
		673530	Park Supplies	06/16/22	29.66	49225	07/12/22
		673592	Parks Supplies	06/17/22	167.95	49225	07/12/22
		673675	clothing allowance-Foreman	06/17/22	294.93	49225	07/12/22
		673808	Golf Course Supplies	06/21/22	52.74	49225	07/12/22
		673846	Park Supplies	06/22/22	55.95	49225	07/12/22
		673898	Golf Course Supplies	06/22/22	25.87	49225	07/12/22
		673980	Landing Days	06/23/22	155.96	49225	07/12/22
		674024	Golf Course Supplies	06/24/22	132.71	49225	07/12/22
		674253	Police Dept Supplies	06/28/22	65.41	49225	07/12/22
		674508	Golf Course Supplies	07/02/22	14.32	49225	07/12/22
		674873	Water Dept. Supplies	07/08/22	28.98	49321	07/26/22
		674997	Golf Course Supplies	07/11/22	39.53	49321	07/26/22
		675681	Golf Course Supplies	07/21/22	66.28	49321	07/26/22
Total 2059:					1,798.27		
2112							
2112	STOCKDALE, DAVE	07.18.2022	Travel Expense Reimbursement OCCMA-2022	07/18/22	2,129.89	49226	07/12/22
Total 2112:					2,129.89		
2133							
2133	Swank Movie Licensing USA	DB3211725	ANNUAL COPYRIGHT COMPLIANCE SITE LIC	07/06/22	435.00	49323	07/26/22
Total 2133:					435.00		
2138							
2138	SYNCHRONY BANK/AMAZON	3142.07.10.2	Fees on Account	07/01/22	1.00	49227	07/12/22
Total 2138:					1.00		
2148							
2148	Talos Engineering, Inc.	2001	Radio Updgrade	06/09/22	2,565.00	49229	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		2001	Radio Updgrade	06/09/22	2,565.00	49229	07/12/22
		2012	PLC and HMI Battery Replacement	07/07/22	2,037.00	49324	07/26/22
Total 2148:					7,167.00		
2152							
2152	Tassie, Matt	06.22.2022	PER DIEM - WW TEST PREP	06/22/22	44.25	49230	07/12/22
		06.22.2022R	Reimbursment for Coolant	06/22/22	18.49	49230	07/12/22
		06292022	Travel Reimbursment	06/29/22	44.25	49325	07/26/22
Total 2152:					106.99		
2214							
2214	Tom Denchel Ford Country	CHCS43453	Auto Repairs	06/27/22	1,335.35	49328	07/26/22
Total 2214:					1,335.35		
2273							
2273	Umatilla County Finance Dept	ASSESSME	County Assessment	07/01/22	2,680.21	49232	07/12/22
Total 2273:					2,680.21		
2277							
2277	Umatilla County Records	125819	Lein Recording Fees	07/21/22	76.00	49329	07/26/22
		126713	Recording Fees	07/21/22	76.00	49329	07/26/22
Total 2277:					152.00		
2281							
2281	Umatilla Elect. Coop. Assoc.	4907.07.01.2	Lights for Waterfall	07/01/22	33.86	49330	07/26/22
		6190.07.01.2	60 HP Pump	07/01/22	38.75	49330	07/26/22
		6190.07.01.2	Beach Access	07/01/22	77.00	49330	07/26/22
		7216.07.01.2	5 HP Sewer Pump	07/01/22	41.54	49330	07/26/22
		7216.07.01.2	Street Lights	07/01/22	112.41	49330	07/26/22
Total 2281:					303.56		
2288							
2288	Umatilla Police Officers Assn	07.11.2022	Golf Tournament Sponsorship	07/11/22	600.00	49233	07/12/22
Total 2288:					600.00		
2293							
2293	Unifirst Corporation	0143033025	Police Mats	06/14/22	33.00	49235	07/12/22
		140331512	Police Mats	06/28/22	33.00	49235	07/12/22
		1430326498	Big River Golf Course	05/03/22	37.87	49235	07/12/22
		1430326499	Police Mats	05/03/22	30.00	49235	07/12/22
		1430327127	Waste Water Supplies	05/10/22	32.65	49235	07/12/22
		1430327128	Shop Supplies and Mats	05/10/22	32.00	49235	07/12/22
		1430327129	Marina Mop Heads	05/10/22	31.50	49235	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		1430327755	Golf Course	05/17/22	46.15	49235	07/12/22
		1430328395	Police Mats	05/24/22	33.00	49235	07/12/22
		1430329002	Waste Water Supplies	05/31/22	33.05	49235	07/12/22
		1430329003	Shop Supplies and Mats	05/31/22	31.01	49235	07/12/22
		1430329004	Marina Mop Heads	05/31/22	30.64	49235	07/12/22
		1430329006	Police Mats	05/31/22	33.00	49235	07/12/22
		1430329635	Waste Water Supplies	06/07/22	32.65	49235	07/12/22
		1430329636	Shop Supplies and Mats	06/07/22	32.00	49235	07/12/22
		1430329637	Marina Mop Heads	06/07/22	31.50	49235	07/12/22
		1430330248	Waste Water Supplies	06/14/22	32.65	49235	07/12/22
		1430330249	Shop Supplies and Mats	06/14/22	32.00	49235	07/12/22
		1430330250	Marina Mop Heads	06/14/22	31.50	49235	07/12/22
		1430330251	Golf Course	06/14/22	46.15	49235	07/12/22
		1430330567	Bldg Maint/Supplies CH/Library	06/17/22	11.29	49235	07/12/22
		1430330567	Bldg Maint/Supplies CH/Library	06/17/22	17.50	49235	07/12/22
		1430330567	Bldg Maint/Supplies CH/Library	06/17/22	17.50	49235	07/12/22
		1430330890	Waste Water Supplies	06/21/22	32.65	49235	07/12/22
		1430330891	Shop Supplies and Mats	06/21/22	32.00	49235	07/12/22
		1430330892	Marina Mop Heads	06/21/22	31.50	49235	07/12/22
		1430330893	Golf Course	06/21/22	44.83	49235	07/12/22
		1430330894	Police Mats	06/21/22	33.00	49235	07/12/22
		1430331178	Bldg Maint/Supplies CH/Library	06/24/22	11.29	49235	07/12/22
		1430331178	Bldg Maint/Supplies CH/Library	06/24/22	17.50	49235	07/12/22
		1430331178	Bldg Maint/Supplies CH/Library	06/24/22	17.50	49235	07/12/22
		1430331508	Waste Water Supplies	06/28/22	59.74	49235	07/12/22
		1430331509	Shop Supplies and Mats	06/28/22	58.58	49235	07/12/22
		1430331510	Marina Mop Heads	06/28/22	31.50	49235	07/12/22
		1430331511	Big River Golf Course	06/28/22	46.15	49235	07/12/22
		1430331512	Police Mats	06/28/22	33.00	49235	07/12/22
		1430331823	Bldg Maint/Supplies CH/Library	07/01/22	11.29	49235	07/12/22
		1430331823	Bldg Maint/Supplies CH/Library	07/01/22	17.50	49235	07/12/22
		1430331823	Bldg Maint/Supplies CH/Library	07/01/22	17.50	49235	07/12/22
		1430332145	Waste Water Supplies	07/05/22	33.14	49332	07/26/22
		1430332146	Shop Supplies and Mats	07/05/22	32.48	49332	07/26/22
		1430332147	Marina Mop Heads	07/05/22	31.97	49332	07/26/22
		1430332149	Police Mats	07/05/22	33.90	49332	07/26/22
		1430332429	Bldg Maint/Supplies CH/Library	07/08/22	43.80	49332	07/26/22
		1430332429	Bldg Maint/Supplies CH/Library	07/08/22	67.85	49332	07/26/22
		1430332429	Bldg Maint/Supplies CH/Library	07/08/22	67.84	49332	07/26/22
		1430332757	Waste Water Supplies	07/12/22	32.65	49332	07/26/22
		1430332758	Shop Supplies and Mats	07/12/22	32.00	49332	07/26/22
		1430332759	Marina Mop Heads	07/12/22	31.50	49332	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
		1430332761	Police Mats	07/12/22	33.00	49332	07/26/22
		1430333054	Bldg Maint/Supplies CH/Library	07/15/22	11.29	49332	07/26/22
		1430333054	Bldg Maint/Supplies CH/Library	07/15/22	17.50	49332	07/26/22
		1430333054	Bldg Maint/Supplies CH/Library	07/15/22	17.50	49332	07/26/22
		1430333375	Big River Golf Course	07/19/22	46.15	49332	07/26/22
		1430333376	Police Mats	07/19/22	33.00	49332	07/26/22
		1430333642	Bldg Maint/Supplies CH/Library	07/22/22	11.29	49332	07/26/22
		1430333642	Bldg Maint/Supplies CH/Library	07/22/22	17.50	49332	07/26/22
		1430333642	Bldg Maint/Supplies CH/Library	07/22/22	17.50	49332	07/26/22
Total 2293:					1,829.00		
2299							
2299	UNITED RENTALS INC	208114864-0	Equipment Rental	07/06/22	170.44	49333	07/26/22
Total 2299:					170.44		
2307							
2307	UPS	0000084WV8	PD Postage	07/02/22	27.58	49334	07/26/22
		0000084WV8	PD Postage	07/09/22	25.36	49334	07/26/22
Total 2307:					52.94		
2337							
2337	Verizon Wireless	9910198171	Cell Phone Administrator	07/02/22	373.94	49336	07/26/22
		9910198171	Building Inspector Phone	07/02/22	41.84	49336	07/26/22
		9910198171	Police Cell Phones	07/02/22	1,238.73	49336	07/26/22
		9910198171	Public Works Phones	07/02/22	65.85	49336	07/26/22
		9910198171	Public Works Phones	07/02/22	65.85	49336	07/26/22
		9910198171	Public Works Phones	07/02/22	65.85	49336	07/26/22
		9910198171	Public Works Phones	07/02/22	65.85	49336	07/26/22
Total 2337:					1,917.91		
2349							
2349	Vivint Inc.	BUSINESSLI	overpayment for business license 2022	07/01/22	20.00	49338	07/26/22
Total 2349:					20.00		
2361							
2361	Capital One	06/19/2022	Fishing Derby Supplies	06/19/22	331.80	49137	07/12/22
		06/19/2022	Parks Supplies	06/19/22	9.66	49137	07/12/22
Total 2361:					341.46		
2401							
2401	Western States Equipment Co.	Q000261875	South Hill Generator	06/28/22	34,887.00	49239	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 2401:					34,887.00		
2504							
2504	Mount's Lock & Key	256774	Rekey the IT Room at City Hall	07/20/22	147.00	49297	07/26/22
Total 2504:					147.00		
2505							
2505	Friends & Neighbors Services	1530	Strip Parkinglot for Landing Days	06/23/22	4,130.00	49340	07/26/22
Total 2505:					4,130.00		
2557							
2557	Hermiston Ranch & Home	2206-716850	Parks Supplies	06/03/22	23.96	49281	07/26/22
		2206-725912	Landing Days	06/08/22	224.95	49281	07/26/22
Total 2557:					248.91		
2612							
2612	Hermiston Transportation	5136	Taxi Ticket Redemption	07/13/22	629.00	49282	07/26/22
Total 2612:					629.00		
2615							
2615	Shilhanek, Carol	07.22.2022	Employee Appreciation-	07/22/22	125.80	49319	07/26/22
Total 2615:					125.80		
2695							
2695	Umpqua Research Company	T006828	Lab Tests-Drinking Water	06/14/22	473.00	49234	07/12/22
		T006844	Lab Testing-Drinking Water	06/17/22	250.00	49234	07/12/22
Total 2695:					723.00		
2723							
2723	T Mobile	8369.07.13.2	Library hotspots	07/13/22	167.48	49228	07/12/22
Total 2723:					167.48		
2751							
2751	Carla McLane Consulting, LLC.	UMZ-2022-0	Project PATH	07/01/22	687.50	49341	07/29/22
Total 2751:					687.50		
2776							
2776	OpenGov, Inc.	INV0000775	OpenGov Implementation/Annual Fee	07/04/22	36,333.00	49205	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 2776:					36,333.00		
2779							
2779	J Lugo's Construction, LLC	171	Down Payment-reroofing the museum	07/21/22	5,525.00	49285	07/26/22
Total 2779:					5,525.00		
2852							
2852	City of Umatilla	1002.06.30.2	Boyd's Place	06/30/22	261.32	49263	07/26/22
		6002.06.30.2	Marina Refuse	07/01/22	803.36	49263	07/26/22
		8092.06.30.2	Golf Course Refuse	06/30/22	114.80	49263	07/26/22
Total 2852:					1,179.48		
2897							
2897	Revd Up	4309	Application Use Fees FY 2022	07/01/22	13,260.00	49219	07/12/22
Total 2897:					13,260.00		
2898							
2898	TestAmerica Laboratories, Inc.	7800001900	IWW WET TEST	07/21/22	4,057.50	49326	07/26/22
Total 2898:					4,057.50		
2924							
2924	Blackstone Publishing	2047151	audio books	06/07/22	77.62	49132	07/12/22
		2049675	audio books	06/24/22	42.68	49132	07/12/22
		2050215	audio books	06/28/22	57.85	49132	07/12/22
		2051705	audio books	07/07/22	61.89	49252	07/26/22
Total 2924:					240.04		
2938							
2938	Khehra Brothers LLC	AUGUST202	Pro Shop Rent	07/24/22	1,500.00	49289	07/26/22
Total 2938:					1,500.00		
2945							
2945	Corcuera, Margarito	07.01.2022	Saturday Market Food Prep and Serve	07/01/22	1,200.00	49147	07/12/22
Total 2945:					1,200.00		
2948							
2948	CwM-H20, LLC.	2032	Project Labor PL3-New Permit Admendment Application	06/30/22	385.00	49152	07/12/22
Total 2948:					385.00		

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
2960							
2960	Pendleton Bottling Co.	4499010297	Product for Pro Shop Retail	06/17/22	225.10	49211	07/12/22
		4499010575	Retail for Golf Course	06/24/22	159.70	49211	07/12/22
		4499011606	Retail for Golf Course	07/15/22	203.20	49307	07/26/22
Total 2960:					588.00		
2981							
2981	Doug's Septic Service Inc.	25291	Portable Toilet-Golf Course	07/01/22	300.00	49157	07/12/22
		25360	Portable Toilet-Golf Course	06/07/22	130.00	49157	07/12/22
Total 2981:					430.00		
2993							
2993	Oregon Liquor Control Commissi	2022APPLIC	Golf Course OLCC License	07/22/22	400.00	49302	07/26/22
Total 2993:					400.00		
2995							
2995	Vern's Food Service Distribution	208224-00	Golf Course	07/01/22	242.75	49236	07/12/22
		211371-00	Golf Course	07/19/22	242.62	49337	07/26/22
Total 2995:					485.37		
3002							
3002	Bridgestone Golf, Inc.	INV-1003098	Golf Course Supplies	06/22/22	228.81	49134	07/12/22
		INV-1003101	Golf Course Supplies	06/30/22	528.00	49134	07/12/22
		INV-1003102	Golf Course Supplies	07/01/22	191.61	49134	07/12/22
		INV-1003104	Golf Course Supplies	07/08/22	69.50	49254	07/26/22
Total 3002:					1,017.92		
3006							
3006	Cobra Puma Golf	G2988770	Golf Course Retail for Pro Shop	06/21/22	107.31	49144	07/12/22
		G2992034	Golf Course Retail for Pro Shop	06/23/22	176.91	49144	07/12/22
		G2995570	Golf Course Retail for Pro Shop	06/29/22	79.41	49144	07/12/22
		G3002095	Golf Course Retail for Pro Shop	07/06/22	595.49	49264	07/26/22
		G3002099	Golf Course Retail for Pro Shop	07/06/22	884.58	49264	07/26/22
		G3003152	Golf Course Retail for Pro Shop	07/06/22	1,181.60	49264	07/26/22
		X643473	Golf Course Retail for Pro Shop	06/29/22	246.31	49144	07/12/22
Total 3006:					3,271.61		
3024							
3024	Hodgen Distributing	257504	Retail Product for Golf Course	06/21/22	165.90	49179	07/12/22
		259224	Retail Product for Golf				

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
			Course	07/19/22	231.50	49283	07/26/22
Total 3024:					397.40		
3043							
3043	DirectTV	039513239X	TV for Golf Course	07/04/22	146.99	49156	07/12/22
Total 3043:					146.99		
3044							
3044	Planet Turf	3000147	Golf Course	05/16/22	1,333.44	49311	07/26/22
		3000932	Golf Course	07/20/22	204.00	49311	07/26/22
Total 3044:					1,537.44		
3050							
3050	James Dean Construction, INC.	PAYREQUES	Wanapa Road and Utilities Extension Project	07/17/22	95,752.30	49185	07/12/22
Total 3050:					95,752.30		
3056							
3056	West Extension Irrigation Dist.	REUSEWAT	2021 Reuse Water	07/01/22	1,396.31	49238	07/12/22
Total 3056:					1,396.31		
3058							
3058	Wilson, Gene	CONFEREN	Travel Reimbursement	07/03/22	308.50	49240	07/12/22
		NASRO2022	Travel Reimbursement	07/12/22	1,307.54	49240	07/12/22
		ORRESOUR	Oreogn School Resource Officer Training Conference	07/24/22	198.50	49240	07/12/22
Total 3058:					1,814.54		
3062							
3062	Northwest Golf Cars	17444K	Tournament Fleet Rentals	06/11/22	610.00	49200	07/12/22
		17445K	Tournament Fleet Rentals	06/11/22	2,650.00	49200	07/12/22
		17446K	Tournament Fleet Rentals	06/11/22	800.00	49200	07/12/22
Total 3062:					4,060.00		
3146							
3146	Columbia Basin Bait	009027	Bait for marina resale	06/22/22	72.30	49145	07/12/22
Total 3146:					72.30		
3161							
3161	Umatilla Jr. Athletics	LANDINGDA	Landing Days	07/01/22	1,203.32	49331	07/26/22
Total 3161:					1,203.32		
3170							
3170	Crafco	9402729295	Asphalt Cold Patch Bag	06/29/22	1,059.95	49149	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 3170:					1,059.95		
3225							
3225	Erickson, Gretchen Pamela	07.01.2022	Reimbursement for Art Supplies	07/01/22	155.68	49163	07/12/22
Total 3225:					155.68		
3238							
3238	Adidas America Inc.	6157093398	Big River-Pro Shop Merchandise	06/24/22	32.50	49126	07/12/22
		6157107268	Big River-Pro Shop Merchandise	06/26/22	557.07	49126	07/12/22
		6157115001	Big River-Pro Shop Merchandise	06/27/22	45.00	49126	07/12/22
		6157139382	Big River-Pro Shop Merchandise	06/29/22	173.32	49126	07/12/22
		6157280233	Big River-Pro Shop Merchandise	07/18/22	66.00	49245	07/26/22
Total 3238:					873.89		
3239							
3239	Roberts, Chris	08.24.2022	RV & Marina Camp Host	07/24/22	800.00	49316	07/26/22
Total 3239:					800.00		
3255							
3255	PDTfast.net	2005342	Internet Upgrade	07/11/22	7,059.00	49306	07/26/22
Total 3255:					7,059.00		
3261							
3261	Kleinschmidt Associates	0002022051	Water Diversion Upgrade Design & Permitting	06/07/22	27,816.33	49188	07/12/22
		0020220619	Water Diversion Upgrade Design	07/05/22	25,569.75	49188	07/12/22
Total 3261:					53,386.08		
3280							
3280	Culligan Wtr Cond. of Kennewick	INV121250	Police Water Delivery	06/18/22	69.00	49151	07/12/22
		INV121251	Marina Water Delivery	06/18/22	32.45	49151	07/12/22
Total 3280:					101.45		
3335							
3335	Cutchen Consulting & Communi	SI-3	Consulting	07/01/22	12,224.06	49266	07/26/22
Total 3335:					12,224.06		
3349							
3349	Campos, Salud	07.05.2022	Reimbursment for Landing				

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
			Days	07/05/22	39.01	49136	07/12/22
Total 3349:					39.01		
3373							
3373	Vega, Noemy	07.12.2022	Reimbursement for Saturday Market	07/12/22	15.04	49335	07/26/22
Total 3373:					15.04		
3386							
3386	Arends, Geoffrey	E15-06.30.22	Slip Release	06/30/22	85.00	49130	07/12/22
Total 3386:					85.00		
3387							
3387	Chieuchin, Matthew	CLOTHINGA	Clothing Allowance Reimbursement	06/25/22	175.00	49143	07/12/22
		CLOTHINGA	Clothing Allowance Reimbursement	06/25/22	175.00	49143	07/12/22
Total 3387:					350.00		
3388							
3388	Londo, Ned	BUSINESSLI	Overpayment for Business License	07/06/22	40.00	49193	07/12/22
Total 3388:					40.00		
3389							
3389	Zuniga, Genesis and Lugo	400PINETRE	Refund Utility Balance-400 Pine Tree	07/01/22	23.43	49242	07/12/22
Total 3389:					23.43		
3390							
3390	Ag Expedited Inc	220796-6299	Overpayment Citation 629957	07/01/22	215.00	49127	07/12/22
Total 3390:					215.00		
3391							
3391	Smith, Martina	220888-6306	Overpayment Citation #630641	07/01/22	38.00	49224	07/12/22
		220888-6306	Duplicate Citation Payment #630641	07/01/22	112.00	49224	07/12/22
Total 3391:					150.00		
3392							
3392	Pham, Tony	220723-6296	Overpayment for Citation #629601	07/01/22	215.00	49213	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 3392:					215.00		
3393							
3393	Singh, Kuljit	220764-6302	Overpayment Citation #630243	07/01/22	50.00	49223	07/12/22
Total 3393:					50.00		
3394							
3394	Bond Trucking LLC	22090-63094	.00	07/01/22	215.00	49133	07/12/22
Total 3394:					215.00		
3395							
3395	Zepeda, Kyara	220757-7237	Overpayment Citation #72375	07/01/22	10.00	49241	07/12/22
Total 3395:					10.00		
3396							
3396	Gomez, Manuel Antonio	220640-7224	Overpayment Citation #72241	07/01/22	65.00	49168	07/12/22
Total 3396:					65.00		
3397							
3397	Maz Express LLC	220855-6304	Overpayment Citation #630491	07/01/22	665.00	49194	07/12/22
Total 3397:					665.00		
3398							
3398	CPM Development Corp	221059-6318	Overpayment Citation #631851	07/01/22	3,376.00	49148	07/12/22
Total 3398:					3,376.00		
3399							
3399	Mendez, Mariana	221106	Paid Wrong Court	07/01/22	100.00	49195	07/12/22
Total 3399:					100.00		
3400							
3400	Vincamp, Andrea	211887-7144	Overpayment Citation #71441	07/01/22	10.00	49237	07/12/22
Total 3400:					10.00		
3401							
3401	Nationwide Transportation	OVERPAYM	Overpayment Citation #630552	07/01/22	215.00	49197	07/12/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 3401:					215.00		
3402							
3402	Open Air Cinema LLC	1807	Open Air Speakers	07/06/22	14,595.01	49204	07/12/22
Total 3402:					14,595.01		
3403							
3403	Romero, Luke	07.02.2022	Reimbursement for Saturday Market	07/02/22	205.46	49220	07/12/22
Total 3403:					205.46		
3404							
3404	Trailer Boss	06.30.2022	Trailer Purchase	06/30/22	4,500.00	49231	07/12/22
		06.30.2022	Trailer Purchase	06/30/22	4,500.00	49231	07/12/22
		06.30.2022	Trailer Purchase	06/30/22	4,500.00	49231	07/12/22
		06.30.2022	Trailer Purchase	06/30/22	4,500.00	49231	07/12/22
Total 3404:					18,000.00		
3405							
3405	Hicks, Dean	SLIP-E-13	Slip Release E-13	07/01/22	85.00	49177	07/12/22
Total 3405:					85.00		
3406							
3406	Rose, Bob	160220222-0	Refund	06/20/22	66.86	49221	07/12/22
		160220222-0	Refund	06/20/22	5.34	49221	07/12/22
Total 3406:					72.20		
3407							
3407	Erskine, Cory	154220317-0	Refun-RV Park and Marina	06/21/22	110.00	49164	07/12/22
Total 3407:					110.00		
3408							
3408	Hatton Homes LLC	11MARTIND	Utility Refund 11 Martin Dr.	07/01/22	64.81	49174	07/12/22
Total 3408:					64.81		
3409							
3409	Pepper Preppers LLC	06.17.2022	Partial Vender Fees	06/17/22	25.00	49212	07/12/22
Total 3409:					25.00		
3410							
3410	Herrera, Jamie	06.17.2022	Vender Fee Refund	06/17/22	50.00	49176	07/12/22
Total 3410:					50.00		

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
3412							
3412	Hammermeister, Trever	06.25.22	Reimbursement for Landing Days	06/25/22	21.35	49173	07/12/22
Total 3412:					21.35		
3413							
3413	QuantumShift Communications I	BUSINESSLI	Duplicate Payment for Business License	07/12/22	40.00	49216	07/12/22
Total 3413:					40.00		
3414							
3414	Senske Services	PREPAY486	Prepay for Tree Service	07/13/22	6,741.50	49243	07/13/22
Total 3414:					6,741.50		
3415							
3415	P.E.O. Shisterhood International	LANDINGDA	Landing Days Helpers	07/01/22	150.00	49304	07/26/22
Total 3415:					150.00		
3416							
3416	APS, Inc.	85089	Ink Cartridge	07/09/22	382.00	49248	07/26/22
Total 3416:					382.00		
3417							
3417	mendoza, Marisol	123KIWICT	Utility Refund on account-89231002	07/23/22	110.00	49295	07/26/22
Total 3417:					110.00		
3418							
3418	Perez, Brissa	LANDINGDA	Landing Days	07/01/22	200.00	49308	07/26/22
Total 3418:					200.00		
3419							
3419	Magaly, Brito Marin	2COLUMBIA	Refund on Utility Account 79260017	07/23/22	37.44	49294	07/26/22
Total 3419:					37.44		
3420							
3420	Speedwash, LLC	DRGP-2022	Downtown Revitalization Grant Program	07/23/22	13,626.75	49322	07/26/22
Total 3420:					13,626.75		
3421							
3421	Thompson, Austin	351LINCOLN	Utility Refund 351 Lincoln	07/23/22	39.78	49327	07/26/22

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Total 3421:					39.78		
3422							
3422	Redman, Clyde	SLIPRELEA	Slip Release H1	07/23/22	203.54	49315	07/26/22
Total 3422:					203.54		
3423							
3423	Peterson, Jason	355BOBWHI	Utility Refund on account 93040006	07/23/22	51.84	49309	07/26/22
Total 3423:					51.84		
3424							
3424	Estrada, Steven	757MILLERL	Utility Refund on Account 45757001-757 Miller Loop	07/24/22	132.44	49274	07/26/22
Total 3424:					132.44		
3426							
3426	Piper, Katherine	289DARKCA	Utility Refund-99990601-289 Dark Canyon	07/24/22	500.69	49310	07/26/22
Total 3426:					500.69		
3427							
3427	Walker, Robyn	008807	RV Park Refund	07/12/22	36.10	49339	07/26/22
Total 3427:					36.10		
3428							
3428	Baker, Lois	007091	Canceled Reservation	07/07/22	108.30	49249	07/26/22
Total 3428:					108.30		
3429							
3429	Rawhide	DROPBOX	Dropbox Refund	07/01/22	17.20	49313	07/26/22
Total 3429:					17.20		
3430							
3430	Mitchell, Devon & Johanna	215 TYLER	utility refund on account 99075028-215 Tyler	07/01/22	100.00	49296	07/26/22
Total 3430:					100.00		
3431							
3431	Ross, James and Debra	GDSTOR196	GDSTOR419618563.2	07/28/22	42,500.00	49343	07/29/22
		MOVING EX	Moving Expenses	07/28/22	3,000.00	49343	07/29/22
Total 3431:					45,500.00		

Vendor Number	Name	Invoice Number	Description	Invoice Date	Invoice Amount	Check Number	Check Issue Date
Grand Totals:					1,293,994.63		

Report Criteria:
Detail report type printed

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Project Path Annexation ANX-1-22 - An application to have a portion of a Lind Road, a public street, as well as Tax Lot 2300 of Assessor's Map 5N 28 22, all situated in the City of Umatilla's urban growth boundary, annexed into the city limits.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Community Development	Brandon Seitz	Jacob foutz	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
No	NA

Attachments to Agenda Packet Item:

NEW ANX-1-2022 City of Umatilla Project PATH Annexation staff report.docx

Notice map.pdf

Comment Letter from ODOT.pdf

Summary Statement:
Planning Commission unanimously recommended approval of Annexation ANX-1-22 to City Council. a sample motion to approve is provided below. I move to approve Annexation ANX-1-22 and adopt the staff report as Council's findings.

Consistent with Council Goals:
N/A

City of Umatilla Planning
STAFF REPORT AND RECOMMENDATION
for
ANNEXATION ANX-1-22

DATE OF HEARING: JULY 26, 2022

REPORT PREPARED BY: Carla McLane, Contract Planner

I. GENERAL INFORMATION AND FACTS

Applicant:	City of Umatilla 700 Sixth Street Post Office Box 130 Umatilla, OR 97882
Property Owner:	Umatilla County 216 SE 4th Street Pendleton, OR 97801
Land Use Review:	Annex a public street and a parcel of land totaling approximately 20 acres.
Subject Property Description:	**1.** Public street named Lind Road from the edge of the city limits south to its intersection with Bensel Road. This portion of Lind Road has frontage on Tax Lots 1402, 1500, 1600, and 1700 of Assessor's Map 5N 28 21 that are to the west and Tax Lots 1800, 1900, 2100, and 2300 of Assessor's Map 5N 28 22 that are to the east. **2.** Tax Lot 2300 of Assessor's Map 5N 28E 22.
Existing Zoning:	Umatilla County 1972 Light Industrial (M-1)
Proposed New Zoning:	City of Umatilla Light Industrial (M-1) with Community Service overlay

II. NATURE OF REQUEST/APPLICABLE COMPREHENSIVE PLAN AND ZONING ORDINANCE PROVISIONS/JOINT MANAGEMENT AGREEMENT APPLICABLE

The applicant and owner, the City of Umatilla and Umatilla County respectfully, seek approval to have a portion of a Lind Road, a public street, as well as Tax Lot 2300 of Assessor's Map 5N 28 22, all situated in the City of Umatilla's urban growth boundary, annexed into the city limits.

Approval of this request is subject to Section 10-13-4 of the City of Umatilla Zoning Ordinance which requires a Type IV procedure for review and for a zoning designation to be assigned that most closely corresponds to the Comprehensive Plan designation unless an amendment to the Zoning Map is also proposed.

The Joint Management Agreement (JMA) between the City of Umatilla and Umatilla County is also applicable, particularly section 4. Roads. Lind Road is an identified road within the JMA for eventual jurisdictional transfer from Umatilla County to the City of Umatilla. With this annexation JMA provisions

found at 4.3 Annexation will need to be acted upon within six months of this annexation being completed.

It is City Staff's recommendation that if the annexation is approved, the subject Tax Lot be zoned City Light industrial (M-1) with a Community Services (CS) overlay to meet needs identified through House Bill 3115 passed in 2021 which provides guidance surrounding local law regulating sitting, lying, sleeping, or keeping warm and dry outdoors on public property that is open to the public must be objectively reasonable as to time, place, and manner with regards to persons experiencing homelessness. These objectives are envisioned to be accomplished through Project PATH in the City of Umatilla and west Umatilla County.

III. ANALYSIS

The applicable decision criteria are listed in Chapter 13, Section 4C, as outlined in this report, and the procedures for a Type IV review are contained under Chapter 14, Sections 6(C) and 7 of the City of Umatilla Zoning Ordinance. Generally, unless otherwise noted, if a request is found to be consistent with the Zoning Ordinance it is considered to be consistent with the Comprehensive Plan.

A. City of Umatilla Zoning Ordinance Approval Criteria

All of the following criteria listed under Section 10-13-4C of the Zoning Ordinance must be satisfied and supported with findings and reasons as to how each criterion is met in order for this request to be approved.

1. *The site is within the urban growth boundary for the City.*

Findings: The site is currently in the City of Umatilla urban growth boundary.

Conclusion: The site is currently in the City of Umatilla urban growth boundary.

2. *It is economically and technically feasible to provide services to the area.*

Findings: Based on previous development in the vicinity and along Lind Road infrastructure and public services are near the subject property. There is also a well on the subject property that can provide water.

Conclusion: Infrastructure and public services are near or adjacent to the subject property. The property can be served.

3. *The proposal is consistent with the Comprehensive Plan or substantial changes in conditions have occurred which render the Plan inapplicable to the annexation.*

Findings: For annexation requests, Comprehensive Plan Policy 14.10.103 specifies that the City will annex lands upon request "when it is demonstrated that such annexations are consistent with the Comprehensive Plan policies and within the capabilities of the City's services and facilities." This policy is implemented in the City of Umatilla Zoning Ordinance, as outlined and discussed under Sections III(A)(1) and (2) of this report, which require property proposed to be annexed to be located within the urban growth boundary and for services to be technically and economically feasible to serve the property. As indicated above, these provisions were found to be met or capable of being met.

Conclusion: The zone change amendment which will be heard concurrent with this application for annexation will allow for these criteria to be met. The Comprehensive Plan recognizes property within the urban growth boundary as land intended to be brought into the city limits when requested if services can technically and economically be provided to serve the use of the property. Services to the subject public

street either already exist, or are capable of being provided as necessary, to serve the use of the abutting properties. Planning staff concludes that the proposal complies with all other applicable Comprehensive Plan policies regarding this annexation request. This application will not be approved unless PA-2-22 is approved by The City of Umatilla City Council.

B. City of Umatilla Zoning Ordinance Section 10-13-4(B) – Zoning Designation

When approving an annexation request, Section 10-13-4(B) of the Zoning Ordinance requires the City of Umatilla to assign a zoning designation that most closely corresponds to the Comprehensive Plan designation, unless an amendment to the Zoning Map is proposed.

Findings: As stated before an amendment to the Zoning Map is proposed and it is City Staff's recommendation that, if the annexation is approved, Tax Lot 2300 be zoned City of Umatilla Light industrial (M-1) with a Community Services (CS) overlay to meet needs identified by 2021 House Bill 3115 which provides that local law regulating sitting, lying, sleeping, or keeping warm and dry outdoors on public property that is open to the public must be objectively reasonable as to time, place, and manner with regards to persons experiencing homelessness. These objectives are envisioned to be accomplished through Project PATH in the City of Umatilla and west Umatilla County.

Conclusion: It is the Staff's recommendation that Tax Lot 2300 be assigned City of Umatilla Light industrial (M-1) with a Community Services (CS) overlay. This proposed designation is supportive of Project PATH and allows for the activities and services envisioned as part of the project.

IV. SUMMARY CONCLUSIONS AND STAFF RECOMMENDATION

This request by the applicant and owner, the City of Umatilla and Umatilla County respectfully, to annex a public street named Lind Road from the edge of the City Limits south to the intersection with Bensel Road and Tax Lot 2300 on Assessors map 5N 28 22 into the City of Umatilla city limits appears to meet all the applicable decision criteria for annexation into the city limits.

Therefore, based on the information in Sections I and II of this report, and the above review criteria, findings of fact and conclusions contained in Section III, Staff recommends the Planning Commission recommend **APPROVAL** of this annexation request, ANX-1-22, to the Umatilla City Council to annex the following into the city limits:

> ***Lind Road from the edge of the City Limits south to the intersection with Bensel Road and Tax Lot 2300 of Assessor's Map 5N 28E 22.***

V. EXHIBITS (Attached and included as part of this report).

Exhibit A Area map showing existing city limits and property proposed to be annexed

PROJECT PATH ANNEXATION (ANX-1-22)

*NOTICE GIVEN TO PROPERTY OWNERS WITHIN 100'

Legend

Proposed Annexation Area | Tax Lots 4-5-22 | City Limits | Umatilla UGB

N W E S

Feet
0 250 500 750 1,000

MAP DISCLAIMER: No warranty is made as to the accuracy, reliability or completeness of this data. Map should be used for reference purposes only. Not survey grade or for legal use.
Created by Jacob Foutz, on 7/5/2022

Oregon
Kate Brown, Governor

Department of Transportation
Region 5, District 12
1327 SE 3rd Street
Pendleton, OR 97801

July 19, 2022

VIA EMAIL: Jacob Foutz (jacob@umatilla-city.org)
Jacob Foutz, Senior Planner
City of Umatilla
PO Box 130
Umatilla, OR 97882

Subject: Consolidated process for ANX-1-2022 Annex, PA-2-22 Rezone 18.5 acres of Light Industrial to Community Services (CS) and Conditional Use Permit (CUP) for Project PATH, including Adult Center, Childcare Facility, Drug/Alcohol Treatment, Elderly Housing, Public Building, Private Park/Recreational Facility, Public or Private School, and sleeping facilities.

The Oregon Department of Transportation (ODOT) has received notice of Project PATH which is in the vicinity of US 730 and US 395. ODOT is interested in assuring the proposed zone change is consistent with the identified function, capacity and performance standards. However, the application and accompanying findings does not include or is unclear on the traffic impacts or installation of mitigation for both local and state transportation facilities, including US 730/Lind Road intersection and US 395/Bensel Road intersection.

A Traffic Report is needed, consistent with the City's Findings Report per Section D subsection 3 & 4 (Page 5 of 12). Please note, if the Traffic Report identifies an increase in traffic volumes of 400 Average Daily Traffic (ADT) then a Traffic Impact Analysis (TIA) is also needed. Ensuring the transportation system is managed effectively for all modes in accordance with the City's Transportation System Plan (TSP) are necessary to satisfy the requirements of the ORS 660-012 Transportation Planning Rule (TPR).

ODOT welcomes the opportunity to meet with you regarding future development plans. Thank you for the opportunity to comment.

Rich Lani
District 12 Manager

CJS

cc: Ken Patterson, ODOT Region 5 Area Manager
David Boyd, PE, ODOT Region 5 Access Management Engineer
Teresa Penninger, ODOT Region 5 Planning Manager
Dawn Hert, DLCD (dawn.hert@dlcd.oregon.gov)

Bob Waldher, Umatilla County (robert.waldher@umatillacounty.gov)

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Project Path Rezone PA-2-22-An application to rezone 18.5 acres of land designated County 1972 Light Industrial (M-1) to City Light Industrial (M-1) with a Community Services (CS) overlay. The proposed zoning overlay of Community Services will support the types of services envisioned to be delivered as part of Project PATH which is intended to bring together those services to assist individuals and families facing homelessness with the objective to move them into and through transitional housing to permanent housing.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Community Development	Brandon Seitz	Jacob Foutz	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
No	NA

Attachments to Agenda Packet Item:

NEW PA-2-22 PC Report.docx

Notice map.pdf

project_path_rfp_final_6.3.22.pdf

HB3115.pdf

Comment Letter from ODOT.pdf

Summary Statement:
Planning Commission unanimously recommended approval of Project Path Rezone PA-2-22 to City Council. a sample motion to approve is provided below. I move to approve Rezone PA-2-22 and adopt the staff report as Council's findings.

Consistent with Council Goals:
N/A

UMATILLA PLANNING COMMISSION
REPORT AND RECOMMENDATION
FOR
PLAN AMENDMENT PA-2-22

DATE OF HEARING: JULY 26, 2022

REPORT PREPARED BY: Carla McLane, Contract Planner

I. GENERAL INFORMATION AND FACTS

Applicant: City of Umatilla
700 Sixth Street
Post Office Box 130
Umatilla, OR 97882

Owner: Umatilla County
216 SE 4th Street
Pendleton, OR 97801

Land Use Review: Change the Zoning of the subject property from Umatilla County 1972 Light Industrial (M-1) to City of Umatilla Light Industrial with a Community Service (CS) overlay.

Subject Property: Tax Lot 2300 of Assessor's Map 5N 28E 22

Location of Subject Property: In the northeast quadrant of the intersection of Lind Road and Bensel Road, west of Highway 395 and south of Highway 730.

II. NATURE OF REQUEST AND GENERAL FACTS

The applicant, the City of Umatilla, is requesting approval of a Zone Change that would rezone 18.5 acres of land designated Umatilla County 1972 Light Industrial (M-1) to City of Umatilla Light Industrial (M-1) with a Community Services (CS) overlay. The proposed zoning designation with a Community Services overlay will support the types of services envisioned to be delivered as part of Project PATH which is intended to bring together those services to assist individuals and families facing homelessness with the objective to move them into and through transitional housing to permanent housing. An integral part of Project PATH will be the suite of services that will be available to participants within the Hermiston, Umatilla, Echo, and Stanfield (HUES) area.

III. ANALYSIS

The criteria applicable to this request are shown in underlined text and the responses are shown in standard text. All the following criteria must be satisfied in order for this request to be approved**.**

City of Umatilla Title 10 Zoning Chapter 14 Administrative Provisions Section 10-14-4: APPLICATION provides the following requirements.

A permit application may only be initiated by the record property owner or contract purchaser, the City Council, or the Planning Commission. The City will not accept an application without the signed authorization from all record owners.

Finding: The record owner is Umatilla County, a partner in the development of Project PATH.

Conclusion: This application was initiated by the record owner in cooperation with the City of Umatilla.

A. All permit applications shall be submitted on a form provided by the City, along with all necessary supporting documentation and information sufficient to demonstrate compliance with all applicable approval criteria and standards, and the appropriate fee. The applicant has the burden of demonstrating, with evidence, that all approval criteria and standards are, or can be, met.

Finding: The City of Umatilla is the applicant for this change.

Conclusion: The City of Umatilla is the applicant and will demonstrate in this staff report that the approval criteria and standards are or can be met.

B. A complete application includes all the materials listed in this Section and any specific information requested for a particular permit. The City Administrator may waive the submission of any of the materials if not deemed to be applicable to the specific review sought. Likewise, within thirty (30) days of submission of the application, the City Administrator may require additional information beyond that listed in this subsection, such as a traffic report or other study prepared by an appropriate expert. The applicant is responsible for the completeness and accuracy of the application and all supporting documentation.

Findings: The City of Umatilla is the applicant and will demonstrate compliance with the applicable criteria and standards in this staff report.

Conclusion: This staff report demonstrates compliance with the criteria and standards and any application requirements are deemed complete.

1. A completed City application form that includes:

a. An accurate legal description, tax account number(s), map number, and street location of all properties that are the subject of the application.

b. Name, address, telephone number, and authorized signature(s) of all record property owners or contract owners, and the name, address, and telephone number of the applicant, if different from the property owner(s).

Findings: This information is contained within this staff report or implied by the agreements between the parties developing Project PATH.

Conclusion: This staff report demonstrates compliance with the criteria and standards and any application requirements are deemed complete.

2. A complete list of all City permit approvals sought by the applicant in this application.

Findings: The City of Umatilla is requesting annexation of the subject property and a change in zoning to City of Umatilla Light industrial (M-1) with a Community Services (CS) overlay to support the development of the Project PATH site. Application for the required Conditional Use Permit for the Project PATH site and services is also under review as a Type III review process.

Conclusion: The annexation and change in zoning are being reviewed as Type IV actions with the activities proposed for the site under Project PATH are being reviewed as a Type III review.

3. A complete and detailed narrative describing the proposed development, existing site conditions, public facilities and services, natural features including wetlands and steep slopes, a discussion of the approval criteria and standards for all permits explaining how the criteria and standards are, or can be, met, and any other information indicated by the City at the pre-application conference as being required.

Findings: The City of Umatilla is requesting concurrently an annexation of the subject property and a change in Zoning designation to City of Umatilla Light Industrial (M-1) with a Community Services (CS) overlay. Also requested is Conditional Use Permit approval for the Project PATH uses and activities. Attached to this staff report is the Request for Proposal for Project PATH that best outlines the intent of the project.

Conclusion: The annexation and change in zoning are being reviewed as Type IV actions with the activities proposed for the site under Project PATH are being reviewed as a Type III review.

4. A site plan or plans and a vicinity map, drawn to scale. The site plan shall include at least the following features, along with any other information necessary to understand the proposal:

a. Dimensions of the site and all structures, existing and proposed.
b. Existing conditions, including topography and any other physical features such as vegetation, wetlands, watercourses, slopes, etc.
c. Rights of way abutting the site, whether public or private, and access to the site.
d. Locations and sizes of all public utilities, existing and proposed, on and in the vicinity of the site.
e. Locations, dimensions, and purposes of all recorded easements.
f. Size of areas (in square feet) and percentages of the total site area devoted to structures, parking, landscaping, open space, dedication of right of way, and any other proposed feature.
g. Proposed landscaping plan, including size, species, and location of plants or other elements.
h. Parking plan.
i. Detail of screening and fencing.
j. Exterior lighting, including location, type, height, and areas of illumination.
k. Service areas for trash collection, mail delivery, etc.

Findings: Attached to this staff report is a vicinity map identifying the subject property subject to the annexation, zone change, and Conditional Use Permit approval to allow development of Project Path. A final site plan will be a requirement of the successful candidate chosen to implement Project PATH. Several of the site's improvements will be accomplished by the City of Umatilla once these approvals are in place and a candidate is chosen to implement Project PATH.

Conclusion: Project PATH is the proposed development with this request for a change in zoning. While a site plan is not required for a change in zoning it is acknowledged that not all of the specifics of how Project PATH will be sited are known at this time.

5. The applicant shall provide the City with up to twenty (20) copies of all reports, plans, site plans, and other documents required by this Section. The number of copies will be determined at the pre-application conference. One copy of all plans and maps reduced to eight and one-half inches by eleven inches (8 1/2" x 11") or eleven inches by seventeen inches (11" x 17"), and suitable for reproduction.

Findings: The City of Umatilla will produce the required and requested reports in support of these applications for an annexation, change of zoning, and Conditional Use Permit approval.

Conclusion: The City of Umatilla can comply with this requirement.

6. All required application fees.

Findings: The City of Umatilla waives the application fee.

Conclusion: The City of Umatilla waived the application fee.

City of Umatilla Title 10 Zoning Chapter 13 Other Permits and Actions Section 10-14-4: AMENDMENTS TO THE ZONING TEXT OR MAP provides the following requirements.

A. Type IV Procedure: Amendments to the zoning title text or Official Map are considered a Type IV procedure. A Map change may be legislative or quasi-judicial, depending on the number of properties and area involved. A text change is always a legislative decision.

Findings: This is a single owner application for a change in zoning and can be considered as a quasi-judicial request.

Conclusion: A change in zoning is considered quasi-judicial.

B. Initiation of Application: An application may be initiated by a property owner or authorized agent, the Planning Commission, or the City Council.

Findings: The City of Umatilla (applicant) and Umatilla County (landowner) are seeking these approvals cooperatively.

Conclusion: The City of Umatilla and Umatilla County are seeking these approvals cooperatively.

C. Narrative, Identification Required: An application shall include a narrative that demonstrates compliance with the approval criteria and a site and vicinity map identifying the property and adjacent properties.

Findings: This serves to meet the narrative requirement.

Conclusion: This staff report provides sufficient narrative for review and approval.

D. Approval Criteria: An amendment to this Title or Official Map shall comply with the following criteria:

1. The proposed designation is consistent with and supports the purposes of the portions of the City's Comprehensive Plan not proposed for amendment, or circumstances have changed to justify a change in the Comprehensive Plan.

Findings: No change to the Comprehensive Plan is requested. The request is to apply the City of Umatilla Light industrial Zone(M-1) with a Community Services (CS) overlay to the subject property and to allow development of the Project PATH site. It is important to note that case law from the City of Boise did influence the Oregon Legislature to pass in 2021 House Bill 3115 to address homelessness. Regionally Umatilla County and the four west county cities of Hermiston, Umatilla, Echo, and Stanfield are developing Project PATH to address those same homelessness concerns and issues.

Conclusion: This application is consistent with and supports the City of Umatilla's Comprehensive Plan not proposed for amendment.

2. The proposed change will not affect the land supply for the existing zoning designation as related to projected need for the particular land use.

Findings: The requirement to provide certain accommodations for the homeless as outlined in the 2021 House Bill 3115 the City of Umatilla and its partners are acting in somewhat uncharted territory to achieve compliance. The City of Umatilla Community Services use overlay clearly allows for the types of activities that Project PATH will provide identified as the following in the use zone: adult center, childcare facility, drug and alcohol treatment, elderly housing, public building or use, private park or recreational facility, and public or private school. This type of facility, incorporating a multitude of social services with sleeping facilities, is a new approach and current land supply has not been accounted to address it.

Conclusion: The City of Umatilla is seeking to balance the requirement for Project PATH with other uses that could be envisioned on the subject property, most likely industrial in nature.

3. The proposed designation will not negatively impact existing or planned public facilities and services.

Findings: The proposed designation of City of Umatilla Light Industrial (M-1) with a Community Service (CS) overlay will not impact planned public facilities and services in a negative way. The existing zoning on the property is Umatilla County 1972 Light Industrial (M-1). The Change to City of Umatilla Light Industrial(M-1) is minimal. The proposed Community Service Use is an allowed use in all City of Umatilla Zones. The subject property is within 500 feet of other residential uses in the area.

Conclusion: Public facilities and services will not be negatively be impacted by the proposed zone change and use.

4. The site is suitable for the proposed use, considering the topography, adjacent streets, access, size of the site, availability of public facilities, and any other pertinent physical features.

Findings: The site is mostly flat with frontage along Lind and Bensel Roads providing access. Public facilities are or can be available and have the capacity to serve the types of uses envisioned as part of Project PATH.

Conclusion: The site is suitable for development of Project PATH based on topography, access, size of the site, and availability of public facilities.

5. Other sites in the City or the vicinity are unsuitable for the proposed use. In other words, ownership and desire to develop a particular use in themselves provide insufficient rationale for changing a zoning designation that does not support the interests of the City as a whole.

Findings: Based on community comment for previous homelessness projects this site is deemed appropriate for Project PATH. It is accessible but not immediately adjacent to residential development. It is located between the cities of Umatilla and Hermiston, the two largest communities in west Umatilla County with homelessness issues and concerns.

Conclusion: This site is deemed appropriate for the change in zoning as it best suits the needs of Project

PATH.

The City of Umatilla Rezone Application poses the following additional questions when a rezone is requested.

Explain why this particular parcel(s) of property should be rezoned as opposed to utilizing existing zoned property for proposed use.

Findings: Areas in the City of Umatilla currently overlaid with Community Service are limited, currently are in use, identified for future use as a school or park, or are unavailable based on influences outside of city control (Old Town Site).

Conclusion: The above response is sufficient for the purposes of the question.

What is the land use plan designation for this property on the Comprehensive Plan map?

Findings: Industrial Plan.

Conclusion: Industrial Plan.

If there is a conflict between the plan map and the desired zone, how can a change be justified?

Findings: The site will be zoned City of Umatilla Light industrial, and have a Community Service overlay.

Conclusion: The site can be zoned City of Umatilla Light industrial (M-1) with the Community Service overlay with the Industrial Plan designation.

What policies or facts in the Comprehensive Plan and/or Zoning Code relate to use of the property after the zone is changed?

Findings: The Development Code, specifically Title 10 Zoning, would have several factors that would relate to the use of the subject property after the request for a zone change has been approved. The Community Services overlay requires that the proposed uses be reviewed and approved through a Type III review process as Conditional Uses. Other provisions of the Zoning Ordinance would be applicable including Chapter 9 Off-Street Parking and Loading, Chapter 11 Supplementary Provisions and Chapter 13 Other Permits and Actions. All these provisions would be applied under the requirements of Chapter 14 Administrative Provisions.

Conclusion: Multiple provisions within the City of Umatilla Zoning Ordinance would be applicable.

Explain how the surrounding property is zoned.

Findings: The properties to the west, north, and east are within the City of Umatilla urban growth boundary and are planned for future residential, industrial, and commercial purposes. Land to the south is in Umatilla County and are zoned for various industrial uses.

Conclusion: The surrounding uses, predominantly industrial and commercial in nature, would be compatible with Project PATH.

Explain how this same property is used at present.

Findings: The subject property is bare with mining activity apparent.

Conclusion: The above response is sufficient for the purposes of the question.

If the zone of your property is changed, explain how any permitted use of that district will be compatible with the surrounding property.

Findings: The surrounding properties consist of bare land, mining activities, and other light industrial or recreational activities. The application of the Community Services use overlay would not be incompatible with those uses and neither would the development of the Project PATH facility.

Conclusion: Community Services Overlay and Project PATH would be compatible with the surrounding commercial, mining, and light industrial activities.

Have any changes taken place which would make the zone change appropriate now rather than at an earlier date? You may consider such things as development of surrounding properties or similarly zoned property, new streets, sewer or water lines, and so forth. Please explain more fully.

Findings: The primary change that has occurred in the past couple of years is the increase in homelessness in the region and the passage in 2021 of House Bill 3115 requiring local communities to take a more proactive approach to dealing with homelessness issues.

Conclusion: Homelessness and the passage of House Bill 3115 in 2021 are primary drivers to this request for change in zoning and to site Project PATH.

Additional Information to be Furnished by Applicant:

Evidence that applicant is owner or purchaser of the property or has written permission from the owner to file the application.

Findings: The applicant and owner are partnering to develop Project PATH as well as the associated site and facilities.

Conclusion: The above response is sufficient.

Two copies of plans and specifications, drawn to scale, showing the actual shape and dimensions of the lot to be built upon; the sizes and locations on the lot of existing and proposed structures; the intended use of each structure, the number of families, if any, to be accommodated thereon; the relationship of the property to the surrounding area, the location of any existing highways, streets, easements and public utilities.

Findings: This staff report with attachments address the proposed use(s) of the subject property.

Conclusion: This staff report with attachments address the proposed use(s) of the subject property.

Portions of Oregon Revised Statute 227.175 concerned with applications to local governments for a permit or zone change are applicable. Much of ORS 227. 175 has already been incorporated into the City of Umatilla Zoning Ordinance and is implemented through a variety of measures including notice provisions and hearing procedures.

227.175 Application for permit or zone change; fees; consolidated procedure; hearing; approval criteria; decision without hearing.
(1) When required or authorized by a city, an owner of land may apply in writing to the hearings officer, or such other person as the city council designates, for a permit or zone change, upon such forms and in such a manner as the city council prescribes. The governing body shall establish fees charged for processing permits at an amount no more than the actual or average cost of providing that service.

Findings: The City is pursuing annexation of the subject property, a change in zoning to City of Umatilla Light Industrial (M-1) with a Community Services(CS) overlay, and approval of the anticipated activities through the required Type III decision process in support of the Project PATH program to address homelessness in the City of Umatilla and the west end of Umatilla County.

Conclusion: The correct forms and fees have been waived as the applicant is the City of Umatilla.

(2) The governing body of the city shall establish a consolidated procedure by which an applicant may apply at one time for all permits or zone changes needed for a development project. The consolidated procedure shall be subject to the time limitations set out in ORS 227.178. The consolidated procedure shall be available for use at the option of the applicant no later than the time of the first periodic review of the comprehensive plan and land use regulations.

Findings: The City of Umatilla is using this opportunity to apply for an annexation, change in zoning, and the Type III Conditional Use Permit in a consolidated process.

Conclusion: The process utilized is consolidated with multiple requests moving forward concurrently.

(3) Except as provided in subsection (10) of this section, the hearings officer shall hold at least one public hearing on the application.

Findings: The annexation and zone change requests will be heard by the Planning Commission and the City Council as they are legislative in nature. The Type III review process for the Project PATH activities is a quasi-judicial action requiring a single hearing before the Planning Commission.

Conclusion: The City of Umatilla Planning Commission will hold a hearing on the annexation and plan amendment requests on July 26, 2022, with the City of Umatilla City Council hearing the annexation and zone change on August 2, 2022. The Conditional Use will be processed separately once a more detail site plan is available.

(4)

(a) A city may not approve an application unless the proposed development of land would be in compliance with the comprehensive plan for the city and other applicable land use regulation or ordinance provisions. The approval may include such conditions as are authorized by ORS 227.215 or any city legislation.

(b)

(A) A city may not deny an application for a housing development located within the urban growth boundary if the development complies with clear and objective standards, including clear and objective design standards contained in the city comprehensive plan or land use regulations.

(B) This paragraph does not apply to:

(i) Applications or permits for residential development in areas described in ORS 197.307 (5); or

(ii) Applications or permits reviewed under an alternative approval process

adopted under ORS 197.307 (6).

(c) A city may not condition an application for a housing development on a reduction in density if:

(A) The density applied for is at or below the authorized density level under the local land use regulations; and

(B) At least 75 percent of the floor area applied for is reserved for housing.

(d) A city may not condition an application for a housing development on a reduction in height if:

(A) The height applied for is at or below the authorized height level under the local land use regulations;

(B) At least 75 percent of the floor area applied for is reserved for housing; and

(C) Reducing the height has the effect of reducing the authorized density level under local land use regulations.

(e) Notwithstanding paragraphs (c) and (d) of this subsection, a city may condition an application for a housing development on a reduction in density or height only if the reduction is necessary to resolve a health, safety or habitability issue or to comply with a protective measure adopted pursuant to a statewide land use planning goal. Notwithstanding ORS 197.350, the city must adopt findings supported by substantial evidence demonstrating the necessity of the reduction.

(f) As used in this subsection:

(A) "Authorized density level" means the maximum number of lots or dwelling units or the maximum floor area ratio that is permitted under local land use regulations.

(B) "Authorized height level" means the maximum height of a structure that is permitted under local land use regulations.

(C) "Habitability" means being in compliance with the applicable provisions of the state building code under ORS chapter 455 and the rules adopted thereunder.

Findings: There are no housing developments proposed as part of this request. Project PATH does work to address the issues that create and perpetuate homelessness by providing a suite of services to assist individuals and families work to move through temporary housing to permanent housing. The City of Umatilla Comprehensive Plan does not specifically address an activity or program like Project PATH however housing policy 10.9.101 states, "A variety of housing types will be encouraged, including single-family attached housing, duplexes, multi-family housing and townhomes, as well as less traditional forms of housing." Project PATH is clearly a less traditional form of housing. Housing policy 10.9.102 states, "The City will emphasize affordable housing needs, given that meeting the needs of the low- and moderate-income households often requires public intervention or subsidy." Project PATH is supported not only by the City of Umatilla but also Umatilla County and the cities of Hermiston, Echo, and Stanfield working cooperatively to address homelessness in the west end of Umatilla County.

Conclusion: The Comprehensive Plan can be found to support this change in zoning to allow development of Project PATH.

(5) Hearings under this section may be held only after notice to the applicant and other interested persons and shall otherwise be conducted in conformance with the provisions of ORS 197.763.

Findings: The City of Umatilla will accomplish notice meeting the needs of Statewide Planning Goal 1 Citizen Involvement.

Conclusion: The City of Umatilla has sent notice to the required recipients in conformance with the provisions ORS 197.763.

(6) Notice of a public hearing on a zone use application shall be provided to the owner of an airport,

defined by the Oregon Department of Aviation as a "public use airport" if:

(a) The name and address of the airport owner has been provided by the Oregon Department of Aviation to the city planning authority; and

(b) The property subject to the zone use hearing is:

(A) Within 5,000 feet of the side or end of a runway of an airport determined by the Oregon Department of Aviation to be a "visual airport"; or

(B) Within 10,000 feet of the side or end of the runway of an airport determined by the Oregon Department of Aviation to be an "instrument airport."

Findings: No airports are within 10,000 feet of the proposed annexation and zone change. To the east the Hermiston Airport and to the west the Boardman Airport are both several miles away.

Conclusion: There are no airports within 10,000 feet of the subject property.

(7) Notwithstanding the provisions of subsection (6) of this section, notice of a zone use hearing need only be provided as set forth in subsection (6) of this section if the permit or zone change would only allow a structure less than 35 feet in height and the property is located outside of the runway "approach surface" as defined by the Oregon Department of Aviation.

Findings: This is not applicable.

Conclusion: The above criterion is not applicable.

(8) If an application would change the zone of property that includes all or part of a mobile home or manufactured dwelling park as defined in ORS 446.003, the governing body shall give written notice by first class mail to each existing mailing address for tenants of the mobile home or manufactured dwelling park at least 20 days but not more than 40 days before the date of the first hearing on the application. The governing body may require an applicant for such a zone change to pay the costs of such notice.

Findings: No mobile homes or manufactured dwelling park is located on the subject property.

Conclusion: The above criterion is not applicable.

(9) The failure of a tenant or an airport owner to receive a notice which was mailed shall not invalidate any zone change.

Findings: No tenants are on the property and no airports are adjacent to the subject property.

Conclusion: The above criterion is not applicable.

(10)

(a)

(A) The hearings officer or such other person as the governing body designates may approve or deny an application for a permit without a hearing if the hearings officer or other designated person gives notice of the decision and provides an opportunity for any person who is adversely affected or aggrieved, or who is entitled to notice under paragraph (c) of this subsection, to file an appeal.

(B) Written notice of the decision shall be mailed to those persons described in paragraph (c) of this subsection.

(C) Notice under this subsection shall comply with ORS 197.763 (3)(a), (c), (g) and (h) and shall describe the nature of the decision. In addition, the notice shall state that any

person who is adversely affected or aggrieved or who is entitled to written notice under paragraph (c) of this subsection may appeal the decision by filing a written appeal in the manner and within the time period provided in the city's land use regulations. A city may not establish an appeal period that is less than 12 days from the date the written notice of decision required by this subsection was mailed. The notice shall state that the decision will not become final until the period for filing a local appeal has expired. The notice also shall state that a person who is mailed written notice of the decision cannot appeal the decision directly to the Land Use Board of Appeals under ORS 197.830.

(D) An appeal from a hearings officer's decision made without hearing under this subsection shall be to the planning commission or governing body of the city. An appeal from such other person as the governing body designates shall be to a hearings officer, the planning commission or the governing body. In either case, the appeal shall be to a de novo hearing.

(E) The de novo hearing required by subparagraph (D) of this paragraph shall be the initial evidentiary hearing required under ORS 197.763 as the basis for an appeal to the Land Use Board of Appeals. At the de novo hearing:

(i) The applicant and other parties shall have the same opportunity to present testimony, arguments and evidence as they would have had in a hearing under subsection (3) of this section before the decision;

(ii) The presentation of testimony, arguments and evidence shall not be limited to issues raised in a notice of appeal; and

(iii) The decision maker shall consider all relevant testimony, arguments and evidence that are accepted at the hearing.

(b) If a local government provides only a notice of the opportunity to request a hearing, the local government may charge a fee for the initial hearing. The maximum fee for an initial hearing shall be the cost to the local government of preparing for and conducting the appeal, or $250, whichever is less. If an appellant prevails at the hearing or upon subsequent appeal, the fee for the initial hearing shall be refunded. The fee allowed in this paragraph shall not apply to appeals made by neighborhood or community organizations recognized by the governing body and whose boundaries include the site.

(c)

(A) Notice of a decision under paragraph (a) of this subsection shall be provided to the applicant and to the owners of record of property on the most recent property tax assessment roll where such property is located:

(i) Within 100 feet of the property that is the subject of the notice when the subject property is wholly or in part within an urban growth boundary;

(ii) Within 250 feet of the property that is the subject of the notice when the subject property is outside an urban growth boundary and not within a farm or forest zone; or

(iii) Within 750 feet of the property that is the subject of the notice when the subject property is within a farm or forest zone.

(B) Notice shall also be provided to any neighborhood or community organization recognized by the governing body and whose boundaries include the site.

(C) At the discretion of the applicant, the local government also shall provide notice to the Department of Land Conservation and Development.

Findings: The annexation and zone change requests will be heard by the Planning Commission and the City Council as they are legislative in nature. The Type III review process for the Project PATH activities is a quasi-judicial action requiring a single hearing before the Planning Commission.

Conclusion: The City of Umatilla Planning Commission will hold a hearing on the annexation and plan

amendment requests on July 26, 2022, with the City of Umatilla City Council hearing the annexation and zone change on August 2, 2022. The Conditional Use will be processed separately once a more detail site plan is available.

(11) A decision described in ORS 227.160 (2)(b) shall:

(a) Be entered in a registry available to the public setting forth:

(A) The street address or other easily understood geographic reference to the subject property;

(B) The date of the decision; and

(C) A description of the decision made.

(b) Be subject to the jurisdiction of the Land Use Board of Appeals in the same manner as a limited land use decision.

(c) Be subject to the appeal period described in ORS 197.830 (5)(b).

Findings: City staff is aware of these requirements and will provide notice as required by Oregon law and provisions of the City of Umatilla Zoning Ordinance.

Conclusion: Notice has been sent as required by Oregon law and provisions of the City of Umatilla Zoning Ordinance.

(12) At the option of the applicant, the local government shall provide notice of the decision described in ORS 227.160 (2)(b) in the manner required by ORS 197.763 (2), in which case an appeal to the board shall be filed within 21 days of the decision. The notice shall include an explanation of appeal rights.

Findings: The applicant is the City of Umatilla.

Conclusion: The applicant is the City of Umatilla.

(13) Notwithstanding other requirements of this section, limited land use decisions shall be subject to the requirements set forth in ORS 197.195 and 197.828.

Findings: This is a legislative decision, subject to those requirements in both Oregon law and the City of Umatilla Zoning Ordinance.

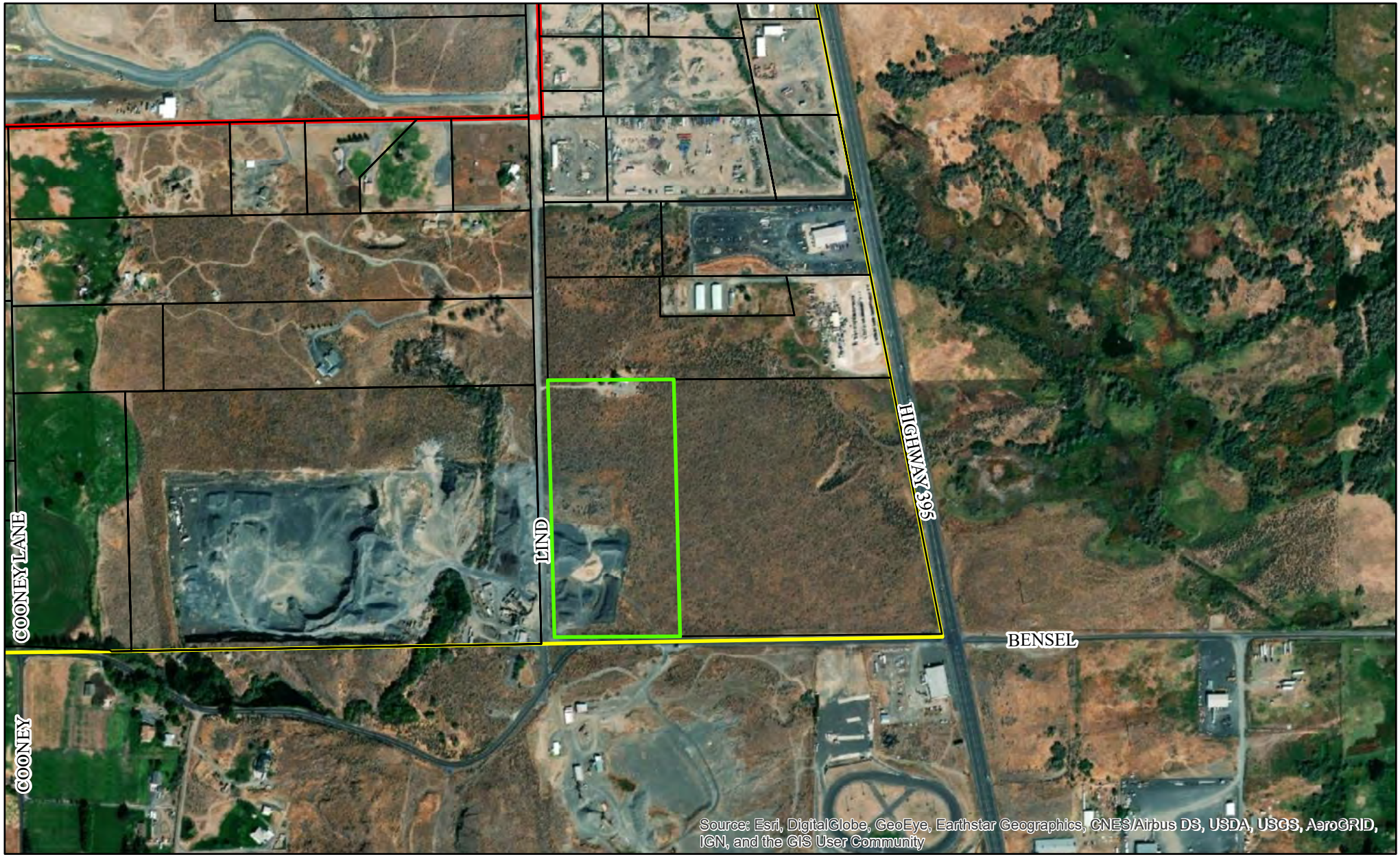
Conclusion: This is a legislative decision.

IV. SUMMARY AND RECOMMENDATION

The City of Umatilla is seeking approval to annex the subject property along with a portion of Lind Road as well as a change in zoning to City of Umatilla Light industrial with a Community Services overlay to allow development of Project PATH, a program and facility designed to move individuals and families from homelessness to permanent housing. Also being requested as part of this consolidated process is a Type III decision to allow various activities as envisioned in the attached Project PATH RFP. Evidence has been provided in the form of the Project PATH RFP to support these associated requests. There is a clear need for the types of services envisioned at Project PATH in the City of Umatilla and the west end of Umatilla County. The request meets all the applicable criteria and standards for this type of request. Therefore, based on the information in Sections I and II of this report, and the above criteria, findings of fact and conclusions addressed in Section III, the staff recommends approval of Plan Amendment (PA-2-22).

VI. EXHIBITS

Exhibit A – Notice Map
Exhibit B – Project PATH Request for Proposal
Exhibit C – 2021 House Bill 3115



PROJECT PATH REZONE (PA-2-22) *NOTICE GIVEN TO PROPERTY OWNERS WITHIN 100'

Current Zoning: Umatilla County Light Industrial (72)

Proposed Zoning: City of Umatilla Community Service

Legend

Proposed Zone Change | Tax Lots 4-5-22 | City Limits | Umatilla UGB

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Feet
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MAP DISCLAIMER: No warranty is made as to the accuracy, reliability or completeness of this data. Map should be used for reference purposes only. Not survey grade or for legal use.
Created by Jacob Foutz, on 7/5/2022

City of Umatilla
700 Sixth Street
Post Office Box 130
Umatilla, OR 97882

REQUEST FOR PROPOSALS
Project PATH – Practical Assistance through Transitional Housing

Issuing office, point of contact, and location where copies of this Request for Proposals (RFP) may be obtained:

Dave Stockdale, City Manager
City of Umatilla
700 Sixth Street
Umatilla, OR 97882
(541) 922-3226
david@umatilla-city.org

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PART I – DESCRIPTION OF PROJECT

The City of Umatilla is engaging this Request for Proposals (RFP) to obtain submittals from qualified organizations to develop and implement Project PATH, a program designed to provide Practical Assistance through Transitional Housing (PATH). The intent of this program is to bring together various services to assist individuals and families facing homelessness with the objective to move them into and through transitional housing to permanent housing. An integral part of Project PATH will be the suite of services that will be available to participants within the Hermiston, Umatilla, Echo, and Stanfield (HUES) area. A major component of Project PATH will include a facility on property owned by Umatilla County within the City of Umatilla to create a safe space for overnight or longer stays with support services available onsite. The chosen organization will be the designated entity responsible for planning and delivering services for transitional housing and related support services to move an individual from homelessness to permanent housing. The selected contractor will be responsible for management of the Project PATH facility that includes a general building with offices, indoor common area(s), showers, and meal facilities; initially a minimum of 12 sleeping huts that can accommodate one to two people; and outdoor common areas in a secured fenced area. One entity is being sought to coordinate all services.

Project PATH is funded primarily through the Oregon Department of Administrative Services with funds from House Bill 4123 (2022) and the City of Umatilla expects to subcontract with the selected provider for these services. The revenues allocated for these services shall be granted contingent on the availability of funds. The programs funded are contingent on an approved budget by the Oregon State Legislature and a fully executed Intergovernmental Agreement between the Oregon Department of Administrative Services and Umatilla County for the period ending June 30, 2024. Future funding is anticipated to come from a variety of sources including funding from the Contractor, funds obtained through various granting opportunities, general fund sources of the partner agencies, and other funding sources identified to support the variety of services that will be offered. All provider agreements shall be reviewed annually based on fund availability, continued need for the service, priority needs as established by the City of Umatilla, performance and evaluation reviews, and contract compliance.

The purpose of this RFP is to identify a contractor to provide a continuum of services to support entry into transitional housing and assist residents using various onsite and community services to move into permanent housing. These types of services shall include the following:

- Provide 24 hour, 7-day a week, onsite staffing to support the project building that includes offices, residents' showers, a food pantry, and the community kitchen. This includes managing the initial minimum of 12 housing units that will sleep at least one with some units able to sleep two residents.
- Educational Services including, but not limited to, coordination with residents to receive their high school diploma or GED, counseling services to connect residents with local or other traditional educational service providers (BMCC,

EOU, and others), and connecting residents with employer education services (such as CDL training, unemployment counselors, or workforce partnerships).
- Basic level medical, dental, and vision services.
- Transportation to work, educational programs, or other support services associated with Project PATH or deemed necessary for the resident's transition. Assistance is already identified through KAYAK and Umatilla Cab.
- Provision of, or connection to, services for persons with behavioral health conditions and/or substance use disorders.
- Care coordination and/or case management to support access to other needed services that may include education, training, and onsite or offsite work.

Project PATH will also provide Sleep Center Services for identified homeless individuals in addition to the residents on the Transitional Housing path. A primary purpose of this program offering is to replace the Hermiston Warming Station through use of a dedicated area for these temporary facility users. They will have physically separate sleeping quarters but will have access to some or most of the common or community areas (food pantry and showers as examples). This area of the facility is intended to be used as day-to-day or perhaps week-to-week when appropriate based on identified and agreed upon conditions. Users of these services will need to comply with the entire facilities operational rules but will also have a subset of rules especially for them. This will also be the section of the facility used by law enforcement to house individuals who may be illegally camping in right-of-way, along designated trails, or in parks.

The proponents of Project PATH are seeking a qualified Contractor that can demonstrate success or bring partners to the table that have proven experience in moving clients from crises situations to stability in homelessness or other situations that are similar. It is anticipated and expected that the selected Contractor will have experience and success in partnerships and collaborative situations with other service providers to achieve multiple outcomes in moving clients through program offerings with a demonstration of success. This history of proven success should allow a proposer to bring financial or other resources, either in cash or in-kind commitments, as a committed partner in delivering the Project PATH services.

It is anticipated that in year three of operations programmatic offerings would expand to include additional sleeping units, Veteran's services, assistance to family units, and basic childcare.

The City of Umatilla will require the provider to submit a quarterly report to the City Council and present at least annually a report before the City Council. The required content for the quarterly report will be developed by the City of Umatilla through consultation with the provider. A City of Umatilla representative will be allowed to attend, for informational purposes, regular meetings of provider's governing board.

Any public or private agency, organization or individual with service providers who hold all licenses, certificates, authorizations, and other approvals required by law to deliver services is eligible to submit a proposal. All entities submitting Proposals are

referred to as Proposers in this RFP; after execution of the Contract, the awarded Proposer will be designated as Contractor or Provider.

1. General Information

To be considered an eligible response the proposal must be submitted by mail, courier, or email no later than 4:00 p.m., on July 7, 2022, to the Umatilla City Hall, 700 Sixth Street, Umatilla, OR 97882 or to david@umatilla-city.org. The submittal shall identify the contents as "Proposal for Project PATH" either on the envelope or in the subject line of the email.

All proposals received will be evaluated by a committee made up of representatives from Umatilla County and the Cities of Umatilla, Hermiston, Echo, and Stanfield. The evaluation committee will make a recommendation as to which firm should be selected. After receipt of the selection committee's recommendation, the City of Umatilla will make its final decision.

2. Schedule of Activities

RFP Released	June 3, 2022	
Bidder's Conference (Optional) (In person and Zoom)	June 15, 2022	11 am PDT
Deadline for Submission of Questions or Written Comments on or Protesting Specification Believed to Limit Competition	June 20, 2022	5 pm PDT
Deadline for proposal submission	July 7, 2022	4 pm PDT
Notification of Review E-mailed	July 14, 2022	
Deadline for Submission of Written Protests of Recommendations	July 21, 2022	5 pm PDT
Award of Contract	August 2, 2022	7 pm PDT
Anticipated Start of Services	August 8, 2022	

It is anticipated that an optional On-Site Presentation may be requested of the top organizations to be done in-person with the Selection Committee to gain a better understanding of the qualifications. This is anticipated to occur the week of July 8 through 13.

Proposals received after the date and hour specified above will not be accepted under any circumstances and will be returned to the Proposer unopened. Proposals must be submitted by mail, courier, email, or in person. Proposals submitted by facsimile transmission will not be accepted.

3. Incurred Costs

The City of Umatilla will not be responsible for any cost incurred by prospective firms in preparing or submitting their proposals.

4. Evaluation Criteria

Awarding of a contract will be based upon a qualifications-based selection procedure. The following evaluation criteria will be used to evaluate proposals:

Evaluation Criteria	Possible Points
All required components are present in the proposal	Pass/Fail
Service Delivery Components	
Qualifications of the Proposer relative to the requirements outlined in the RFP and examples of relevant experience with delivering required services	25
Approach to delivering required services	20
Plan for delivering services that offer quality and value to the service area	15
Approach to delivery of services beyond the required services and the transition for the services to be added in Year 3	20
Demonstration of Ability	
Proposal to provide innovative and/or value-added services	10
Demonstrate recent experience providing these specific services	15
Ability to begin service delivery upon projected start date	10
Costs and Resources	
Evidence of financial and administrative stability	10
Evidence of experience in and ability to obtain additional financial resources or in-kind services to Project PATH	10
Bring significant financial resources, cash or in-kind, as a committed partner	25
Willingness to negotiate contract terms	15
Cost of Service Delivery	15
Partnerships	
Demonstrates a commitment to collaborate, or partner, with other service providers	10
Total Points	**200**

5. Instructions to Proposers

A. **General.** Respondents must submit a complete and concise response to this RFP. Proposals must include a statement as to the period the proposal remains valid. All proposals received in response to this RFP will be retained by the City of Umatilla. Proposals should provide complete details concerning the Proposer's ability to meet the requirements of this RFP. The City of Umatilla reserves the right to waive informalities and minor irregularities in proposals, to reject all proposals, and to select the most responsive proposal that best meets the needs of the citizens of the City of Umatilla and the west end of Umatilla County.

B. **Proposals**. All proposals shall be typed and comply in every manner with the requirements of this solicitation. Each proposal must be signed in ink. If the proposal is made by a firm or partnership, the name and address of the firm or partnership shall be shown, together with the names and addresses of the members. If the proposal is made by a corporation, it must be signed in the name

of such corporation by a person that is authorized to bind the Proposer and who shall also affix the corporate seal of such corporation. Proposals must contain the name, title, address, email, and telephone number of an individual or individuals with authority to bind the Proposer(s) during the period of validity of the proposal. Advertising brochures and generic specifications that are included with a proposal will not be an alternative to specific response to the RFP requirements.

C. **Withdrawal of Proposals**. Proposals may be withdrawn, by written or telegraphic request received from the Proposer, prior to the time fixed for opening. Negligence on the part of the Proposer in preparing the proposal confers no right for the withdrawal of the proposal after it has been opened. The proposal will be irrevocable until such time as City of Umatilla:

i. Specifically rejects the proposal or
ii. Awards a contract and said contract is properly executed.

Proposals must be valid for at least one-hundred-twenty (120) days. The Proposer agrees to furnish the services as specified to the City of Umatilla at the prices and with the warranties/guarantees represented for that period.

D. **Modifications**. Any Proposer may modify their proposal by sealed written registered communication at any time prior to the scheduled closing time for receipt of proposals, provided such communication is received prior to the closing time.

E. **Acceptance or Rejection of Proposals**. The City of Umatilla will accept the proposal which, in its estimation, will best serve the interests of the City of Umatilla and the west end of Umatilla County, and reserves the right to award a contract that shall be best for the public good. The City of Umatilla reserves the right to accept or reject any or all proposals received as the result of this RFP, to negotiate with all qualified sources, and/or cancel all or part of this RFP at any time. Until such time as a contract is executed with the successful bidder, the City of Umatilla may cancel all or any part of this RFP. This RFP does not commit the City of Umatilla to pay any costs incurred in the preparation and submission of proposals. Without limiting the generality of the foregoing, any proposal which is late, incomplete, obscure, or irregular may be rejected; any proposal having erasures or corrections in the proposal may be rejected; any proposal accompanied with an insufficient or irregular proposal guarantee may be rejected. Any evidence of collusion between Proposers may constitute a cause for rejection of any proposals so affected.

F. **Interpretations.** No oral interpretations shall be made to any Proposer as to the meaning of any of the proposal documents. Every request for an interpretation shall be made in writing and addressed to the City Manager. All such interpretations and addenda will be sent to all prospective Proposers. Failure of any Proposer to receive any such addendum or interpretation shall not relieve

such Proposer from any obligation under its proposal as submitted. All addenda so issued shall become as much a part of this request for proposal document as if bound herein.

G. **Nondiscrimination**. The successful Proposer agrees that in performing the work called for by this proposal and in securing and supplying materials, Proposer will not discriminate against any person on the basis of race, color, religion, creed, political ideas, sex, age, marital status, physical or mental handicap, national origin, or ancestry unless the reasonable demands of employment are such that they cannot be met by a person with a particular physical or mental handicap.

H. **Failure to Submit Offer**. If no offer is to be submitted, do not return the RFP. Failure of the recipient to offer, or to notify the issuing office that future solicitations are desired, will not result in removal of the name of such recipient from the mailing list for the type of services covered by this solicitation.

I. **Preparation of Proposals**. Proposers are expected to examine the specifications, schedule, and all instructions.

The selected proposal shall be incorporated by reference, with modification as agreed to by the City of Umatilla, into the final contract and shall be binding upon the successful bidder.

Proposers further agree to the following:

i. To examine all specifications and conditions thoroughly.
ii. To comply with all Federal, State, County, and City laws, ordinances, and rules.
iii. To the extent allowed by law, to accept any claims, liens, and demands, and to indemnify and hold harmless the City of Umatilla.

6. Protests

Any protests under this RFP shall follow the protest procedures set forth in OAR Chapter 137 Division 46 or Division 47 as appropriate.

7. Oregon Public Contracts

All contracts with the City of Umatilla are governed by Oregon public contract and purchasing law as specified in Oregon Revised Statutes Chapter 279 and its related Chapters.

PART II - PROGRAM INFORMATION

8. Scope of Work/Services

This section outlines the role of the Contractor, the City of Umatilla, and other stakeholders in delivering on the City of Umatilla and its partners goals for the contracted Project PATH services and outlines the various activities and services the Contractor is expected to provide.

Project PATH seeks to address emerging law and case law while supporting the homeless community from homelessness through transitional housing to permanent housing. In 2021 the Oregon Legislature passed House Bill 3115 which provides that local law regulating sitting, lying, sleeping, or keeping warm and dry outdoors on public property that is open to the public must be objectively reasonable as to time, place and manner with regards to persons experiencing homelessness. This is envisioned to be accomplished at the Project PATH facility within the City of Umatilla and serve west Umatilla County. Services will include those listed earlier in this RFP and can include other services if proposed.

9. Contractor Description/Objectives

The City of Umatilla is seeking a Contractor who is innovative and capable of ensuring high quality services and who can demonstrate the ability to meet specific requirements necessary for compliance with delivery of required services. A single entity is sought that can provide all the requested services.

Minimum Requirements:

The following are requirements for the Contractor. The respondent must demonstrate current ability to meet these requirements. If an awarded Contractor cannot meet these requirements, the City of Umatilla has the right to award a new Contractor:

1. The Contractor shall demonstrate existing relationships with providers in the service area to meet the program objectives of Project PATH.
2. The Contractor shall demonstrate the ability to establish a set of organizational policies and facility code of conduct that will advance the success of both staff and residents at Project PATH.
3. The Contractor shall demonstrate the ability to provide basic level medical, dental, and vision services to the recipients of services through Project PATH. This would include the delivery of emergency services, including CPR/First Aid at the Project PATH facility.
4. The Contractor shall demonstrate the ability to coordinate educational services for resident success.
5. The Contractor shall demonstrate the ability to operate required Sleep Center Services.
6. The Contractor shall demonstrate the ability to provide services in a safe and

secure environment that would limit police intervention at the Project PATH facility.
7. The Contractor shall demonstrate the ability to maintain a facility that is free of drug and alcohol.
8. The Contractor shall demonstrate the ability to coordinate with and facilitate Project PATH participants obtaining Crisis Stabilization and Substance Use services as needed.
9. The Contractor shall identify a Program Director.
10. The Contractor can identify other service offerings.

10. Optional Services/Activities

In addition to the required services, Respondents may recognize community needs that can be met by providing additional value-added services to be identified within the Proposal.

11. Program Performance Requirements

The expenditure of Project PATH funds must result in delivery of services to individuals seeking to move from homelessness through transitional housing to permanent housing.

Program performance and client service outcomes will be monitored. All programs will be required to maintain service standards set by the City of Umatilla with input from stakeholders and partners. If the program's service performance falls below that standard for a three-month period, a corrective action plan will be instituted. If the performance standard does not improve to meet the identified standard within three months following institution of the corrective action plan, the number of individuals and funding may be reduced and/or terminated.

Contract reporting requirements include program reporting requirements, an agency annual audit, quarterly management reports consisting of board of director's meeting minutes (where applicable) and financial, utilization, and performance reports as well as any other incidental reports as requested by the City of Umatilla.

Funding and Contract Period

Initial funding for Project PATH is paid through an Intergovernmental Agreement with the Oregon Department of Administrative Services and Umatilla County.

The contract period will be from start up through June 30, 2024, with five one-year extensions possible based upon contractor performance and availability of funding. Extensions are dependent upon success of the Contractor and available funding. Funding is expected from the partners and the Contractor.

In year three additional services will be required to include coordination and delivery of services to Veterans, family-based services, and childcare delivery.

Administrative and Fiscal Management

Contractor is responsible for assuring that all required core administrative functions, and service delivery operations, are conducted efficiently, effectively, and in compliance with all relevant laws, rules, and regulations. Contractor is also responsible for assuring that all City of Umatilla funding streams for services are braided for maximum leverage to support service delivery while assuring that fiscal accounting methods support accountability for use of funds. Braided funding consists of multiple funding streams brought together to pay for more services than any one stream can support and are tracked separately to report to funders. Contractor shall be responsible for identifying, managing, and reporting in a systematic manner to the City of Umatilla individual funding streams supporting Project PATH services. Funding streams other than initial Project PATH funding could include dollars from Medicaid, Medicare, State/Block Grant, insurance, grants, and partner funds.

Proposers shall identify within the response to the RFP two cost structures. The first, identified as Administrative Development, will address anticipated start up and administrative work that would include the drafting of Standard Operating Procedures (SOPs) and other operational guidance or policy manuals, necessary managerial and fiscal plans, partnership agreements (as appropriate), and any work at the Project PATH site needed prior to opening.

The second cost structure would address Service Operations outlining anticipated operations costs designed as a monthly flat rate for facility operations. In addition to regular operations this should also address anticipated costs for Sleep Center Services.

Quality Performance Management and Accountability

The City of Umatilla and its partners are interested in establishing a quality and performance data set and process to drive, monitor, and evaluate positive outcomes for persons receiving Project PATH services under the provisions of an eventual contract. The Contractor selected will be required to systematically report on established performance measures to the City of Umatilla. The City of Umatilla will work with the Contractor to establish a collaborative data development process, in which the Contractor will play a prominent role, based on consensus agreement on and documentation of, specific uses for sharing data, identifying the minimum types and amounts of data needed to achieve the established purpose, providing ongoing opportunities to inform individuals and the public about how their data are being used, and building privacy, security, and civil liberty protections into the design of the data sharing systems.

The Contractor will provide input into development of the framework for ongoing data collection to support clear actionable milestones, data-sharing, and data-driven process improvement. This data and performance evaluation process is critical to support the City of Umatilla's responsibility to community members to provide validated data to prove the efficacy and impact of the community's investment in Project PATH's services. The City of Umatilla will audit and ensure quality and accountability of the Contractor.

Data Management

It is essential that the Contractor demonstrate electronic data sharing capabilities, considering relevant privacy and security rules and regulations, to support streamlined coordination of services and rigorous outcomes tracking. Contractor will be required to share within legal processes and parameters client information with subcontractors and community partners to coordinate care, monitor outcomes, and produce required reports. Data should be tracked and uses with no greater than a 10 percent error rate.

Additional Program Information

If applicants need additional information about any aspect of the program, questions and requests for information should be addressed to Dave Stockdale. Requested information to the extent it is available, will be provided to any applicant.

PART III – PROPOSAL CONTENT

REQUIRED DOCUMENTATION

All responses to the RFP must include all items requested. Proposals which are incomplete or fail to include all items will be rejected. Responses should follow the sequence of questions or documentation requested in all sections of the RFP.

1. (5 pages) Describe your agency's experience in:

    a. Providing services to the homeless.
    b. Collaboration with related or beneficial Programs and Initiatives.
    c. Meeting program requirements. State the types of service and the status and history of each.
    d. Providing services in rural areas.

    Responses should acknowledge and address the Service Delivery Components and Demonstration of Ability items found in the Evaluation Criteria earlier in this RFP.

2. (3 pages) Describe how your agency will address access issues, i.e., who will be served, in what order or priority, and what will happen when services are at capacity. If your agency has developed a policy which addresses these issues, please include it in response to this item.

3. (2 pages) Describe the cultural and language proficiencies of your agency's program staff and your recruitment practices to support and retain staff. Discuss strategies used to ensure that clients using a language other than English will be able to access services, starting with the first point of contact. Include a description of how and when interpreter services are utilized.

    a. Discuss the most commonly presenting non-majority clients served by your agency and important cultural considerations in service planning and delivery.
    b. Discuss how your organization will ensure access and service delivery in a culturally appropriate manner to any individual requesting service regardless of the language spoken.

4. (5 pages) Provide an overview of your proposed services, including capacity for number served and areas of expertise recognizing that the Project PATH facility will initially be designed with a minimum of 12 sleeping units. Also address how your agency would scale services when additional sleeping units are added or other mechanisms to grow the Project PATH facility are introduced. Include how services will be scaled in year three to add services for Veteran's, family units, and to provide childcare services.

5. (1 page) Describe how your services will utilize the information contained in the 2021 Umatilla County Community Health Assessment (CHA). https://ucohealth.net/community-health-assessment-2021-2022

6. (4 pages) Provide your anticipated budget for years 1 and 2 to reflect the cost-of-service delivery relative to the stated services to be delivered. Also include how the addition of services in year three will impact the cost-of-service delivery for Project PATH.

7. (1 page) Describe the strategies your agency uses for cost containment including the ratio of direct to non-direct or administrative costs. Submit the findings of the last three fiscal audits of your agency (will not count toward page total). Please ensure that the date of the audits is clearly indicated. If your organization has not completed three fiscal audits, please provide available audits, available internal financial reports, and the name of your auditing firm.

8. (3 Pages) Describe how your organization will meet the staffing requirements to provide 24-hour coverage to create a safe and secure environment at the Project PATH facility. Provide resume or curriculum vitae for leadership team (will not count toward page total) and a proposed organizational chart of the Project PATH team. If you are planning to hire staff upon award of contract, describe how you will be able to meet the contract requirements from the contract start date.

9. (Pages as necessary) Provide appropriate Oregon license(s) and/or certification(s) necessary to perform services identified in the RFP including proof of State of Oregon Business Licensure or indicate ability to obtain such licensure.

10. (Pages as necessary) Provide proof of insurance or information concerning the ability to obtain insurance protective to the City of Umatilla prior to the start of the contract period to be no less than required under the Oregon Tort Claims Act or $4,000,000.00, whichever is greater.

PART IV PROPOSER'S STATEMENTS AND CERTIFICATIONS

Proposer's Name: _____

PROPOSER'S STATEMENTS

Proposer offers to provide the required services in accordance with the requirements of the RFP stated above and the enclosed proposal. The undersigned Proposer declares that the Proposer has carefully examined the above-named Request for Proposals, and that, if this proposal is accepted, Proposer will execute a contract with the City of Umatilla to furnish the services of the proposal submitted with this form. Proposer attests that the information provided is true and accurate to the best of the personal knowledge of the person signing this proposal, and that the person signing has the authority to represent the individual or organization in whose name this proposal is submitted.

By execution of this Form, the undersigned Proposer accepts all terms and conditions of this RFP except as modified in writing in its proposal. Proposer agrees that the offer made in this proposal will remain irrevocable for a period of sixty (60) days from the date proposals are due.

By execution of this Form, the undersigned Proposer acknowledges that its entire proposal is subject to Oregon Public Records Law (ORS 192.410–192.505) and may be disclosed in its entirety to any person or organization making a records request, except for such information as may be exempt from disclosure under the law. Proposer agrees that all information included in this proposal that is claimed to be exempt from disclosure has been clearly identified either in the Proposer's Statement, or in an itemization attached hereto. Proposer further acknowledges its responsibility to defend and indemnify the City of Umatilla for any costs associated with establishing a claimed exemption.

ADDENDA

Proposer has received and considered, in the enclosed proposal, the terms of any addenda.

CERTIFICATIONS

By signing this Proposer's Certification form, Proposer certifies that:

1. Proposer is ☐ is not ☐ (check one) a resident bidder, as defined in ORS 279A.120.
2. Proposer has not discriminated and will not discriminate against a subcontractor in awarding a subcontract because the subcontractor is a minority, women, or emerging small business enterprises certified under ORS 200.055 or a business enterprise that is owned or controlled by or that employs a disabled veteran, as defined in ORS 408.225.

3. This proposal is made without connection or agreement with any individual, firm, partnership, corporation, or other entity making a proposal for the same services and is in all respects fair and free from collusion or collaboration with any other Proposer.
4. Proposer has, to the best of Proposer's knowledge, complied with Oregon tax laws in the period prior to the submission of this proposal, including:
    a. All tax laws of the State of Oregon, including but not limited to ORS 305.620 and ORS chapters 316, 317, and 318,
    b. Any tax provisions imposed by a political subdivision of this state that applied to Proposer or its property, goods, services, operations, receipts, income, performance of or compensation for any work performed, and
    c. Any rules, regulations, charter provisions, or ordinances that implemented or enforced any of the foregoing tax laws or provisions.

The undersigned, by signature here, acknowledges, accepts, and certifies to the Proposer's Statements and Certifications as stated above.

PROPOSER

Authorized signature	Proposer’s agency or business name
Name of authorized signer	Address
Title	
Date	Federal Tax ID Number

Enrolled
House Bill 3115

Sponsored by Representative KOTEK; Representatives DEXTER, MARSH, MCLAIN, POWER, REYNOLDS, WILDE, Senators DEMBROW, MANNING JR, RILEY

CHAPTER .....

AN ACT

Relating to the regulation of public property with respect to persons experiencing homelessness; and declaring an emergency.

Be It Enacted by the People of the State of Oregon:

SECTION 1. (1) As used in this section:

(a) "City or county law" does not include policies developed pursuant to ORS 203.077 or 203.079.

(b)(A) "Keeping warm and dry" means using measures necessary for an individual to survive outdoors given the environmental conditions.

(B) "Keeping warm and dry" does not include using any measure that involves fire or flame.

(c) "Public property" has the meaning given that term in ORS 131.705.

(2) Any city or county law that regulates the acts of sitting, lying, sleeping or keeping warm and dry outdoors on public property that is open to the public must be objectively reasonable as to time, place and manner with regards to persons experiencing homelessness.

(3) It is an affirmative defense to a charge of violating a city or county law described in subsection (2) of this section that the law is not objectively reasonable.

(4) A person experiencing homelessness may bring suit for injunctive or declaratory relief to challenge the objective reasonableness of a city or county law described in subsection (2) of this section. The action must be brought in the circuit court of the county that enacted the law or of the county in which the city that enacted the law is located.

(5) For purposes of subsections (2) and (3) of this section, reasonableness shall be determined based on the totality of the circumstances, including, but not limited to, the impact of the law on persons experiencing homelessness.

(6) In any suit brought pursuant to subsection (4) of this section, the court, in its discretion, may award reasonable attorney fees to a prevailing plaintiff if the plaintiff:

(a) Was not seeking to vindicate an interest unique to the plaintiff; and

(b) At least 90 days before the action was filed, provided written notice to the governing body of the city or county that enacted the law being challenged of an intent to bring the action and the notice provided the governing body with actual notice of the basis upon which the plaintiff intends to challenge the law.

(7) Nothing in this section creates a private right of action for monetary damages for any person.

SECTION 2. Section 1 of this 2021 Act becomes operative on July 1, 2023.

SECTION 3. **This 2021 Act being necessary for the immediate preservation of the public peace, health and safety, an emergency is declared to exist, and this 2021 Act takes effect on its passage.**

Passed by House April 15, 2021

.....
Timothy G. Sekerak, Chief Clerk of House

.....
Tina Kotek, Speaker of House

Passed by Senate June 9, 2021

.....
Peter Courtney, President of Senate

Received by Governor:

.....M.,....., 2021

Approved:

.....M.,....., 2021

.....
Kate Brown, Governor

Filed in Office of Secretary of State:

.....M.,....., 2021

.....
Shemia Fagan, Secretary of State

Oregon
Kate Brown, Governor

Department of Transportation
Region 5, District 12
1327 SE 3rd Street
Pendleton, OR 97801

July 19, 2022

VIA EMAIL: Jacob Foutz (jacob@umatilla-city.org)
Jacob Foutz, Senior Planner
City of Umatilla
PO Box 130
Umatilla, OR 97882

Subject: Consolidated process for ANX-1-2022 Annex, PA-2-22 Rezone 18.5 acres of Light Industrial to Community Services (CS) and Conditional Use Permit (CUP) for Project PATH, including Adult Center, Childcare Facility, Drug/Alcohol Treatment, Elderly Housing, Public Building, Private Park/Recreational Facility, Public or Private School, and sleeping facilities.

The Oregon Department of Transportation (ODOT) has received notice of Project PATH which is in the vicinity of US 730 and US 395. ODOT is interested in assuring the proposed zone change is consistent with the identified function, capacity and performance standards. However, the application and accompanying findings does not include or is unclear on the traffic impacts or installation of mitigation for both local and state transportation facilities, including US 730/Lind Road intersection and US 395/Bensel Road intersection.

A Traffic Report is needed, consistent with the City's Findings Report per Section D subsection 3 & 4 (Page 5 of 12). Please note, if the Traffic Report identifies an increase in traffic volumes of 400 Average Daily Traffic (ADT) then a Traffic Impact Analysis (TIA) is also needed. Ensuring the transportation system is managed effectively for all modes in accordance with the City's Transportation System Plan (TSP) are necessary to satisfy the requirements of the ORS 660-012 Transportation Planning Rule (TPR).

ODOT welcomes the opportunity to meet with you regarding future development plans. Thank you for the opportunity to comment.

Rich Lani
District 12 Manager

CJS

cc: Ken Patterson, ODOT Region 5 Area Manager
David Boyd, PE, ODOT Region 5 Access Management Engineer
Teresa Penninger, ODOT Region 5 Planning Manager
Dawn Hert, DLCD (dawn.hert@dlcd.oregon.gov)

Bob Waldher, Umatilla County (robert.waldher@umatillacounty.gov)

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Resolution No. 02-2023 - A Resolution Adopting an Updated Water Master Plan for the City of Umatilla.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
City Administration	David Stockdale	Scott Coleman	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
Yes	NA

Attachments to Agenda Packet Item:

COU WMP 2021_20220428.pdf

RES 02-2023.docx

Summary Statement:
Approval of Resolution No. 02-2023.

Consistent with Council Goals:
Goal 1: Promote a Vibrant and Growing Community by Investing in and Support of Quality of Life Improvements.

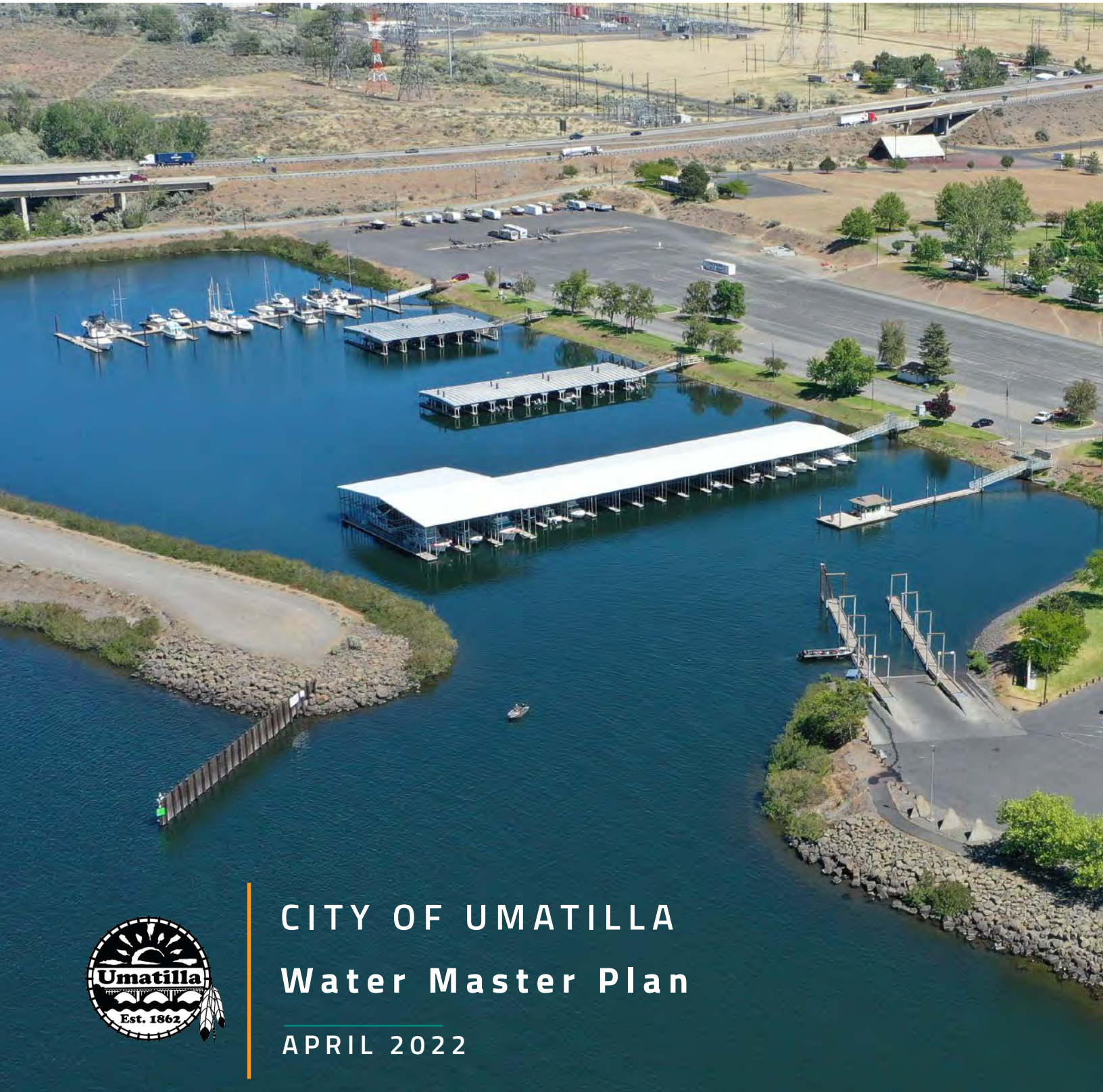
J-U-B FAMILY OF COMPANIES

THE LANGDON GROUP

J-U-B

J-U-B ENGINEERS, INC.

GATEWAY MAPPING INC.



CITY OF UMATILLA

Water Master Plan

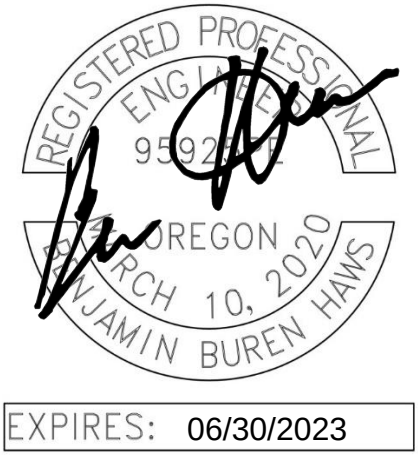
APRIL 2022

WATER MASTER PLAN

CITY OF UMATILLA

OR41 00914

APRIL 2022



EXPIRES: 06/30/2023

Prepared by:

J-U-B ENGINEERS, Inc.
1201 ADAMS AVENUE
LA GRANDE, OREGON 97850

Executive Summary

Introduction

The City of Umatilla's (City) 2021 Water Master Plan (WMP) has been prepared to update the City's previous water system master plan, prepared in 2008. Per the Oregon Health Authority's (OHA) requirements, the WMP's 20-year planning period is through 2041 but contains high level planning of a 40-year planning period, through 2061, per the City's request. In accordance with OHA guidelines, the following are goals for this WMP:

- Update existing system information including system history, capital improvement projects completed since the previous WMP; and incorporate information from agreements, reports, studies, and City objectives since the last WMP.
- Incorporate planning criteria used in the Coordinated Population Forecast for Umatilla County (2019-2069) and consider the impacts of changes in growth patterns and land use projections.
- Review the existing capabilities, limitations, and deficiencies of the system and establish a schedule of system improvements recommended to meet the needs of the existing and future users.
- Examine the City's operations and make recommendations as necessary to allow the City to improve routine operations and maintenance as well as their response in emergency situations.

The existing system generally meets current standards, the areas of exception are noted in the body of the plan and recommendations are made to bring the existing areas up to conditions that would meet the current standards. This WMP will be used by the City to make upgrades and improve the reliability of the system as well as meeting the demands of the ongoing growth and development within the service area. The WMP will benefit current and future users by improving the service available with the existing system, as well as preparing for the anticipated growth of the 20-year and 40-year planning periods.

Overview

The City's 2020 population was 8,195, which includes 1,685 inmates at the Two Rivers Correctional Institution (TRCI). Currently, the City pumps all of their water from four groundwater wells (Port Well, Golf Course Well, Intertie Well, and McFarland Well) located throughout the City and ranging in depth from 785 feet to 1,134 feet. The four wells currently have a combined pumping capacity of 4,638 gallons per minute (6.7 million gallons per day). The wells have the ability to provide water to various pressure zones due to the system's connectivity. Water from each well is treated with chlorine gas and stored in six reservoirs with a total storage capacity of 4.78 million gallons.

The City has both groundwater and surface water rights; the City owns two groundwater rights and has an agreement in place with the Port of Umatilla for a third groundwater right until the year 2040. These three groundwater rights authorize the City to withdraw 23.5 cubic feet per second (cfs) (10,551 gpm). The City's surface water right authorizes 23.0 cfs (10,322 gpm) from the Columbia River, however, the City does not currently have any infrastructure in place to put this surface water to beneficial use. The combination of groundwater and surface water rights provide adequate water rights to the City for both the 20-year and 40-year planning periods, however, the decline of the aquifer that the wells pump out of combined with the expiration of the Port Well lease agreement in 2040 will put the City in a deficient state in terms of their source capacity if they don't put the surface water right to beneficial use within the 20-

year planning period. With the decline of the aquifer, it is recommended that the City install infrastructure that utilizes the Columbia River surface water right.

Demand Projections

Using water meter data provided by the City for the years 2017-2020, existing demands were determined based on an average of those three years. In combination with the anticipated population trends and land use changes future demands were projected for the 20-year (2041) and 40-year (2061) planning periods. The average day demands (ADD) for 2021, 2041, and 2061 in millions of gallons per day (MGD) are: 1.42 MGD; 1.72 MGD; and 2.29 MGD respectively. Peaking factors based on the various user classifications were used to project the peak day demands (PDD) and peak hourly demands (PHD) of the system.

Existing System Evaluation

The City's existing water rights appear adequate for the 20-year and 40-year planning periods; however, the source capacity of the City's aquifer is rapidly declining. The system will require additional source and storage to meet future demands, beginning with the 20-year planning period.

The distribution system was analyzed with hydraulic modeling software in order to identify deficiencies in the distribution piping system relative to current and future conditions. The existing system has areas requiring improvements to reduce high pressures and improve safety in newer developing parts of the City. To correct this, it is recommended to reconfigure the pressure zone elevations and installation of several pressure reducing valves (PRVs) to decrease high pressure areas in the system. Hydraulic modeling also helped determine sizing of future pipes for the growth projected to occur within the next 40 years. Most portions of the system can provide adequate fire suppression flows per the local fire authority's requirements. For those areas that did not meet the fire suppression flows, improvement projects for line size upgrades were recommended to meet the fire suppression flow goals.

In addition to the distribution system analysis, a storage analysis was performed on the system as a whole as well as zone by zone. The system currently has adequate storage system wide, however, over the 20-year and 40-eyar planning periods various zones will be storage deficient, therefore various storage improvements were recommended to meet the storage needs of the next 40 years.

Although the system is hydraulically connected, several improvements were recommended to improve the system reliability and eliminate some of the complexities of the system's current operation. With the recommended change to surface water instead of groundwater, the system's conveyance of water will be changed drastically. Improvements to convey the new surface water throughout the system are recommended to ensure the long-term City goals are met. A figure depicting the locations of the improvement projects is included in Chapter 7, see Figure 7-1. A summary of the Capital Improvement Plan (CIP) is shown in the following tables:

20-Year CIP Schedule (2021-2041)

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
Source Improvements					
SR-1	CTUIR River Intake Pump Station Expansion	$8,000,000	$8,324,000	TBD	2023
SR-2	New Non-Potable Water Treatment Plant	$37,200,000	$38,703,000	DF	2023
SR-3	New Potable Water Treatment Plant	$23,000,000	$31,575,000	TBD	2037
SR-4	New Regional Booster Pump Station	$1,260,000	$1,730,000	TBD	2037
SR-5	SCADA Telemetry Improvements	$60,000	$65,000	TBD	2025
Storage Improvements					
ST-1	Replace sacrificial anodes in Port Reservoir (2-3 years)	$21,000	$22,000	TBD	2022
ST-2	Recoat interior of Golf Course Reservoir (5-10 years)	$900,000	$937,000	TBD	2023
ST-3	Recoat interior of Port Reservoir (5-10 years)	$60,000	$67,000	TBD	2026
ST-4	Recoat interior of McFarland Steel Reservoir (5-10 years)	$250,000	$293,000	TBD	2029
ST-5	New Golf Course Reservoir #2	$1,300,000	$1,380,000	TBD	2024
ST-6	New McFarland Reservoir #3	$700,000	$924,000	TBD	2035
ST-7	Abandon McFarland Steel/Concrete Reservoirs	$60,000	$80,000	TBD	2035
ST-8	New 395 Corridor Reservoir	$4,000,000	$5,601,000	TBD	2038
ST-9	New Coyote Reservoir #2	$2,300,000	$2,749,000	TBD	2030
ST-10	8-inch water main - downsize Coyote Reservoir inlet piping	$69,000	$83,000	TBD	2030
Distribution System Improvements					
DS-1	Adjust Monroe Street PRV Pressures	-	-	N/A	2022
DS-2	18-inch Umatilla River water main replacement	$6,500,000	$6,630,000	TBD	2022
DS-3	8-inch water main Umatilla Port of Entry	$88,000	$92,000	TBD	2023
DS-4	8-inch water main in Locust Street	$116,000	$121,000	TBD	2023
DS-5	8-inch water main in Division Street (Locust St. - 3rd St.)	$558,000	$581,000	TBD	2023

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-6	8-inch water main in L Street (7th St. - 6th St.)	$56,000	$61,000	TBD	2025
DS-7	8-inch water main in 7th Street (L St. - Randall St.)	$417,000	$452,000	TBD	2025
DS-8	8-inch water main in Yerxa Avenue (6th St. - 7th St.)	$77,000	$84,000	TBD	2025
DS-9	8-inch water main in 6th Street (Yerxa Ave. - Sloan Ave.)	$110,000	$120,000	TBD	2025
DS-10	8-inch water main in Switzler Avenue (3rd St. - 6th St.)	$436,000	$492,000	TBD	2027
DS-11	8-inch water main in 3rd Street (WWTP - Cline Ave.)	$791,000	$891,000	TBD	2027
DS-12	8-inch water main in Cline Avenue (3rd St. - 2nd St.)	$77,000	$87,000	TBD	2027
DS-13	10-inch water main at WWTP (3rd St. - Hydrant)	$182,000	$205,000	TBD	2027
DS-14	8-inch water main in Oliver Avenue (2nd St. - 3rd St.)	$77,000	$91,000	TBD	2029
DS-15	8-inch water main in Patterson Street (2nd St. - 3rd St.)	$77,000	$91,000	TBD	2029
DS-16	8-inch water main in Quincy Avenue (1st St. - 3rd St.)	$154,000	$181,000	TBD	2029
DS-17	8-inch water main in 2nd Street (Oliver Ave. - Quincy Ave.)	$220,000	$258,000	TBD	2029
DS-18	8-inch water main in 1st Street (Umatilla Marina Park)	$286,000	$336,000	TBD	2029
DS-19	8-inch water main in Stephens Avenue	$312,000	$381,000	TBD	2031
DS-20	8-inch water main in Tucker Avenue	$306,000	$374,000	TBD	2031
DS-21	8-inch water main in J Street (Stephens Ave. - Tucker Ave.)	$44,000	$54,000	TBD	2031
DS-22	Install Eagle Avenue PRV	$113,000	$116,000	TBD	2022
DS-23	Install Powerline Road PRV	$113,000	$116,000	TBD	2022
DS-24	24-inch transmission main (CTUIR River Intake Pump Station - WTP)	$12,900,000	$13,422,000	TBD	2023
DS-24	24-inch transmission main (CTUIR River Intake Pump Station - WTP)	$3,300,000	$4,531,000	TBD	2037

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-25	24-inch transmission main (WTP Booster Station - Golf Course Reservoirs)	$180,000	$248,000	TBD	2037
DS-26	24-inch water main for Data Centers (Wanapa Rd.)	$900,000	$937,000	DF	2023
DS-27	12-inch transmission main in U.S. 730 (Willamette St. - 2nd Ave.)	$760,000	$1,003,000	TBD	2035
DS-28	8-inch water main in 2nd Avenue (Lewis St. - U.S. 730)	$28,000	$37,000	TBD	2035
DS-29	8-inch water main near Willamette Street (Lewist St. - U.S. 730)	$34,000	$45,000	TBD	2035
DS-30	16-inch transmission main in U.S. 730 (Lind Rd. - Columbia Blvd.)	$954,000	$1,259,000	TBD	2035
DS-31	16-inch transmission main in Lind Road (U.S. 730 - Intertie Reservoir)	$1,485,000	$1,960,000	TBD	2035
DS-32	Install Intertie Reservoir Altitude Valve	$130,000	$172,000	TBD	2035
DS-33	8-inch water main in Cherry Street	$330,000	$344,000	TBD	2023
DS-34	8-inch water main in Brownell Boulevard and Robinnet Street	$89,000	$93,000	TBD	2023
DS-35	Remove McFarland Reservoirs Altitude Valve	$10,800	$15,000	TBD	2035
DS-36	8-inch water main loop near Dean Avenue (Townhomes)	$381,000	$381,000*	DF	MD
DS-37	New 395 Corridor Booster Station	$1,370,000	$1,426,000	TBD	2023
DS-38	16-inch water main connecting new 395 Corridor Reservoir	$2,985,000	$4,180,000	TBD	2038
DS-39	16-inch water main in Lind Road	$3,413,000	$3,551,000	TBD	2023
DS-40	8-inch water main in Union Street	$224,000	$234,000	TBD	2023
DS-41	8-inch water main near Union Street and U.S. 395	$255,000	$266,000	TBD	2023
DS-42	12-inch water main Lind Road to U.S. 395	$372,000	$388,000	TBD	2023

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-43	12-inch water main along U.S. 395	$440,000	$458,000	TBD	2023
DS-44	8-inch water main along U.S. 395	$45,000	$47,000	TBD	2023
DS-45	8-inch water main in Power City Road	$286,000	$298,000	TBD	2023
DS-46	8-inch water main in Marian Avenue	$143,000	$149,000	TBD	2023
DS-47	12-inch water main in Margaret Avenue	$329,000	$343,000	TBD	2023
DS-48	12-inch water main in Powerline Road (Eagle Ave. - Dark Canyon Ave.)	$401,000	$401,000*	DF	MD
DS-49	12-inch water main connecting new Coyote Reservoir #2	$748,000	$894,000	TBD	2030
DS-50	16-inch McFarland Booster Station suction piping replacement	$115,000	$152,000	TBD	2035
DS-51	Install Powerline Road PRV #2	$113,000	$113,000*	TBD	MD
DS-52	12-inch water main for SFR Ballard Property Development	$799,000	$799,000*	DF	MD
DS-53	8-inch water main for SFR Ballard Property Development	$2,421,000	$2,421,000*	DF	MD
DS-54	8-inch water main for Medium Density Residential Area east of Cheryl's Place	$1,137,000	$1,137,000*	DF	MD
DS-55	8-inch water main for Vandalay Meadows Development	$281,000	$281,000*	DF	MD
DS-56	8-inch water main for Medium Density Residential Area at Powerline Road/Canal Road	$401,000	$401,000*	DF	MD
DS-57	8-inch water main for SFR Ballard Property Development	$1,528,000	$1,528,000*	DF	MD
DS-58	12-inch water main for SFR Ballard Property	$361,000	$361,000*	DF	MD

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
	Development in Pine Tree Ave				
DS-59	12-inch water main for SFR Ballard Property Development from Powerline Road PRV	$882,000	$882,000*	DF	MD
DS-60	12-inch water main to SFR development in Grant Street	$647,000	$647,000*	TBD	MD
DS-61	8-inch water main near Roosevelt Street (Elementary School)	$181,000	$181,000*	DF	MD
DS-62	8-inch water main for SFR development near Roosevelt Street	$2,200,000	$2,200,000*	DF	MD
DS-63	8-inch water main in Powerline Road (Dark Canyon Ave. - Radar Rd.)	$330,000	$330,000*	TBD	MD
DS-64	16-inch water main in Powerline Road (South of Radar Rd.)	$1,384,000	$1,384,000*	TBD	MD
DS-65	8-inch water main for Vandalay Meadows Development	$181,000	$181,000*	DF	MD
DS-66	8-inch water main for Cheryl's Place in Riley Avenue	$171,000	$171,000*	DF	MD
DS-67	8-inch water main for Cheryl's Place in Renee Avenue	$131,000	$131,000*	DF	MD
DS-68	8-inch water main for Cheryl's Place in Blue Jay Street	$101,000	$101,000*	DF	MD
DS-69	8-inch water main for Cheryl's Place in High Desert Loop	$81,000	$81,000*	DF	MD
DS-70	8-inch water main for Cheryl's Place	$441,000	$441,000*	DF	MD
DS-71	8-inch water main for Medium Density Residential Area east of Cheryl's Place	$581,000	$581,000*	DF	MD
DS-76	12-inch water main in Powerline Road (North of Radar Rd.)	$117,000	$117,000*	TBD	MD

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-77	24-inch transmission main (CTUIR River Intake Pump Station - Wanapa Rd)	$4,100,000	$5,628,500	TBD	2037

1. Escalated costs were projected to the year of implementation at a 2.0% inflation rate per year.
2. DF = Developer Funded, MD = Market Dependent, TBD = To Be Determined.
* Costs were not escalated.

40-Year CIP Schedule (2042-2061)

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
Source Improvements					
SR-6	Golf Course Well Pump Improve Capacity	$390,000	$692,600	TBD	2050
SR-7	Golf Course Well/Golf Course Booster Pump Station Auxiliary Power Replacement	$170,000	$273,500	TBD	2045
SR-8	Intertie Well Improve Capacity	$570,000	$1,012,300	TBD	2050
SR-9	Intertie Well Auxiliary Power	$170,000	$273,500	TBD	2045
SR-10	McFarland Well Improve Capacity	$60,000	$106,600	TBD	2050
Storage Improvements					
ST-11	New Coyote Reservoir #3	$1,500,000	$2,412,700	TBD	2045
Distribution System Improvements					
DS-72	8-inch water main in Powerline Road (U.S. 730 - Dean Ave.)	$407,000	$722,800	TBD	2050
DS-73	8-inch water main in U.S. 730 (Shady Rest Mobile Home Park - Powerline Rd.)	$417,000	$740,600	TBD	2050
DS-74	8-inch water main loop (Shady Rest Mobile Home Park)	$487,000	$864,900	TBD	2050
DS-75	16-inch water main in Powerline Road (South of Radar Rd.)	$1,410,000	$1,410,000*	TBD	MD

1. Escalated costs were projected to the year of implementation at a 2.0% inflation rate per year.
2. DF = Developer Funded, MD = Market Dependent, TBD = To Be Determined.
* Costs were not escalated.

Financial Information

The FCS Group created a Utility Rate and System Development Charge Study for the City in 2020, see Appendix N. In the study the FCS Group reviewed the City's system development charge (SDC) methodology and recommended utility rates for the City's water utilities. The study will need to be amended to incorporate the costs related to the capital improvement projects identified in this water master plan. The escalated costs for the projects identified for implementation within the next 10 years are provided in the table below.

10-Year CIP Plan (2021-2031)

Improvement Number	Description	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
ST-1	Replace sacrificial anodes in Port Reservoir		$22,000									
DS-1	Adjust Monroe Street PRV Pressures		$-									
DS-2	18-inch Umatilla River water main replacement		$6,630,000									
DS-22	Install Eagle Avenue PRV		$113,000									
DS-23	Install Powerline Road PRV		$113,000									
SR-1	CTUIR River Intake Pump Station Expansion			$8,324,000								
SR-2	New Non-Potable Water Treatment Plant			$38,703,000								
ST-2	Recoat interior of Golf Course Reservoir			$937,000								
DS-3	8-inch water main Umatilla Port of Entry			$92,000								
DS-4	8-inch water main in Locust Street			$121,000								
DS-5	8-inch water main in Division Street (Locust St. - 3rd St.)			$581,000								
DS-24	24-inch transmission main (CTUIR River Intake Pump Station - WTP)			$13,422,000								
DS-26	24-inch water main for Data Centers (Wanapa Rd.)			$937,000								
DS-33	8-inch water main in Cherry Street			$344,000								
DS-34	8-inch water main in Brownell Boulevard and Robinnet Street			$93,000								

Improvement Number	Description	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
DS-37	New 395 Corridor Booster Station			$1,426,000								
DS-38	16-inch water main connecting new 395 Corridor Reservoir			$3,551,000								
DS-39	16-inch water main in Lind Road			$234,000								
DS-40	8-inch water main in Union Street			$266,000								
DS-41	8-inch water main near Union Street and U.S. 395			$266,000								
DS-42	12-inch water main Lind Road to U.S. 395			$388,000								
DS-43	12-inch water main along U.S. 395			$458,000								
DS-44	8-inch water main along U.S. 395			$47,000								
DS-45	8-inch water main in Power City Road			$298,000								
DS-46	8-inch water main in Marian Avenue			$149,000								
DS-47	12-inch water main in Margaret Avenue			$343,000								
ST-5	New Golf Course Reservoir #2				$1,380,000							
SR-5	SCADA Telemetry Improvements					$65,000						
DS-6	8-inch water main in L Street (7th St. - 6th St.)					$61,000						
DS-7	8-inch water main in 7th Street (L St. - Randall St.)					$452,000						
DS-8	8-inch water main in Yerxa Avenue (6th St. - 7th St.)					$84,000						

Improvement Number	Description	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
DS-9	8-inch water main in 6th Street (Yerxa Ave. - Sloan Ave.)					$120,000						
ST-3	Recoat interior of Port Reservoir						$67,000					
DS-10	8-inch water main in Switzler Avenue (3rd St. - 6th St.)						$492,000					
DS-11	8-inch water main in 3rd Street (WWTP - Cline Ave.)						$891,000					
DS-12	8-inch water main in Cline Avenue (3rd St. - 2nd St.)						$87,000					
DS-13	10-inch water main at WWTP (3rd St. - Hydrant)						$205,000					
ST-4	Recoat interior of McFarland Steel Reservoir								$293,000			
DS-14	8-inch water main in Oliver Avenue (2nd St. - 3rd St.)								$91,000			
DS-15	8-inch water main in Patterson Street (2nd St. - 3rd St.)								$91,000			
DS-16	8-inch water main in Quincy Avenue (1st St. - 3rd St.)								$181,000			
DS-17	8-inch water main in 2nd Street (Oliver Ave. - Quincy Ave.)								$258,000			
DS-18	8-inch water main in 1st Street (Umatilla Marina Park)								$336,000			
ST-9	New Coyote Reservoir #2										$2,749,000	
ST-10	8-inch water main - downsize Coyote Reservoir inlet piping										$83,000	
DS-49	12-inch water main connecting new Coyote Reservoir #2										$894,000	
DS-18	8-inch water main in Stephens Avenue											$381,000

Improvement Number	Description	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030	2031
DS-20	8-inch water main in Tucker Avenue											$374,000
DS-21	8-inch water main in J Street (Stephens Ave. - Tucker Ave.)											$54,000
Total 10-Year CIP (Escalated Costs)		**$0**	**$6,878,000**		**$1,380,000**		**$67,000**		**$0**		**$3,726,000**	
				$70,980,000		**$782,000**		**$1,250,000**				**$809,000**

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Abbreviations and Acronyms

AC	Asbestos Cement
ADD	Average Day Demand
AWWA	American Water Works Association
BGS	Below Ground Surface
CBU	Claim of Beneficial Use
CCR	Consumer Confidence Reports
CF	Cubic Feet
CFS	Cubic Feet per Second
CIP	Capital Improvement Plan
CMU	Concrete Masonry Unit
D/DBP	Disinfectants/Disinfection-By-Products
DEQ	Department of Environmental Quality
DF	Developer Funded
DHS	Department of Human Services
DRC	Direct Responsible Charge
DS	Distribution System
DSL	Distribution System Leakage
DWP	Drinking Water Program
DWS	Drinking Water Services
EPA	Environmental Protection Agency
ERU	Equivalent Residential Units
ES	Equalizing Storage
ESA	Endangered Species Act
FCC	Federal Communications Commission
FPS	Feet Per Second
FSS	Fire Suppression Storage
FT	Feet
GIS	Geographic Information System
GPCD	Gallons Per Capita per Day
GPD	Gallons Per Day
GPM	Gallons Per Minute

GWR	Groundwater Rule
GWUDI	Groundwater Under the Direct Influence of Surface Water
HAA5	Haloacetic Acids
HP	Horsepower
IFC	International Fire Code
IDSE	Initial Distribution System Evaluation
IOC	Inorganic Chemicals
ISO	International Organization for Standardization
LCR	Lead and Copper Rule
LF	Linear Foot
LID	Local Improvement Districts
LRAA	Locational Running Annual Averages
MCL	Maximum Contaminant Levels
MD	Market Dependent
MFR	Multi-Family Residence
MG	Millions of Gallons
Mg/L	Milligrams per Liter
MGD	Million Gallons per Day
MOU	Memorandum Of Understanding
MRDL	Maximum Residual Disinfectant Level
NOAA	National Oceanic and Atmospheric Administration
NRCS	Natural Resources Conservation Service
NMFS	National Marine Fisheries Service
OAR	Oregon Administrative Rules
OBDD	Oregon Business Development Department
OFM	Office of Financial Management
OHA	Oregon Health Authority
OS	Operational storage
OWRD	Oregon Water Resources Department
PDD	Peak Day Demand
PHD	Peak Hourly Demand
PLC	Programmable Logic Controller

PNR	Public Notification Rule
PRV	Pressure Reducing Valve
PSV	Pressure Sustaining Valve
PSI	Pounds per Square Inch
RAA	Running Annual Average
RES	Resolution
RWFCP	Regional Water Forecast and Conservation Plan
SCADA	Supervisory Control and Data Acquisition
SDWA	Safe Drinking Water Act
SDC	System Development Charge
SFR	Single Family Residence
SIS	Separate Irrigation System
SM	System Management
SN	System Needs
SOC	Synthetic Organic Chemicals
SR	Source
ST	Storage
TCR	Total Coliform Rule
TDH	Total Dynamic Head
THM	Trihalomethanes
TRCI	Two Rivers Correctional Institution
UAW	Unaccounted-for Water
UGB	Urban Growth Boundary
UMC	Umatilla Municipal Code
USACE	United States Army Corps of Engineers
USFWS	United States Fish and Wildlife Service
VOC	Volatile Organic Chemicals
WDOH	Washington State Department of Health
WEID	West Extension Irrigation District
WHPA	Wellhead Protection Area
WHPP	Wellhead Protection Plan
WMP	Water Master Plan

WSDM	Water System Design Manual
WTP	Water Treatment Plant
WUE	Water Use Efficiency
WWTP	Waste Water Treatment Plant

Chapter 1 - Introduction and Acknowledgements

1.1 Purpose of the Plan

In accordance with Oregon Administrative Rule (OAR) 333-061-0060, the City of Umatilla (City) is submitting this Water Master Plan (WMP) that evaluates the present and future water supply, storage, and distribution system capacity and compliance deficiencies of the City's portable water system. The WMP also identifies the City's water quality and service goals. The WMP includes recommendations to achieve the City's goals and to correct the system deficiencies, including an implementation schedule and facility costs. This WMP evaluates the City's needs for the 20-year and 40-year planning periods.

The City's Water Quality and Service goals are:

- Achieving and maintaining long-term water capacity sustainability.
- Being good stewards of funds and resources for the public.
- Pursuing partnership opportunities that keep these goals in mind, including:
    - Confederated Tribes of the Umatilla Indian Reservation (CTUIR),
    - Port of Umatilla,
    - Umatilla County; and
    - Private Parties.
- The Oregon Health Authority (OHA) requires a 20-year planning period, the City would like to be conscientious of a 40-year planning period.

1.2 Ownership and Management

The City of Umatilla, a municipality, currently owns, operates, and maintains its community water system (#OR41 00914). Responsibility for the water system is assigned to the Public Works Director:

Scott Coleman
Public Works Director
City of Umatilla
700 Sixth Street
Umatilla, Oregon 97882

A copy of the current water facility inventory is provided in Appendix A.

1.3 System Background

1.3.1 History

The City's original water system was constructed between 1935 and 1943. The original source well was constructed at an unknown date, assumed to be around 1935. During the system's early years, the service area included the downtown area of the Low-Level System and grew east with the acquisition of McNary water distribution system. Overtime, the City's system has also grown south of the Umatilla River due to

development in the South Hill area. The following is a brief summary of the major events in the water system history:

- 1935-1943 – Original water system was constructed.
- 1935 – Concrete McFarland Reservoir was constructed.
- 1943 – The "River Well" was constructed.
- 1947 – McFarland Well was constructed adjacent to the McFarland Concrete Reservoir.
- 1954 – Ground-level steel reservoir was added near the McFarland Well and McFarland Concrete Reservoir.
- 1968 – Port Reservoir was constructed.
- 1975-76 – The City of Umatilla took over a portion of the U.S. Army Corps of Engineer's McNary water distribution system. The Port of Umatilla also took over a portion of the Corp's system.
- 1976 – McNary Booster Station was constructed.
- 1977-78 – Major water system improvements project added the Intertie Reservoir, Coyote Reservoir, McFarland Booster Station, and a number of water distribution lines.
- 1978 – Golf Course Well construction complete.
- 1979 – Intertie Well construction complete.
- 1994 – The City took over a portion of the Port of Umatilla's water system, this included the elevated Port Reservoir and the distribution system.
- 1995-96 – Golf Course Well was refurbished. A diesel generator and motor was installed on for emergency use.
- 1995-96 – 1.8 MG Golf Course Reservoir was constructed.
- 1995-96 – Golf Course Booster Station was constructed. Diesel generators and motors were installed for emergency use.
- 1995-96 – New distribution piping, valves, and fire hydrants were installed to replace the old McNary Township distribution system. Service meters were installed on all users in the system.
- 1999 – An automatic intertie valve and flowmeters were installed at the McNary Booster Station, connecting the McNary High Level System with the Low-Level System.
- 2000 – The Coyote Booster Station was constructed in 2000 to serve the new Powerline High Level System pressure zone.
- 2001 – The Port Well (drilled in 1967) was transferred to the City of Umatilla on a 40-year lease set to expire in 2040.
- 2001 – New booster pumps and emergency generator upgrades were made at the McFarland Booster Station.
- 2001 – New telemetry controls and monitoring systems at each pump station and reservoir were installed.

1.4 Inventory of Existing Facilities

The City's water system consists of six storage reservoirs (McNary, Port, Intertie, McFarland (concrete), McFarland (steel), and Coyote). The total active storage volume is approximately 4.8 MG. Sources include four wells that can provide a total pumping capacity of 4,638 gpm. Based on the City's records, the existing distribution system consists of approximately 48 miles of water mains. Table 1-1 summarizes the pipe breakdown for each size of pipe. The service area and UGB are shown in Figure 2-1.

Table 1-1 System Inventory by Pipe Diameter

Diameter (inches)	Length (ft)	Length (miles)
≤ 2	28,300	5.4
3	900	0.2
4	17,300	3.3
6	65,300	12.4
8	53,900	10.2
10	6,000	1.1
12	56,600	10.7
14	100	0.02
16	14,900	2.8
18	10,500	2.0
20	600	0.1
Total	**253,800**	**48.1**

Based on City's GIS database and record drawings.

1.5 Related Plans

Other plans that are pertinent to this Water Master Plan are:

- 2008 City of Umatilla Water System Plan
- 2013 City of Umatilla Comprehensive Land Use Plan
- 2018 City of Umatilla Beneficial Reuse Feasibility Analysis
- 2020 Water Management and Conservation Plan Update
- 2020 Utility Rate and System Development Charge Study
- 2021 Risk and Resilience Assessment

1.6 Acknowledgements

The City of Umatilla recognizes the following for their contributions and efforts to develop this Water Master Plan:

- Oregon Infrastructure Finance Authority of the Business Development Department (OBDD)

Chapter 2 - Project Planning

The purpose of this Section is to define the current and future domestic water usage for the City of Umatilla for planning of future water needs. Water use is related to population density, land use, and availability of irrigation water in the City's water service area. How these current and anticipated trends shape the projected water demand is presented below. The planning years used for this document are 20-year (Year 2041), and 40-year (Year 2061).

2.1 Service Area and Characteristics

The City of Umatilla is a relatively small community located along the Columbia River in northeast Oregon. The City has a mix of residential, commercial, and industrial land uses. Approximately 91% of the current water connections are residential, 5% are Commercial, 1% are Industrial, and 3% are City operated connections. The zoning that corresponds to each of these designations is shown in Table 2-1. The City has experienced relatively high growth in residential and industrial water demands and expects this trend to continue. The Two Rivers Correctional Institution (TRCI) is an Oregon State prison located in the City and is zoned as "Industrial". The TRCI is an educational and work facility for long-term inmates. For the purposes of this report, the TRCI water demands are shown separately as its own customer class.

The City's water service area is defined by the City Limits (see Figure 2-1). The Urban Growth Boundary (UGB) represents the limit to where public facilities will be extended. The City can provide water service outside of the UGB in very limited circumstances such as service to the Army Depot and the Confederated Tribes of the Umatilla Indian Reservation (CTUIR). The City's Comprehensive "Plan Map" designates current zoning and provides a framework for what type of growth can occur outside the City limits.

Table 2-1 Zoning Designations

Comprehensive Plan Map Designations	Zoning
Residential	Single-Family Residential (R-1), Medium Density Residential (R-2), Multi-Family Residential (R-3), Downtown Residential (DR)
Commercial	Neighborhood Commercial (NC), Downtown Commercial (DC), General Commercial (GC), Downtown Transitional (DT), McNary Center Mixed Use Commercial (MC)
Industrial	Light Industrial (M-1), Heavy Industrial (M-2)

From Table 10-2-1 of City of Umatilla's Zoning Ordinance

2.2 Service Area Policies and Agreements

The City's Comprehensive land use plan is the City's guide for future growth. The Comprehensive Plan Map designations are shown in Figure 2-2. System development charges and policies are documented in the City's Codified Ordinances.

The City has an intergovernmental agreement with the Port of Umatilla to supply water to the Port's McNary Industrial Park located in the northeast corner of the City adjacent to the Columbia River. There

is a lease agreement with the Port, for the City to maintain and operate the Port's well. A copy of the agreement is located in Appendix B. Under the agreement, the City provides potable water to the Port's property and adjoining areas served by the Port. The Port, however, owns the well and accompanying water right. The lease agreement is set to expire in February of 2040.

The City's water system has no other inter-tie connections with other potable water systems.

The Port of Umatilla and City of Hermiston own the Regional Water System (RWS) which provides untreated non-potable water to a data center located along Lind Road. The RWS conveys Columbia River water permitted to the Port of Umatilla. The water system was built in the early 1990's and provides water to two large natural gas power plants located south of Hermiston. The RWS runs from the Columbia River, across federal lands (Army Corps of Engineers), then along Lind Road, a city-owned roadway within city limits. Beyond Lind Road the 42-inch RWS pipeline extends outside of the UGB and then to the City of Hermiston.

In 2017, the RWS contracted with a private company to provide water to a large data center campus located along Lind Road within city limits. The RWS is a source of water for the City of Hermiston in the future and is not reliable as a backup source for the City of Umatilla. The City provides water to another data center campus located within city limit along Beach Access Road.

2.3 Current Population and Number of Service Connections

The historical population of the City of Umatilla is presented in Table 2-2. Population increased rapidly from 1970 to 1980. Since the 1990's, the City has been experiencing positive growth.

Table 2-2 Historical Population

Year	Population	Percent Increase
1920	390	97.0%
1930	345	-11.5%
1940	370	7.2%
1950	883	138.6%
1960	617	-30.1%
1970	679	10.0%
1980	3,199	371.1%
1990	3,046	-4.8%
2000*	5,786	90.0%
2010*	7,623	31.7%
2020†	8,195	7.5%

* Historical data from PSU Population Research Center for Umatilla County 2019 through 2069.
† Projected data from PSU Population Research Center for Umatilla County 2019 through 2069.

Table 2-3 shows the number of connections in each customer class for the City from 2017 through 2020. By far most of the connections are residential (about 91%). The Two Rivers Correctional Institution (TRCI) facility was completed in year 2000. Operation of the housing units at TRCI were fully occupied in 2001 for a total inmate capacity of 1,632. There are currently (February 2021) 1,685 inmates at the facility.

Table 2-3 Active Service Connections by Customer Class

Customer Class	2017[1]	2018[1]	2019[1]	2020[1]
Single-Family	1,341	1,383	1,441	1,513
Multi-Family	63	62	62	62
Commercial	84	87	85	85
Industrial	14	10	12	17
TRCI	2	2	2	2
Data Centers	1	1	1	1
Municipal/Government	29	29	29	29
Parks	13	13	15	16
Total	**1,547**	**1,587**	**1,647**	**1,725**

1. Count based on City of Umatilla's December user water meter data.

2.4 Current Water Use, Data Reporting, and ERUs

The City is 100% metered, which has allowed accurate measurement of the amount of water consumed and produced. Table 2-4 summarizes the well water production for the City and Table 2-5 summarizes the metered consumption by customer class.

Table 2-4 Water Production in MG

Source	2017[1,2]	2018[1]	2019[1]	2020[1]
McFarland Well	44.6	41.8	38.8	37.6
Intertie Well	124.0	81.4	109.9	119.6
Golf Course Well	173.4	164.7	137.1	150.3
Port Well	142.7	200.2	178.2	202.2
Total Annual Production	**484.7**	**488.1**	**464.1**	**509.7**

1. Production based on City of Umatilla's daily source production logs.
2. McFarland Well data does not include January 2017.

Table 2-5 Water Consumption in MG

Customer Class	2017[2]	2018[2]	2019[2]	2020[2]
Single-Family	215.2	219.1	237.9	261.7
Multi-Family	33.0	36.1	34.0	32.6
Commercial	31.1	30.5	27.3	31.9
Industrial	28.8	8.0	23.1	22.2
TRCI	73.6	95.1	86.0	82.2
Data Centers	60.6	53.9	43.2	52.7
Municipal/Government	28.8	29.4	25.0	26.2
Parks	19.7	17.4	20.0	23.3
Total	**491**	**490**	**497**	**533**
ERU Factor (gpd/ERU)[1]	440	434	452	474

1. SFR metered consumption divided by number of SFR connections as shown in Table 2-3.
2. Usage based on City of Umatilla's user water meter data from January 2017 through December 2020.

An Equivalent Residential Unit (ERU) is the amount of water consumed by a typical full-time single-family residence (SFR). An ERU factor was calculated for each year of historical data since 2017 by dividing the total annual metered use from SFR meters by the total number of SFR connections. The ERU factor calculated for each year is listed in Table 2-5. The ERU factor can then be divided by the water consumption in all other customer classifications to quantify their use in terms of ERUs. Table 2-6 lists the number of ERUs for 2017 through 2020 by each customer class.

Table 2-6 Equivalent Residential Units

Customer Class	2017	2018	2019	2020
Single-Family	1,341	1,383	1,441	1,513
Multi-Family	205	228	206	188
Commercial	194	193	165	184
Industrial	179	51	140	128
TRCI	458	600	521	475
Data Centers	377	340	262	305
Municipal/Government	179	186	151	151
Parks	122	110	121	135
Total	**3,057**	**3,090**	**3,007**	**3,079**

Industrial connections and demands for the past four years are shown in Table 2-7. The average industrial connection for the past four years is 1.5 MG/year/connection. The average data center demand for the past four years is 52.6 MG/year/connection.

Table 2-7 Historical Industrial User Demand

Year	Number of Industrial Connections	Water Demand	
		(MG/yr)	(MG/yr/ Connection)
2017	14	29	2.1
2018	10	8	0.8
2019	12	23	1.9
2020	17	22	1.3

Historical population at the TRCI was not readily available for this report. Assuming that the average number of inmates is 1,685, then the average water usage at the TRCI is 137 gal/inmate/day. Removing the Industrial, TRCI, and data center demand from the other potable water demands, a demand per capita can be determined and used for future demand projections. The average demand for non-industrial users for the past four years is 148 gpcd, this is summarized in Table 2-8.

Table 2-8 Historical Non-Industrial User Demand

Parameter	2017	2018	2019	2020
Non-Industrial Demand (MG/yr)	328	333	344	376
Population[1]	6,310	6,364	6,419	6,510
Gallons/Capita/Day (gpcd)	142	143	147	158

1. Population does not include TCRI.

2.4.1 Demand Peaking Factors

Demand peaking factors were used to describe the ratio of peak daily demand (PDD) relative to the average daily demand (ADD), and the ratio of peak hourly demand (PHD) relative to the peak daily demand. Peaking factors for Industrial and Non-Industrial demands were determined from existing daily and hourly information available.

The peak daily demand for industrial and non-industrial users was determined by finding the peak day of water production and dividing it by the average water demand. The peak day in year 2020 was July 21, 2020. Pumping and reservoir level changes for that day indicate a total water usage of 3,553,000 gallons. The average water demand for the system was 1,507,115 gallons. Using the average demand for 2020, the peaking factor for the industrial and non-industrial users was found to be 2.36 (3,553,000/1,507,115). This is similar to the peaking factor identified in the 2020 Water Management and Conservation Plan Update which found a peaking factor of 2.35 based on observed peak day demands in 2018, see Appendix M.

Daily flow meter readings were not available for the TRCI. It was assumed that the PDD/ADD for TRCI is the same for the non-industrial users (2.36). There is an existing data center which currently uses the City's potable water system to provide both their industrial and domestic water demands. After 2023, the industrial demands will be provided by an independent non-potable system. Because the existing meter data provided includes the combined potable and non-potable usage of the existing data center, the potable demands of the data center were estimated at 5,000 gpd for ADD. For the existing potable/non-potable demands, the existing data center peaking factor for PDD/ADD was found to be 10.27. For the 20-year and 40-year planning periods, the data center facilities will use the PDD/ADD peaking factor of 2.36 since the future non-potable water is planned to supply their industrial demands.

The City had no hourly production data available, so it was not possible to calculate a peaking factor for PHD using meter data. The City's 2008 Water Master Plan used a PHD/PDD factor of 2.5, but it is unclear how that was determined. The WSDM has an equation to estimate PHD for each user type based on the number of peak day demand ERUs. This equation was used to determine the PHD for the City's water system.

WSDM Equation 3-1 PHD Based on ERUs

$$\mathrm{PHD} = \left(\frac{\mathrm{ERU_{PDD}}}{1440}\right)[(\mathrm{C})(\mathrm{N}) + \mathrm{F}] + 18\ (\mathrm{gpm})$$

Where: PHD = Peak Hourly Demand (gallons per minute)

ERU_{PDD} = Peak Day Demand per ERU (gallons per day)

C = Coefficient Associated with Ranges of ERUs

F = Factor Associated with Ranges of ERUs; and

N = Number of ERUs based on PDD

Calculating Equation 3-1 for non-industrial users resulted in a PHD of 2,702 gpm, so the calculated peaking factor (PHD/PDD) for non-industrial users is 1.72. Using this same equation for the industrial users and the TRCI gives a PHD/PDD ratio of 3.02 and 1.72 respectively. The existing PHD/PDD peaking factor for the data center facilities was calculated to be 3.02. The future (domestic potable demands) PHD/PDD peaking factor for the data center facilities was determined to be 1.73.

Applying all of these peaking factors at the same time would lead to a higher than expected peak demand since the peak flow of industrial, TRCI, and non-industrial are expected to occur at different hours during the day. Generally, residential peaks occur at 6 am, and industrial peaks occur at 1 pm. The PHD/PDD ratios were adjusted, based on typical diurnal curves, so that when applied in the water model they give a more realistic total peak hourly demand for the water system as a whole. It is recommended that the City upgrade their telemetry to store hourly well production and reservoir levels since this will give a more accurate depiction of the actual peak hourly demand.

The peaking factors used in this water master plan are summarized in Table 2-9.

Table 2-9 Peaking Factors

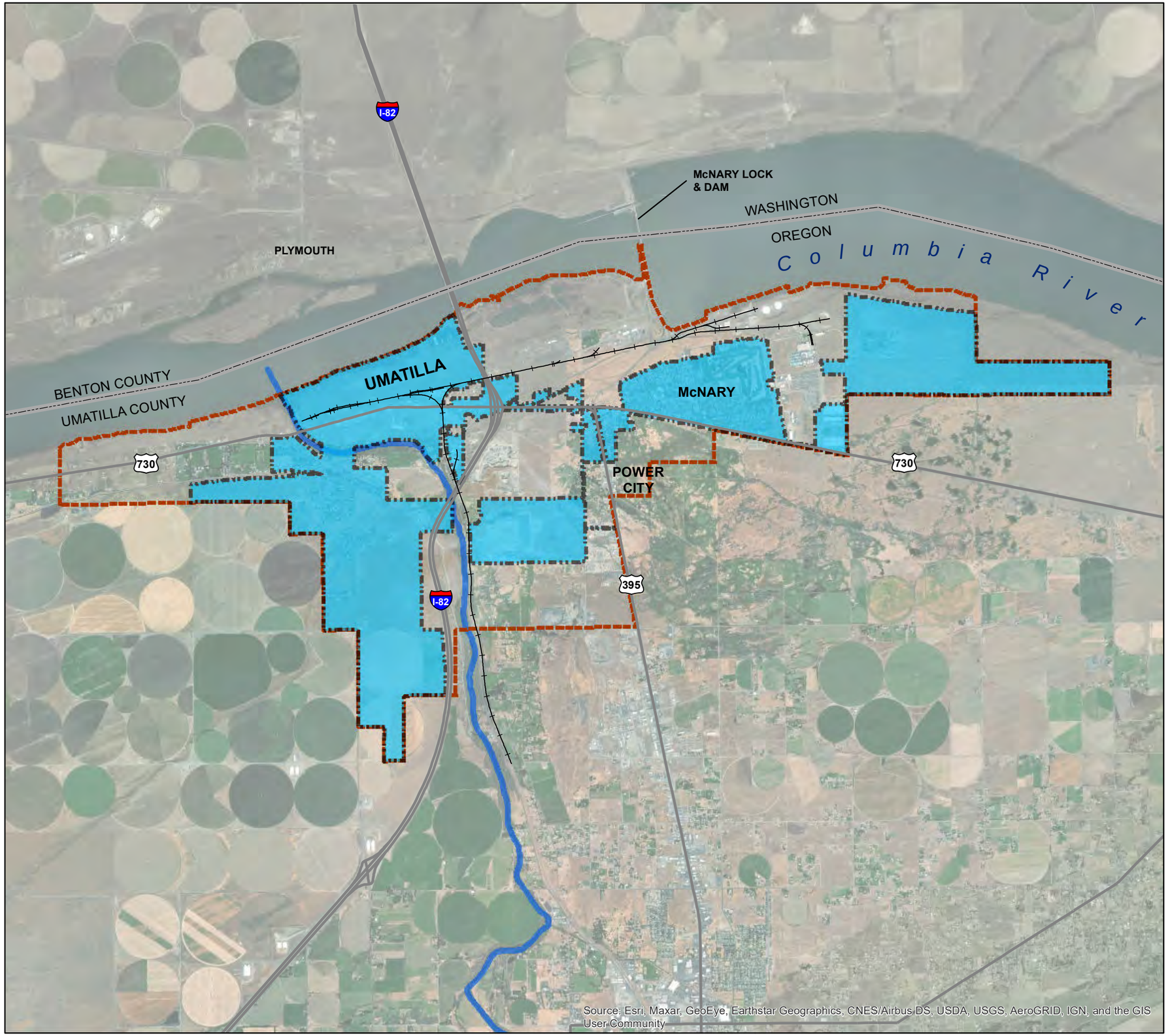
User Classification	PDD/ADD	Calculated PHD/PDD	Adjusted PHD/PDD
Industrial Users	2.36	3.02	1.13
TRCI	2.36	1.72	1.58
Non-Industrial Users[1]	2.36	1.72	1.72
Data Centers[2]	2.36	1.73	1.73
Data Centers[3]	10.3	3.02	3.02

1. Includes Residential, Commercial, Public connections.
2. For future potable demands only.
3. For existing combined potable and industrial demands.

2.5 Current and Future Land Use

Current zoning and planned land use for the City of Umatilla are shown in Figure 2-2. Approximately 91% of the current water connections are residential and 9% non-residential. It is anticipated that this ratio will not remain the same through the 20-year planning period as population increases. Because of the large difference in water demand between industrial and non-industrial connections, a separate growth projection is used for each.

Irrigation has a significant impact on the amount of water consumed. Only a small percentage of the acreage within the City's water service area lies within a service area for an irrigation district (West Extension Irrigation District). If opportunities arise to use non-potable water for irrigation, this would benefit the City by lowering consumption of treated potable water for irrigation use.



City of Umatilla

Water Master Plan

Figure 2-1

Service Area

Legend

- City Limit / Service Area
- Urban Growth Boundary
- Railroad
- Highway/Interstate
- Umatilla River

0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: Jun 1, 2021

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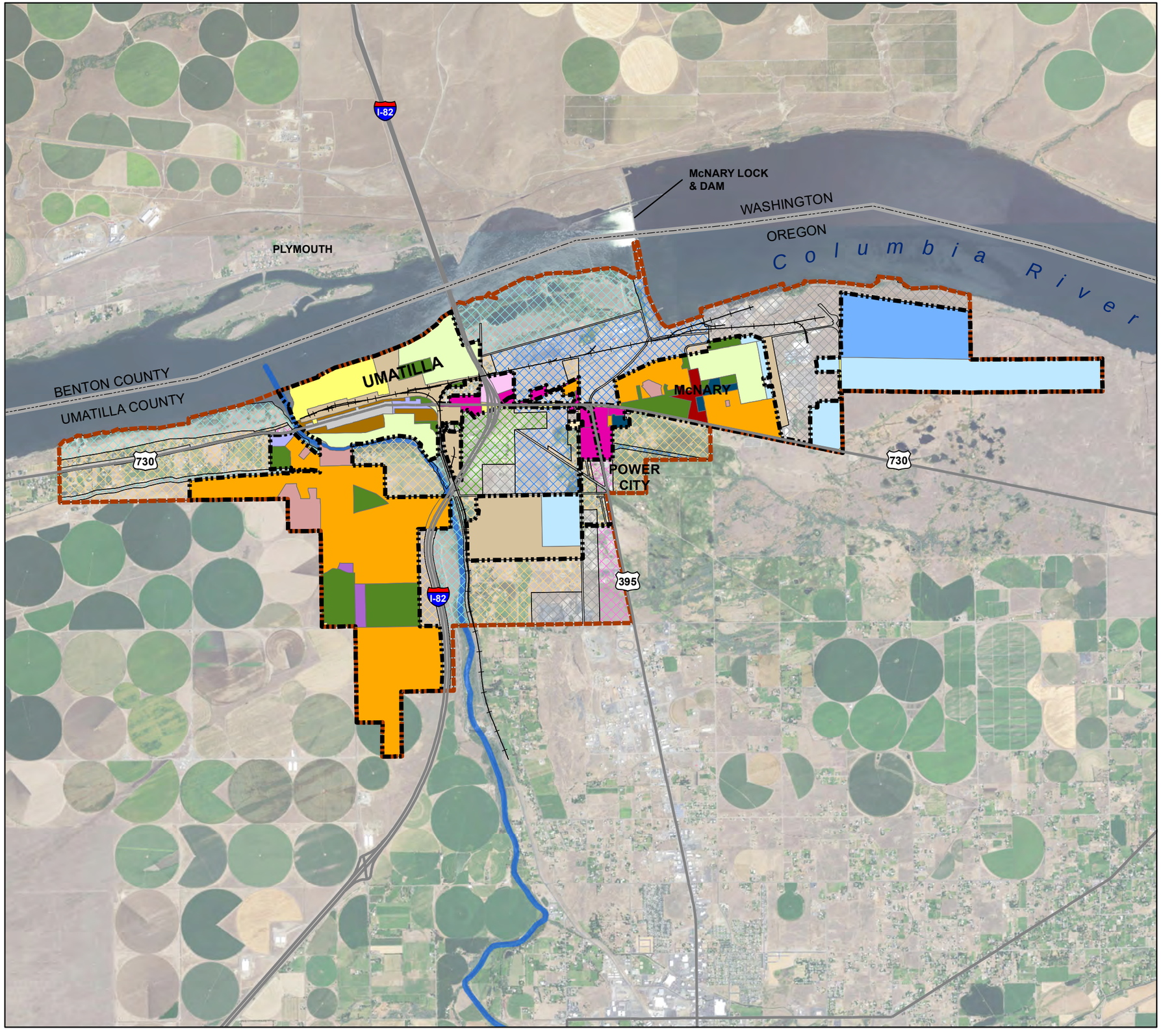

City of Umatilla

Water Master Plan

Figure 2-2

Current Zoning / Planned Land Use

Legend

- Railroad
- Highway/Interstate
- Umatilla River
- Urban Growth Boundary
- City Limit / Service Area

Code

- CS, Community Service
- DR, Downtown Residential
- DT, Downtown Transitional
- DC, Downtown Commercial
- NC, Neighborhood Commercial
- MC, McNary Center Mixed Use
- GC, General Commercial
- GC/CS, General Commercial/Community Service
- R-1, Single-Family Residential
- R-1/CS, Single-Family/Community Service
- R-2, Medium Density Residential
- R-2/CS, Medium Density/Community Service
- R-3, Multi-Family
- M-1, Light Industrial
- M-1/CS, Light Industrial/Community Service
- M-2, Heavy Industrial
- M-2/CS, Heavy Industrial/Community Service
- R, Residential Plan
- C, Commercial Plan
- M, Industrial Plan
- NR, Natural Resource Plan
- PF, Public Facility Plan
- R-O/S, Recreation-Open/Space Plan

0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: May 21, 2021

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2.6 Future Population and Industrial Connection Projections

Historical records indicate that the population growth in the City of Umatilla is a fairly inconsistent growth rate (see Table 2-2). The population forecast used in this report was taken from the 2019 PSU Coordinated Population Forecast. This projects a 1.1% growth rate from years 2019 to 2044, and a 0.9% growth rate from year 2044 to 2069, this is shown graphically in Figure 2-3. These population projections include the existing TRCI inmate population, however, the projection does not accurately account for anticipated growth of the TRCI inmate population. The TRCI is expected to grow at 1.75% which would double its capacity in the 40-year planning period (2061).

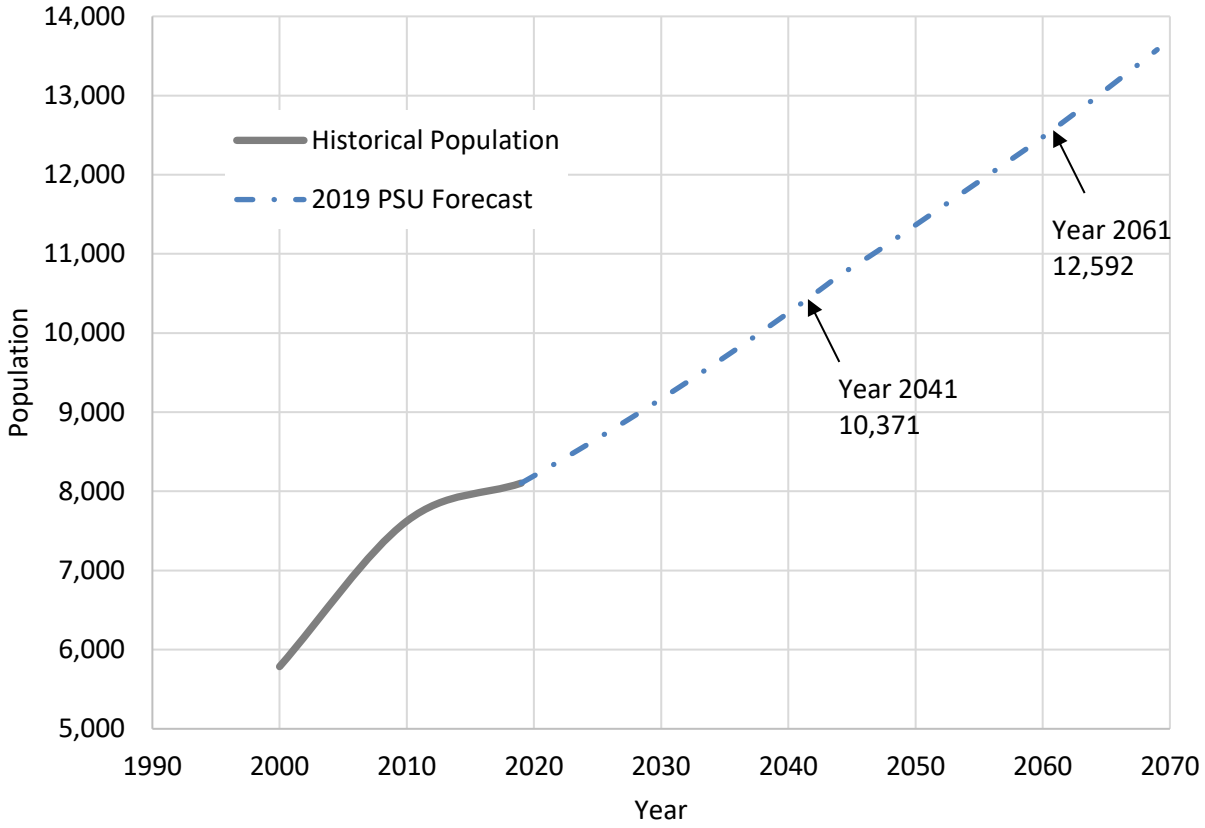


Figure 2-3 Population Projections

Industrial Users are expected to grow at 1.9% through 2044, and 3.9% through the end of the 40-year planning period. These values match the total combined customer growth rate projected in the Utility Rate and System Development Charge Study done by the FCS Group in 2020, this growth is shown graphically in Figure 2-4. The FCS Group study is included in Appendix N.

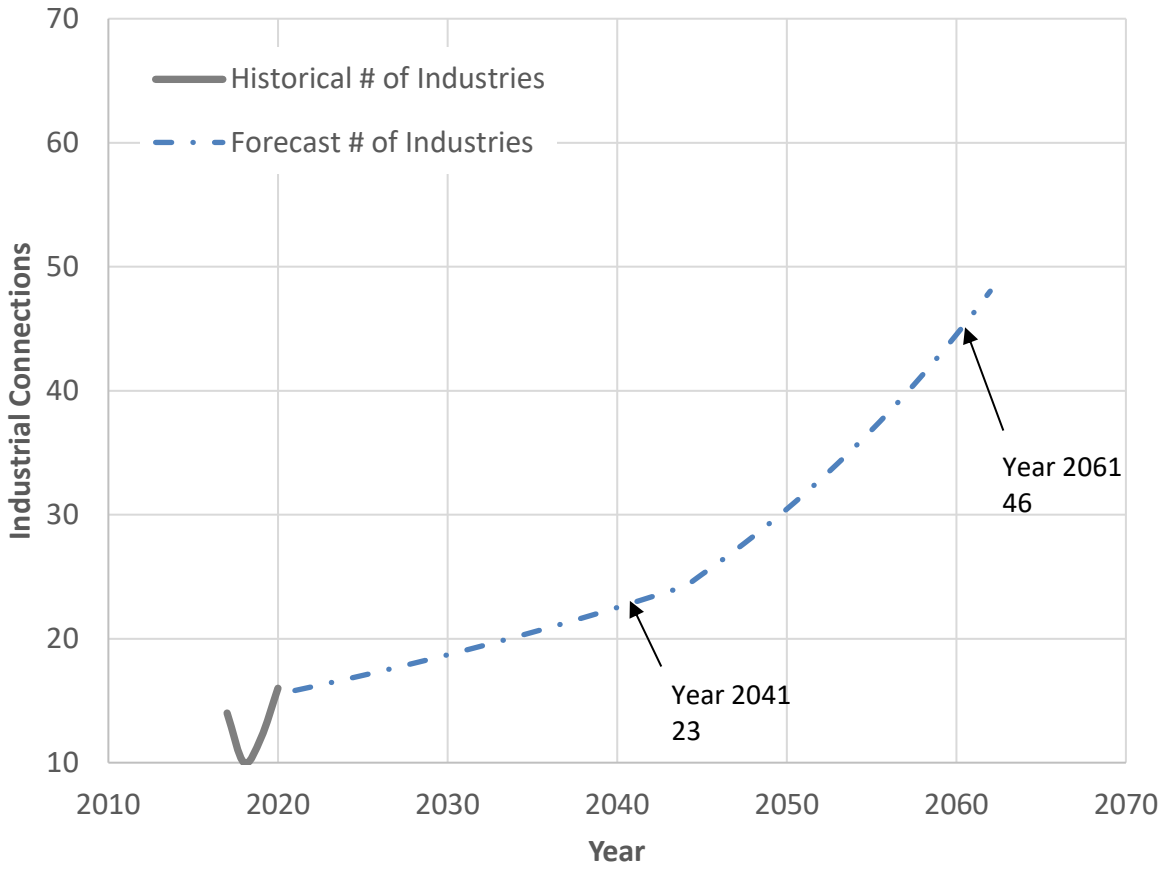


Figure 2-4 Industrial User Projections

2.7 Future Water Use

Growth projections for Industrial Users, TRCI, Non-Industrial users, and data centers, along with historical water usage were used to derive the future connections, demands, and ERU's shown in Table 2-10, Table 2-11, and Table 2-12.

Future Industrial demands were based on 1.5 MG/yr/Connection. Future Non-Industrial Demands were based on 148 gpcd. Future TRCI demands were based on 137 gpcd. As mentioned in Section 2.4.1, the City anticipates large water using industrial data centers to continue constructing facilities within the City's water service area. These large industrial users will develop independent water sources to meet their industrial non-potable demands and the only demand from the City's system will be their domestic potable demands. Currently there are two existing data centers within the City's service area. One of the data centers is connected to the City's potable system, the other existing data center has been utilizing an independent water source since it was constructed. The City plans for domestic potable service to this second site as infrastructure is likely to be installed adjacent to the facility within the 40-year planning period. The domestic potable demands for these data centers have been reported to have an ADD of 5,000 gpd, this is equal to 1.83 MG/yr per site, these demands will be applied in the 20-year and 40-year planning period. The existing combined potable and industrial demands for data centers were based on 52.6 MG/year/connection, these demands are only used for the existing system demands.

Future ERUs were based on 450 gpd, which is the average single-family residential demand for the past four years.

Table 2-10 Future Number of Connections

Year	City Population†	TRCI Population	Industrial Connections	Non-Industrial Connections	TRCI Connections	Data Center Connections
2021	8,288	1,685	16	1,724	2	1
2041	10,371	2,383	23	2,158	2	4
2061	12,592	3,370	46	2,620	2	6

† As reported in PSU Projections (assuming a constant TRCI population of 1,685 inmates).

Table 2-11 Future Water Demand

Year	Industrial (MGD)	Non-Industrial (MGD)	TRCI (MGD)	Data Centers (MGD)	ADD (gpm)	PDD (gpm)[1]	PHD (gpm)[2]
2021	0.07	0.97	0.23	0.14	983	3,109	6,566
2041	0.10	1.28	0.33	0.02	1,197	2,823	4,685
2061	0.19	1.61	0.46	0.03	1,593	3,757	6,166

1. PDD determined by PDD/ADD peaking factor of 2.36 for Industrial, Non-Industrial, TRCI users; 10.3 for data centers in 2021; and 2.36 for data centers in 2041 and 2061.
2. PHD determined by PHD/PDD peaking factor of 1.13 for Industrial, 1.72 for Non-Industrial, 1.58 for TRCI users; 3.02 for data centers in 2021; and 1.73 for data centers in 2041 and 2061.

Table 2-12 Future Equivalent Residential Units

Year	Industrial ERUs	Non-Industrial ERUs	TRCI ERUs	Data Center ERUs	Total ERUs
2021	147	2,166	513	320	3,145
2041	212	2,849	725	44	3,831
2061	428	3,578	1,026	67	5,099

1. ERU is equivalent to 450 gpd (average single-family residential usage for the past four years).

2.8 Adjacent Water Systems

There are several small water systems located within the City limits and Urban Growth Boundary. These small water systems will be individually considered for connection to the City's system as time and needs allow. For the purpose of this WMP, these small water systems were assumed to remain off the City's system unless noted otherwise.

2.8.1 Sand Bur Water Association

The Sand Bur Water Association (PWS ID #4105842) is a small private water system, which serves a approximately 10 residential connections year round. The Sand Bur Water Association service area is located north of the Umatilla Port of Entry generally serving residences north of Locust Street, west of Brownell Boulevard, and south of the railroad. This system was first registered with the state in 1993 and is served by a domestic well (UMAT 3365) that was completed in 1949. Connection to the City's water system for the Sand Bur Water Association was not included in the 20-year or 40-year planning period.

2.8.2 Power City Water Co-Op

The Power City Water Co-Op (PWS ID #4100375) is a community private water system, which serves a approximately 35 residential and commercial properties year round. The Power City Water Co-Op service area is located in the Power City community east of Umatilla, the service area lies partially within City limits and within the Urban Growth Boundary. The Power City Water Co-Op service area is generally bound by U.S. Route 395 to the east, Union Street to the south, Margaret Avenue to the north, and Lind Road to the west. The system consists of an 8-inch diameter 580-feet deep well (UMAT 53429), a 200,000-gallon ground level storage tank and booster pump station. The Power City Water Co-Op has been in discussions with the City about connection to the City's system and its connection is included as part of the 20-year planning period.

2.8.3 Wildwood Water

Wildwood Water (PWS ID #4106201) is a small private water system, which serves approximately 6 residential connections year round. The Wildwood Water service area is located near Wildwood RV park east of Umatilla, the service area is generally bound by U.S. 395 to the west, U.S. 730 to the north and Pollock Lane to the east. The system is served by a private well and a small pressure tank. Connection to the City's water system for Wildwood Water was not included in the 20-year or 40-year planning period.

2.8.4 Umatilla Marina

The Umatilla Marina system (PWS ID #4190873) is a small public water system owned by the City, which serves approximately 5 connections from April 1 to November 15 annually. The Umatilla Marina system service area is located at the Umatilla Marina Park and mainly serves restrooms and several outdoor hydrants for site water on the marina. The system is served by two wells, one is currently inactive and under emergency use only. The City has interest in abandoning the wells and connecting the system to the main distribution system. The connection of the Umatilla Marina system to the City's main distribution system is included as part of the 20-year planning period.

2.8.5 Shady Rest Mobile Court

The Shady Rest Mobile Court system (PWS ID #4101214) is a community private water system, which serves approximately 57 residential mobile home connections year round. The Shady Rest Mobile Court system is located west of Umatilla along U.S. 730 and is limited to the Shady Rest Mobile Home & RV site. The system is served by a 225-foot deep well (UMAT 5441) completed in 1990. Connection of the Shady Rest Mobile Court system to the City's water system is included as part of the 40-year planning period.

Chapter 3 - Existing Water System

3.1 System Description

The purpose of this Chapter is to describe the existing system facilities. A map depicting the locations of the various water facilities is provided as Figure 3-25.

3.1.1 Sources

Sources used for the City of Umatilla drinking water come from four wells and four booster stations, each facility is described below. The McFarland, Intertie, Port and Golf Course Wells pump from the Columbia River Basalt Group's Grande Ronde aquifer. The McFarland, Intertie, and Port wells currently have chlorine gas injection systems for disinfection as well as the Golf Course Booster Station. All of the City pumps are connected via a telemetry system that operates the pumps based on reservoir levels. Well logs for each of the wells are provided in Appendix C. Table 3-1 summarizes the current pumping capacities of the wells, Table 3-2 summarizes the capacities of the booster stations.

Table 3-1 Current Well Pumping Capacities

Well	OWRD Log No.	Pumping Capacity (gpm)[1]
McFarland Well	UMAT50632	505
Intertie Well[2]	UMAT3361	602
Golf Course Well[2]	UMAT3347	1,762
Port Well[2]	UMAT3343	1,769
Total		**4,638**

1. Pumping capacities as of April 2020.
2. Well pump has been lowered as far as possible, located just above basalt.

Table 3-2 Current Booster Pump Capacities

Booster Station	No. Pumps	Pumping Capacity (gpm)[1]	Notes
McFarland Booster	2	2,000	(2) 100 HP pumps
Coyote Booster	4	2,750	10 HP, (2) 30 HP, 100 HP pump
McNary Booster	1	700	60 HP pump
Golf Course Booster	4	7,000	(2) 60 HP, 100 HP, (1) diesel fire pump
Total		**12,450**	

1. Capacity does not include fire pumps.

McFarland Well

The McFarland Well is located in the southwest portion of the city near the intersection of Van Buren Drive and Grant Street. The Oregon Water Resource Department (OWRD) number is UMAT50632. The well was drilled in 1947 to a depth of 785 feet. The well is only partially cased with various diameters and spacings between the casings. The casing configuration includes 165 feet of 16-inch diameter casing from 0 feet to 165 feet below ground surface (BGS); 49 feet of 9-1/2-inch diameter casing from 303 feet to 352 feet BGS; and 181 feet of 8-inch casing from 352 feet to 533 feet BGS. The well initially yielded 700 gpm during construction, however due to decreasing aquifer levels the current pumping capacity of the well has decreased to 505 gpm. A copy of the McFarland Well log is included in Appendix C.

In 1997 a 50 HP 500-gpm American Turbine Model 10-L-20 submersible pump, designed for 284 feet of total dynamic head (TDH) was installed. The McFarland Well discharges directly into the two McFarland reservoirs and is controlled by telemetry based on water levels in the steel reservoir. The McFarland Well primarily serves the Coyote High Level System and the Powerline High Level System. Improvements in 2001 to the nearby McFarland Booster Station allow for the McFarland Well to be powered by an emergency generator and automatic transfer switch in the event of a power outage.

The static water level has varied from 200 feet to 208 feet BGS from 2015 to 2020, groundwater levels for the McFarland Well can be seen in Appendix D. The dynamic water level has varied from 220 feet to 237 feet BGS.

Figure 3-1 McFarland Well Pump House

McFarland Well Characteristics	
Ground Elevation	492 feet
Well Yield Capacity	700 gpm
Installed Pumping Capacity	500 gpm
Current Pumping Capacity	505 gpm
Casing Size	0-165 ft BGS 16-inch Steel 165-232 ft BGS 15-inch Open Hole 232-303 ft BGS 12-inch Open Hole 303-352 ft BGS 9-1/2-inch Steel 352-533 ft BGS 8-inch Steel 533-785 ft BGS 8-inch Open Hole
Perforations	N/A
Well Depth	785 feet
Static Water Level	208 ft BGS (2020)
Dynamic Water Level	220-237 ft BGS (2008)
Motor	50 HP
Pump	American Turbine 10-L-20
Stages	Unknown
Pump Setting	275 ft BGS (top of bowls)
Impeller Diameter	Unknown
Column Diameter	Unknown

Figure 3-2 McFarland Well

Intertie Well

The Intertie Well is located in the Power City area adjacent to Lind Road. The Intertie Well and Reservoir are located approximately 760 feet south of the intersection of U.S. Highway 730 and Lind Road. The Oregon Water Resource Department (OWRD) number is UMAT3361. The well was drilled in 1979 to a depth of 1,134 feet. The well has a 20-inch diameter casing from 0 feet to 500 feet BGS, the well is a 12-inch diameter open hole rock hole from 500 feet to 1,134 feet BGS. The well initially yielded 1,245 gpm during construction, however, due to decreasing aquifer levels the current pumping capacity of the well has decreased to 602 gpm in recent years. A copy of the Inertie Well log is included in Appendix C. In 1995 a 200 HP 850-gpm Fairbanks-Morse 11-M-7000 vertical line shaft turbine pump, designed for 680 feet of total dynamic head (TDH) was installed. The pump was initially installed on 602 feet of 8-inch column pipe and a pump intake of 617 feet BGS, due to the declining aquifer levels the pump was lowered to 650 feet BGS (top of bowls) in 1998, and again to 710 feet BGS (top of bowls) in 2018. The Intertie Well discharges directly into the Intertie Reservoir and is controlled by telemetry based on water levels in the reservoir as well as water levels in the aquifer. The Intertie Well is the primary source for the Low-Level System and can also provide water to the McNary High Level System via the McNary Booster Station. The Intertie Well does not currently have auxiliary power.

The static water level has stabilized at approximately 160 feet BGS over the last 5 years, groundwater levels for the Intertie Well can be seen in Appendix D. Over the last three years, the dynamic water level has averaged a depth of 579 feet BGS during normal operations over the summer months of June to August.

Figure 3-3 Intertie Well Pump House

Intertie Well Characteristics	
Ground Elevation	455 feet
Well Yield Capacity	1,245 gpm
Installed Pumping Capacity	850 gpm
Current Pumping Capacity	602 gpm
Casing Size	0-500 ft BGS 20-inch Steel
	500-1,134 ft BGS 12-inch Open Hole
Perforations	N/A
Well Depth	1,134 feet
Static Water Level	160 ft BGS (2020)
Dynamic Water Level	579 ft BGS (2017-2020)
Motor	200 HP
Pump	Fairbanks-Morse 11-M-7000
Stages	13
Pump Setting	710 ft BGS (top of bowls)
Impeller Diameter	Unknown
Column Diameter	8-inch

Figure 3-4 Intertie Well

Golf Course Well

The Golf Course Well is located in the Port of Umatilla Industrial Park adjacent to Bud Draper Road. The Golf Course Well, Golf Course Booster Station and Golf Course Reservoir are located approximately 1,600 feet south of the intersection of Roxbury Road and Bud Draper Road. The Oregon Water Resource Department (OWRD) number is UMAT3347. The well was drilled in 1978 to a depth of 989 feet. The well has a 20-inch diameter casing from 0 feet to 500 feet BGS, the well is a 23-inch diameter open hole rock hole from 500 feet to 989 feet BGS. The well initially yielded 2,000 gpm during construction, however due to decreasing aquifer levels the current pumping capacity of the well has decreased to 1,762 gpm in recent years. A copy of the Golf Course Well log is included in Appendix C. In 1995 a 300 HP 2,000-gpm American Turbine 15-M-200 water lubed vertical turbine pump, designed for 440 feet of total dynamic head (TDH)

was installed. The pump was initially installed at depth of 447 feet BGS but was recently lowered to 489 feet BGS (top of bowls). In 2020, a new 300 HP US Motor was installed on the existing well pump and a new soft starter was installed. The Golf Course Well discharges into the Golf Course Reservoir and can also feed the Golf Course Booster Station if a pressure relieve valve is exercised. Along with the Port Well, the Golf Course Well is one of two sources for the McNary High Level System. The Golf Course Well alternates with the Port Well as the lead and lag pump based on the water level in the Golf Course Reservoir. A diesel-driven generator serves as the auxiliary power source for both the Golf Course Well and Booster Station. The diesel-driven generator is outdated and difficult to maintain due to the challenge to find repair parts.

The static water level has varied from 187 feet to 190 feet BGS over the last 5 years, groundwater levels for the Golf Course Well can be seen in Appendix D. Over the last three years, the dynamic water level has averaged a depth of 420 feet BGS during normal operations over the summer months of June to August.

Figure 3-5 Golf Course Well Pump House

Golf Course Well Characteristics

Ground Elevation	490 feet
Well Yield Capacity	2,000 gpm
Installed Pumping Capacity	2,000 gpm
Current Pumping Capacity	1,762 gpm
Casing Size	0-500 ft BGS 20-inch Steel
	500-989 ft BGS 23-inch Open Hole
Perforations	N/A
Well Depth	989 feet
Static Water Level	187-190 ft BGS (2020)
Dynamic Water Level	420 ft BGS (2017-2020)
Motor	300 HP
Pump	American Turbine 15-M-200
Stages	5
Pump Setting	489 ft BGS (top of bowls)
	497.5 ft BGS (pump intake)
Impeller Diameter	Unknown
Column Diameter	12-inch

Figure 3-6 Golf Course Well Diesel Generator

Port Well

The Port Well is located in the Port of Umatilla Industrial Park near the United Grain elevator. The Port Well is located approximately 600 feet east of the intersection of Launch Lane and Bud Draper Road. The Oregon Water Resource Department (OWRD) number is UMAT3343. The well was drilled in 1967 to a depth of 850 feet. The well has a 24-inch diameter steel casing from 0 feet to 109 feet BGS, a 20-inch diameter steel casing from 99 feet to 345 feet BGS, and is a 12-inch diameter open hole rock hole from 345 feet to 850 feet BGS. The well initially yielded 2,000 gpm during construction, however due to decreasing aquifer levels the current pumping capacity of the well has decreased to 1,769 gpm in recent years. A copy of the Port Well log is included in Appendix C. In 2002, a 250 HP 2,000-gpm Robbco 14JME submersible turbine pump, designed for 365 feet of total dynamic head (TDH) was installed. In 2020, a new soft starter was installed for the well. The pump was initially installed at depth of 220 feet BGS but was recently lowered to 337 feet BGS (top of bowls). The Port Well discharges directly into the Golf Course Reservoir. Along with the Golf Course Well, the Port Well is one of two sources for the McNary High Level System. The Port Well alternates with the Golf Course Well as the lead and lag pump based on the water level in the Golf Course Reservoir. The Port Well does not currently have auxiliary power.

In 2001, the City entered a 40-year lease with the Port of Umatilla for the rights to the property and the municipal use of the water from the Port Well. The lease is set to expire in February of 2040, a copy of the lease can be seen in Appendix B.

The static water level has varied from 91 feet to 94 feet BGS over the last 5 years, groundwater levels for the Golf Course Well can be seen in Appendix D. Over the last three years, the dynamic water level has averaged a depth of 243 feet BGS during normal operations over the summer months of June to August.

Figure 3-7 Port Well Pump House

Port Well Characteristics	
Ground Elevation	385 feet
Well Yield Capacity	2,000 gpm
Installed Pumping Capacity	2,000 gpm
Current Pumping Capacity	1,769 gpm
Casing Size	0-109 ft BGS 24-inch Steel 99-345 ft BGS 20-inch Steel 345-850 ft BGS 12-inch Open Hole
Perforations	N/A
Well Depth	850 feet
Static Water Level	91-94 ft BGS (2020)
Dynamic Water Level	243 ft BGS (2017-2020)
Motor	250 HP
Pump	Robbco 14JME
Stages	5
Pump Setting	337 ft BGS (top of bowls)
Impeller Diameter	Unknown
Column Diameter	10-inch

Figure 3-8 Port Well

McFarland Booster Station

The McFarland Booster Station is located in the southwest portion of the city near the intersection of Van Buren Drive and Grant Street. The booster station is located adjacent to the McFarland Well. In 2001, two 1,000 gpm 100 HP centrifugal end suction pumps were installed. Pump No. 1 operates on a soft start and Pump No. 2 operates on a variable frequency drive (VFD). Pump No. 1 is the lead pump, Pump No. 2 is the lag pump and typically operates in level mode, varying speeds based on the water levels at the Coyote Reservoir. The 2001 project upgrades included the installation of a diesel-driven emergency generator and an automatic transfer switch. The emergency generator will power the McFarland Booster Station as well as the McFarland Well in case of a power outage. The McFarland Booster Station draws from the McFarland Reservoirs and pumps to the Coyote Reservoir to serve the Powerline High Level System. The booster station also serves the Coyote High Level System.

Figure 3-9 McFarland Booster Station

McFarland Booster Station Characteristics

Pump No.	No. 1	No. 2
Pump Type	End Suction	End Suction
Pump	Paco 4095-9	Paco 4095-9
Pump Capacity	1,000 gpm	1,000 gpm
Pump Head	268 ft	268 ft
Motor	100 HP	100 HP
Impeller Diameter	8.563 in	8.563 in
Pump Start	Coyote Reservoir Level < 52 ft	Coyote Reservoir Level < 51 ft
Pump Stop	Coyote Reservoir Level > 61 ft	Coyote Reservoir Level > 60 ft
Operator	Soft Start	VFD
Lead/Lag	Lead	Lag

Figure 3-10 McFarland Booster Pumps

Coyote Booster Station

The Coyote Booster Station is located in the southwest portion of the city near in the South Hill area. The booster station is adjacent to the Coyote Reservoir, the site is approximately 1,300 feet west of the intersection of Radar Road and Powerline Road. Built in 2000, the Coyote Booster Station draws from the Coyote Reservoir and serves the Powerline High Level System pressure zone. The station includes four end suction booster pumps, three of which operate on VFDs to maintain a discharge pressure of 60 psi. The fourth pump is operated by a soft start and is a fire pump.

Pump No. 1 is a 10 HP that can pump up to 150 gpm and serves as the lead pump in the system. Pump No. 1 had a new motor installed and underwent a pump rebuild in 2020. Pump No. 2 and No. 3 are 30 HP and can each pump 600 gpm, these pumps serve as the lag pumps in the system. Pump No. 4 is the 100 HP fire pump and can pump up to 2,000 gpm.

The Coyote Booster Station controls are designed to monitor and maintain a set pressure as demand varies. At this time the discharge pressure is set to 60 psi. The booster station includes an emergency generator and an automatic transfer switch to continue to power the site in the event of a power outage.

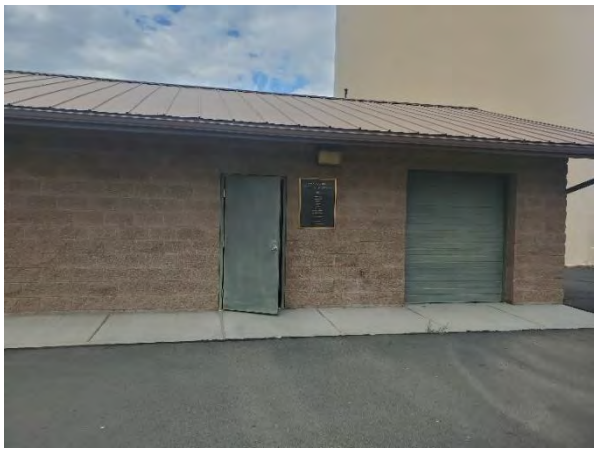


Figure 3-11 Coyote Booster Station

Coyote Booster Station Characteristics

Pump No.	No. 1	No. 2	No. 3	No. 4
Pump Type	End Suction	End Suction	End Suction	End Suction
Pump	Cornell 1.5W-10-2	Cornell 3RB-30-4	Cornell 3RB-30-4	Cornell 6H-100-4
Pump Capacity	150 gpm	600 gpm	600 gpm	2,000 gpm
Pump Head	165 ft	152 ft	152 ft	140 ft
Motor	10 HP	30 HP	30 HP	100 HP
Impeller Diameter	7.00 in	12.88 in	12.88 in	13.56 in
Pump Start	Pressure < 60 psi	Pressure < 60 psi	Pressure < 60 psi	Fire Pump
Pump Stop	Pressure > 60 psi	Pressure > 60 psi	Pressure > 60 psi	Fire Pump
Operator	VFD	VFD	VFD	Soft Start
Lead/Lag	Lead	Lag	Lag	Lag

Figure 3-12 Coyote Booster Pumps

McNary Booster Station

The McNary Booster Station is located along U.S. Highway 730 between the McNary area and the downtown area. The booster station is located near the intersection of Scaplehorn Road and U.S. Highway 730. The McNary Booster Station provides the ability to pump water from the Low-Level System to the McNary High Level system in case of a water shortage, this booster station is only used in emergency situations. The station includes a single end suction booster pump, which operates on a soft start. The booster pump is a 60 HP pump and is capable of pumping 700 gpm to 1,000 gpm, depending on the level of the Port Reservoir. The pump is able to pump 700 gpm with the Port Reservoir level at 14.40 feet. Unlike the other booster stations, the McNary Booster sits in a buried steel vault that extends a few feet above ground level. The booster station is manually started and does not have an auxiliary power source.

Figure 3-13 McNary Booster Station

Figure 3-14 McNary Booster Pump

Golf Course Booster Station

The Golf Course Booster Station is located in the Port of Umatilla Industrial Park adjacent to Bud Draper Road. The booster station is adjacent to both the Golf Course Well and the Golf Reservoir, these facilities are located approximately 1,600 feet south of the intersection of Roxbury Road and Bud Draper Road. Built in 1995, the Golf Course Booster Station draws from the Golf Course Reservoir, serves the McNary High Level System and also fills the elevated Port Reservoir. The station includes four end suction booster pumps, three of which operate on electric motors, the fourth pump is diesel-driven fire pump.

Pump No. 1 is a 60 HP electric pump that can pump up to 1,000 gpm and serves as the lead pump in the system during the non-peak winter season. Pump No. 2 is also a 60 HP electric pump that can pump up to 1,000 gpm and serves as the lag pump in the system year-round. Pump No. 3 is a 100 HP electric pump that can pump 2,000 gpm and serves as the lead pump in the system during the peak summer season. Pump No. 4 is the diesel-driven fire pump and can pump up to 3,000 gpm.

The Golf Course Booster Station controls are designed to monitor and maintain water levels in the Port Reservoir. If the Port Reservoir is out of service, the controls are set to maintain a constant system pressure with varying demands. The Golf Course Well includes an emergency diesel-driven generator and an automatic transfer switch to continue to power the well in the event of a power outage, this generator also provides auxiliary power to the Golf Course Booster Station.

Figure 3-15 Golf Course Booster Station

Golf Course Booster Station Characteristics

Pump No.	No. 1	No. 2	No. 3	No. 4
Pump Type	End Suction	End Suction	End Suction	End Suction
Pump	Cornell 4HH-60-4	Cornell 4HH-60-4	Cornell 6H-CC	Cornell 8H-EM18-1
Pump Capacity	1,000 gpm	1,000 gpm	2,000 gpm	3,000 gpm
Pump Head	165 ft	165 ft	150 ft	170 ft
Motor	60 HP	60 HP	100 HP	Diesel
Impeller Diameter	13.44 in	13.44 in	13.81 in	14.00 in
Pump Start	Port Reservoir Level < 13 ft	Port Reservoir Level < 13 ft	Port Reservoir Level < 13 ft	Port Reservoir Level < 9 ft
Pump Stop	Port Reservoir Level > 26.10 ft	Port Reservoir Level > 26.10 ft	Port Reservoir Level > 26.10 ft	Port Reservoir Level > 26.10 ft
Operator	Soft Start	Soft Start	VFD	Soft Start
Lead/Lag	Lead (winter)	Lag	Lead (summer)	Lag

Figure 3-16 Golf Course Booster Pumps

3.1.2 Treatment

The City currently disinfects water pumped from all wells by chlorination. The McFarland, Intertie and Port Wells all currently have chlorine gas equipment injecting the water as it is pumped from the wells. At these three sites, the chlorine gas equipment is located at the well house. The water pumped from the Golf Course Well is injected by chlorine gas equipment located at the nearby Golf Course Booster Station before it discharges to the Golf Course Reservoir or into the Golf Course Booster Station.

3.1.3 Storage

The City currently has six storage reservoirs which sum to a total capacity of 4.8 MG. Each of these storage reservoirs are described herein. Figure 3-25 shows the location of each of these reservoirs. Appendix E includes copies of the latest inspection reports for each of the reservoirs.

McFarland Reservoirs

The McFarland Reservoirs serve the McFarland Booster Station and are located adjacent to the McFarland Well and McFarland Booster Station. The older reservoir, built in 1935, is a ground-level concrete reservoir and the newer reservoir, built in 1954, is a ground-level welded steel reservoir. No records on the construction of either reservoir were found. The dimensions referenced for the McFarland Reservoirs were referenced from the most recent inspection reports completed in 2019. A copy of these reports is included in Appendix E.

The overflow of the two reservoirs are believed to be the same elevation of 491 feet. The steel reservoir is 67 feet in diameter and has an operational height of 20 feet with a storage capacity of 530,000 gallons. The floor elevation of the steel reservoir is thought to be approximately 471 feet. The concrete reservoir is 51 feet in diameter and has and operational height of 10 feet with a storage capacity of 152,000 gallons. The floor elevation of the concrete reservoir is thought to be approximately 481 feet.

Both the McFarland Steel and Concrete Reservoirs are typically filled by the McFarland Well, the water level in the steel reservoir controls the well pump. Currently the McFarland Well is set to maintain the McFarland Steel Reservoir water level between 19 and 20 feet. The two reservoirs can alternatively be filled by the Intertie Reservoir through an intertie pipeline and an altitude valve. Since the Intertie Reservoir is higher in elevation, the altitude valve is set to open when the McFarland Reservoir water levels are at 16 feet and close at a water level of 19 feet. The altitude valve keeps the McFarland Reservoirs from overflowing.

The 2019 inspection report for the McFarland Steel Reservoir indicated that the reservoir was in satisfactory condition. The report did recommend recoating the interior of the reservoir within 5-10 years, as the interior coating was in such disrepair that patching would not be cost effective. The report also recommended an inspection and repair cycle every 2-3 years.

The 2019 inspection report for the McFarland Concrete Reservoir indicated that the reservoir was in satisfactory condition. The report recommended an inspection and repair cycle every 2-3 years.

McFarland Steel Reservoir Characteristics

Storage Volume	527,438 gallons
Material	Steel
Diameter	67 ft
Operational Height	20 ft
Floor Elevation	471 ft
Overflow Elevation	491 ft

Figure 3-17 McFarland Steel Reservoir

McFarland Concrete Reservoir Characteristics	
Storage Volume	152,803 gallons
Material	Concrete
Diameter	51 ft
Operational Height	10 ft
Floor Elevation	481 ft
Overflow Elevation	491 ft

Figure 3-18 McFarland Concrete Reservoir

Coyote Reservoir

The Coyote Reservoir is located adjacent to the Coyote Booster Station. Built in 1978, the Coyote Reservoir is a ground-level welded steel reservoir that serves the Coyote High Level System via gravity flow and also serves as the source for the Coyote Booster Station that serves the Powerline High Level System.

The floor elevation for the Coyote Reservoir is approximately 622.6 feet and the overflow elevation is approximately 684.6 feet. The reservoir is 44 feet in diameter and is 62 feet high with a storage capacity of 705,161 gallons.

The Coyote Reservoir is filled by the McFarland Booster Station. Currently the McFarland Booster Station pumps are set to maintain the Coyote Reservoir water level between 52 and 61 feet.

Coyote Reservoir Characteristics

Storage Volume	705,161 gallons
Material	Steel
Diameter	44 ft
Operational Height	62 ft
Floor Elevation	422.6 ft
Overflow Elevation	484.6 ft

Figure 3-19 Coyote Reservoir

Intertie Reservoir

The Intertie Reservoir is located adjacent to the Intertie Well. Built in 1978, the Intertie Reservoir is a ground-level welded steel reservoir that serves the Low-Level System via gravity flow. Located in the Power City area on the east side Interstate I-82, the Intertie Reservoir serves the Low-Level System through a 16-inch diameter transmission pipe.

No records on the construction of the reservoir were found. The dimensions used for the Intertie Reservoir were referenced from the most recent inspection report completed in 2019, a copy of this report is included in Appendix E. The floor elevation for the Intertie Reservoir is approximately 455 feet and the overflow elevation is approximately 521 feet. The reservoir is 62 feet in diameter and is 66 feet high with a storage capacity of 1,490,455 gallons.

The Intertie Reservoir is typically filled by the Intertie Well. Currently the Intertie Well is set to maintain the Intertie Reservoir water level between 57.05 feet and 62 feet. The Intertie Well is also designed to start/stop based on the dynamic water level in the aquifer. Alternatively, the Intertie Reservoir can also be filled by the McNary High Level System. The two systems are hydraulically connected by a 12-inch diameter transmission pipe that runs parallel to U.S. Highway 730. Flow from the McNary High Level System to the Low-Level System is controlled by an automatic valve located near the McNary Booster Station. This automatic valve is a combination pressure reducing, backpressure sustaining and solenoid control valve. The automatic valve is set to open and close based on water levels at the Intertie Reservoir at a rate which does not allow the McNary High Level System to drain or lose pressure. During the summer, the valve is set to open when the water level is 57 feet and close at 62 feet. During the winter, the valve is set to open when the water level is 56 feet and close at 62 feet. The automatic valve sits in a vault with a flowmeter that records the flow being transferred from the McNary High Level System to the Low-Level System.

The 2019 inspection report for the Intertie Reservoir indicated that the reservoir was in satisfactory condition. The report also recommended an inspection and repair cycle every 2-3 years.

Intertie Reservoir Characteristics	
Storage Volume	1,490,455 gallons
Material	Steel
Diameter	62 ft
Operational Height	66 ft
Floor Elevation	455 ft
Overflow Elevation	521 ft

Figure 3-20 Intertie Reservoir

Golf Course Reservoir

The Golf Course Reservoir is located adjacent to the Golf Course Well and Golf Course Booster Station. Built in 1995, the Golf Course Reservoir is a ground-level welded steel reservoir that feeds the Golf Course

Booster Station. The Golf Course Reservoir also has the ability to serve the Low-Level System through an automatic bypass valve located near the McNary Booster Station.

The floor elevation for the Golf Course Reservoir is approximately 492 feet and the overflow elevation is approximately 523.5 feet. The reservoir is 98 feet in diameter and is 32 feet high with a storage capacity of 1.8 MG.

The Golf Course Reservoir is directly filled by the Golf Course Well and the Port Well. During the summer, both the Golf Course Well and the Port Well operate simultaneously to maintain the Golf Course Reservoir water level between 24.25 feet and 29.95 feet. During the winter, the two wells alternate being the lead and lag pumps. The winter water level controls are 20.25 feet to 30.25 feet for the lead pump and 19.25 feet and 29.25 feet for the lag pump.

The 2019 inspection report for the Golf Course Reservoir, which is included in Appendix E, indicated that the reservoir was in satisfactory condition. The cathodic protection anodes appeared to be in fair condition and had 75% life remaining. The report recommends recoating the interior of the reservoir within 5-10 years, as the interior coating was in such disrepair that patching would not be cost effective. The report also recommended an inspection and repair cycle every 2-3 years.

Golf Course Reservoir Characteristics

Storage Volume	1,777,273 gallons
Material	Steel
Diameter	98 ft
Height	32 ft
Floor Elevation	492 ft
Overflow Elevation	523.5 ft

Figure 3-21 Golf Course Reservoir

Port Reservoir

The Port Reservoir is located near the intersection of Roxbury Road and Bud Draper Road. The Intertie Reservoir is an elevated steel reservoir that serves the McNary High Level System via gravity flow.

No records on the construction of the reservoir were found, it is believed to have been constructed in 1968. The dimensions used for the Port Reservoir were referenced from the most recent inspection report completed in 2019. A copy of this report is included in Appendix E. The ground elevation is approximately 488 with the reservoir floor elevation approximately being 628 feet and the overflow elevation is approximately 655 feet. The reservoir is 28 feet in diameter and is 27 feet high with a storage capacity of approximately 124,357 gallons.

The Port Reservoir is filled by the Golf Course Booster Station. Currently, the Golf Course Booster pump are set to maintain the water level in the Port Reservoir between 13 feet and 26.10 feet.

The 2019 inspection report for the Port Reservoir indicated that the reservoir was in satisfactory condition. The report recommends replacing the sacrificial anodes in 2-3 years, the anodes had less than 10% life remaining. The report also recommended recoating the interior of the reservoir within 5-10 years, as the interior coating was in such disrepair that patching would not be cost effective, and recommended an inspection and repair cycle every 2-3 years.

Port Reservoir Characteristics

Storage Volume	124,357 gallons
Material	Steel
Diameter	28 ft
Height	27 ft
Ground Elevation	488 ft
Floor Elevation	628 ft
Overflow Elevation	655 ft

Figure 3-22 Port Reservoir

3.1.4 Distribution System

The distribution system consists of distribution and transmission pipelines, valves, hydrants, and special purpose valves. The following is a description of each of these components.

3.1.4.1 Pipe

The distribution system is made up predominantly of 6-inch, 8-inch, and 12-inch pipelines. The majority of the system was originally constructed of cast iron pipe, however, recent development and pipeline replacement projects have installed ductile iron (DI) pipe or polyvinyl chlorine (PVC) pipe. There are small quantities of other materials such as steel, asbestos cement (AC), and galvanized iron. Table 3-3 shows the composition of the water distribution system pipe classified by pipe diameter, based on the information taken from the City's GIS database and record drawings. Figure 3-25 depicts the location of distribution pipelines.

Table 3-3 System Inventory by Pipe Diameter

Diameter (inches)	Length (ft)	Length (miles)
≤ 2	28,300	5.4
3	900	0.2
4	17,300	3.3
6	65,300	12.4
8	53,900	10.2
10	6,000	1.1
12	56,600	10.7
14	100	0.02
16	14,900	2.8
18	10,500	2.0
20	600	0.1
Total	**253,800**	**48.1**

Based on City's GIS database and record drawings.

3.1.4.2 Valves

In general, the valve spacing in a City distribution system is considered good when valves are located approximately every 1,000 feet along water mains. This means substantial areas need not be shut down when making repairs. There are approximately 732 valves in the City's system and approximately 253,800 feet of pipe in the system. This means that the average spacing between valves is 346 feet.

The City does not have a formal valve operation program in place for valves throughout the distribution system. There are several valves throughout the system that are believed to be broken and are inoperable, it is recommended that a replacement and valve exercising program be developed. In older sections of the distribution system, there is a concern that isolation events will cause failures in old pipelines due to water hammer events.

3.1.4.3 Pressure Reducing Valve Stations

The City has a number of Pressure Reducing Valve (PRV) stations throughout the water system. Because the PRVs are critical for supplying water from areas of high pressure to areas of lower pressure, a PRV maintenance program that involves annual inspection, service, and, if necessary, repair is recommended. The location of each of the PRV stations is shown on Figure 3-26.

Grant Street (North) PRV Station

The Grant Street (North) PRV Station is located near the McFarland Reservoirs, west of the intersection of Grant Street and McFarland Avenue. The PRV station has two PRVs that provide water from the Coyote High Level System to a small developing area north of the McFarland Reservoirs. This PRV station creates a smaller pressure zone called the Coyote High Level System Zone 2. The elevations served by this PRV

range from 400 to 480 feet. The PRV station includes a 3-inch valve set to have an outlet pressure of 52 psi and an 8-inch valve set to have an outlet pressure of 38 psi.

Grant Street (East) PRV Station

The Grant Street (East) PRV Station is located near the McFarland Reservoirs west of the intersection of Grant Street and McFarland Avenue. The PRV station has one PRV that reduces the pressure from the McFarland Booster Station to the lower elevations of the Coyote High Level System. The elevations served by this PRV range from 400 to 550 feet. The PRV station includes a 6-inch valve, the station is set to have an outlet pressure of 44 psi.

Monroe Street PRV Station

The Monroe Street PRV Station is located near the intersection of Monroe Street and Orchard Street. The PRV station has two PRVs that provide water from the Coyote High Level System to the lower elevations in the Orchard Terrace subdivision. This PRV station reduces pressures from the Coyote High Level System to the Low Level System. The PRV station includes a 4-inch valve set to have an outlet pressure of 66 psi and an 8-inch valve set to have an outlet pressure of 62 psi. These valves are shown in Figure 3-23 below.

Figure 3-23 Monroe Street PRV Station

McNary Intertie Station

The McNary Intertie Station is a multipurpose valve vault located along U.S. Highway 730 between the McNary area and the downtown area. The McNary Intertie Station is located near the intersection of Scaplehorn Road and U.S. Highway 730. The McNary High Level System and the Low-Level System are hydraulically connected at this site by a 12-inch diameter transmission line. Water from the Low-Level System can be pumped to the McNary High Level System by the McNary Booster Station during peak demand. Similarly, water can gravity flow from the McNary High Level System to the Low-Level System, mainly to fill the Intertie Reservoir. This gravity flow is controlled by an automatic valve located in a buried vault near the McNary Booster Station. This automatic valve is a combination pressure reducing, backpressure sustaining and solenoid control valve. The automatic valve is set to open and close based on water levels at the Intertie Reservoir at a rate which does not allow the McNary High Level System to drain or lose significant pressure. During the summer, the valve is set to open when the water level at the Intertie Reservoir is 57.05 feet and close at a water level of 61.95 feet. During the winter, the valve is set to open when the water level is 56.0 feet and close at 61.95 feet. The automatic valve sits in a buried vault with a flowmeter that records the flow being transferred from the McNary High Level System to the Low-Level System. This vault is shown in Figure 3-24 below.

Figure 3-24 McNary Intertie Station

3.1.4.4 Hydrants

There are approximately 238 fire hydrants in the City. Dividing the total length of pipe in the system, 253,800 feet, by the total number of hydrants in the system, yields an average spacing of 1,066 feet. A geospatial analysis was conducted to confirm that a majority of buildings in the developed portion of the City are within 150 LF of a fire hydrant. Fire hydrants are planned to be spaced at 300 foot spacings. The coverage areas of the fire hydrants are shown in Figure 3-27. The City routinely inspects the systems fire hydrants, a copy of the inspection and maintenance form can be found in Appendix F. Despite having an inspection and maintenance form, the City does not have a formal maintenance program in place for its fire hydrants. Hydrants are flushed where possible, however, a lack of storm drain facilities throughout the City limit flushing activities. The City aims to test up to 25% of their hydrants each year. Fire hydrants in newer subdivisions are tested where storm drain facilities allow for flushing.

The 2008 Water System Plan indicated that an area of concern to the City Fire Chief was near the intersection of Brownell Boulevard and U.S. Highway 730. The area is populated with fueling stations, convenience stores, restaurants, and the ODOT weigh station. The City Fire Chief recommended adding additional fire hydrants in this area. Other areas of concern include the downtown area, specifically the north side of 6th Street from L Street to C Street.

3.1.4.5 Pressure Zones

There are currently five distinct pressure zones that are based upon service elevations. Typically, pressure system boundaries are laid out such that the pressures in the system range from 40 to 80 psi, this avoids low pressures (30 psi) and excessively high pressures. Figure 3-26 shows the extents of the pressure zone boundaries and location of Pressure Reducing Valves (PRV) within the existing service area. Figure 3-28 provides a schematic representation of the water system in the form of a hydraulic profile based upon hydraulic grade lines. The following is a brief description of each of the pressure zones.

McNary High Level System

The McNary High Level System primarily serves the area east of U.S. Highway 395 and north of U.S. Highway 730. The McNary High Level System includes the McNary residential area, the Big River Golf Course, the Port of Umatilla's McNary Industrial Park and the Two Rivers Correctional Institution (TRCI). The majority of the City's industrial users are located in this pressure zone. The sources for the McNary High Level System are the Golf Course Well, the Port Well, and in emergencies the McNary Booster Station can pump water from the Low-Level System. This pressure zone has direct storage provided by the McNary and Port Reservoirs. The existing elevation service range for the McNary High Level System is 400 to 520 feet. The static pressures range from 58 to 110 psi.

Low-Level System

The Low-Level System generally serves the downtown areas and the residential areas south and east of the City center. The Low-Level System is bound by Interstate I-82 to the east, the West Extension Irrigation District's (WEID) Main Canal to the south, and the Columbia River to the north. The Low-Level System users mainly include commercial properties with several school and community service facilities. The Low-Level System also includes residential demand. The sources for the Low-Level System are the Intertie Well and in emergencies the McNary High Level System. This pressure zone has direct storage provided by the Intertie Reservoir. The existing elevation service range for the Low-Level System is approximately 280 feet to 400 feet. The static pressures range from 52 to 104 psi.

Coyote High Level Systems

The Coyote High Level System serves the South Hill residential area of the City, bound to the north by the WEID's Main Canal at approximately elevation 400 and extends south to elevation 550. The majority of the demand in the Coyote High Level System comes from residential users. The source for the Coyote High Level System is the McFarland Booster Station and direct storage is provided by the Coyote Reservoir and the McNary Reservoirs. The McFarland Booster Station pumps water up to the Coyote Reservoir, where it then gravity feeds back down into the Coyote High Level System.

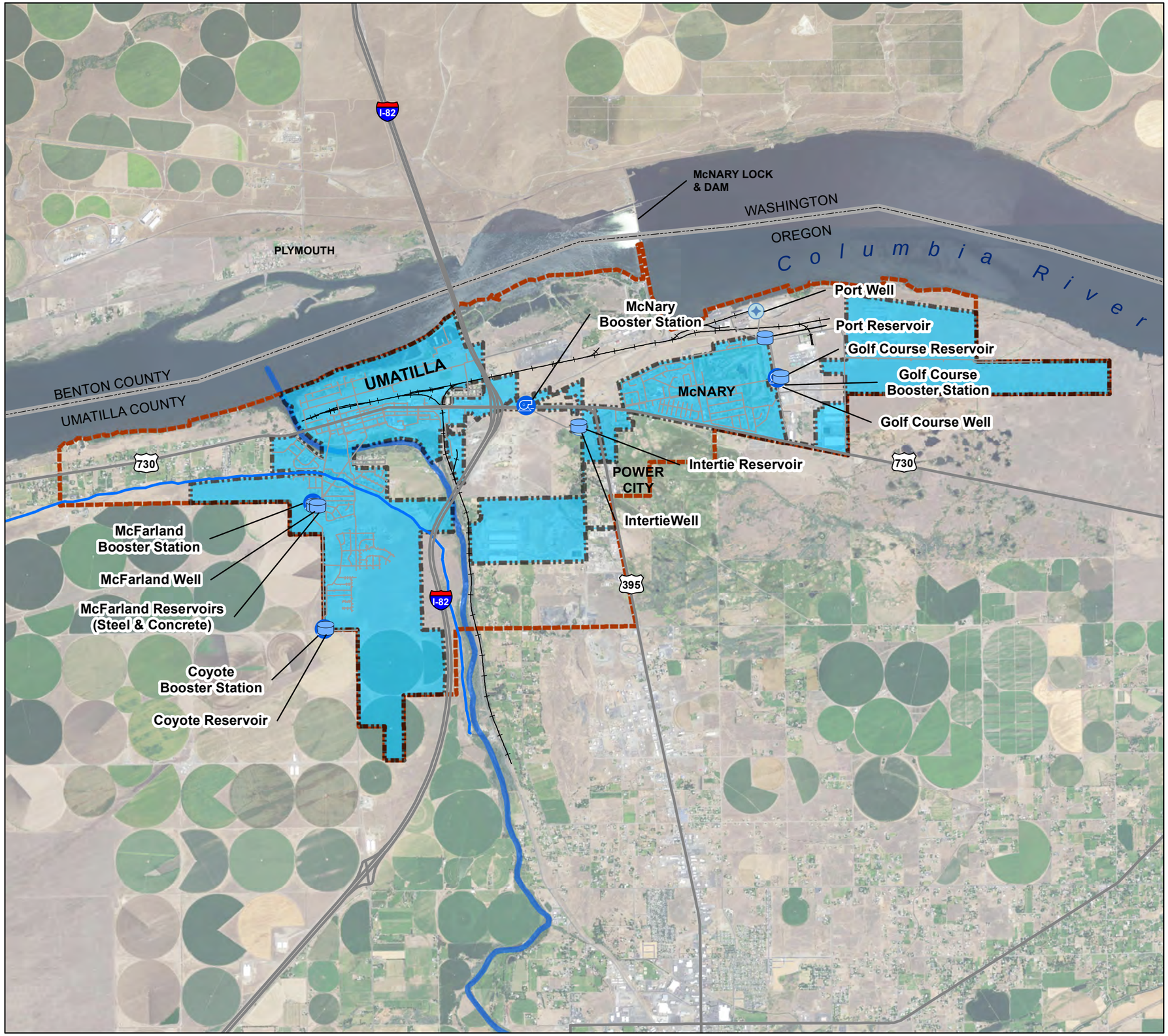
The high-pressure water discharged from the McFarland Booster Station to the Coyote Reservoir also serves the Coyote High Level System directly. Due to the high pressures in the lower elevations of the Coyote High Level System, the Grant Street PRV stations were installed. The Grant Street (North) PRV Station creates a small pressure zone, Coyote High Level System Zone 2, which is generally described as the residential area north of the McFarland Reservoirs and west of McFarland Avenue. The Coyote High Level System Zone 2 serves elevations from 400 to 480 feet. The static pressures range from 52 to 87 psi.

The Grant Street (East) PRV Station is intended to reduce pressure to the lower elevations in the Coyote High Level System, however the 12-inch diameter high-pressure pipeline feeding the Coyote Reservoir loops into the Coyote High Level System at the south end of the zone. This pressurized loop serves the majority of the Coyote High Level System ranging in elevation from 400 to 550 feet. The static pressures range from 58 to 123 psi based on the overflow elevation of the Coyote Reservoir. Due to the looping of the Coyote High Level System, the Grant Street (East) PRV Station will only operate if pressures downstream of the valve are lower than the 44 psi setpoint. Currently the Coyote Reservoir provides enough pressure to maintain the Grant Street (East) PRV inactive under normal conditions.

Through the installation of the Monroe Street PRV Station, pressures can be reduced from the Coyote High Level System to the Low-Level System. The static pressure upstream of the PRV is approximately 130 psi based on the overflow level at the Coyote Reservoir.

Powerline High Level System

The Powerline High Level System serves elevations ranging from 550 to 670 feet on the west and east sides of Powerline Road within the Urban Growth Boundary. Currently the majority of the demand of the Powerline High Level System is from the new developments adjacent to Powerline Road. The source for the Powerline High Level System is the Coyote Reservoir. The Coyote Booster Station currently pumps water to the Powerline High Level System. The static pressures range from 39 to 91 psi.



City of Umatilla

Water Master Plan

Figure 3-25

Water System Facilities

Legend

- Reservoir
- Booster Station
- Well
- Water Pipes
- Railroad
- Highway/Interstate
- WEID Main Canal
- Umatilla River
- Urban Growth Boundary
- City Limit / Service Area

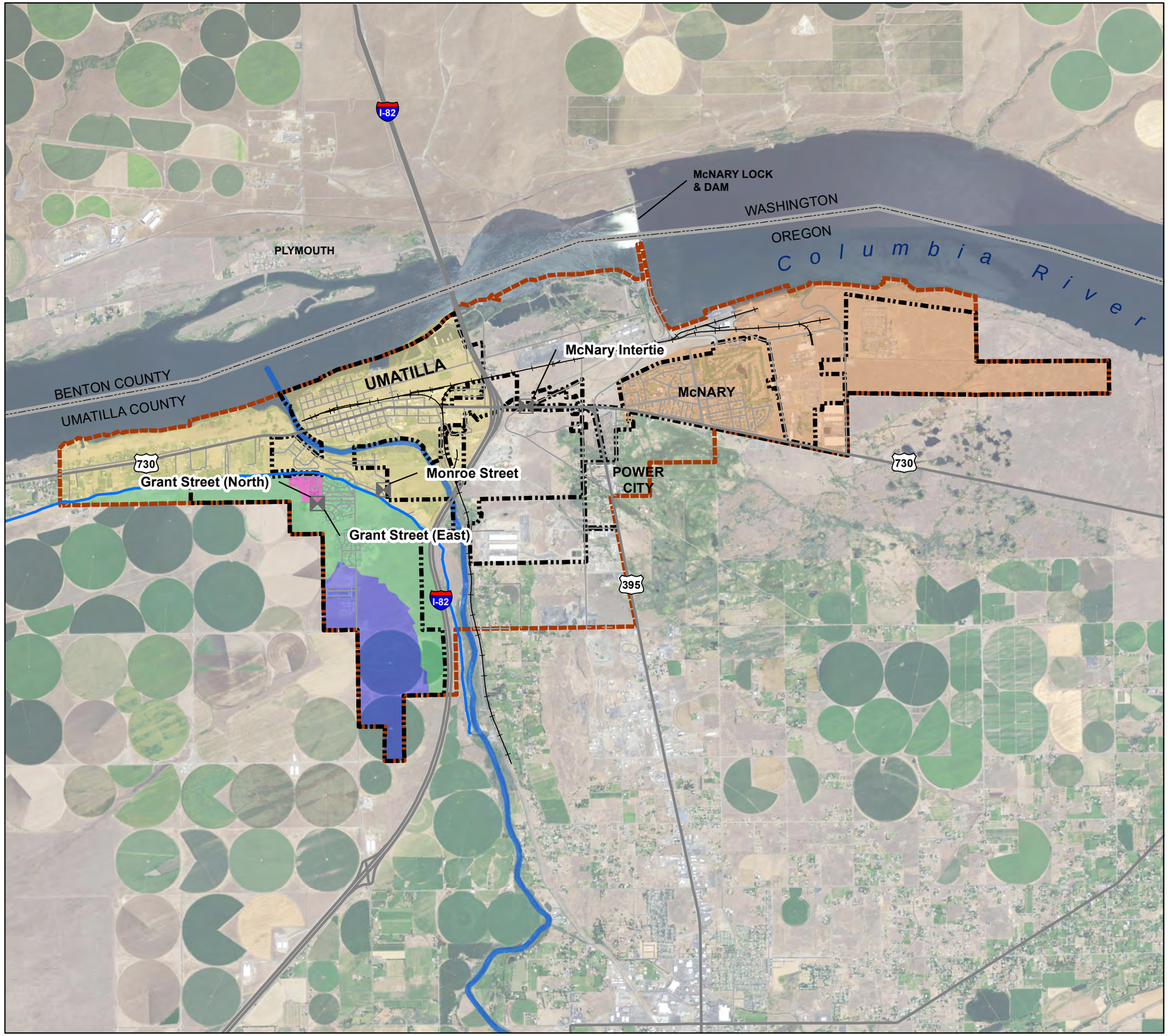
0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: Aug 11, 2021

J-U-B ENGINEERS, I



City of Umatilla

Water Master Plan

Figure 3-26

Existing Pressure Zones

Legend

- Control Valves
- Railroad
- Highway/Interstate
- Streets
- City Limit / Service Area
- Urban Growth Boundary

Pressure Zones

- McNary High Level System
- Low Level System
- Coyote High Level System
- Coyote High Level System Zone 2
- Powerline High Level System
- WEID Main Canal
- Umatilla River

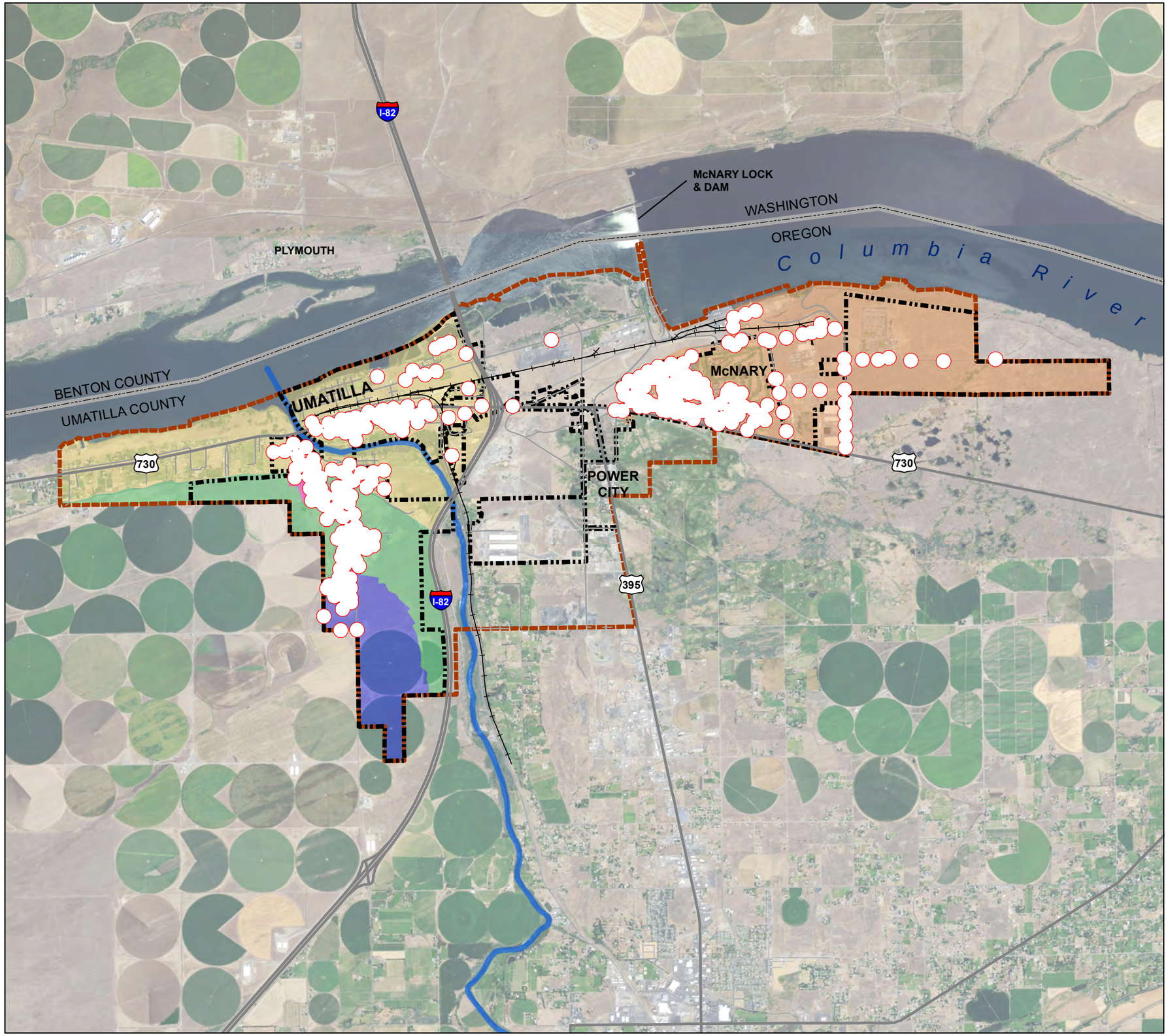
0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: May 21, 2021

J-U-B ENGINEERS, Inc.



City of Umatilla

Water Master Plan

Figure 3-27

Fire Hydrant Coverage Areas

Legend

- Fire Hydrant Coverage Area (300' Radius)
- Railroad
- Highway/Interstate
- Streets
- City Limit / Service Area
- Urban Growth Boundary
- Umatilla River

Pressure Zones

- McNary High Level System
- Low Level System
- Coyote High Level System
- Coyote High Level System Zone 2
- Powerline High Level System

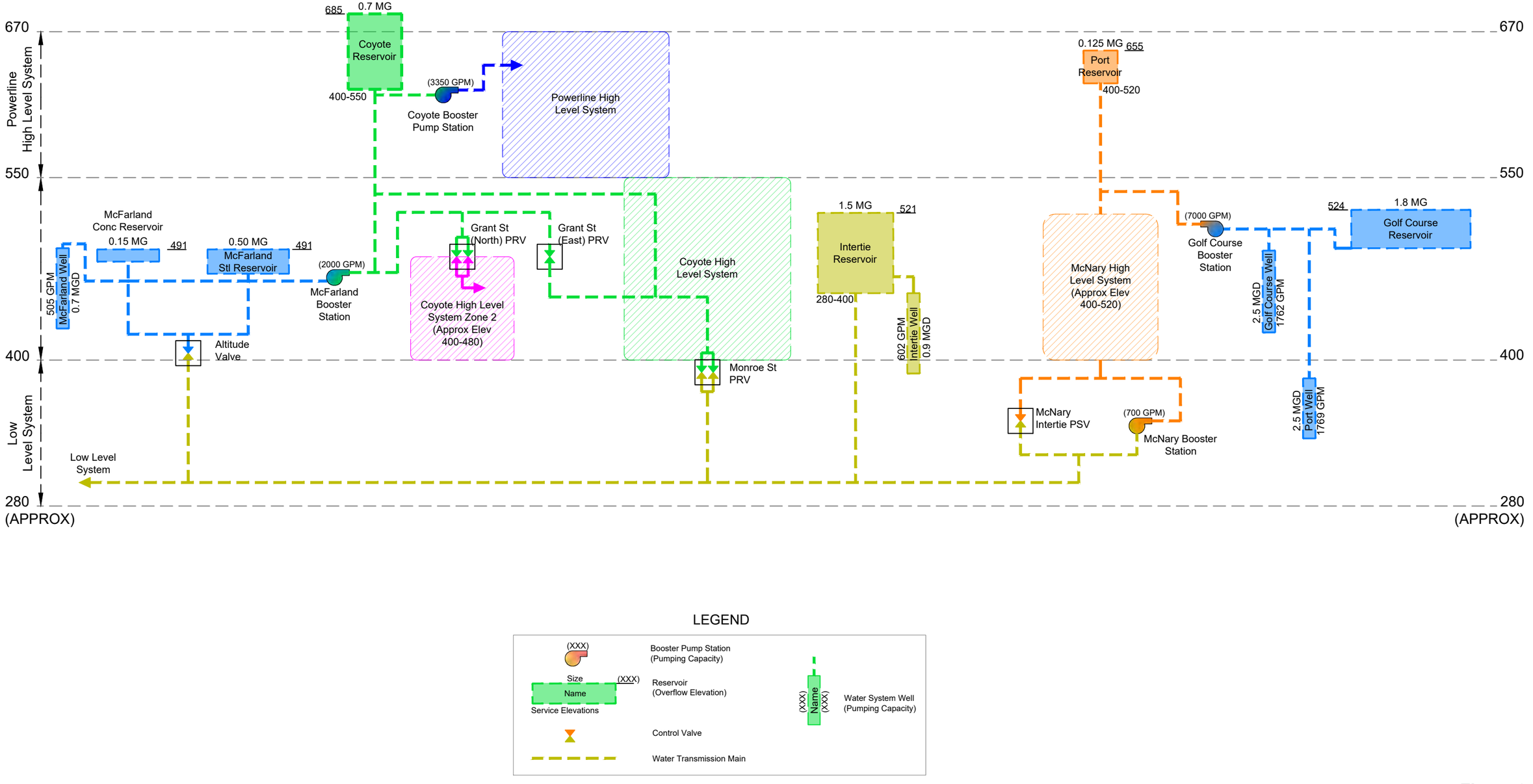
0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: Aug 9, 2021

J-U-B ENGINEERS, I



LEGEND

Figure 3-28

3.2 System Operation and Control

A thorough description of the existing system including detailed description of all existing facilities is provided in Section 3.1. Figure 3-25 shows the major system components of the water system.

Booster pumps and wells are typically called to turn on/off by reservoir water levels. These set points are adjustable using the City's telemetry HMI (Human Machine Interface) at each site.

3.2.1 SCADA System

Operation and control of the pumping facilities is regulated with a SCADA system. The SCADA system allows for efficient operation of the water system by automatically controlling pumps and reservoir levels. At this time the City does not have the ability to collect and record instantaneous flow data. It is recommended that the City make improvements to allow for data collection and recording to help identify deficiencies in the system and historical trends.

In 2002 all of the City's water system telemetry systems were replaced. Programmable logic controllers (PLCs) were installed at each of the major sites including the Golf Course Booster Station, Intertie Well, McFarland Well and Booster Station, Coyote Reservoir and Booster Station, and the City shops. The Intertie Well serves as the telemetry system's main site and the City shop hosts the master monitoring panel. Communication between the various facilities and the master panel is accomplished via Federal Communications Commission (FCC) licensed radio signals. The City is currently working on upgrading their radios. The existing telemetry system provides information on all of the system pumps, flowmeters, and reservoirs.

3.3 Routine System Operation and Maintenance Plan

The City is currently developing an Operation and Maintenance Plan. Below are activities that have previously been included in system operation and maintenance and also new implementations that will be incorporated moving forward.

3.3.1 Daily Tasks

When a well is operating, the disinfection equipment should be inspected daily for proper operation, and chemical material consumption noted. Chlorine concentration should be monitored daily. On a daily basis, the following tasks should be performed at each well, reservoir, and the booster pump stations:

1. Record flow meter data, hour-meter, reservoir levels, fuel levels (if applicable), chlorine gas levels, and pressure readings.
2. Police the area-looking for vandalism or abnormalities in equipment operation.
3. Record static or drawdown level of well.
4. Provide daily water reports.
5. At each well and the booster pump station:
    a. Check and grease (if needed) the pump packings.
    b. Sweep out the pump houses.
    c. Check the floor drains and clean if necessary. Add water to the drain if needed.

d. Check all indicator lamps on the electrical controls for proper operation and replace if necessary.

e. Check the oil level in the pump bearing reservoirs and fill if necessary.

3.3.2 Monthly Tasks

During each month, the following tasks should be performed:

1. Read City water meters:
   a. All water meters are read every month.
   b. Deliver readings to the administrative staff for billing.
2. Take bacteriological samples for testing according to the schedule established by OHA.
3. Provide monthly water reports.
4. At each reservoir:
   a. Check cathodic protection for proper operation
5. At each well and the booster pump station:
   a. Check and grease (if needed) the pump packings, replace as required.
   b. Clean air intake screens on electric motors.
   c. Check drive belts on cooling fans. Adjust tension or replace as required.
   d. Check condition of overflow pipe flap valves or screens.
   e. Sweep out the pump houses.
   f. Check the floor drains and clean if necessary. Add water to the drain if needed.
   g. Check all indicator lamps on the electrical controls for proper operation and replace if necessary.
   h. Check the oil level in the pump bearing reservoirs and fill if necessary.
   i. Check perimeter fencing, repair as required.
   j. Check PLC backup batteries, replace as required.

3.3.3 Annual Tasks

The following tasks should be performed annually:

1. At each well and the booster pump station:
   a. Grease motor bearings per manufacturers specifications. (July)
   b. Operate all valves including control valves. (July)
2. At each reservoir:
   a. Inspect access hatches.
   b. Calibrate level transducers.

3. Exercise PRV valves.

3.3.4 Other Tasks

Several tasks should be performed as noted:

1. The reservoir exteriors should be inspected bi-annually. The condition of the paint coatings should be noted. Any damage of any kind should also be investigated and noted. All vent screens should be checked for proper attachment. (January, July)
2. Exercise all valves in the distribution system on a 3-year cycle.
3. Exercise all fire hydrants in the distribution system on a 4-year cycle.
4. Perform maintenance on well pumps on a yearly cycle.
5. Perform maintenance on generators bi-annually (February/March and September/October). Contracted with Wester Estates and Gordon Electric in 2019.
6. At each well and the booster pump station:
    a. Drain oil and refill per manufacturers specifications. (January, July)
    b. Clean inside of control panels. Inspect connections for excess heat. (January, July)

3.3.5 Equipment, Supplies, and Chemical Inventory

Following is an equipment and supplies inventory that should be maintained for the City of Umatilla water system at all times:

- Chlorine Gas Cylinders,
- Pump packing materials,
- Lubricants for pump motor bearings,
- Fuses for motor starters,
- Spare parts for telemetry equipment; and
- Pipe, valves, spare meters, and fittings for emergency repairs

3.4 Comprehensive Monitoring Plan

Monitoring the quality of water supply delivered to the City is the responsibility of the Public Works Department. The Environmental Protection Agency (EPA) and the Oregon Health Authority (OHA) Drinking Water Services (DWS) have minimum requirements via established rules and regulations for the operation of public water systems. These regulations identify maximum contaminant levels (MCL) for physical, chemical, and bacteriological properties of the supply, as well as adequate monitoring and operating procedures for a water system.

The City of Umatilla is the supplier for the water used within their service area and is therefore responsible for sampling of the water to state and federal standards. The standards of quality specified by DWS are intended to apply throughout the distribution system. Water quality monitoring for the utility is to conform with State requirements in OAR 333-061.

The Public Works Department is responsible for water quality testing for parameters that affect the City's reservoirs and distribution system, including coliform bacteria, chlorine residual monitoring, and disinfection by-products. The well sources must be monitored for inorganic chemicals (IOCs), secondary contaminants, coliform bacteria, radionuclides, synthetic organic chemicals (SOCs) and volatile organic chemicals (VOCs).

DWS addresses requirements for sampling, testing, and reporting maximum coliform bacteria, inorganic chemicals, secondary contaminants, synthetic organic chemicals, and synthetic organic chemicals. When water sample tests indicate that maximum contaminant levels for coliform bacteria or inorganic chemicals are exceeded, the rules and regulations require specific action as the public health may be endangered.

DWS may be contacted at telephone number (971) 673-0405 regarding specific concerns involved in water quality monitoring rules and regulations. A discussion of the Safe Water Drinking Act and water quality parameters that are tested for is presented in Section 4. The following is a description of the routing sampling procedures.

3.5 Routine Procedures

The City of Umatilla is responsible for water quality monitoring and testing of the water distribution system. The City's water quality monitoring and testing of the water distribution system follows Oregon Drinking Water Services standards. The following is a summary of the routine procedures involved in water quality monitoring:

1. Water quality sampling
2. Follow-up action when MCLs are exceeded
3. Follow-up Procedures
4. Record keeping
5. Reporting

3.5.1 Water Quality Sampling

The standard of water quality is determined by monitoring the following parameters:

- Inorganic Chemicals
- Synthetic Organic Chemicals (SOC)
- Pesticides
- Volatile Organic Chemicals (VOC)
- Disinfection Byproducts
- Bacteriological
- Chlorine Residual
- Radionuclides
- Lead and Copper

The City's Coliform Monitoring Plan is included in Appendix G.

3.5.2 Sampling Procedure

The following are generic procedures made to follow when collecting water samples:

1. Make certain the identification number is correct on all forms.
    a. City of Umatilla Identification No. OR41 00914.
    b. Classification: Community
2. Try to take your samples as early in the month as possible. This lets you get the results back early. If you have unsatisfactory results, it will give you time to correct the problem, collect additional samples, and possibly avoid having to notify the water users.
3. Try to get your sample to the lab as soon as possible after you take it. You have a maximum of 30 hours to get it there, otherwise your sample may be refused because it is too old.
4. The white powder or clear liquid in the sample bottle is supposed to be there. Do not rinse it out or try to rub it off or you may contaminate the bottle.
5. Take samples from designated sample sites.
6. Do not touch the edge of the bottle or its cap. Do not lay the cap down while sampling.
7. Note a daytime phone number on the sample collection slip so you can be reached if necessary.
8. The number of samples required for bacteriological testing is currently 9/month.
9. Take bacteriological samples to Umpqua Research Company (419 SW. 5th Street, Pendleton, OR 97801).
10. Other accredited Oregon State labs can be found at the following website: https://www.oregon.gov/oha/PH/LaboratoryServices/EnvironmentalLaboratoryAccreditation/Pages/DrinkingWaterTesting.aspx

3.5.3 Follow-Up Action When MCL's Are Exceeded

If water quality exceeds any maximum contaminant level (MCL) listed in OAR 333-061-0030, follow-up actions should be taken. Refer to EPA Public Notification Handbook for procedures and examples. This EPA document is provided in Appendix H.

3.5.4 Record Keeping

Records of all the chemical analysis and bacteriological sampling should be maintained in the City for a period of at least ten years per OAR 333-061-0040.

3.5.5 Reports

Monthly compliance reports on the bacteriological testing results and the free and total chlorine residuals are required and must be mailed to the Oregon Health Authority. The mailing address is as follows:

Oregon Health Authority
Drinking Water Services
PO Box 14350
Portland, OR 97293-0350

3.6 Emergency Response Program

The City of Umatilla recently completed a Risk Resilience Assessment for their water system, see Appendix L, and is currently working on an Emergency Response Program.

3.7 Water System Personnel Emergency Call-up List

Figure 3-29 lists the chain of command that should be used to determine who to contact or notify during emergency events. Contact should be made with the next in line on the chain of command.

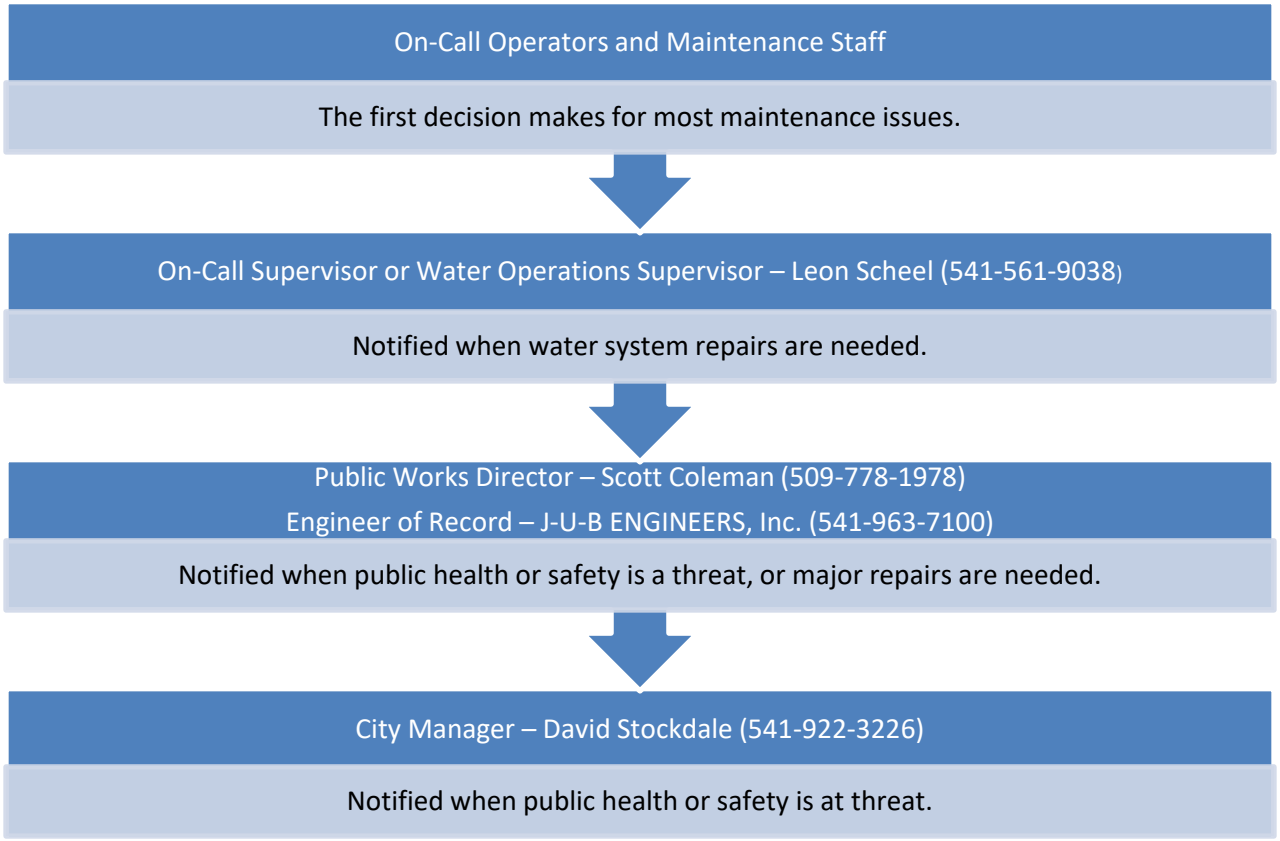


Figure 3-29 City Staff Notification Chain of Command

3.8 Public Notification

State and Federal laws require water systems to notify their customers any time drinking water poses a health risk. The chain of command shown in Figure 3-29 should be followed after assessing the health and safety risk of an emergency.

The timing for public notifications is also dictated by law. Notifying customers in a timely manner about actual or potential threats related to the drinking water allows them to make informed decisions affecting their health.

The following lists notification requirements by threat levels:

- Tier 1 - Critical/Urgent (must issue within 24 hours)
- Tier 2 - Important (must issue within 30 days)

- Tier 3 - No immediate concern (must issue within one year)

The following sections list the violations and situations that constitute each Tier per OAR 333-061-0042:

3.8.1 Tier 1 - Critical/Urgent (Within 24 Hours)

A Tier 1 notice is required for violations and situations with significant potential to have serious adverse effects on human health as a result of short-term exposure, including but not limited to the following:

- Exceeding the MCL for E. coli as specified in OAR 333-061-0030(4);
- Exceeding the MCL for nitrate, nitrite, or total nitrate and nitrite, or when the water system fails to take a confirmation sample within 24 hours of the system's receipt of the first sample showing an exceedance of the nitrate or nitrite MCL;
- Exceeding the MRDL for chlorine dioxide as prescribed in OAR 333-061-0031 when one or more samples taken in the distribution system the day following an exceedance of the MRDL at the entrance of the distribution system exceed the MRDL, or when the water system does not take the required samples in the distribution system;
- Violation of the interim operating plan for turbidity for a surface water system that does not meet the exception criteria for avoiding filtration under OAR 333-061-0032 nor has installed filtration treatment as defined by these rules when the Authority determines after consultation that a Tier 1 notice is required or where consultation does not take place within 24 hours after the system learns of the violation;
- Violation of a surface water treatment requirement as prescribed in OAR 333-061-0032, resulting from a single exceedance of the maximum allowable turbidity limit, where the Authority determines after consultation that a Tier 1 notice is required or where consultation does not take place within 24 hours after the system learns of the violation;
- Occurrence of a waterborne disease outbreak or other waterborne emergency, such as a failure or significant interruption in key water treatment processes, a natural disaster that disrupts the water supply or distribution system, or a chemical spill or unexpected loading of possible pathogens into the source water that significantly increases the potential for drinking water contamination;
- Detection of E. coli in source water samples collected as specified in OAR 333-061-0036(6)(i) through (k); and
- Other violations or situations with significant potential to have serious adverse effects on human health as a result of short-term exposure, as determined by the Authority.

Tier 1 notices shall be distributed as follows:

- Provide the notice as soon as practical, but no later than 24 hours after learning of the violation or situation;
- Initiate consultation with the Authority as soon as practical, but no later than 24 hours after learning of the violation or situation;
- Comply with any additional notification requirements established as a result of consultation with the Authority;

- The form and manner used by the public water system are to fit the specific situation, but must be designed to reach residential, transient, and non-transient users of the water system. In order to reach all persons served, one or more of the following forms of delivery must be used:
    - Appropriate broadcast media such as radio and television;
    - Posting of the notice in conspicuous locations throughout the area served by the water system;
    - Hand delivery of the notice to persons served by the water system; or
    - Another delivery method approved in writing by the Authority.
- The City must repeat Tier 1 notices at least once every three months or more frequently at the discretion of the Authority, as long as the violation or situation persists.

3.8.2 Tier 2 - Important (Within 30 Days)

A Tier 2 notice is required for all violations and situations with potential to have serious adverse effects on human health, including but not limited to:

- All violations of the MCL, MRDL, and treatment technique requirements, except where a Tier 1 notice is required or where the Authority determines that a Tier 1 notice is required.
- Violations of the monitoring and testing procedure requirements, where the Authority determines that a Tier 2 rather than a Tier 3 public notice is required, taking into account potential health impacts and persistence of the violation.
- Failure to comply with the terms and conditions of any variance or permit in place.
- Failure to respond to sanitary survey reports or CPE reports prepared by the Authority as required in OAR 333-061-0076 and 333-061-0077.
- Use of an emergency groundwater source that has been identified as potentially under the direct influence of surface water, but has not been fully evaluated.
- Failing to comply with groundwater treatment or corrective action requirements specified in OAR 333-061-0032.
- Failing to complete a coliform investigation or corrective action related to a coliform investigation as prescribed by OAR 333-061-0078.
- Failing to complete or follow an Authority approved start-up procedure prior to serving water to the public at a seasonal water system.

Tier 2 notices shall be distributed as follows:

- Provide the public notice as soon as practical, but no later than 30 days after learning of the violation or situation. The Authority may, in writing, extend additional time for the initial notice of up to three months in appropriate circumstances;
- If the public notice is posted, leave the notice in place as long as the violation or situation exists, but in no case for less than seven days, even if the violation or situation is resolved;
- Repeat the notice every three months as long as the violation or situation persists.

- For the turbidity violations specified in subparagraphs (3)(b)(D)(i) and (ii) of this rule, public water systems must consult with the Authority as soon as practical, but no later than 24 hours after learning of the violation to determine whether a Tier 1 public notice is required to protect public health. When consultation with the Authority does not take place within the 24 hour period, the water system must distribute a Tier 1 notice of the violation within the next 24 hours as prescribed in subsection (3)(a) of this rule:
    - Violation of the interim operating plan for turbidity for a surface water system that does not meet the exception criteria for avoiding filtration under OAR 333-061-0032 nor has installed treatment as defined by these rules; or
    - Violation of the SWTR, LT1ESWTR, or IESWTR treatment technique requirement as prescribed in OAR 333-061-0032, resulting from a single exceedance of the maximum allowable turbidity limit.
- The form and manner used by the public water system for initial and repeat notices must be calculated to reach persons served by the system in the required time period. The form and manner may vary based on the specific situation and type of water system, but it must at a minimum meet the following requirements:
    - Unless directed otherwise by the Authority in writing, community water systems must provide notice by:
        - Mail or other direct delivery to each customer receiving a bill and to other service connections to which water is delivered by the public water system; and
        - Any other method reasonably calculated to reach other persons regularly served by the water system who would not normally be reached by mail or direct delivery. Other methods may include: local newspapers, delivery of multiple copies for distribution, posting, e-mail and community organizations.
    - Unless directed otherwise by the Authority in writing, noncommunity water systems must provide notice by:
        - Posting the notice in conspicuous locations frequented by users throughout the distribution system, or by mail or direct delivery to each customer or connection; and
        - Any other method reasonably calculated to reach other persons not normally reached by posting, mail or direct delivery. Other methods may include: local newspaper, newsletter, e-mail and multiple copies in central locations.

3.8.3 Tier 3 – No Immediate Concern (Within One Year)

A Tier 3 notice is required for other violations or situations not included in Tier 1 and 2, including but not limited to:

- Failing to conduct monitoring or reporting as prescribed by these rules except where the Authority determines a Tier 1 or Tier 2 notice is required;
- Failure to comply with a testing procedure established in these rules except where a Tier 1 notice is required or where the Authority determines that a Tier 2 notice is required;
- Operation under a variance or permit granted by the Authority;

- Availability of unregulated contaminant monitoring results as required under section (6) of OAR 333-061-0042;
- Exceedance of the fluoride secondary MCL as required under section (7) of OAR 333-061-0042; and
- Disinfection profiling and benchmarking monitoring and testing violations.
- Failing to submit a completed investigation report or notify the Authority when corrective action is completed related to a coliform investigation as prescribed by OAR 333-061-0078.
- Failing to certify to the Authority upon completing an Authority approved start-up procedure at a seasonal water system.
- Failure to analyze for E. coli following a total coliform-positive routine sample collected according to OAR 333-061-0036(6)(b) through (g).
- Failure to notify the Authority following an E. coli-positive sample in a timely manner as required by OAR 333-061-0036(6)(a)(D).
- Failure to conduct recordkeeping as prescribed by OAR 333-061-0040(2)(o) or (p).

Tier 3 notices shall be distributed as follows:

- Provide the public notice not later than one year after learning of the violation or situation or begins operating under a variance or permit. Following the initial notice, the system must repeat the notice annually for as long as the violation, variance, permit or other situation persists. If the public notice is posted, the notice must remain in place for as long as the violation, variance, permit, or other situation persists, but in no case less than seven days even if the violation or situation is resolved.
- Instead of individual Tier 3 public notices, a community public water system may use its annual Consumer Confidence Report (CCR) for the initial and all repeat notices detailing all violations and situations that occurred during the previous twelve months. This method may be used as long as it is distributed within the one year requirement in paragraph (3)(c)(A) of this rule, follows the public notice content required under section (4) of this rule and is delivered to users as required under paragraph (3)(c)(C) of this rule.
- The form and manner used by the public water system for initial and repeat notices must be calculated to reach persons served by the system in the required time period. The form and manner may vary based on the specific situation and type of water system, but it must at a minimum meet the following requirements:
    - Unless directed otherwise by the Authority in writing, community water systems must provide notice by:
        - Mail or other direct delivery to each customer receiving a bill and to other service connections to which water is delivered by the public water system; and
        - Any other method reasonably calculated to reach other persons regularly served by the water system who would not normally be reached by mail or direct delivery. Other methods may include: local newspapers, delivery of multiple copies for distribution, posting, e-mail and community organizations.

- Unless directed otherwise by the Authority in writing, noncommunity water systems must provide notice by:
  - Posting the notice in conspicuous locations frequented by users throughout the distribution system, or by mail or direct delivery to each customer or connection; and
  - Any other method reasonably calculated to reach other persons not normally reached by posting, mail or direct delivery. Other methods may include: local newspaper, newsletter, e-mail and delivery of multiple copies in central locations.

3.8.4 Public Notification Elements

When a public water system has a violation or situation requiring a public notice, each public notice must include the following elements:

- A description of the violation or situation, including the contaminant(s) of concern, and the contaminant level;
- When the violation or situation occurred;
- Any potential adverse health effects including the standard language required under paragraphs (4)(d)(A) and (B) of OAR 333-061-0042;
- The population at risk, including subpopulations particularly vulnerable if exposed to the contaminant in their drinking water;
- Whether alternative water supplies should be used;
- What actions consumers should take, including when they should seek medical help, if known;
- What the City is doing to correct the violation or situation;
- When the City expects to return to compliance or resolve the situation;
- The name, business address, and phone number of the City's contact as a source of additional information concerning the notice; and
- A statement to encourage the notice recipient to distribute the public notice to other persons served, using the standard language under paragraph (4)(d)(C) of OAR 333-061-0042.

The Oregon Health Authority must also be notified with any public notification that is a Tier 1, 2, or 3 response. The Public Works Director should be the primary communication contact with OHA. The OHA emergency contact is:

- For After-Hours call 1-503-704-1174
- For Business-Hours call 1-974-673-0405

The EPA Public Notification Handbook (located in Appendix H) has procedures and examples for notifications.

Chapter 4 - Performance and Design Criteria

4.1 System Design Standards

The City of Umatilla's water system has been designed based on state and local regulations. The design and operation of the system are based on the following documents:

- Oregon Health Authority Public Health Division (OAR 333-061)
- Water System Planning Guidebook (DOH 331-068)
- Water Management and Conservation Plans (OAR 690-86)
- Manual for the Preparation of a Coliform Monitoring Plan (DOH 331-036)
- Manuals for the Preparation of an Emergency Response Plan (DOH 331-211, EPA 816-B-19-003)
- American Water Works Association Standards
- Recommended Standards for Water Works, Policies for the Review and Approval of Plans and Specifications for Public Water Supplies (also known as 'Ten State Standards')

4.1.1 Average and Peak Daily Demand

Future water use was determined using four user classifications: Industrial users, the TRCI, Non-Industrial users, and future data center facilities. Usage for these classifications was based on water meter data from January 2017 through December 2020 for the Industrial, TRCI, and Non-Industrial users, the usage for the data center facilities was based on water meter data provided by an existing data center facility. The Average Daily Demands (ADD) are based on the following: Industrial demands were based on 1.5 MG/yr/Connection, Non-Industrial Demands were based on 148 gpcd, TRCI demands were based on 137 gpcd, and future data center demands were based on 1.9 MG/yr/Connection. Future ERUs were based on 450 gpd, which is the average single-family residential demand for the past four years. These demands are summarized in Table 4-1.

The PDD/ADD peaking factors were calculated for each of the user classifications based on existing peak day demands (see Section 2.4.1). The existing and future PDD demands for each user classification are summarized in Table 4-1.

Table 4-1 Future Demands Per Connection Type

User Classification	Average Daily Demand	Peak Daily Demand[1]	Peak Hourly Demand[2]	Unit
Industrial Users	4,170	9,830	11,133	gpd/connection
Non-Industrial Users	148	349	583	gpcd
TRCI	137	323	700	gpcd
Data Centers[3]	5,000	11,787	20,427	gpd/connection
Single-Family Residential	450	1,061	1,773	gpd/ERU

1. PDD determined by PDD/ADD peaking factor of 2.36 for Industrial, Non-Industrial, TRCI users; 10.3 for data centers in 2021; and 2.36 for data centers in 2041 and 2061.
2. PHD determined by PHD/PDD peaking factor of 1.13 for Industrial, 1.72 for Non-Industrial, 1.58 for TRCI users; 3.02 for data centers in 2021; and 1.73 for data centers in 2041 and 2061.
3. Demands for potable demands only for years 2041 and 2061.

4.1.2 Peak Hour Demand

The City did not have any hourly production data available, thus a peak hourly demand (PHD) peaking factor was not calculated using metering data. The Washington State Department of Health Water System Design Manual was used to determine the PHD peaking factors for these user classifications using Equation 2-1 and then adjusted using typical diurnal curves. The peaking factors and the PHD demands of the user classifications are summarized in Table 4-1.

4.1.3 Storage

The design criteria for storage requirements are developed based on WDOH regulations for effective storage for each separate pressure zone on an individual basis. Effective storage is determined as the sum of operational, equalizing, standby, and fire suppression storage. Effective storage does not include volumes in reservoirs that cannot be used (dead storage). Minimum elevations for storage are also required to be calculated in order to meet minimum dynamic system pressure requirements. Specific design criteria for storage are listed below:

Operational Storage (OS): The volume of the reservoir devoted to supplying the water system while, under normal operating conditions, the source(s) of supply are in "off" status. The OS volume is the largest of either of the following:

1. The sensitivity of the water level sensors controlling the source pumps.
2. The configuration of the reservoir and sensor settings to prevent excessive cycling of the pump motors. The volume used to prevent excessive cycling was 2.5 times the capacity of the largest pump used to fill the reservoir.

Equalizing Storage (ES): The volume of water needed to supply the water system when source pumping cannot meet the peak hourly demand (PHD). Systems must be able to provide PHD at no less than 30 psi at all existing and proposed service connections throughout the distribution system when equalization storage (ES) is depleted. As recommended by the WDOH, the duration of the typical peak demand period is estimated to be 150 minutes. The ES volume is based on the call-on-demand mode of operation following Equation 7-1 of the WSDM:

WSDM Equation 7-1 Call-on-Demand Storage

$$ES = (PHD - Q_S)(150 \text{ minutes})$$

Where: ES = Equalizing Storage, in gallons

PHD = Peak Hourly Demand, in gpm

Q_S = Sum off all installed and active supply source capacities except emergency supply, in gpm

The WSDM allows the elimination of ES if the combined capacity of the supply sources meet or exceed the PHD for the water system while providing 30 psi at each existing and proposed service connection.

Standby Storage (SB): The volume of water that is needed to supply the water system during abnormal operating conditions, such as structural, electrical, mechanical, or treatment process failure, or source contamination. The SB volume is calculated by providing a volume equal to the PDD for a duration of one day or 200 gallons per ERU. For water systems with multiple sources WSDM guidelines allow for a reduction of SB volume based on:

1. Nesting of SB and FSS volumes, with the larger of the two volumes being the minimum available.
2. Two or more sources have permanent on-site auxiliary power that starts automatically when the primary power feed is disrupted. With the largest of these sources out of service, the remaining sources plus SB volume can maintain at least 20 psi throughout the distribution system under PHD conditions.
3. Two or more sources receive power from two electrical substations, so that failure of one substation will not interrupt the power supply to the source as documented in writing by the power utility. With the largest of these sources out of service, the remaining sources plus SB volume can maintain at least 20 psi throughout the distribution system under PHD conditions.
4. Sources are located in different watersheds, wellhead protection areas, or aquifers.
5. Converting dead storage (DS) to standby storage (SB) by providing mechanically redundant booster pumping capacity with permanent on-site auxiliary power that starts automatically when the primary power feed is disrupted.

Fire Suppression Storage (FSS): The volume of water required to provide the highest risk fire flow rate and duration in each particular pressure zone during PDD. The determination of fire flow requirements is made by the County Fire Marshal while maintaining a minimum 20 psi dynamic pressure throughout the distribution system. Fire flow requirements are included in Section 4.1.5.

Dead Storage (DS): The volume of stored water not available to all customers at the minimum design pressure. The system must be able to provide a minimum dynamic system pressure of 30 psi during PHD under the condition where all equalizing storage has been depleted. The system must also provide a minimum dynamic system pressure of 20 psi during PDD under fire flow conditions and under the condition where the designated volume of fire suppression and equalizing storage has been depleted. The hydraulic model of the distribution system is utilized to determine the quantity of dead storage.

4.1.4 Fire Flow Rate and Duration

Fire flow requirements for development should be per the International Fire Code (IFC) and as determined by the County Fire Marshal. For the purposes of this study, fire flow requirements applied were based upon land use as summarized in Table 4-2; however, the Fire Marshal should be consulted for specific fire flow requirements on a case by case basis.

Table 4-2 Fire Flow Rate and Duration

Land Use	Flow (gpm)	Duration (hours)
Commercial/Industrial	3,000	3
Residential	1,500	2
Data Centers	2,500	2

4.1.5 Minimum and Maximum System Pressures

The minimum system pressure shall be in accordance with OAR 333-061-0025(7), the system must be able to provide a minimum dynamic system pressure of 20 psi at all times.

For this analysis, the system was analyzed to provide a minimum dynamic system pressure of 30 psi during PHD under the condition where all equalizing storage has been depleted. The system was analyzed to also provide a minimum dynamic system pressure of 20 psi during PDD under fire flow conditions and under the condition where the designated volume of fire suppression and equalizing storage has been depleted.

For typical daily operating conditions (ADD), pressures between 40 and 80 psi are considered appropriate. The lower limit of 40 psi provides adequate pressure to operate household appliances such as dishwashers. Pressures higher than 80 psi can damage household plumbing and require pressure-reducing valves at each service per the International Building Code.

4.1.6 Minimum Pipe Sizes

The minimum pipe size for new pipes anywhere in the distribution system is eight inches in diameter. Looping shall be performed where possible.

Distribution piping shall be sized to meet criteria of OAR 333-061-0050 (8). Design criteria used to evaluate the necessity of piping improvements of pipe in this plan included a maximum velocity during PHD of seven feet per second (fps) and maximum head loss during PHD of 5 ft per 1,000 LF of pipe. These criteria may be exceeded in certain cases under transient high flow conditions. For new pipes, a maximum velocity of 10 feet per second during the PDD and fire flow scenario was used, as well as the maximum head loss criteria of 5 ft/1,000 ft

4.1.7 Valve and Hydrant Spacing

Sufficient valving should be in place to keep a minimum number of customers out of service when water is turned off for maintenance, repair, replacement, or additions. As a general rule, valves on distribution mains of 12-inch diameter or smaller should be located such that the water main length of not more than 1,000 feet can be isolated by closure.

Hydrant locations should be determined by the County Fire Marshal. As a general rule, fire hydrants should be spaced at a maximum of 400 feet apart on distribution mains of 12-inch diameter or smaller. The City of Umatilla requires fire hydrants at intersections and every 300 LF. The International Fire Code requires fire hydrants to be within 250 LF from a property. Additionally, the distance of pipe connecting a fire hydrant to the main distribution system pipe should not exceed 50 LF.

4.1.8 Distribution Facilities Design and Construction Standards

All extensions to the water system must conform to the design standards established by the City. New water system design must provide adequate domestic supply, fire flow and must also be capable of future expansion and be constructed of permanent materials. The City is currently updating their design standards and are expected to be completed by the fall of 20221.

4.2 Water Quality Analysis

The objective of this section is to briefly review current OAR 333-061 and federal drinking water regulations pursuant to the Safe Drinking Water Act (SDWA) and to assess compliance status for the City. The water quality compliance evaluation is based on information and data provided by the City.

Currently, all of the City's water is pumped from groundwater wells. Presently, there are four water sources (McFarland Well, Intertie Well, Port Well, and Golf Course Well) providing water to the water system, a detailed description of each of the well facilities is provided in Section 3.1. The City chlorinates the water pumped from all wells.

4.2.1 Regulatory Framework

Water quality monitoring and regulation compliance is the responsibility of the City. The Federal regulatory framework directing water quality is the Safe Drinking Water Act (SDWA), and its 1986 and

1996 amendments. Under the SDWA, the Environmental Protection Agency (EPA) sets standards for drinking water quality. EPA and OAR regulations identify maximum contaminant levels (MCLs) for physical, chemical, and biological water quality parameters as well as monitoring and operating procedures. Table 4-3 summarizes the list of effective water quality regulations.

Table 4-3 Effective Regulations

Rule	Parameters Regulated	Effective Milestone
Source Water Quality Regulations		
VOC Rule – Ph. I	VOCs	Jan 1989
SOC/IOC Rule – Ph. II & V	Inorganics, SOCs	Jan 1993
Radionuclide Rule	Radium-226, Radium-228, Gross alpha particle activity, beta particle/photon activity	Jan 1993
Arsenic Rule	Arsenic	Jan 2006
Surface Water Treatment Rule	Turbidity, Giardia, viruses, Legionella, HPC	Dec 1990
Interim Enhanced Surface Water Treatment Rule	Turbidity, Cryptosporidium	Jan 2002
Source Protection Rule	N/A	Apr 1993
Groundwater Rule	Bacteriological	Nov 2006
Long Term 2 Enhanced Surface Water Treatment	Cryptosporidium, pathogenic	Jan 2006
Distribution System Water Quality Regulations		
Revised Total Coliform Rule Assessments and Corrective Actions	Bacteriological	Apr 2016
Lead and Copper Rule	Lead, Copper, water quality parameters	Dec 1992
Stage 1 Disinfectant/Disinfection Byproduct Rule	TTHMs, HAA5, Bromate, Chlorite	Jan 2002
Stage 2 Disinfectant/Disinfection Byproduct Rule	TTHM, HAA5	Apr 2012
System-wide Regulations		
Consumer Confidence Reports and Public Notification Rules	Requires annual report addressing drinking water quality	Sep 1998
Operator Certification Rule	N/A	Dec 2002

As a Community Water Distribution 2 distribution system, the City of Umatilla is required to conform to sampling and reporting requirements for that classification. The primary Drinking Water Regulations administered and regulated by the OHA are contained in 333-061 of the OAR. The following sections provide information on system classification, source protection, reporting requirements, and water quality:

- OAR 333-061-0220: Classification of Water Treatment Plants and Water Distribution Systems
- OAR 333-061-0050: Construction Standards

- OAR 333-061-0030: Maximum Contaminant Levels and Action Levels
- OAR 333-061-0032: Treatment Requirements and Performance Standards
- OAR 333-061-0042: Public Notice

4.2.2 Source Water Quality

The effective source water quality regulations applicable to the City are listed in Table 4-3. A discussion of each rule follows:

Organic Chemicals: Monitoring requirements and MCLs for 21 volatile organic chemicals (VOCs) were established under the final VOC Phase I Rule and MCLs for 35 synthetic organic chemicals (SOCs) were established under the final SOC/IOC Phase II and Phase V Rules. Required testing of specific contaminants is determined by OHA. Typically, groundwater sources are sampled once every three years. The most current water quality monitoring schedule, which lists the testing requirements for each well is included in Appendix J.

A review of water quality monitoring data for VOCs and SOCs shows full compliance through 2017.

Inorganic Chemicals: Monitoring requirements and MCLs for 15 inorganic chemicals (IOCs) were established under the final SOC/IOC Phase II and Phase V Rules. Required testing of specific contaminants is determined by OHA. Typically, groundwater sources are sampled once every three years. The most current water quality monitoring schedule, which lists the testing requirements for each well is included in Appendix J.

A review of water quality monitoring data for IOCs shows full compliance through 2020.

Radionuclides: Revised radionuclide monitoring regulations became effective in 2003. There is no waiver option for radionuclides under the SDWA. Under OAR 331-061-0036, OHA requires monitoring every nine years with compliance based on either a composite of four consecutive quarterly samples or the average of the analysis of four samples obtained at quarterly intervals.

A review of water quality monitoring data for radionuclides shows full compliance from through 2020.

Arsenic: The EPA published the Final Arsenic Rule in the Federal Register in January 2001. The Arsenic Rule, which applies to all community and non-transient, non-community water systems, establishes a revised arsenic MCL of 0.010 mg/L. Arsenic must be monitored at each entry point to the distribution system as part of the IOC monitoring framework.

A review of water quality monitoring data for arsenic shows full compliance through 2020.

Source Water Protection: The SDWA established a Wellhead Protection Program (WHPP) to protect groundwaters that contribute to public water systems. OHA has expanded those Federal source protection regulations to include public water systems.

The City anticipates using the Columbia River as a drinking water source in the near future. The Columbia River watershed upstream of Umatilla is approximately 1,500 square miles of land area which covers parts of Idaho, Montana, and British Columbia. The Columbia River has many dams including the McNary Dam which is adjacent to Umatilla City and is controlled and operated by the Army Corp of Engineers.

Surface water from the Columbia River is expected to have seasonal fluctuations in water quality. Regional Utilities along the Columbia River often find manganese and iron levels that are close to the secondary MCL levels. During spring runoff, turbidity is also anticipated to be a water quality concern. It

is recommended that water quality samples at the future intake structure(s) be tested seasonally when determining treatment options.

4.2.3 Distribution System Water Quality

The effective distribution system water quality regulations applicable to the City are listed in Table 4-3. A discussion of each rule follows:

Coliform: Coliform monitoring requirements detailed in OAR 333-061-0036 are based upon the Revised Total Coliform Rule (RTCR). The City is required to collect nine samples per month from representative points within the distribution system. The City's Coliform Monitoring Plan is located in Appendix G.

A review of water quality monitoring data for coliform shows full compliance through 2020.

Lead and Copper: The Lead and Copper Rule (LCR) addresses lead and copper levels in the source water or resulting from corrosion of distribution piping and household plumbing. The LCR requires that public water systems conduct lead and copper monitoring at customer taps to determine whether lead and copper action levels of 0.015 mg/L and 1.3 mg/L are exceeded, respectively. Ten percent (10%) of the homes tested are allowed to exceed the action levels. The City most recently tested for lead and copper in 2018, reporting no violations.

A review of water quality monitoring data for lead and copper shows full compliance through 2020.

Stage 1 Disinfectant/Disinfection By-Product (Stage 1 D/DBP Rule) Rule: The D/DBP Rule was developed in two Stages. Stage I became effective in January 2002 and Stage II became effective in January 2006. The Rule sets MCLs for four (4) DBPs (total trihalomethanes [TTHM] and the sum of five haloacetic acids [HAA5], chlorite, and bromate) and maximum residual disinfectant levels (MRDLs) for three (3) disinfectants (chlorine, chloramine, and chlorine dioxide). Because the City does not use ozonation, testing for Bromate is not required. Also, because the City does not use chlorine dioxide, testing for Chlorite is not required. Table 4-4 summarizes the Stage I D/DBP Rule monitoring requirements for the City, based on their groundwater sources.

Table 4-4 Stage 1 D/DBP Monitoring Requirements (GW, Population < 10k)

Chemicals	MCL or MRDL (mg/L)	# of Samples	Sample Locations
Chlorine	MRDL 4.0	Same as # of total coliforms	Same time and location as total coliform samples
TTHM	MCL 0.080	1 per year per source	1 at max. residence time in distribution system, during month with warmest water temp.
HAA5	MCL 0.060	Same as TTHM	Same as TTHM

The City's population is expected to exceed the 10,000 threshold by 2041 and will also include surface water testing; therefore, the TTHM/HAA5 sampling will change to four samples per quarter per source. Review of the City's D/DBP data since 2004 indicates that TTHM and HAA5 levels have been consistently and significantly lower than the MCL.

Stage 2 Disinfectant/Disinfection By-Product (Stage 2 D/DBP Rule) Rule: As previously mentioned, Stage II became effective in January 2006. The EPA will enforce Stage II until the OHA adopts them into their drinking water rules. The key provision in this rule is the change in calculating the MCL. Under Stage II D/DBPR, the MCL will be calculated using locational running annual averages (LRAAs) for each compliance sampling location. Under Stage 1 rules, compliance with the MCL was calculated using a running annual average (RAA) to average compliance samples across the distribution system sampling locations.

4.2.4 Water System Water Quality

Two system-wide regulations are described below:

Consumer Confidence Reports (CCR) and Public Notification Rule (PNR): Under the amended SDWA, community water systems are required to provide an annual Consumer Confidence Report (CCR) on the source of their drinking water and levels on any contaminants found. In January 2013 the Consumer Confidence Report rule changed to allow CCR to be published on the City's website instead of mailed to customers. The latest CCR is included in Appendix K. The annual report includes:

- Information on the source of the drinking water
- A brief definition of terms
- If regulated contaminants are found, the maximum contaminant level goal (MCLG), the MCL, and the level detected
    - If an MCL is violated, information on health effects
    - If EPA requires, information on levels on unregulated contaminants

While the CCR provides an annual report, the purpose of the Public Notification Rule (PNR) is to direct utilities in providing customers with notification of an acute violation when they occur. The PNR outlines public notification requirements for violations of MCLs, treatment techniques, testing procedures, monitoring requirements, and violations of a variance or exemption. If violations have the potential for "serious adverse effect", consumers and the State must be notified within 24 hours of the violation. The notice must explain the violation, potential health effects, what the system is doing to correct the problem, and whether consumers need to use an alternative water source. Notice must be made by the appropriate media or posted door-to-door. Less serious violations must be reported to the consumer in the first bill after the violation, in an annual report, or by mail or direct delivery within one year.

There are three tiers for public notification requirements as follows:

- Tier 1 – Acute health concerns: Requires public notification within 24 hours
- Tier 2 – Chronic health concerns: Must be reported within 30 days
- Tier 3 – Reporting and monitoring violations: Must be reported once per year

A copy of the City's 2019 CCR is provided in Appendix K. The CCR template meets CCR requirements, includes information on public meeting, a basic description of drinking water contaminants, source description, and annual water quality analysis summary. As a guideline for public notification requirements and procedures, the EPA Public Notification Handbook is provided in Appendix H.

Operator Certification: The SDWA amendments require that states develop and implement an operator certification program. The regulation sets out minimum guidelines for such a certification program including operator classification and qualifications. Some highlights include:

- Each treatment facility and/or distribution system be placed under the direct supervision of a certified operator who is designated as the operator in Direct Responsible Charge (DRC),
    - The DRC certification must be equal to or greater than the system classification being operated;
    - The DRC supervises the system and is ultimately responsible for how it's operated; and
    - The DRC is available during periods of time when treatment processes and operational decisions that affect public health are made.

In addition to the DRC, a system may use other operators as needed, as long as a written protocol addresses the following elements:

- Describes operational decisions the operator is allowed to make;
- Describes the conditions under which the operator must consult with the DRC, and when and how contact is made;
- Takes into account the certification level of the operator, their knowledge, skills, and abilities;
- Takes into account the range of expected operating conditions of the water system;
- Is signed and dated by the DRC and the other operator(s) and is available for inspection by the Oregon Department of Human Services (DHS) and OHA's Drinking Water Program (DWP).

As a Community Water Distribution 2 distribution water system, the City currently meets minimum staff certification requirements. To ensure compliance in the future, all certified staff are provided necessary expenses and leave time to attend classes and seminars in order to meet requirements for certification renewal.

4.2.5 Anticipated Regulations

4.2.5.1 Lead and Copper Rule

The EPA has proposed revisions to the Lead and Copper Rule (LCR). The proposed rule will identify the most at-risk communities and ensure systems have plans in place to rapidly respond with actions to reduce elevated levels of lead in drinking water. The long-term revision goals are to improve the effectiveness of corrosion control treatment in reducing exposure to lead and copper, and to trigger additional actions that reduce the publics exposure when corrosion control treatment alone is not effective.

4.2.5.2 Manganese

In 2019, Canada published new regulations regarding manganese concentration levels in drinking water. Future similar regulations in the USA are anticipated. The guidelines show a maximum allowable concentration of 0.12 mg/L (analogous to primary contaminant MCL), as well as aesthetic guideline of 0.02 mg/L which is below the current EPA secondary MCL of 0.05 mg/L.

4.2.5.3 Disinfectant By-Products (DBPs)

In 2016, the EPA published the fourth Unregulated Contaminant Monitoring Rule (UCMR 4). The UCMR 4 requires participating utilities to test for three Brominated Haloacetic Acid (HAA) groups: HAA5, HAA6Br, and HAA9. HAA5 is currently regulated under the Stage 1 and Stage 2 Disinfectants and Disinfection Byproducts Rules. Future regulations are anticipated for HAA DBPs.

4.2.5.4 Cyanotoxin

Oregon Health Authority (OHA) in 2018 established rules for monitoring and testing Cyanotoxin for water systems that serve surface water and have had algae issues in the past. Concerns about harmful algal blooms (HABs) and algal toxins were spotlighted in 2015 with the algal bloom in Lake Erie. In the summer of 2018 low levels of algal toxins triggered a do-not-drink notice in Salem, Oregon.

Chapter 5 - Water Source Evaluation and Alternatives Analysis

5.1 Source System Analysis

Currently, the City's sources include four groundwater wells. A description of each source is included in Chapter 3. The ability of the sources to meet the demands of the City is dependent on groundwater levels, groundwater quality, and water rights. The dependability of pumping the aquifer is a function of the hydrogeologic characteristics of each well and is found through pumping tests. All of the current wells pump from the Grande Ronde aquifer. The well yield tests indicate that this aquifer has adequate capacity to meet the current peak demands, however, due to declining aquifer levels the well pumps have had to be lowered to increase their pumping capacities. A summary of the current pumping capacities is summarized in Table 5-1.

Table 5-1 Current Source Capacities

Source	OWRD Log No.	Well Production Capacity (gpm)	Installed Pumping Capacity (gpm)	Current Pumping Capacity (gpm)[1]
McFarland Well	UMAT50632	700	500	505
Intertie Well[2]	UMAT3361	1,245	850	602
Golf Course Well[2]	UMAT3347	2,000	2,000	1,762
Port Well[2]	UMAT3343	2,000	2,000	1,769
Total		**5,945**	**5,350**	**4,638**

1. Pumping capacities as of April 2020.
2. Well pump has been lowered as far as possible, located just above basalt zone.

Section 5.2 contains tables outlining the City of Umatilla's existing water right capacity, along with current and projected water use, the data is summarized in Table 5-5. These current and projected values were used to determine if/when more water rights would need to be pursued. Projected water use was based on the projected growth of the City as explained in Chapter 2. The City has adequate water rights for the 20-year and 40-year planning periods, however, due to the expiration of the Port Well lease in 2040, the City will need to make improvements to utilize their surface water right to meet peak demands prior to the expiration of the lease.

The source capacities of the water system can provide the annual volume needed to meet the forecasted annual demands of the City. Peak hourly demands cannot be met by source capacities alone; however, storage water can be provided to the water system during these times of peak demand. As the demand decreases, such as during the night, the storage tanks are replenished. The adequacy of storage capacity is discussed in Chapter 6.

5.2 Water Rights Assessment

The City of Umatilla currently relies on four groundwater wells as its primary source of water. The City also has a surface water right from the Columbia River, however, there is no infrastructure in place for the City to utilize this water right. This section addresses the City's water rights and their adequacy to meet the projected demands. These current and projected values are used to determine if/when more water rights and/or other measures would need to be pursued to meet demands.

5.2.1 Existing Water Rights

The City of Umatilla is currently authorized for three groundwater rights and one surface water right to the Columbia River. The Port of Umatilla owns the groundwater right for the Port Well. Via a 40-year lease agreement, the City operates the Port Well and utilizes the water right. The water rights are under jurisdiction by the Oregon Water Resources Department (OWRD) for municipal use. The groundwater rights are at various stages of being perfected, the surface water permit has a pending extension request and is not currently being used.

The McFarland Well has a certificate of water right (Certificate No. 76316) for 1.25 cfs (560 gpm). The well is located in the Buttercreek Critical Groundwater Area, which limits the City to an annual withdrawal of 250 acre-feet.

The Intertie and Golf Course Wells are both permitted under the same permit (G-8042) and are authorized for 8.9 cfs (3,994 gpm) each. In 2003, a Claim of Beneficial Use and Site Report (CBU) was submitted to OWRD to perfect the water right for 4.45 cfs (2,000 gpm) for the Golf Course Well and 1.69 cfs (760 gpm) for the Intertie Well. The full water right was not perfected due to the limiting capacity of the existing pumps. The issuance of a certificate on the perfected water right may take some time. In order to maintain the priority date on the remaining unperfected portion of the water right, an application for the extension of beneficial use will need to be submitted to OWRD. For the purpose of this water rights analysis the full water right was evaluated.

The Port of Umatilla owns the groundwater right (Permit G-3112) for 4.46 cfs (2,002 gpm) for the Port Well. The City is under lease to utilize this water right and maintain and operate the Port Well until February 2040. In 2002, a transfer for the place of use of Permit G-3112 was authorized to include the City of Umatilla's service area. In 2003, a CBU was submitted to perfect the full 4.46 cfs water right, the issuance of this certificate may take several years to perfect.

The City's surface water right permit (S-41444) for 23.0 cfs (10,322 gpm) is to draw water from the Columbia River. The City does not currently have any infrastructure constructed that can utilize this water right. OWRD granted the City an extension to complete construction and to fully apply the water to beneficial use by 2055.

The City recently purchased the Big River Golf Course and acquired an irrigation surface water right (S-38484) for 1.8 cfs (808 gpm) to draw water from the Columbia River. This water right includes an existing river pump station. For the purposes of this section, this water right will not be considered as part of the municipal system water rights analysis.

Table 5-2 summarizes the City's current water rights. It should be noted that all of the sources share a common place of use. This grouping of water rights provides flexibility in the operation and maintenance of the water system.

Table 5-2 Existing Water Rights

Source[1]	Certificate/ Permit No.	Priority Date	Permit Instantaneous Flow, Qi (cfs)	Permit Instantaneous Flow, Qi (gpm)	Type of Use
McFarland Well[2]	76316	12/24/1963	1.25	561	Municipal
Intertie Well	G-8042	12/28/1977	8.9	3,994	Municipal
Golf Course Well	G-8042	12/28/1977	8.9	3,994	Municipal
Port Well[3]	G-3112	8/10/1966	4.46	2,002	Municipal
Columbia River[4]	S-41444	10/5/1976	23.0	10,322	Municipal
Columbia River[5]	S-38484	4/26/1967	1.50	673	Irrigation
Columbia River[5]	S-38484	8/3/1967	0.30	135	Irrigation
Total			**46.51**	**20,874**	

1. Intertie Well = UMAT3361. Golf Course Well = UMAT3347. McFarland Well = UMAT50632. Port Well = UMAT3343.
2. Certificate No. 76316 is limited to 250 acre-feet/year.
3. The City's lease agreement with the Port of Umatilla is set to expire in 2040.
4. The City does not currently have any infrastructure in place to utilize the surface water right under permit S-41444.
5. The volume for S-38484 was not considered as part of this analysis.

5.2.2 Source of Supply Analysis

Projected water use was based on population growth in the City as explained in Chapter 2. Water rights contain a maximum instantaneous flow rate (Qi) and a permitted volume (Qa). The projected instantaneous flow rate (Qi) is limited by either the pumping capacity or well production capacity of each source. The available water rights and projected consumption are summarized in Table 5-3, Table 5-4, and Table 5-5. The well capacities shown in Table 5-4 decrease over time, this is discussed in Section 5.3.1.

Table 5-3 Water Rights by Year

Source	Current Authorized Instantaneous Flow, Qi (gpm)	Flow in Beneficial Use, Qi (gpm)		
		2021	2041	2061
McFarland Well	561	561	561	561
Intertie Well	3,994	3,994	3,994	3,994
Golf Course Well	3,994	3,994	3,994	3,994
Port Well[1]	2,002	2,002	-	-
Columbia River[2]	10,322	-	-	-
Total	**20,873**	**10,551**	**8,550**	**8,550**

1. The City has a lease agreement with the Port of Umatilla for use of the Port Well, this is set to expire in 2040.
2. The City does not currently have any infrastructure in place to utilize the surface water right under permit S-41444.

Table 5-4 Projected Source Capacity

Source	2021	2041	2061
McFarland Well[1]	505	283	0
Intertie Well[1]	602	527	467
Golf Course Well[1]	1,762	1,603	1,390
Port Well[1,2]	1,769	-	-
Columbia River[3]	-	-	-
Total	**4,638**	**2,413**	**1,857**

1. Projected declining aquifer levels impact the static head and the well pump capacity over time.
2. The City has a lease agreement with the Port of Umatilla for use of the Port Well, this is set to expire in 2040.
3. The City does not currently have any infrastructure in place to utilize the surface water right under permit S-41444.

Table 5-5 Water Source Capacity Summary

Year	ERUs[1]	ADD[2] (gpm)	PDD[2] (gpm)	PHD[2] (gpm)	Source Capacity (MGD)	Source Capacity (gpm)[3]	Water Rights, Qi (gpm)[4]
2021	3,145	983	3,109	6,566	5.57	4,638	10,551
2041	3,831	1,197	2,823	4,685	2.90	2,413	8,550
2061	5,099	1,593	3,757	6,166	2.29	1,857	8,550

1. System ERU demands, from Table 2-12.
2. System water demands, from Table 2-11.
3. Sum of source pumping capacities, from Table 5-4.
4. Sum of usable water rights, from Table 5-3.

Figure 5-1 shows the projected peak daily demands (PDD) compared to the source capacity and available water rights for the 20-year and 40-year planning periods.

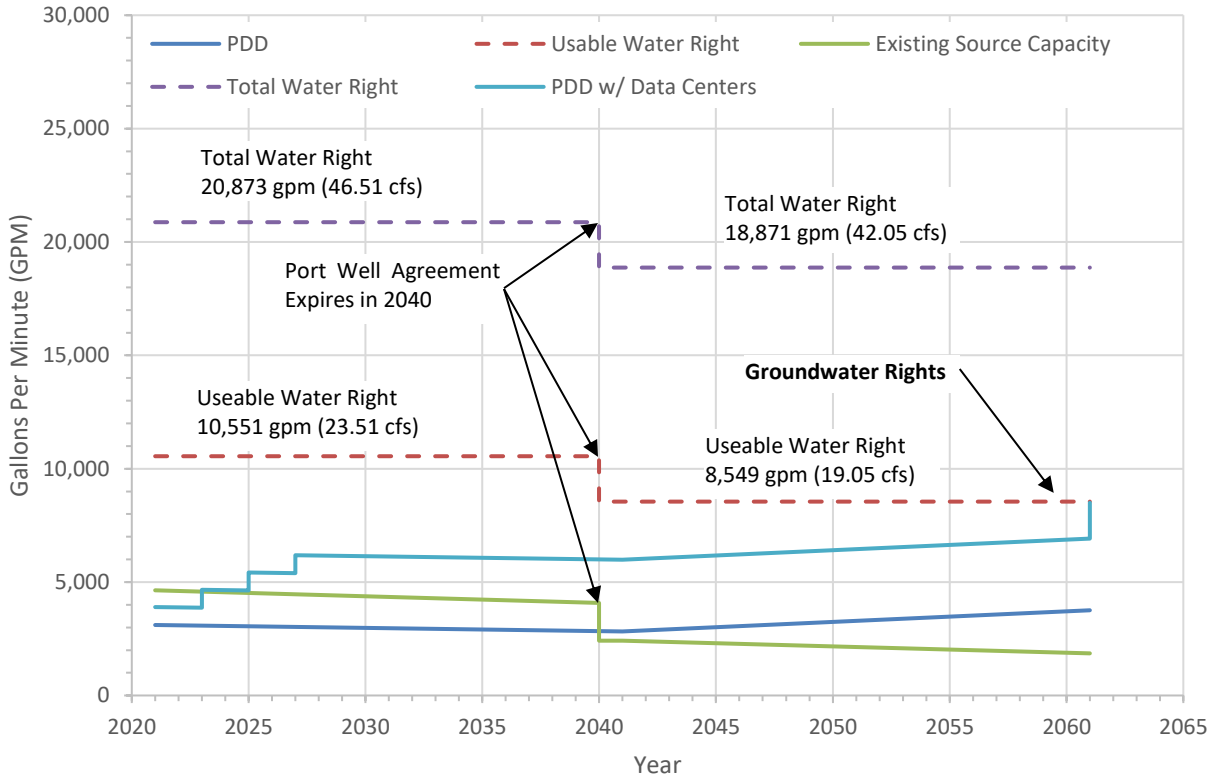


Figure 5-1 Existing Source Capacity and Projected Peak Demands

Figure 5-1 graphically shows the capacity available by all existing sources compared to the usable and total water rights available to the City. Figure 5-1 also shows how the source capacity compares to the projected demands. With the expiring agreement with the Port of Umatilla in 2040, the City will need to make system improvements to meet the peak daily demands of the system. The City will need to plan for additional groundwater sources to utilize their full groundwater rights and increase source capacity, make improvements to the existing wells to meet peak daily demands, or build infrastructure to utilize their surface water right. With the historic decline of the aquifer it is likely the City will need to consider other alternatives to meet their future water demands. The City may need to consider improvements that use a portion of its surface water right within the 20-year planning period. Regardless of the source type, the City will need to plan for improvements within the 20-year planning period to increase source capacity. Figure 5-1 shows that adding the future non-potable demands from future data centers under the City's water rights is not a concern, however it is clear that by 2023 the source capacity is not sufficient and additional capacity is required.

Once the peak hourly demand becomes greater than the instantaneous source capacity, the levels in the storage reservoirs will begin to drop. The reservoirs are filled once again during non-peak times. A storage analysis for each pressure zone is discussed in Chapter 6. Increasing source capacity can decrease the size of storage needed.

5.3 Water Supply Reliability Analysis

The reliability of the water system includes sources providing clean water, the adequacy of sufficient water rights, and the reliability of the water system facilities.

5.3.1 Source Reliability

The City of Umatilla's current sources are four groundwater wells. As previously mentioned, the City's lease agreement for the water rights and use of the Port Well will expire in 2040. The City will need to make improvements to the existing sources or plan for future sources to meet peak demands within the 20-year planning period. When the Port Well comes offline in 2040, the remaining sources will not be able to meet peak demands.

The Oregon Water Resources Department has been monitoring groundwater levels since the late 1970's. The Grande Ronde aquifer that the four groundwater wells pump from has seen a decline over the last 20 years. As the aquifer levels continue to decline, the pumping capacity of the existing well pumps will decline as well. Figure 5-2 shows the existing and projected groundwater levels for the City's existing groundwater sources, Figure 5-3 shows the current well pump settings and groundwater levels. Projected groundwater decline rates are based on historic trends. The City has already lowered the well pumps in recent years to increase pumping capacity, however, the well pumps at the Intertie, Golf Course, and Port Wells have been lowered to the maximum extent possible. Using the average water level decline over the last 10 years, the aquifer levels were projected for the 20-year and 40-year planning periods to determine the estimated future pumping capacities of the well pumps. These are projected estimates of the groundwater levels, actual future groundwater levels are not known. The projected source capacities are summarized in Table 5-4. The McFarland Well appears to be the well that is most impacted by the declining water levels, by the year 2061 the water levels will be so low that the pump will not have the required static head to pump. Unlike the other well pumps, the McFarland Well can be lowered to increase its pumping capacity in the future.

As seen in Figure 5-1, if the City relies only on the existing groundwater sources, the peak daily demands will not be met by the existing source capacity. The City will need to plan for source improvements to increase the source capacity within the 20-year planning period.

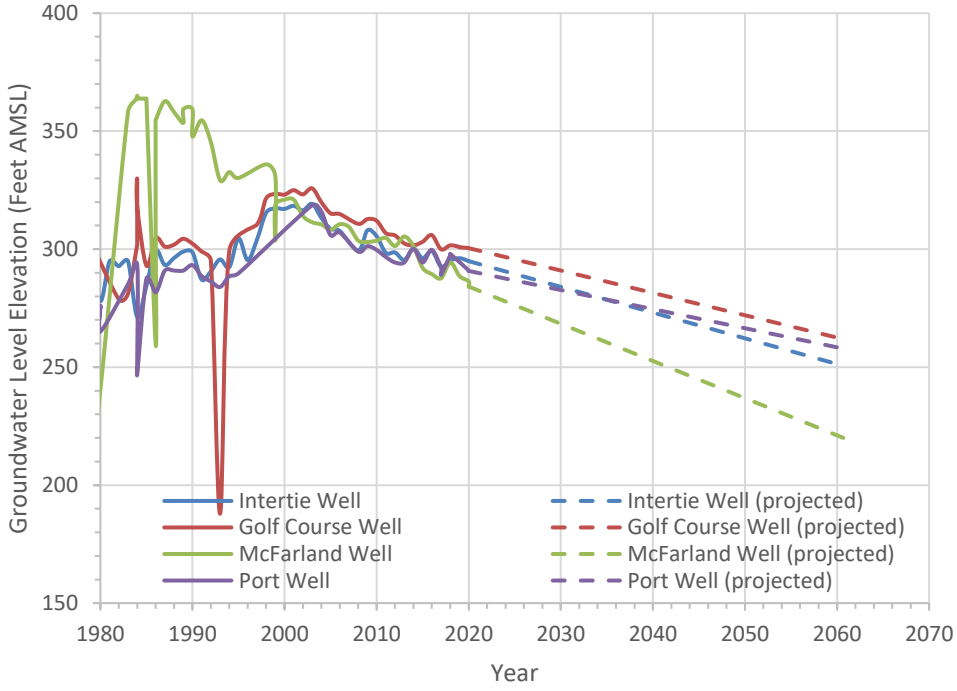


Figure 5-2 Groundwater Levels

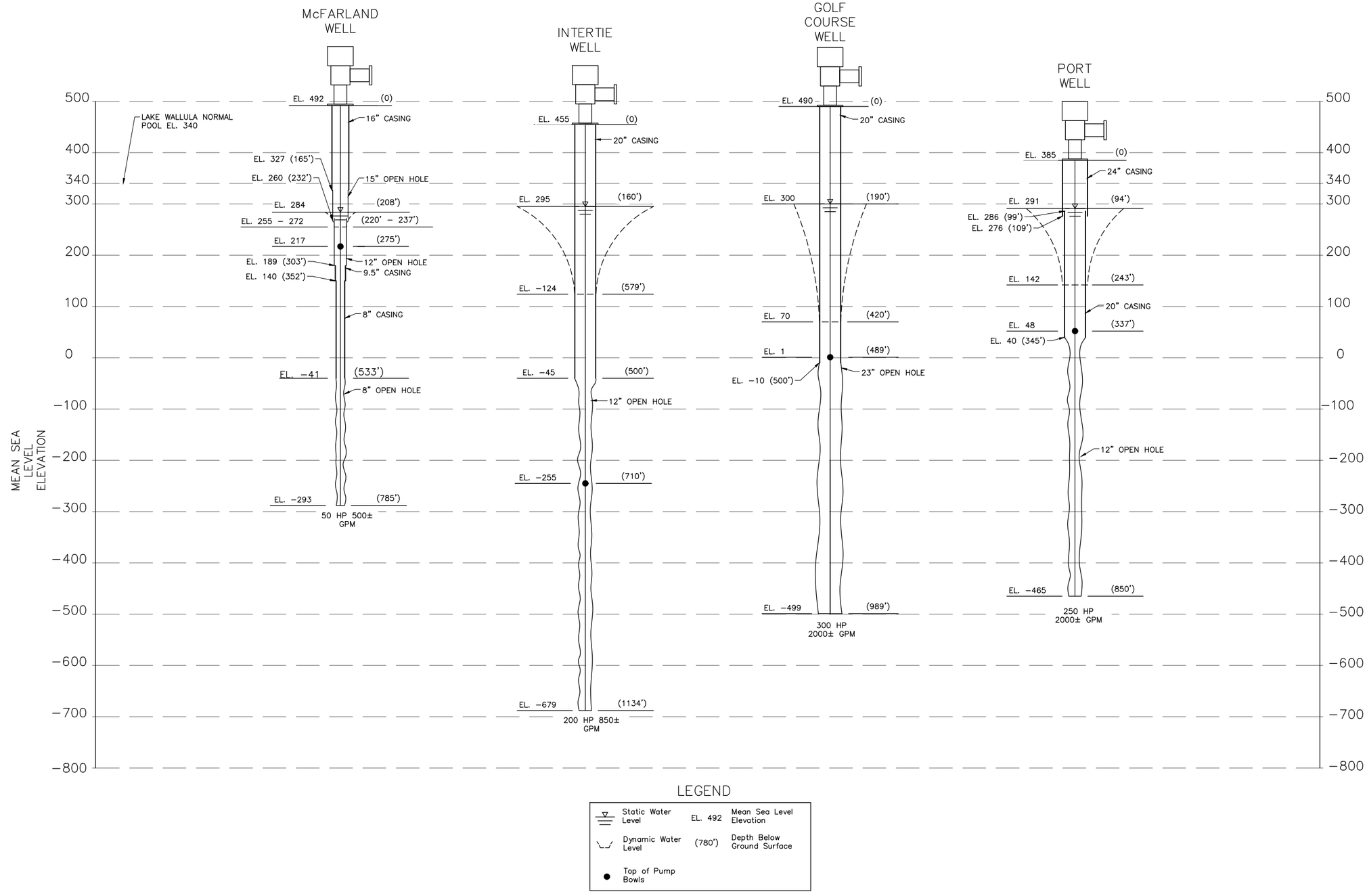


Figure 5-3

LAST UPDATED: 5/7/2021
PLOT DATE: 5/17/2021
FILE: WELL SCHEMATIC PROFILE
J-U-B ENGINEERS, INC.
Plot Date:5/17/2021 10:10 AM Plotted By: Colin Barry
Date Created:5/7/2021 \\JUB.COM\CENTRAL\CLIENTS\OR\UMATILLACITY\PROJECTS\33-20-013_WATERMASTERPLAN\DESIGN\CAD\SHEET\WELL SCHEMATIC PROFILE.DWG

Currently the City only has auxiliary power at the McFarland and Golf Course Wells. The McFarland Well has the ability to be powered by the emergency generator located at the McFarland Booster Station. The Golf Course Well has a diesel-driven generator that also serves the Golf Course Booster Station. This diesel-driven generator is outdated and difficult to maintain. The City would add reliability to their system by replacing the Golf Course Well generator and installing auxiliary power at the Intertie and Port Wells.

5.3.2 Water Curtailment Planning

The City's 2020 Water Management and Conservation Plan Update outlines the program and procedures for emergency water conservation as determined by the Public Works Director. The program outlines the City's plan during mild stages, moderate stages, and emergency stages. If a serious problem was identified, the City would be prepared to enact a stringent water use restriction policy and institute an extensive public education program to increase customer awareness of the problem and reduce overall water use. A copy of the 2020 Water Management and Conservation Plan is included in Appendix M.

5.3.3 Treatment

The City currently disinfects water pumped from all wells by gas chlorination. The McFarland, Intertie and Port Wells all currently have chlorine gas equipment injecting the water as it is pumped from the wells. At these three sites, the chlorine gas equipment is located at the well house. The water pumped from the Golf Course Well is injected by chlorine gas equipment located at the nearby Golf Course Booster Station before it discharges to the Golf Course Reservoir or into the Golf Course Booster Station. The City is satisfied with their existing treatment system and has no plans to make any improvements.

5.4 Water Source Alternatives

As seen in Figure 5-1, the City will need to make improvements within the 20-year planning period to meet peak demands. The City will need to consider whether to continue using groundwater sources, either existing or new, or plan improvements to utilize their surface water right. The following sections evaluate alternatives for both groundwater and surface water sources.

5.4.1 Groundwater

5.4.1.1 Increase Groundwater Source Capacity

While the City has adequate groundwater rights to meet the peak demands of the 20-year and 40-year planning periods, the pumping capacity of the wells will continue to decline due to the dropping aquifer levels. In order to match the source yield capacities, the City would need to deepen the wells to increase pumping capacity and increase the efficiency of the well pumps. The City has deepened the wells to the basalt in the Intertie, Golf Course, and Port Wells, therefore the only well that can be deepened is the McFarland Well. The only other option the City would have to increase the capacity of these wells is to replace the pumps with higher flow pumps. The ability to pump higher volumes would allow the City to perfect their water rights and allow them to meet the peak demands for the planning periods, however, due to the steady decline of the aquifer this would only be a temporary solution to the City's water supply concerns. As the aquifer continues to decline, improvements on the wells would be something the City would need to plan for on a regular basis. Under this option all four wells would require pump improvements.

Another option the City could pursue would be the construction of additional wells. Since the existing water rights are sufficient for the peak demands, the City could pursue construction of additional wells to

help meet the peak demands and would also help perfect their water rights. Under this alternative the City may need to acquire land. Additional wells would also likely contribute to the decline of the aquifer if drawing from the Grande Ronde aquifer and would be a temporary fix, similar to upsizing the pumps.

Some permitting and environmental concerns with this alternative are the State of Oregon has committed substantial resources to limit water withdrawals from the dwindling groundwater supply in the Umatilla Basin. Further development of the groundwater would face a number of high regulatory hurdles. The Umatilla Basin is home to four of Oregon's six Critical Groundwater Areas. Increased use, especially deeper well drilling, could threaten the already declining deep basalt aquifer.

The installation of new groundwater sources or improvements to the existing wells would increase the source capacity of the City's system, however, with the history of the declining aquifer this alternative is not recommended for further action. If this alternative is pursued, additional analysis of the aquifer is needed.

5.4.2 Surface Water

Based on the water rights analysis in this Chapter, the City has sufficient groundwater rights to meet the peak demands of the planning periods, however, the current and future source capacities of those groundwater sources are not sufficient to meet peak demands within the 20-year planning period. As seen in Figure 5-1, the source capacity is decreasing over time due to the continuous decline of the aquifer feeding the wells. The termination of the Port Well lease agreement in 2040 will severely impact the City's ability to meet the peak demands of the system. As evaluated in Section 5.4.1, groundwater sources are not a viable long-term option in this area. With the steady decline of the aquifer it would be very beneficial for the City to make improvements to begin utilizing their 23 cfs surface water right. Figure 5-1 shows that by utilizing the full surface water right, the City would have sufficient water rights beyond the 40-year planning period. Alternatives to develop the City's surface water right are discussed in this section. Figure 5-4 shows the locations of the proposed surface water alternatives.

5.4.2.1 Hydraulically Connected Wells (Columbia River)

While Ranney Wells are specifically noted in the City's surface water right, vertical high production shallow wells were assumed to be more cost effective. The Ranney system involves drilling a large diameter (30-foot) shaft to a depth of approximately 100-feet below ground level. Horizontal wells would then be drilled out from the large diameter shaft to produce high volumes of water. This alternative involves drilling vertical wells adjacent to the Columbia River to access water that is directly hydraulically connected to the Columbia River. Ideally, the wells would be located on property adjacent to the river that would be City owned and not controlled by federal agencies that would not approve use of the water right. There are currently several locations along the Columbia river where these hydraulically connected wells already exist. An advantage of this alternative is the elimination of any improvements within the river. Existing wells in the area produce between 1,000 gpm to 2,000 gpm, therefore, the City would need to drill 6 to 11 of these wells to put the full 23 cfs water right to beneficial use.

Use of water hydraulically connected to the Columbia River would be considered a surface water source from the perspective of treatment requirements. A new water treatment plant would be required if surface water is to be used to meet potable water demand. These hydraulically connected wells would be considered Groundwater Under the Direct Influence of Surface Water (GWUDI) by OHA. As a result, the water would need to be treated similarly to a surface water in order to be used as a drinking water source.

While wells hydraulically connected to the Columbia River may result in instream flow losses in the river, they do not require a United States Army Corps of Engineers (USACE) permit if located off USACE property. Eliminating the need for a USACE permit may also eliminate the need to consult with National Marine Fisheries Service (NMFS) and impact of their no net loss policy, providing only the City funds are used. This would eliminate the most significant hurdle to withdrawing water from the river, but the option may still require significant coordination with other agencies. If Federal or State financing is utilized, a National Environmental Policy Act (NEPA) level environmental review will be required, which necessitates consultation with the National Oceanic and Atmospheric Administration (NOAA) and the United States Fish and Wildlife Service (USFWS).

The City of Umatilla has discussed preliminary work to establish locations where water from the river may be available in the basalts. Initial analysis suggests there are potential well locations adjacent to the McNary Pool that have a high probability of hydraulic connectivity. Additional analysis and site investigation, including drilling test wells, is required to confirm capacity and hydraulic connectivity. Potential sites for well locations are shown in Figure 5-4. The locations the City has looked at would require land acquisition or land lease agreements with the property owners, which could become challenging. At this time, the City has determined to take no further action on this alternative.

5.4.2.2 Regional Water Supply Intake Pump Station Expansion

The Regional Water Supply system is owned and operated by the Port of Umatilla, City of Hermiston, and various private industries. Infrastructure includes a pump station that draws surface water from the Columbia River on the left bank approximately 1,700 feet upstream from McNary Dam at river mile 293. The water system provides surface water to domestic, industrial, and agricultural users downstream via a 42-inch diameter pipeline from the river pump station south. The Regional Water Supply intake location is shown on Figure 5-4.

This alternative would involve expanding the existing river pump station, that withdraws from the Columbia River, to utilize the City's surface water right. Information provided on the existing pump deck suggests the existing pumps are at capacity and there are no spare pump holes in the deck where new pumps could be added. Without available pump holes, use of the deck would require modifications to allow for the installation of additional pumps and a separate discharge penstock. Work of this magnitude would require the acquisition USACE's Section 10/404 permit. As a part of the USACE's permitting process, the City would initiate a consultation with NMFS to generate requirements for the permit necessary to protect Endangered Species Act (ESA) listed anadromous fish in the Columbia River. Since the mid 1990's, NMFS has had a no net loss policy for water withdrawals from the Columbia River and has made obtaining a USACE permit challenging for work in the Columbia River that include new or increased withdrawals.

This alternative will likely have permitting and regulatory obstacles from NOAA, NMFS, U.S. Fish and USFWS, Federal Emergency Management Administration (FEMA), USACE, and EPA as all agencies have no net loss policies that will affect work in the Columbia River. Regarding USACE permitting, a Section 10 permit, which is part of the 1899 Rivers and Harbors Act, would be likely for the City to obtain, as the project would not obstruct navigable waters. A Section 404 permit from USACE, a part of the Clean Water Act, would be difficult to obtain because the structure would be treated as fill materials being placed in the river. Construction of a new pump station in the river, or installation of an intake pipe into the river for a shore-based pump station, would require in-water excavation/dredging at a minimum along the shoreline. Piles and other materials placed into the river to build the pump station or intake pipe are also

treated as fill materials being placed in the river. USACE's no net loss policy would make implementing this action very difficult.

USACE, EPA, and USFWS regulate and enforce a no net loss policy that is empowered through the Clean Water Act Section 4(b)(1) and relates to natural function, quality, and quantity of aquatic resources (wetlands, streams, rivers, etc.) that would be impacted by development in or near the river. NMFS' no net loss policy relates to the natural function of fisheries and is empowered through the ESA. The Columbia River is home to many ESA species and official Critical Habitat. FEMA's no net loss policy is in relation to floodplain development. Much of the City is unmapped by FEMA and development near the river would likely require survey and additional analysis of the floodplain. The various agency policies would require the City to develop mitigation for any additional withdrawal of water, and/or aquatic resources, and/or impact to wetlands, and/or ESA-protected fish species.

In addition to the permitting and environmental challenges, the City would need to enter an agreement with the Port of Umatilla, City of Hermiston, and the other owners to make improvements and use the Regional Water Supply intake. The City is interested in pursuing alternatives that minimize the dependency on other entities to procure their water supplies. At this time the City is not planning to pursue this alternative.

5.4.2.3 New Columbia River Intake Pump Station

This alternative analyzes the construction of a new river pump station according to the authorized Point of Diversion location on the City's surface water right certificate. The point of diversion would be located near the existing Port Well in accordance with the existing surface water right, the location is shown on Figure 5-4. The construction of a new intake structure and pump station would require a permit from the USACE and various other agencies to work in the Columbia River. During the permitting process, the USACE would consult with other federal agencies and gather input from other state and local agencies, interested groups, and the general public. The USACE has issued numerous permits to work in the Columbia River to reconstruct and maintain existing water withdrawal facilities in recent years. The City's surface water right has not been put to beneficial use and would be considered a new withdrawal resulting in a net loss to the river's instream flows. Like the Regional Water System intake improvements, the construction of a new river intake would have the same permitting and environmental hurdles.

Implementation of this alternative would require some form of mitigation in order to secure permits. That mitigation could include purchasing water rights from upstream water users who have put their water rights to beneficial use and are now looking to sell them. If this alternative is pursued, the City may want to begin exploring options for purchasing water rights that have been put to beneficial use or other mitigation means. At this time the City has not eliminated this alternative but considering the water rights and permitting obstacles, it is one of the more challenging alternatives to pursue.

5.4.2.4 Big River Golf Club River Intake Pump Station

The City of Umatilla recently purchased the Big River Golf Course which includes a 1.8 cfs irrigation surface water right (Certificate No. 38484) from the Columbia River. The water right contains an existing river intake pump station originally owned by the McNary Golf Club, the river platform is shown on Figure 5-4. The river intake pump station is located near the Regional Water System intake pump station and houses a 50 HP, 3-stage pump originally installed in 1971. From the pump station, an eight-inch steel distribution pipeline travels approximately 3,300 feet south to the golf course. The pump station is estimated to have a capacity of 1.63 cfs.

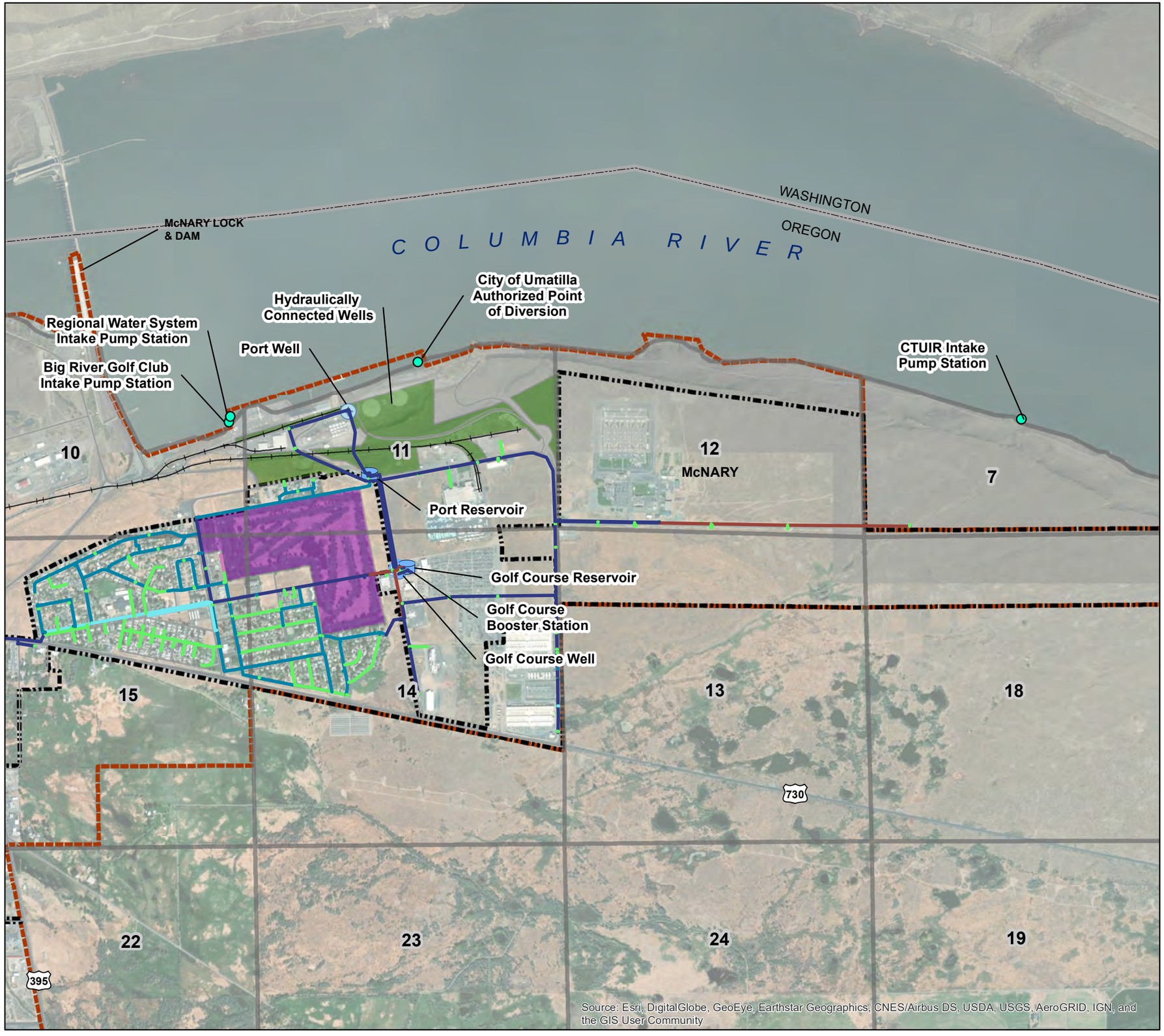
Under this alternative, the City would make improvements to the existing river pump station to upsize the pumping capacity of the station as well as constructing new piping connecting to the City's distribution

system. The City would also need to add the Big River Golf Club river intake as an authorized point of diversion for its surface water right via a transfer with OWRD. As with the Regional Water System, the modifications to the existing Big River Golf Clubs intake would require USACE Section 10/404 permits, meeting NMFS requirements, as well as other environmental and permitting challenges included in Section 5.4.2.2. The benefit from this alternative over the Regional Water System improvements is that the City already owns this facility and would only need to address the concerns of the regulating agencies. The City has started looking into this alternative and has determined that the existing intake pump station would require a complete rebuild. The City is considering either a partial or complete surface water right withdrawal from this facility. As previously mentioned, since the mid 1990's NMFS has had a no net loss policy for water withdrawals from the Columbia River and made obtaining USACE permits for work in the Columbia River that include new or increased withdrawals a challenge. Albeit the permitting challenges associated with this alternative, the City is interested in pursuing this option.

5.4.2.5 Confederated Tribes of the Umatilla Indian Reservation (CTUIR) River Intake Pump Station

The Confederated Tribes of the Umatilla Indian Reservation (CTUIR) have an existing river intake pump station just east of the City's service area, the existing intake is shown on Figure 5-4. The existing pump station is authorized as the point of diversion for Certificate Nos. 90765 and 90790. Certificate No. 90765 authorizes 8.21 cfs (1,644.3 af/yr) for wildlife and wetlands maintenance. Certificate No. 90790 authorizes 7.80 cfs; 7.78 cfs (1,960.0 af/yr) for wildlife and wetlands maintenance and 0.02 cfs for stockwater. In tandem with a private industrial user, the City has been in communications with CTUIR about entering into an agreement to use the existing intake pump station to access a portion of their 23 cfs surface water right. Current discussions are being led by the private user under the premise that the City would enter into a 99-year lease agreement, with the option to renew, with the CTUIR for the use of the river intake pump station.

Under this alternative, the existing intake river pump station would be improved to meet the demands of the City of Umatilla, the private industrial user, and the CTUIR. The improvements would include an expansion of the existing river intake pump station and a new potable water treatment plant (WTP) to serve as the City's primary potable water source with the existing groundwater wells being the secondary source for the City's system. In addition to the City facilities, a non-potable water treatment plant would be constructed primarily for the use of the private industrial user but would serve as primary treatment for the flows from the CTUIR pump station. This non-potable water treatment plant would not treat the raw water to potable standards, thus the need for a new potable WTP to meet the City's potable demands. Both of these water treatment plants would be operated by the City. Infrastructure would also be planned for CTUIR to continue using raw untreated water for the wildlife and wetlands maintenance, and stockwater needs in the area. Currently, the private industrial user plans to construct the facilities and then turn the infrastructure over to the City for ownership, operation and maintenance. Again, since this alternative includes in-water modifications to the existing CTUIR intake pump station as well as increasing the current withdrawal rate of the site, permitting and environmental concerns are at the forefront of this alternative. Despite the challenges, the City is considering either a partial or complete surface water right withdrawal from this facility.



City of Umatilla

Water Master Plan

Figure 5-4

Water Source Alternatives

Legend

- Water Source Alternatives
- Reservoir
- Booster Station
- Well
- Streets
- Railroad
- City Limit / Service Area
- Urban Growth Boundary
- Big River Golf Course
- Port of Umatilla Owned
- Section Lines

Existing Pipe Size

- 4"
- 6"
- 8"
- 10"
- 12"
- 14"
- 15"
- 16"
- 18"

0 850 1,700 Feet

1 inch = 1,700 feet

N W E S

Date: Aug 4, 2021

J-U-B ENGINEERS, I

5.4.3 Water Right Adequacy

The current water rights were compared to projected demands in Section 5.2. As seen in Figure 5-1, the City currently has enough groundwater rights to meet the projected peak daily demands through the 20-year and 40-year planning periods. As the City considers the future of their existing groundwater sources, one thing to note is that only one of the two water rights they own are perfected. Permit No. G-8042 which authorizes the Intertie and Golf Course wells submitted a Claim of Beneficial Use (CBU) and Site Report into OWRD in 2003 to perfect a portion of the water right. The full water right was not able to be perfected due to the limitations of the existing pumps at each site, therefore, the same concern will remain moving forward. If additional points of diversion are not added to Permit No. G-8042, the City will need to continue working on the water right perfection moving forward, and due to the declining aquifer levels this may become challenging if the same wells and pumps remain in place.

In addition to the groundwater rights, the City also has their 23 cfs surface water right that is not being used due to a lack of infrastructure. OWRD currently has a deadline of 2055 to put that water right to beneficial use. Based on the water right needs, the City may need to submit an extension on this requirement.

5.5 Summary of Source Deficiencies

The City currently relies on four groundwater wells as the main source of supply for its water demands. The four wells are authorized by three groundwater rights. The City also has an unperfected surface water right to pump water from the Columbia River, however, the City does not currently have infrastructure in place to put this water to beneficial use. As seen in Figure 5-1, the City is limited by the capacity of its sources rather than by water rights over the next 40-years. With the expiring lease agreement with the Port of Umatilla in 2040, the City will need to plan for improvements within the 20-year planning period to meet system peak demands.

The City can make improvements to the existing well facilities to increase the source capacities or drill additional wells. The City has adequate groundwater rights to meet their future demands, however, due to declining aquifer levels additional groundwater sources will not be as reliable as surface water sources. It's recommended that the City plan for projects that allow them to utilize their surface water right beginning with the 20-year planning period. As mentioned in Section 5.3, the City will need to work on perfecting their full water right under Permit Nos. G-8042 and S-41444 during the 40-year planning period.

Currently all four of the City wells (McFarland, Intertie, Golf Course, Port) use gas chlorination to disinfect their water, the City is content with their systems and don't plan to make any improvements to their treatment systems. One deficiency that can be improved is the modification of the City's SCADA system to record daily source productions and have programming in place to calculate the daily usage for the system. It is recommended that this improvement be coordinated system wide with all of the City's telemetry.

In summary, these are the City's system source needs (SN):

SN1) Additional groundwater source(s) or improvements to increase pumping capacity of existing groundwater sources within the next 20 years to meet peak demands and perfect water right Permit No. G-8042;

SN2) New surface water source(s) to begin using the City's surface water right Permit No. S-41444 within the next 20 years;

SN3) Surface water source improvements to implement full beneficial use of Permit No. S-41444 (23 cfs) by 2055 or apply for an extension from OWRD;

SN4) Improvements to install new or replace auxiliary power for each source within system.

SN5) Telemetry improvements to allow for continuous data collection and recording at the system sources.

5.6 Recommended Source Alternative

The recommended source alternative for the City to meet peak demands within the 20-year and 40-year planning periods is the expansion of the CTUIR River Intake Pump Station and a transfer of 23 cfs of the City's surface water right authorized by Permit No. S-41444. The City's surface water right will provide a more reliable source by reducing dependency on the declining aquifer. Another advantage with this alternative is that despite the environmental and permitting concerns, the City will have the CTUIR and the private industrial user's coordination in the development of the project.

In combination with the new surface water source, the Intertie, Golf Course, and McFarland Wells would be used as secondary sources for the system, as would the Port Well until the lease agreement ends in 2040. With regards to status of Permit No. G-8042, it's recommended that the City make improvements to the Intertie and Golf Course Wells to perfect the water right once a response on the existing CBU is determined by OWRD. Due to the decline of the aquifer it is also recommended that an evaluation be done to determine the feasibility of lowering the City's wells, making improvements to the existing well pumps, and/or drilling new groundwater wells. Between 2041 and 2061 the projected decline of the aquifer will leave the existing well configuration without enough static head to use the well without lowering it. The City has decided to monitor the aquifer response once the switch is made to surface water sources to determine if the recommended well improvements are necessary.

The projected source capacities and water rights for the recommended alternatives are summarized in Table 5-6, Table 5-7, and Table 5-8.

Table 5-6 Projected Water Rights by Year

Source	Current Authorized Permit Instantaneous Flow, Qi (gpm)	Flow in Beneficial Use, Qi (gpm)		
		2021	2041	2061
McFarland Well	561	561	561	561
Intertie Well	3,994	3,994	3,994	3,994
Golf Course Well	3,994	3,994	3,994	3,994
Port Well[1]	2,002	2,002	-	-
Columbia River[2]	10,322	-	10,322	10,322
Total	**20,873**	**10,551**	**18,872**	**18,872**

1. The City has a lease agreement with the Port of Umatilla for use of the Port Well, this is set to expire in 2040.
2. Proposed improvements utilize all of the City's 23 cfs water right under Permit S-41444.

Table 5-7 Projected Source Capacity with Improvements

Source	2021	2041	2061[4]
McFarland Well[1]	505	283	0
Intertie Well[1]	602	527	467
Golf Course Well[1]	1,762	1,603	1,390
Port Well[1,2]	1,769	-	-
Columbia River[3]	-	10,322	10,322
Total	**4,638**	**12,735**	**12,179**

1. Projected declining aquifer levels impact the static head and the well pump capacity over time.
2. The City has a lease agreement with the Port of Umatilla for use of the Port Well, this is set to expire in 2040.
3. Proposed improvements utilize all of the City's 23 cfs water right under Permit S-41444.
4. Does not reflect increased capacities to wells.

Table 5-8 Projected Water Source Capacity Summary

Year	ERUs[1]	ADD[1] (gpm)	PDD[1] (gpm)	PHD[1] (gpm)	Source Capacity (MGD)	Source Capacity (gpm)[2]	Water Rights, Qi (gpm)[3]
2021	3,145	983	3,109	6,566	5.57	4,638	10,551
2041	3,831	1,197	2,823	4,685	15.3	12,735	18,872
2061	5,099	1,593	3,757	6,166	14.6	12,179	18,872

1. System demands, from Table 2-11 and Table 2-12.
2. Sum of source pumping capacities, from Table 5-7.
3. Sum of usable water rights, From Table 5-6.

Figure 5-5 shows the projected source capacity based on the recommended source alternatives.

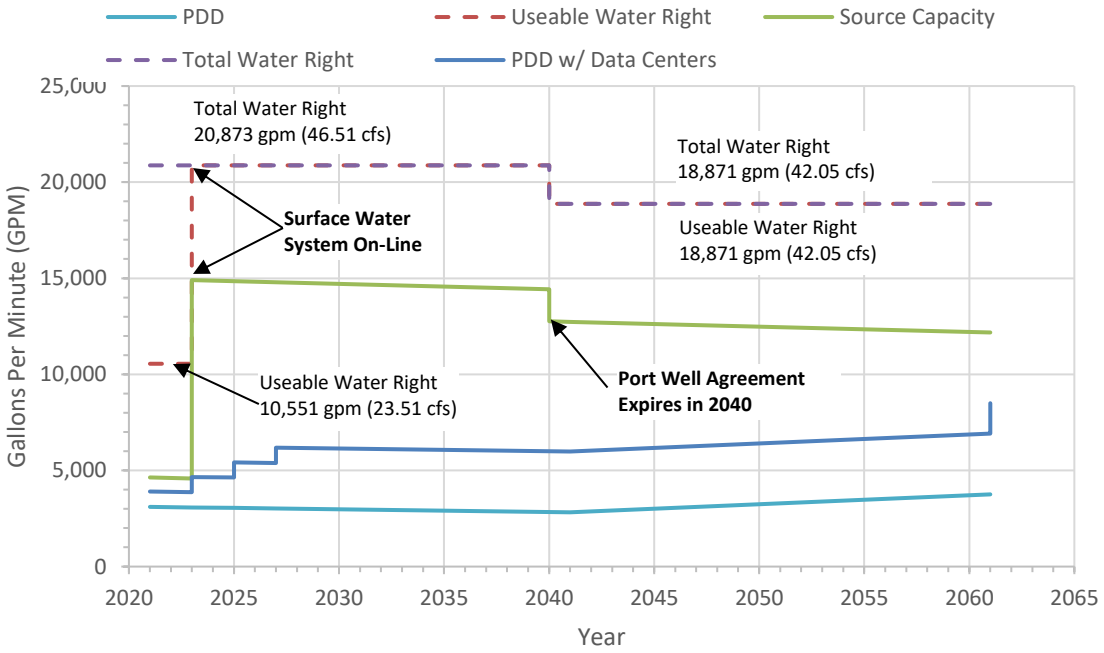


Figure 5-5 Projected Source Capacity and Projected Peak Demands

As seen from Figure 5-5, the City will have adequate water rights from the groundwater and surface water sources for the 20-year and 40-year planning periods. The construction of the river intake pump station will allow the City to meet demands by transferring 23 cfs of the water right to the CTUIR river intake. The City may transfer a portion of their water right in the future for use and potential modifications to the Big River Golf Club pump station. If the CTUIR river intake transmission system improvements are completed prior to 2040, improvements to the wells are less critical for meeting peak demands. The improvements for the McFarland, Intertie, and Golf Course Wells become secondary concerns as they will be primarily used for emergencies and secondary sources. As mentioned, the City plans to monitor the aquifer's response to a switch to surface water and will evaluate if any improvements to the wells is necessary. Figure 5-5 shows the impact the non-potable water usage from the future data centers will have on the City's system. This demand is well within the City's water right, however, the improvements for additional source capacity are required much sooner than on potable demand alone.

5.7 Source Improvement Projects

The water system source needs identified in Section 5.5 and the recommendations made in Section 5.6 can be met through the following improvement projects listed in Table 5-9.

Table 5-9 Recommended Source Improvements

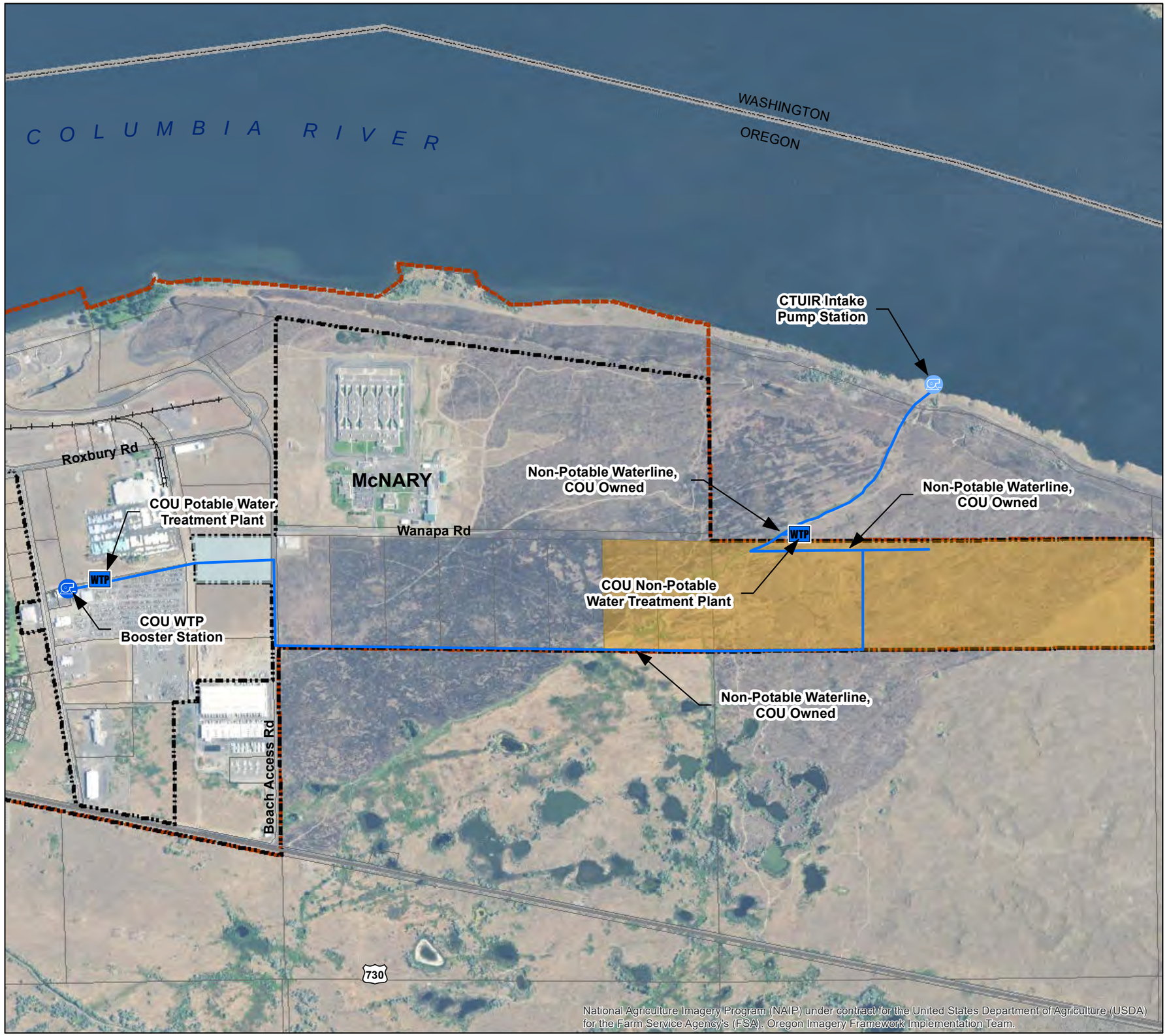
Improvement Number	System Need	Zone	Description
SR-1	SN2	All	CTUIR River Intake Pump Station Expansion
SR-2	SN2	All	New Non-Potable Water Treatment Plant
SR-3	SN2	All	New Potable Water Treatment Plant
SR-4	SN2	All	New Regional Booster Pump Station
SR-5	SN5	All	SCADA Telemetry Improvements
SR-6	SN1	McNary High Level System	Golf Course Well Pump Improve Capacity
SR-7	SN4	McNary High Level System	Golf Course Well/Golf Course Booster Pump Station Auxiliary Power Replacement
SR-8	SN1	Low Level System	Intertie Well Improve Capacity
SR-9	SN4	Low Level System	Intertie Well Auxiliary Power
SR-10	SN1	Coyote High Level System/ Powerline High Level System	McFarland Well Improve Capacity

5.7.1 CTUIR River Intake Pump Station Expansion

As described in Section 5.4.2.5, the CTUIR River Intake Pump Station is being evaluated by a private industrial user to utilize the CTUIR's pump station to meet their demands. The private user would be utilizing the City's 23 cfs surface water right to meet their non-potable service demands. The private industrial user recently retained HDR Engineering, Inc. (HDR) to conduct an evaluation of the existing pump station. The existing pump station generally consists of two in-water screens each capable of a 3,500 gpm withdrawal rate, the screens each have 12-inch suction lines to the pumps. The pump station has two existing horizontal split case pumps that were tested individually with one pump discharging 2,385 gpm and the second pump was observed to produce 2,735 gpm. Out of the pump station a 24-inch forcemain carries flows approximately 1,200 feet southwest of the pump station to an irrigation canal for the CTUIR's use.

HDR recommended replacing the existing pump structure with a larger fully enclosed building similar to the Regional Water System Pump Station, the size of the building was not included in their evaluation. In addition to the building improvements, HDR recommended replacing the river intake screens and piping, replacing the existing pumps with self-priming pumps each capable of pumping 7,200 gpm, as well as improvements to the discharge pipelines and telemetry/electrical upgrades.

With the involvement of the City in the CTUIR pump station expansion, the recommendation would be to size the new pump station to accommodate both the full CTUIR water right of 7,200 gpm and the 23 cfs (10,322 gpm) transferred water right of the City. As recommended in the HDR study, the pump station improvements would include replacing the building, installing new river intake screens and suction piping, replacing the existing pumps with pumps capable of handling the combined flows of all users (17,522 gpm / 39 cfs) and telemetry/controls to adjust the pump speeds to meet the varying demands of the various users. Discharging out of the pump station, the existing 24-inch CTUIR pipeline could be reused to convey water southwest towards the private user's facilities if the pipe is adequately sized or a new pipeline installed in the similar alignment. A portion of the CTUIR's irrigation canal would need to be piped to extend the forcemain to Wanapa Road. At this location the forcemain would split to divert water to a new non-potable water treatment plant that would treat water for industrial purposes only. The non-potable water would then continue to the City's system, needing to be treated to potable standards, and provide industrial water to the private user. A separate raw water pipeline would need to be installed to the south to connect to the CTUIR irrigation canal, the planning of this raw water line is not included in this water master plan. From Wanapa Road, the partially treated water forcemain would continue south and west to the City's new potable water treatment plant along Beach Access Road, where the water would be treated again and then boosted to the City's distribution system with a new booster station. The recommended improvements are shown in Figure 5-6**.**



City of Umatilla

Water Master Plan

Figure 5-6

CTUIR River Intake Pump Station Expansion

Legend

- Proposed Booster Station
- Proposed Water Treatment Plant
- Existing Booster Station
- Future Data Center
- COU Owned Property
- Railroad
- Highway/Interstate
- Streets
- City Limit / Service Area
- Urban Growth Boundary

0 600 1,200 Feet

1 inch = 1,200 feet

N W E S

Date: Aug 30, 2021

J-U-B ENGINEERS, I

Chapter 6 - Water Storage and Distribution Evaluation and Alternatives Analysis

This chapter summarizes the storage and distribution improvements recommended in this water master plan. Chapter 5 analyzed the water system's ability to meet source of supply criteria, and established improvements based on projected growth of the City and advancing the overall efficiency of the system. Similarly, the system's ability to meet storage and distribution needs are analyzed and described in this Chapter.

The necessary improvements will be prioritized as specific projects for the Capital Improvement Program (CIP) in Chapter 7, and will be planned as conceptual projects in this Chapter to be completed within the 20-year (2041) and 40-year (2061) planning periods. It will be necessary to annually review the City's growth patterns to make sure that the projects recommended in this plan support the existing and future development. The City should also review the rate of growth to determine if development occurs at the rates estimated in this plan. The scheduled CIP improvements should keep pace with actual development rates. If growth rates do not match those in this plan, the CIP projects should be delayed or accelerated to keep in stride with the actual development.

6.1 Storage Requirements

Water system storage requirements consists of five components: operational; equalizing; standby; fire suppression; and dead storage. The components were based on the WDOH regulations for effective storage of each pressure zone, the effective storage is determined as the sum of operational, equalizing, standby, and fire suppression storage. Dead storage is not included in the effective storage calculation. A brief description of each component is given below, specific design criteria used for each component for the water master plan is found in Section 4.1.4.

Operational Storage (OS) is the volume of the reservoir devoted to supplying the water system while, under normal operating conditions, the source(s) of supply are in "off" status and are not delivering water. All of the sources are called to turn on or off by elevation level readings of the reservoirs.

Equalizing Storage (ES) is the volume of water needed to supply the water system when source pumping cannot meet the peak hourly demand (PHD). Systems must be able to provide PHD at no less than 30 psi at all existing and proposed service connections throughout the distribution system when equalization storage (ES) is depleted.

Standby Storage (SB) is the volume of water needed to supply the water system when source pumping cannot meet the peak hourly demand (PHD). Systems must be able to provide PHD at no less than 30 psi at all existing and proposed service connections throughout the distribution system when equalization storage (ES) is depleted. It is recommended that SB volume equal the PDD for a duration of one day.

Fire Suppression Storage (FSS) is the volume of water required to provide the highest risk fire flow rate and duration in each particular pressure zone during PDD. The determination of fire flow requirements is made by the County Fire Marshal while maintaining a minimum 20 psi dynamic pressure throughout the distribution system. Fire flow requirements are included in Section 4.1.5. WDOH guidelines allow for consolidation of the SB and FSS volumes.

Dead Storage (DS) is the volume of stored water not available to all customers at the minimum design pressure. The system must be able to provide a minimum dynamic system pressure of 30 psi during PHD under the condition where all equalizing storage has been depleted. The system must also provide a minimum dynamic system pressure of 20 psi during PDD under fire flow conditions and under the condition where the designated volume of fire suppression and equalizing storage has been depleted. Since several of the City's reservoirs have booster pumps the DS on those reservoirs would be the volume below the booster pump suction line.

The storage requirements (OS, ES, FSS, SB, and DS) for the system was determined by calculating the needs of the system as a whole. The Coyote Reservoir provides storage for the Coyote High Level System, it also provides storage for the Coyote High Level System Zone 2 through the Grant Street (North) pressure reducing valve (PRV). The Powerline High Level System is provided water through the Coyote Booster Station, but it's storage is considered part of the Coyote Reservoir. The Intertie Reservoir provides storage for the Low Level System. The Port Reservoir and Golf Course Reservoir provide storage for the McNary High Level System.

In addition to performing storage calculations for the system as a whole, storage calculations were performed on a zone by zone basis. In order to analyze each pressure zone, some of the system's PRV's and altitude valves were considered sources. The PRV capacity is variable and depends on its setting, size, and pressure differential. Typical PRV flowrates expected during PHD scenarios were used as the capacity.

6.1.1 Existing Storage Analysis

The existing storage analysis of the system indicates that the system requires significant storage improvements for the 20-year and 40-year planning periods. The individual zone analysis showed where that additional storage was necessary. The existing system storage analysis showed that only the McNary High Level System was currently deficient, needing approximately 1.45 MG of storage to meet existing requirements, see Table 6-2. Despite the significate storage deficit, it is anticipated that a data center that is currently a user of the system will begin using non-potable water and will no longer create storage demand on the City's potable system. It is recommended that storage improvements for the McNary High Level System be made based on the 20-year storage analysis.

The 20-year storage analysis (2041) shows the McNary High Level System is deficient by 0.32 MG without any improvements and would be 0.69 MG deficient without any improvements by the 40-year planning period (2061). Due to the increase in storage requirements within the 20-year planning period in the McNary High Level System, it is recommended to provide storage improvements to the McNary High Level System to meet the 40-year planning period requirements within the 20-year planning period. The recommended improvements include a 0.76 MG reservoir, the Golf Course Reservoir #2, to be located adjacent to the existing Golf Course Reservoir. The addition of this reservoir is reflected in the storage evaluation for the McNary High Level System for 2041 and 2061 in Table 6-2 and Figure 6-1.

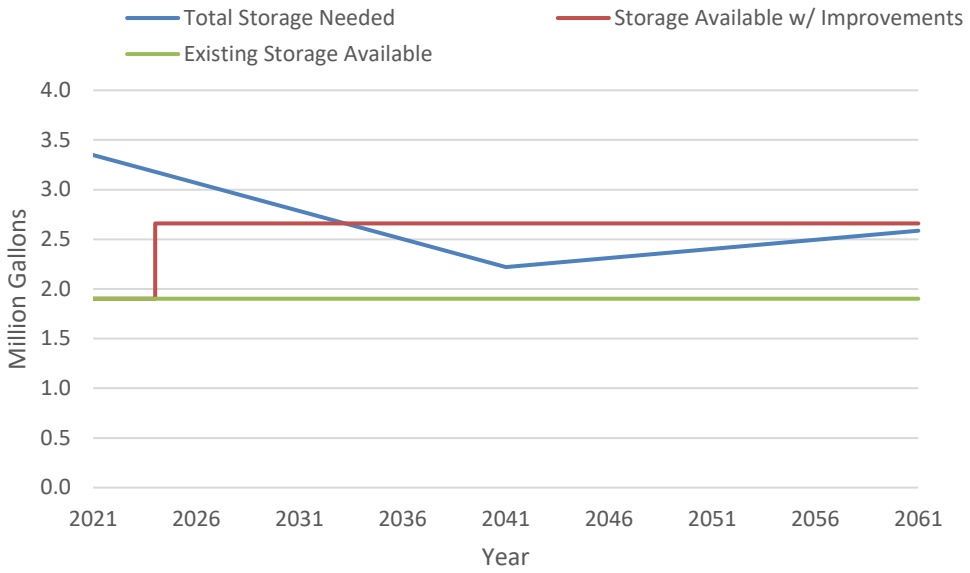


Figure 6-1 McNary High Level System Storage Evaluation

The 20-year storage analysis also shows the Coyote High Level System is deficient by 1.18 MG without improvements and the removal of the McFarland Reservoirs (see Section 6.3.2) and would be 1.96 MG deficient without any improvements by the 40-year planning period. The Coyote High Level System currently draws storage from the Coyote Reservoir and the McFarland Reservoirs. These reservoirs also provide storage for the Coyote Low Level System Zone 1, Coyote Low Level System Zone 2, and Powerline High Level System pressure zones. The analysis was performed on each zone individually, however, the storage requirements were analyzed collectively to determine the Coyote Reservoir System requirements. Due to the large discrepancy in storage requirements between planning periods it is recommended to provide storage improvements in both the 20-year and 40-year planning periods to meet storage demands as needed. The recommended improvement would be to add storage within the 20-year planning period with a 1.34 MG reservoir (Coyote Reservoir #2) and the remaining storage would be recommended within the 40-year planning period, a 0.84 MG reservoir (Coyote Reservoir #3) is recommended within the 40-year planning period. The addition of these reservoirs is reflected in the storage evaluation for the Coyote High Level System for 2041 and 2061 in Table 6-4 and Figure 6-2.

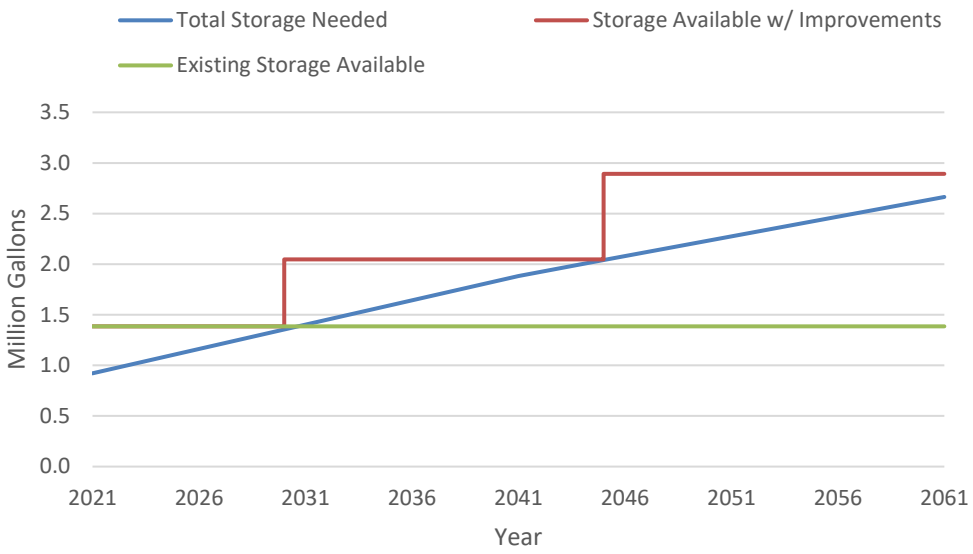


Figure 6-2 Coyote Reservoir System Storage Evaluation

With the removal of the McFarland Reservoirs (see Section 6.3.2), 20-year storage analysis showed the Low-Level System being deficient 0.15 MG and 0.29 MG deficient by the end of the 40-year planning period. Due to the increase in dead storage in the Intertie Reservoir it is recommended that a 0.36 MG reservoir be added to the Low-Level System storage, the McFarland Reservoir #3, is recommended to replace the McFarland Steel and Concrete Reservoirs and be hydraulically connected to the Intertie Reservoir.

The storage analysis also showed that with the new 395 Corridor System pressure zone being served, new storage would be needed for that area. A 0.62 MG reservoir (new 395 Corridor Reservoir) is recommended for the pressure zone within the 20-year planning period.

Figure 6-3 shows the required storage versus the existing available storage and available storage with the proposed improvements of the City's system.

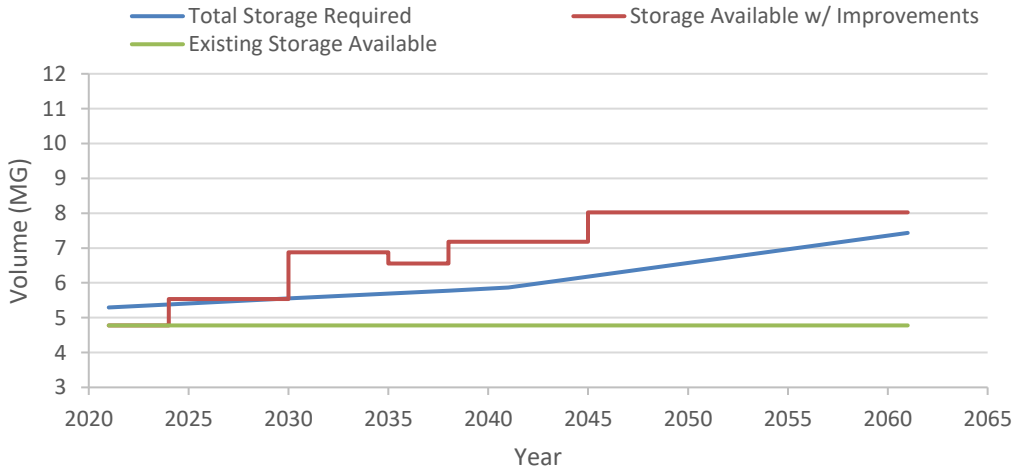


Figure 6-3 City of Umatilla Water System Storage Evaluation

6.1.2 Storage Evaluation

Recommended storage capacity was first evaluated for the existing system, and then analyzed for the 20-year (2041) and 40-year (2061) planning conditions. Future demands were allocated to each pressure zone by spatially distributing demands and expected buildout based upon information provided by the City. Table 6-1 summarizes the existing and future storage calculations for the system as a whole while Table 6-2 through Table 6-8 summarize the calculations for each pressure zone, respectively. Future years shown in these tables include planned storage improvements.

Table 6-1 City of Umatilla Water System Storage Evaluation

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	3,948	3,811	5,093
Projected Demand (gpm)			
Average Day Demand (gpm)	924	1,195	1,591
(MGD)	1.33	1.71	2.29
Peak Day Demand (gpm)	2,908	2,808	3,752
(MGD)	4.19	4.04	5.40
Peak Hour Demand (gpm)	6,166	4,660	6,159
(MGD)	8.88	6.71	8.87
Available Source (MGD)			
In (+), Out (-)			
McFarland Well	0.73	0.41	0.00
Intertie Well	0.87	0.76	0.67
Golf Course Well	2.54	2.31	2.00
Port Well	2.55	0.00	0.00
CTUIR Booster	0.00	14.86	14.86
COU WTP Booster	0.00	14.86	14.86
Golf Course Booster	5.76	5.76	5.76
McNary Booster	0.00	0.00	0.00
McFarland Booster	2.88	2.88	2.88
Coyote Booster	1.94	1.94	1.94
395 Corridor Booster	0.00	0.36	0.36
Total (In - Out)	17.26	44.15	43.35
Required Storage			
Operational Storage (MG)[4]	0.05	0.09	0.10
Equalizing Storage (MG)[5]	0.63	0.61	0.81
Standby Storage (MG)[6]	4.19	4.04	5.40
Fire Suppression Storage (MG)[7]	0.54	0.54	0.54
Dead Storage (MG)	0.43	1.10	1.10
Total (MG)[8]	5.29	5.84	7.41
Total Available Storage (MG)			
	4.78	7.18	8.02
Storage Surplus (+) / (-) Deficiency (MG)			
	-0.52	1.34	0.61

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.

Table 6-2 Storage Evaluation for McNary High Level System

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	2,678	1,703	2,004
Projected Demand (gpm)			
Average Day Demand (gpm)	527	532	626
(MGD)	0.76	0.77	0.90
Peak Day Demand (gpm)	1,973	1,255	1,476
(MGD)	2.84	1.81	2.13
Peak Hour Demand (gpm)	4,562	2,066	2,417
(MGD)	6.57	2.98	3.48
Available Source (MGD)			
In (+), Out (-)			
Golf Course Well	0.00	0.00	0.00
Port Well	0.00	0.00	0.00
CTUIR Booster	0.00	0.00	0.00
COU WTP Booster	0.00	0.00	0.00
Golf Course Booster	5.76	5.76	5.76
McNary Booster	0.00	0.00	0.00
McNary Intertie PSV	0.00	0.00	0.00
Intertie Reservoir Altitude Valve	0.00	-3.55	-3.56
Total (In - Out)	5.76	2.21	2.20
Required Storage			
Operational Storage (MG)[4]	0.02	0.06	0.06
Equalizing Storage (MG)[5]	0.43	0.27	0.32
Standby Storage (MG)[6]	2.84	1.81	2.13
Fire Suppression Storage (MG)[7]	0.54	0.54	0.54
Dead Storage (MG)	0.06	0.08	0.08
Total (MG)[8]	3.35	2.22	2.59
Total Available Storage (MG)			
	1.90	2.66	2.66
Storage Surplus (+) / (-) Deficiency (MG)			
	-1.45	0.44	0.07

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.

Table 6-3 Storage Evaluation for Low-Level System

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	691	750	868
Projected Demand (gpm)			
Average Day Demand (gpm)	216	234	271
(MGD)	0.31	0.34	0.39
Peak Day Demand (gpm)	509	552	640
(MGD)	0.73	0.80	0.92
Peak Hour Demand (gpm)	873	947	1,097
(MGD)	1.26	1.36	1.58
Available Source (MGD)			
In (+), Out (-)			
Intertie Well	0.87	0.00	0.00
McNary Booster	0.00	0.00	0.00
McFarland Booster	0.00	-2.88	-2.88
395 Corridor Booster	0.00	-0.59	-0.59
McNary Intertie PSV	0.00	0.00	0.00
Monroe Street PRV	1.15	0.00	0.00
Intertie Reservoir Altitude Valve	0.00	3.55	3.56
McFarland Reservoir Altitude Valve	-1.76	0.00	0.00
Total (In - Out)	0.26	0.08	0.09
Required Storage			
Operational Storage (MG)[4]	0.01	0.01	0.01
Equalizing Storage (MG)[5]	0.11	0.12	0.14
Standby Storage (MG)[6]	0.73	0.80	0.92
Fire Suppression Storage (MG)[7]	0.54	0.54	0.54
Dead Storage (MG)	0.32	0.72	0.72
Total (MG)[8]	1.17	1.64	1.79
Total Available Storage (MG)			
	1.49	1.85	1.85
Storage Surplus (+) / (-) Deficiency (MG)			
	0.32	0.21	0.07

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.

Table 6-4 Storage Evaluation for Coyote High Level System

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	370	314	466
Projected Demand (gpm)			
Average Day Demand (gpm)	116	98	146
(MGD)	0.17	0.14	0.21
Peak Day Demand (gpm)	272	232	343
(MGD)	0.39	0.33	0.49
Peak Hour Demand (gpm)	468	397	589
(MGD)	0.67	0.57	0.85
Available Source (MGD)			
In (+), Out (-)			
McFarland Well	0.00	0.00	0.00
McFarland Booster	2.88	2.88	2.88
Coyote Booster	-1.94	-1.94	-1.94
Grant Street (North) PRV	-0.05	-0.27	-0.50
Grant Street (East) PRV	0.00	-0.25	-0.28
Monroe Street PRV	-1.15	0.00	0.00
Powerline Rd PRV	0.00	-0.33	-0.52
McFarland Reservoir Altitude Valve	1.76	0.00	0.00
Eagle Ave PRV	0.00	0.00	0.00
Powerline Rd PRV #2	0.00	0.00	0.00
Total (in-out)	1.49	0.08	-0.36
Required Storage			
Operational Storage (MG)[4]	0.02	0.02	0.03
Equalizing Storage (MG)[5]	0.06	0.05	0.07
Standby Storage (MG)[6]	0.39	0.33	0.49
Fire Suppression Storage (MG)[7]	0.54	0.54	0.54
Dead Storage (MG)	0.03	0.30	0.30
Total (MG)[8]	0.64	0.92	0.95
Total Available Storage (MG)			
	1.39	2.05	2.89
Storage Surplus (+) / (-) Deficiency (MG)			
	0.74	1.13	1.94

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.

Table 6-5 Storage Evaluation for Coyote Low Level System Zone 1

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	0	224	253
Projected Demand (gpm)			
Average Day Demand (gpm)	0	70	79
(MGD)	0.00	0.10	0.11
Peak Day Demand (gpm)	0	165	187
(MGD)	0.00	0.24	0.27
Peak Hour Demand (gpm)	0	283	320
(MGD)	0.00	0.41	0.46
Available Source (MGD)			
In (+), Out (-)			
Grant Street (East) PRV	0.00	0.25	0.28
Powerline Rd PRV	0.00	0.33	0.52
Total (In - Out)	0.00	0.58	0.79
Required Storage			
Operational Storage (MG)[4]	0.00	0.00	0.00
Equalizing Storage (MG)[5]	0.00	0.04	0.04
Standby Storage (MG)[6]	0.00	0.24	0.27
Fire Suppression Storage (MG)[7]	0.00	0.00	0.00
Dead Storage (MG)	0.00	0.00	0.00
Total (MG)[8]	0.00	0.27	0.31
Total Available Storage (MG)[9]			
	0.00	0.00	0.00
Storage Surplus (+) / (-) Deficiency (MG)			
	0.00	-0.27	-0.31

1. Pressure Zone established as part of recommended improvements for the existing system.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.
9. Storage provided through the Coyote High Level System.

Table 6-6 Storage Evaluation for Coyote Low Level System Zone 2

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	28	149	275
Projected Demand (gpm)			
Average Day Demand (gpm)	9	47	86
(MGD)	0.01	0.07	0.12
Peak Day Demand (gpm)	20	110	203
(MGD)	0.03	0.16	0.29
Peak Hour Demand (gpm)	35	189	348
(MGD)	0.05	0.27	0.50
Available Source (MGD)			
In (+), Out (-)			
Grant Street (North) PRV	0.05	0.27	0.50
Total (in-out)	0.05	0.27	0.50
Required Storage			
Operational Storage (MG)[4]	0.00	0.00	0.00
Equalizing Storage (MG)[5]	0.00	0.02	0.04
Standby Storage (MG)[6]	0.03	0.16	0.29
Fire Suppression Storage (MG)[7]	0.00	0.00	0.00
Dead Storage (MG)	0.03	0.00	0.00
Total (MG)[8]	0.06	0.18	0.34
Total Available Storage (MG)[9]			
	0.00	0.00	0.00
Storage Surplus (+) / (-) Deficiency (MG)			
	-0.06	-0.18	-0.34

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.
9. Storage provided through the Coyote High Level System.

Table 6-7 Storage Evaluation for Powerline High Level System Storage

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	181	418	878
Projected Demand (gpm)			
Average Day Demand (gpm)	9	131	274
(MGD)	0.01	0.19	0.39
Peak Day Demand (gpm)	133	308	647
(MGD)	0.19	0.44	0.93
Peak Hour Demand (gpm)	229	529	1,017
(MGD)	0.33	0.76	1.46
Available Source (MGD)			
In (+), Out (-)			
Coyote Booster	1.94	1.94	1.94
Total (In - Out)	1.94	1.94	1.94
Required Storage			
Operational Storage (MG)[4]	0.00	0.00	0.00
Equalizing Storage (MG)[5]	0.03	0.07	0.14
Standby Storage (MG)[6]	0.19	0.44	0.93
Fire Suppression Storage (MG)[7]	0.00	0.00	0.00
Dead Storage (MG)	0.00	0.00	0.00
Total (MG)[8]	0.22	0.51	1.07
Total Available Storage (MG)[9]			
	0.00	0.00	0.00
Storage Surplus (+) / (-) Deficiency (MG)			
	-0.22	-0.51	-1.07

1. 2021 demands based on average service meter data for the years 2017-2020 provided by the City.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.
9. Storage provided through the Coyote High Level System.

Table 6-8 Storage Evaluation for 395 Corridor System Storage

Projected ERU's and Demand	2021[1]	2041[2]	2061[3]
Equivalent Residential Units (ERU_{PDD})	0	253	350
Projected Demand (gpm)			
Average Day Demand (gpm)	0	79	109
(MGD)	0.00	0.11	0.16
Peak Day Demand (gpm)	0	186	258
(MGD)	0.00	0.27	0.37
Peak Hour Demand (gpm)	0	248	371
(MGD)	0.00	0.36	0.53
Available Source (MGD)			
In (+), Out (-)			
395 Corridor Booster	0.00	0.59	0.59
Total (in-out)	0.00	0.59	0.59
Required Storage			
Operational Storage (MG)[4]	0.00	0.01	0.01
Equalizing Storage (MG)[5]	0.00	0.04	0.06
Standby Storage (MG)[6]	0.00	0.27	0.37
Fire Suppression Storage (MG)[7]	0.00	0.54	0.54
Dead Storage (MG)	0.00	0.00	0.00
Total (MG)[8]	0.00	0.59	0.60
Total Available Storage (MG)			
	0.00	0.62	0.62
Storage Surplus (+) / (-) Deficiency (MG)			
	0.00	0.03	0.02

1. Area currently unserved, will begin being served within 20-year planning period.
2. 2041 demands based on 2021 demands with anticipated development and projected growth per Section 2.7.
3. 2041 demands based on 2041 demands with anticipated development and projected growth per Section 2.7.
4. Volume from pump on to pump off in reservoirs.
5. Higher of Equation 7-1 from WDOH Water System Design Manual, or 15% of PDD.
6. PDD of system for one day per Equation 7-2 from WDOH Water System Design Manual.
7. See Table 4-2 for the highest risk fire criteria.
8. Total required storage includes larger of Standby Storage and Fire Suppression Storage.

6.2 Distribution System

Hydraulic modeling of the distribution system was conducted to evaluate the adequacy of existing facilities for conveying current and future flows and to generally size future improvements. The following sections describe the methodology used, assumptions, calibration, analysis scenarios, and summary of identified deficiencies. Maps depicting the node and pipe network as well as tabular results from the hydraulic model are presented in Appendix P.

6.2.1 Methodology and Assumptions

The City of Umatilla's water system was modeled using Bentley's WaterCAD Version V10.03 software. The hydraulic model was prepared from the City's GIS information and system records. All modeling scenarios involved steady-state conditions.

6.2.1.1 Demands

Existing demands were determined from the 2017-2020 water meter readings and spatially assigned to the water model. Future demands were determined by the demand projections shown in Section 2.7. The locations and projected timing (20-year and 40-year planning periods) for future growth were identified by the City. The areas of projected growth by 2061 are shown in Figure 6-6. The demands assigned to the future growth areas took into account zoning and availability of separate irrigation systems.

Peaking factors were used to calculate peak daily demand (PDD) and peak hourly demand (PHD) for inputs to model nodes in various scenarios using the peaking factors shown in Table 6-9. The adjusted PHD peaking factor was used for the PHD scenarios based on the diurnal curve adjustments mentioned in Section 2.4.1.

Table 6-9 Water Model Peaking Factors

User Classification	PDD/ADD	Calculated PHD/PDD	Adjusted PHD/PDD
Industrial Users	2.36	3.02	1.13
TRCI	2.36	1.72	1.58
Non-Industrial Users[1]	2.36	1.72	1.72
Data Centers[2]	2.36	1.73	1.73
Data Centers[3]	10.3	3.02	3.02

1. Includes Residential, Commercial, Public connections.
2. For future potable demands only.
3. For existing combined potable and industrial demands.

6.2.1.2 Physical System

The hydraulic model prepared involved extensive effort in verifying that the physical system was represented accurately. In general, most of the City's piping was incorporated into the model. Pipeline information was verified using City record drawings, GIS drawings and data, and utility drawings. Topographic elevation information was provided using lidar data of the area where available and GIS contour data. Pump curve data and groundwater elevations were verified using manufacturers' pump curves, actual pump test data, and measured dynamic water elevations, when available. Pressure reducing valve settings were also input using actual data from the City.

6.2.2 Calibration

The City provided fire hydrant test data obtained by completing flow/pressure tests at five locations throughout the system. At each location, the pressure was measured at a non-flowing "test" hydrant. Then, flow was discharged simultaneously from a nearby hydrant, and pressure was again measured at the non-flowing "test" hydrant. Pressure was read from a gauge connected to a 2-1/2" outlet "Hydrohitch" diffuser. The flow rate was derived from a calibrated "Hydrohitch" chart relating pressure to flow rate. The City also provided system information such as reservoir levels and pump discharge flows during the test period.

To compare the field test data with the model, a calibration scenario was developed to simulate each flow test. The reservoir levels and pump conditions were set in the model to match the actual system

conditions during the flow testing using information provided by the City. Nodes and piping were added as needed for each hydrant location. Both flowing and non-flowing scenarios were run at each test location, and the corresponding pressures at the node representing the test hydrant were noted. Table 6-10 lists the calibration results.

Table 6-10 Model Calibration Results

Test No.	Test FH - Address	Zone	Total Test Flow (gpm)	Pre-Test Pressure (psi)		Pressure During Test (psi)	
				Field Data	Model Data	Field Data	Model Data
1	HYD448 Wanapa Rd	McNary High Level	1,060	60	61	59	58
2	HYD350 Bud Draper Rd	McNary High Level	1,275	74	70	70	66
3	HYD310 Walla Wall St/Cowlitz Ave	McNary High Level	1,190	72	67	69	64
4[1]	HYD46 Blue Jay St/Dark Canyon Ave	Powerline High Level	880	82	71	30	53
5[1]	Riley St	Powerline High Level	750	80	66	22	51

1. Fire flow tests 4 and 5 were not used in calibration due to the duration of the test. Field notes indicated Coyote Booster #2 came on during shutdown of the test, meaning the test was not run long enough to determine accurate measurements.

The inaccuracies that exist when modeling demands and measuring pressures and flows during the field tests prevent exact correlation between the model data and the field data. Reading the pressure gauge has uncertainty of ±2 psi, ground elevations are within about 5 feet, and the uncertainty of flow readings is within 6%. The total combined effect of all the variables in the model have a combined uncertainty of approximately 10.8 ft of head (4.7 psi). More information on the calibration, the uncertainty calculations, and a map showing calibration points locations are included in Appendix O. There are no established standards for hydraulic calibration. Typical values for a calibrated water model are hydraulic grade lines (HGL) to be within 5 ft to 10 ft of recorded values. Typically, the larger value (10 ft) is applied to models used for long term range planning and the smaller value (5 ft) would be applied to design and operations evaluations. The results in Table 6-10 above show that the current model is calibrated for long range planning. Calibration is an ongoing process, and the model should be periodically calibrated as it is used and modified.

6.2.3 Analysis Scenarios

Once the calibration efforts confirmed that the hydraulic model of the existing system was an accurate representation of the existing system, several analysis scenarios were created to evaluate the ability of the distribution system to function per the design criteria. The following model scenarios were used for analysis:

6.2.3.1 2021 Average Daily Demand (ADD)

To analyze the existing system, this scenario was included to provide output data relating to the typical day-to-day operating conditions, making sure typical operation pressures were between 40 and 80 psi.

This scenario used 2017-2020 average ADD for node demands. The physical system included the existing (2021) system with all reservoirs full and all current sources operating. Model results are provided in Figure P-2 in Appendix P.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- West edge of zone sees static pressures between 80-100 psi due to lower elevations in relation to the Port Reservoir.
- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.

Low Level System

- Majority of flow coming through Monroe Street PRV, this is causing unnecessary excess pumping by the McFarland Booster Station since the zone can be fed by gravity through the Intertie Reservoir.
- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote High Level System

- Majority of zone north of Sparrow Avenue sees static pressures between 80-100 psi due to the large elevation range of the zone (400'-550') and relation to the Coyote Reservoir.
- North end of zone near the West Extension Canal sees static pressures over 100 psi due to the large elevation range of the zone (400'-550') and lower elevations in relation to the Coyote Reservoir.
- Grant Street (East) PRV is not being actuated due to high downstream pressures.

6.2.3.2 2021 Peak Daily Demand (PDD) + Fire Flow

The fire flow analysis function of the WaterCAD hydraulic model was used to evaluate available fire flows throughout the system. The model determined maximum available fire flows while maintaining minimum operating pressures of 20 psi throughout the system. Available fire flows were determined by incrementally adding demands to the PDD until either the system pressure dropped to 20 psi, or the demand on the node reached the required fire flow rate for the node classification, see table Table 4-2.

The physical system included the existing system (2021) with reservoirs depleted of their FSS and ES volumes. Available fire flows determined from the model are provided in Appendix P (Figure P-4).

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping at those locations.

- Pipes along Bud Draper Road have high headloss.

Low-Level System

- Majority of the zone does not meet fire flow goals due to the 20 psi limit being reached in the system, failure appears to be due to small diameter piping in a majority of the zone.
- There are no hydrants in the northwest part of the zone.

Coyote High Level System

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations.
- The failures in the north end of the zone are due to undersized piping.
- The failures in the northeast portion of the zone are due to high head losses through the zone piping, this is due to high flows through the zone required by the Monroe Street PRV to serve the Low-Level System.

Powerline High Level System

- Junctions on the east half of the zone don't meet the required fire flow goals due to the 20 psi limit being reached at the south end of Blue Jay Way, it's anticipated that with buildout of the development and further looping of the system the fire flow goals will be met.

6.2.3.3 2021 Peak Hourly Demand (PHD)

This scenario used 2017-2020 water meter data with PHD peaking factors for node demands. The physical system included the existing system (2021) with reservoirs depleted of their ES volume and all sources operating. The model was used to verify that PHD can be delivered to the system while maintaining minimum operating pressures of 30 psi throughout the system. Model results are provided in Figure P-6 in Appendix P.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.
- High headloss, greater than 0.005 ft/ft on transmission pipes to and from the Golf Course Booster Station along Bud Draper Drive.

Low-Level System

- Majority of flow coming through Monroe Street PRV, this is causing unnecessary excess pumping by the McFarland Booster Station since the zone can be fed by gravity through the Intertie Reservoir.
- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote High Level System

- Majority of zone north of Tyler Avenue sees static pressures between 80-100 psi due to the large elevation range of the zone (400'-550') and relation to the Coyote Reservoir.
- North end of zone sees static pressures over 100 psi due to the large elevation range of the zone (400'-550') and lower elevations in relation to the Coyote Reservoir.
- Grant Street (East) PRV is not being actuated due to high downstream pressures.
- Pipes in north end of zone see high headloss, greater than 0.005 ft/ft, this is due to high flows through the area required by the Monroe Street PRV to serve the Low-Level System.
- The intake and discharge piping of the McFarland Booster Station see high headlosses.

6.2.3.4 2021 PDD + Fire Flow with Improvements

This scenario is the same as the "2021 Fire Flow" scenario but improvements were added so that the 30 psi minimum system pressures during PHD and the 20 psi during fire flow were met. The physical system included the improvements recommended from the 2021 analysis including a new pressure zone configuration in the Coyote High Level System and adjustments to the Monroe Street PRV, as well as construction of the 18-inch Umatilla River water main replacement, and pipe upsizing in the Low-Level System. Model results are provided in Figure P-5 in Appendix P.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping and dead end lines at those locations, it's recommended to loop or upsize pipe when additional development occurs.
- Pipes along Bud Draper Road have high head losses.

Low-Level System

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations as well as dead end lines, it's recommended to loop or upsize pipe when additional development occurs.
- One of the areas that fails is a long dead end along 3rd Street to an electrical substation, this area will require substantial offsite piping improvements, no improvements are recommended at this location.
- Another long dead end along Umatilla River Road requires large pipe upsizing to pass, no improvements are recommended at this location.
- There are no hydrants in the northwest part of the zone.

Coyote Low Level System Zone 1

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations.

- The intake and discharge piping of the McFarland Booster Station see high headlosses.

Powerline High Level System

- Junctions on the east half of the zone don't meet the required fire flow goals due to the 20 psi limit being reached at the south end of Blue Jay Way. It's anticipated that with buildout of the development and further looping of the system the fire flow goals will be met.

6.2.3.5 2021 PHD with Improvements

This scenario is the same as the "2021 Fire Flow" scenario but improvements were added so that the 30 psi minimum system pressures during PHD and the 20 psi during fire flow were met. The physical system included the improvements recommended from the 2021 analysis including a new pressure zone configuration in the Coyote High Level System and adjustments to the Monroe Street PRV, as well as construction of the 18-inch Umatilla River water main replacement, and pipe upsizing in the Low-Level System. Model results are provided in Figure P-7 in Appendix P.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.
- High headloss, greater than 0.005 ft/ft on transmission pipes to and from the Golf Course Booster Station along Bud Draper Drive.

Low Level System

- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote Low Level System Zone 1

- North end of zone sees static pressures over between 80-100 psi due to lower elevations in relation to the Grant Street (East) and Powerline Road PRVs.

6.2.3.6 2041 PDD + Fire Flow

The fire flow analysis function of the WaterCAD hydraulic model was used to evaluate available fire flows throughout the system. The model determined maximum available fire flows while maintaining minimum operating pressures of 20 psi throughout the system. Available fire flows were determined by incrementally adding demands to the PDD until either the system pressure dropped to 20 psi, or the demand on the node reached the required fire flow rate for the node classification, see table Table 4-2.

The physical system included the improvements recommended from the 2021 analysis. The sources in this scenario are still considered to come from groundwater sources, i.e. Golf Course Well, Intertie Well, and McFarland Well. With the Port Well lease agreement expiring in 2040, all scenarios after 2040 were modeled with the Port Well offline. Reservoirs were depleted of their FSS and ES volumes. Available fire flows determined from the model are provided in Appendix P, Figure P-10.

The system also included 8-inch minimum piping to areas of expected development, see Figure 6-6. The areas of expected development by 2041 include:

- 2 Data Centers (Wanapa Road) – potable demands only
- Data Center (South Hill) – potable demands only
- Power City Residential Area
- Rural Residential Area South of Lind Road Data Center
- Brownell Residential Area
- Medium Density Residential Area at end of Dean Avenue – Townhomes (partial development)
- Single-Family Residential Area at end of Roosevelt St (partial development)
- Elementary School at end of Grant Street
- Medium Density Residential Area – Powerline Road and Canal Road (partial development)
- Vandalay Meadows (partial development)
- Cheryl's Place Subdivision (partial development)
- Single Family Residential Subdivision – "Ballard Property" (partial development)
- Medium Density Residential Area – East of Cheryl's Place (partial development)
- New Baseball Fields (Hash Park)
- Big River Golf Course Fairway Homes

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping and dead end lines at those locations, it's recommended to loop or upsize pipe when additional development occurs.
- Pipes along Bud Draper Road have high head losses.

Low-Level System

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations as well as dead end lines, it's recommended to loop or upsize pipe when additional development occurs.
- One of the areas that fails is a long dead end along 3rd Street to an electrical substation, this area will require substantial offsite piping improvements, no improvements are recommended at this location.
- Another long dead end along Umatilla River Road requires large pipe upsizing to pass, no improvements are recommended at this location.
- There are no hydrants in the northwest part of the zone.

Coyote Low Level System Zone 1

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations.

Coyote Low Level System Zone 2

- The west half of the pressure zone does not meet the required fire flow goals due to the 20 psi limit being reached at the west end of the new subdivision.

395 Corridor System

- The zone does not meet the required fire flow goals with the minimum 8-inch pipe size due to the 20 psi limit being reached.

Powerline High Level System

- One location at the southeast end of the zone does not meet fire flow goals due to the 20 psi limit being reached at that location, the minimum 8-inch pipe size appears to be undersized.

6.2.3.7 2041 PHD

This scenario used 2041 PHD for node demands. The physical system included the improvements recommended from the 2021 analysis and 8-inch minimum piping to areas of expected development. The reservoirs were depleted of their ES volume and all sources were operating, less the Port Well. The model was used to verify that PHD can be delivered to the system while maintaining minimum operating pressures of 30 psi throughout the system. Model results are provided in Appendix P, Figure P-12.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.

Low Level System

- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote High Level System

- The northeast of the zone, where new development is planned to occur, sees static pressures between 80-100 psi due to the relation in elevation to the Coyote Reservoir.
- The intake piping of the McFarland Booster Station sees high headloss.

Coyote Low Level System Zone 1

- North end of zone sees static pressures over between 80-100 psi due to lower elevations in relation to the Grant Street (East) and Powerline Road PRVs.

6.2.3.8 2041 PDD + Fire Flow with Improvements

This scenario is the same as the "2041 Fire Flow" scenario but improvements were added so that the 30 psi minimum system pressures during PHD and the 20 psi during fire flow were met. By adding the CTUIR River Intake Pump and making this the City's primary source of water, the wells were modeled as secondary sources and were turned off in all of the ensuing scenarios. The results of this model are shown in Appendix P, Figure P-11.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping at those locations.
- Several pipes in the system have high head loss.

Low-Level System

- One of the areas that fails is a long dead end along 3rd Street to an electrical substation, this area will require substantial offsite piping improvements, no improvements are recommended at this location.
- Another long dead end along Umatilla River Road requires large pipe upsizing to pass, no improvements are recommended at this location.
- There are no hydrants in the northwest part of the zone.

Coyote Low Level System Zone 1

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations.

6.2.3.9 2041 PHD with Pipe Improvements

This scenario is the same as the "2041 PHD" scenario but improvements were added so that the 30 psi minimum pressures and the 20 psi during Fire Flow were met. This model verified that the minimum 30 psi pressure requirement was met with planned improvements. The results of this model are shown in Appendix P, Figure P-13.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.
- Several pipes in the system have high head loss.

Low Level System

- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.

- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote Low Level System Zone 1

- North end of zone sees static pressures over between 80-100 psi due to lower elevations in relation to the Grant Street (East) and Powerline Road PRVs.

6.2.3.10 2061 PDD + Fire Flow

The physical system included the improvements identified for the 2041 improvements as well as any piping necessary to reach new developments. In this scenario the expected development by 2061 includes:

- Power City Residential Area subdivision to 3x existing demands
- Data Center (Lind Road) – potable demands only
- Medium Density Residential Area at end of Dean Avenue – Townhomes (full development)
- Single-Family Residential Area at end of Roosevelt St (full development)
- Medium Density Residential Area – Powerline Road and Canal Road (full development)
- Vandalay Meadows (full development)
- Cheryl's Place Subdivision (full development)
- Single Family Residential Subdivision – "Ballard Property" (full development)
- Medium Density Residential Area – East of Cheryl's Place (full development)
- Annexed Industrial Area – South of data center to I-182
- Annexed Residential Plan Area – Powerline Road and U.S. 730 (west to Shady Rest Mobile Home & RV Park)

In this scenario reservoirs were depleted of their FSS and ES volumes. Available fire flows determined from the model are provided in Appendix P, Figure P-16.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping at those locations.
- Several pipes in the system have high head loss.

Low-Level System

- One of the areas that fails is a long dead end along 3rd Street to an electrical substation, this area will require substantial offsite piping improvements, no improvements are recommended at this location.
- Another long dead end along Umatilla River Road requires large pipe upsizing to pass, no improvements are recommended at this location.

- There are no hydrants in the northwest part of the zone.

Coyote Low Level System Zone 1

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations.

Powerline High Level System

- Two locations at the southeast end of the zone do not meet fire flow goals due to the 20 psi limit being reached at those locations, the minimum 8-inch pipe size appears to be undersized.

6.2.3.11 2061 PHD

This scenario used 2061 PHD for node demands. The physical system included the improvements identified for the 2041 improvements as well as any piping necessary to reach planned developments. The reservoirs were depleted of their ES volume and all sources were operating. The model was used to verify that PHD can be delivered to the system while maintaining minimum operating pressures of 30 psi throughout the system. The results of this model are shown in Appendix P, Figure P-18.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.
- Various pipelines with excessive head loss gradients.

Low Level System

- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote Low Level System Zone 1

- North end of zone sees static pressures over between 80-100 psi due to lower elevations in relation to the Grant Street (East) and Powerline Road PRVs.

6.2.3.12 2061 PDD + Fire Flow with Improvements

This scenario is the same as the "2061 Fire Flow" scenario but improvements were added so that the 30 psi minimum pressures and the 20 psi during Fire Flow were met. This model verified that the fire flow goals while maintaining a minimum 20 psi were met. The results of this model are illustrated in Appendix P, Figure P-17.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- A few locations fail to meet fire flow goals due to the 20 psi limit being reached at those locations, failure appears to be due to undersized piping at those locations.

- Several pipes in the system have high head loss.

Low Level System

- One of the areas that fails is a long dead end along 3rd Street to an electrical substation, this area will require substantial offsite piping improvements, no improvements are recommended at this location.
- Another long dead end along Umatilla River Road requires large pipe upsizing to pass, no improvements are recommended at this location.
- There are no hydrants in the northwest part of the zone.

Coyote Low Level System Zone 1

- A few junctions don't meet the required fire flow goals due to the 20 psi limit being reached at those locations. The failures appear to be the result of undersized existing piping to those locations.

6.2.3.13 2061 PHD with Pipe Improvements

This scenario is the same as the "2061 PHD" scenario but piping improvements were added so that the 30 psi minimum pressures and the 20 psi during fire flow were met. This model verified that the minimum 30 psi pressure requirement was met with planned improvements. The results of this model are presented in Appendix P, Figure P-19.

Based on the design criteria set forth in Section 4.1 the following concerns were noted as part of this scenario:

McNary High Level System

- North edge of zone near Launch Lane sees static pressures over 100 psi due to lower elevations in relation to Port Reservoir.
- Several pipes in the system have high head loss.

Low Level System

- South half of zone (south of railroad) sees static pressures between 80-100 psi due to lower elevations in relation to the Intertie Reservoir.
- North half of zone (north of railroad) sees static pressures over 100 psi due to lower elevations in relation to the Intertie Reservoir.

Coyote Low Level System Zone 1

- North end of zone sees static pressures over between 80-100 psi due to lower elevations in relation to the Grant Street (East) and Powerline Road PRVs.

6.3 Summary of Storage and Distribution Evaluation

Analysis for the City's storage facilities and distribution network were discussed in Sections 6.1 and 6.2. A summary of the system evaluation is presented here.

6.3.1 2021 Analysis

The main concern was the Low-Level System's inability to meet fire flow goals in a majority of the zone due to small diameter piping. The recommendation is to upsize pipes to a minimum of 8-inch diameter pipe where needed to meet fire flow goals.

The McNary High Level System and Low-Level System consistently showed high pressures due to the wide range of elevations within their pressure zones. The Coyote High Level System also saw high pressures to the north of its service area during the ADD scenario. As noted in Section 4.1.6, appropriate operating ranges for pressure zones is 40 to 80 psi, this 40 psi range equals approximately 90 feet of elevation. Using the 400' elevation as the base elevation for the City's water system the elevation bands are recommended to be adjusted to 400'-490', 490'-580', and 580'-670'. Since most of the growth and development is anticipated in the Coyote High Level System it is recommended to make no changes to the elevation ranges of the McNary High Level System and Low-Level System, but to adjust the Coyote High Level System ranges to match the appropriate pressure ranges as closely as possible.

Based on the existing system analysis it is recommended to reconfigure the elevation range of the Coyote High Level System from an elevation range of 400'-550' to 490'-580'. This change would also reconfigure the elevation range of the Powerline High Level System from 550'-670' to 580'-670' and will create a new pressure zone for the elevation range of 400'-490' being fed through the Coyote High Level System, this zone is proposed as the Coyote Low Level System Zone 1. This zone would be fed through the existing Grant Street (East) PRV as well as a new PRV installed on Powerline Road at the 490' contour, the Grant Street (East) PRV should be adjust to a downstream pressure of 42 psi. The current area fed off the Grant Street (North) PRV would see no changes only renamed from Coyote High Level Zone 2 to Coyote Low Level Zone 2. These improvements will adjust the pressure issues currently seen in the north end of the Coyote High Level System. The newly configured Coyote High Level System (490'-580') will still see high static pressures at the lower elevations due to the elevation of the Coyote Reservoir elevations, typically north of Sparrow Avenue, it is recommended that a new PRV near the intersection of Pheasant Ridge Street and Eagle Avenue be installed as well as a future PRV at the 580' contour along Powerline Road once development occurs. The Eagle Avenue PRV should be set to a downstream pressure of 50 psi.

Another recommendation is to adjust the Monroe Street PRV settings to ensure the Low-Level System is being fed primarily from the Intertie Reservoir rather than through the PRV. This will reduce the strain on the Coyote High Level System and Coyote Low Level System Zone 1 piping as well as the McFarland Booster Station. The recommendation is to reduce the PRV settings to only open during fire flow scenarios when downstream pressures are very low. The 8-inch valve is proposed to be set to 30 psi and the 4-inch valve at 34 psi.

The 18" transmission line crossing the Umatilla River north of Powerline Road is also recommended as an improvement to improve flow to the McFarland Reservoirs.

The storage analysis of the existing system showed that the McNary High Level System was deficient approximately 1.45 MG. However, with the existing data center industrial demands expected to be removed from the potable system within the next few years it is recommended to size the new reservoir based on the 2041 and 2061 potable demands.

Results for these improvements are seen in Appendix P, Figures P-3, P-5, and P-7.

6.3.2 2041 Analysis

As recommended in Chapter 5, the City is planning to construct facilities to utilize surface water sources within the 20-year planning period. The improvements recommended to prepare the City's system for this distribution system shift include modification to the CTUIR River Intake Pump Station, installation of large transmission piping from the river intake station to the new City Water Treatment Plant where the water will be boosted again by the WTP Booster Station to the McNary High Level System. The recommended pipe from the CTUIR River Intake Pump Station is a 36-inch transmission main, this pipeline would meet the demands of the 20-year and 40-year planning periods, as well as the full buildout demands of the City's full 23 cfs surface water right. It is understood that the City is in the process of working on agreements in regards to the CTUIR River Intake Pump Station improvements, this involves installation of a 24-inch transmission main from the river intake station to Beach Access Road, as a result, parallel transmission pipelines will be required to meet the demands of the City in future years. To meet the 20-year planning period demands, this second parallel transmission line from the river intake to Wanapa Road will need to be an 18-inch pipeline based on the 2041 demands.

Since the primary conveyance of water will be from the east side of town to the west side of town, a new connection is proposed to connect the 12-inch transmission main from the McNary High Level System running parallel to U.S. 730, to the Intertie Reservoir. The Intertie Reservoir would become the primary source of water for the pressure zones to the west. In order to reduce headloss along the existing 12-inch transmission main, a new transmission main is proposed to run parallel along U.S. 730 from Lind Road to Willamette Avenue.

With the vast amount of development planned to occur within the 20-year planning period, new distribution piping will be installed as part of the developments, with a few areas requiring upsizing to meet PHD pressure and fire flow goals. The "Ballard Property" subdivision spans two different pressure zones, the Coyote High Level System to the southwest and the Coyote Low Level System Zone 1 to the north east. It is recommended that the distribution system through the subdivision be physically separated to keep the two pressure zones separate. In order to do this; offsite piping will be necessary to supply the portion of the subdivision in the Coyote Low Level System Zone 1. This offsite piping will require connection to the 12-inch line in Powerline Road downstream of the new Powerline Road PRV. In order to meet the 30 psi pressure requirement and 20 psi fire flow requirement this offsite pipe is recommended to be upsized from the minimum 8-inch size. The new single-family residential development at the end of Roosevelt Street requires a secondary 12-inch supply pipe from the east to meet the 20 psi fire flow requirements. As development occurs along Powerline Road, the Powerline Road PRV #2 is recommended to be installed at the 580' contour as a second source for the Coyote High Level System, The recommendation would be to reduce this PRV's settings to only open during fire flow scenarios when downstream pressures are very low, it's recommended to set the downstream pressure of the Powerline Road PRV #2 to 30 psi.

There are a few areas planned to be added to the City's system that currently don't have service. The Brownell residential area located near I-82 and U.S. 730 will be added within the Low-Level System, new distribution piping will be required to meet their demands. The Power City area located along Lind Road will also be served within the 20-year planning area, currently there is no infrastructure to this part of the City. In addition to the Power City residential area, a data center on Lind Road and additional residential areas south of the data center are planned to be connected as part of the service extension. The addition of the Power City area and the data center on Lind Road, will require the addition of a new pressure zone to the City's system. The analysis of the buildout of this area was previously performed in the City's 2018 Beneficial Reuse Feasibility Analysis, see Appendix Q. The new pressure zone will range in elevations from

400 to 490 feet. This zone will be established as the 395 Corridor System and requires a new booster station, drawing suction from the Intertie Reservoir and pumping up to a new reservoir at the south end of the zone. Within this area there is another future pressure zone, the Umatilla Butte Low System, however, this pressure zone will not be effective until further development occurs to the south of the existing UGB.

As the conveyance of water to the South Hill area changes to primarily being supplied from the Low-Level System, the McFarland Reservoirs' altitude valve becomes a concern. This bottleneck in the system is required to meet the PDD of the South Hill area, which includes the Coyote High Level Systems and the Powerline High Level System. Upon modeling the 2041 PDD coming through the McFarland altitude valve, it is recommended that major improvements are made in this part of the system to ensure the McFarland Booster Station has adequate suction pressure to boost water up to the Coyote High Level Systems and the Powerline High Level System. In order to provide adequate suction to the McFarland Booster Station, the water level at the McFarland Reservoirs needs to be kept at a minimum of 483 feet. Since the water levels in the McFarland Reservoirs can be affected by the level in Intertie Reservoir, the useable storage in the Intertie Reservoir will be limited to that volume above the 483 foot elevation. By limiting the useable storage in the Intertie Reservoir, 0.36 MG of additional storage will be required to meet the storage requirements for the Low-Level System. Due to the system's complications with the operation of the McFarland altitude valve, it is recommended to remove the altitude valve and construct the additional storage for the Low-Level System near the McFarland Booster Station. This new reservoir would match the overflow elevation of the Intertie Reservoir and would provide sufficient positive suction for the McFarland Booster Station. The new McFarland Reservoir #3 would replace the existing McFarland Reservoirs resulting in additional storage needed in the Coyote High Level System.

With the construction of the McFarland Reservoir #3, the suction piping of the McFarland Booster Station is recommended to be upsized to also reduce headloss.

In addition to the McFarland Reservoir #3, storage analysis for the 2041 demands required one new 0.76 MG reservoir in the McNary High Level System, Golf Course Reservoir #2, and one new 1.34 MG reservoir in the Coyote High Level System, Coyote Reservoir #2. The new Coyote Reservoir #2 will be located south of the existing Coyote Reservoir in a higher elevation area to minimize the amount of dead storage in the Coyote High Level System. Since the two reservoirs are not in the same location, there is anticipated difference in water levels with the current pipe configuration to the existing Coyote Reservoir. Due to the difference in head loss in the pipes between the two reservoirs the Coyote Reservoir would fill up faster than the Coyote Reservoir #2, to solve this differential it is recommend to increase the head loss on the Coyote Reservoir piping by downsizing the reservoir inlet pipe.

Results for these improvements are seen in Appendix P, Figures P-9, P-11, and P-13.

6.3.3 2061 Analysis

With the majority of the anticipated development beginning within the 20-year planning period, most infrastructure requirements are expected to occur within the next 20-years, and by the end of the 40-year planning period the developments are expected to be fully built out. As mentioned in the 2041 analysis, the large transmission pipeline from the river intake pump station to Beach Access Road will need additional capacity to meet the City's peak demands as the City continues to grow. For the 40-year planning period, the secondary parallel pipeline from the river intake to Wanapa Road will need to be a 24-inch pipeline to meet the 2061 demands and PHD goals. In the 2041 analysis this parallel pipeline only needed to be an 18-inch line to meet the 2041 demands, however, it is recommended to install the 24-

inch pipeline to meet the 2061 demands. This 24-inch pipeline will also be adequate to meet the City's 23 cfs surface water right capacity up to Wanapa Road. When full buildout occurs, this parallel transmission pipeline will need to be continued to the potable Water Treatment Plant, preliminary thoughts are to install this secondary line along the Wanapa Road alignment.

The addition of the new industrial users at the south end of Powerline Road require new pipeline to extend service. With fully built out developments, the storage analysis indicated that, and additional 0.84 MG of storage was needed for this area (Coyote Reservoir #3). As seen with the addition of Coyote Reservoir #2, the same water level differential due to pipe head loss is expected for the Coyote Reservoir #3. It is recommended that the inlet pipe for Coyote Reservoir #1 be downsized in the 20-year planning period in order to minimize differential reservoir fill rates.

6.3.4 Summary of Storage and Distribution Deficiencies

In summary, these are the City's storage and distribution system needs (SN):

SN6) Pumping and/or piping improvements to meet the fire flow goals and pressures at PHD;

SN7) Modify pressure zone elevation ranges to provide appropriate operating pressures during ADD and PHD scenarios for future areas of growth;

SN8) Installation of additional fire hydrants to ensure buildings in system are within 300 LF of a fire hydrant;

SN9) Piping improvements to reach water customers within the service area;

SN10) A new McFarland Reservoir;

SN11) A new 395 Corridor Reservoir;

SN12) New Coyote Reservoirs;

SN13) A new Golf Course Reservoir; and

SN14) Routine reservoir inspection and repair.

6.3.5 Water System Storage and Distribution Facility Reliability

The City's source analysis was included in Chapter 5 and the storage and distribution system analysis is included in this Chapter. The facility reliability is related to the capacity of source, storage, and distribution system hydraulics to provide safe potable water to the system's users.

As the City moves towards surface water sources in the 20-year planning period it will be important to implement projects that will have capacity to convey water from the east end of the City to the west end to meet the needs of the South Hill area. The bottleneck created by the McFarland Reservoirs will need to be corrected in order to meet peak demands to the South Hill area, as recommended this would be solved by installing a new McFarland Reservoir that is at the same elevation as the Intertie Reservoir.

With the reconfiguration of the Coyote High Level System pressure zone, storage improvements are recommended to meet the demands of the heavily developing areas. The Coyote Low Level System Zone 1 and Zone 2 are served via PRVs and don't have any zone storage, similarly the Powerline High Level System will continue to develop over the next 40-years with residential and industrial potable demands. These zones are all currently served by the Coyote Reservoir and as seen in this Chapter, additional storage is recommended to meet the future demands of the South Hill area.

The existing system has key facilities that have served the City's needs, however with the continued anticipated growth it is important to plan ahead and construct adequate facilities for a safe and reliable system. For those areas that are already being served, undersized pipes have a significant impact on the system meeting fire flow goals and high head losses in multiple zones. Pipe replacement projects are recommended to lower the head loss through the undersized pipes to meet system pressure requirements as well as reducing the strain on the system pumps. The Capital Improvement Plan included in Chapter 7 will identify the timing of these projects to help the City plan the improvements to the water system over the next 40-years.

6.4 Storage Improvement Projects

The water system storage needs identified in Section 6.3.5 can be me through the recommended storage improvements listed in Table 6-11, Table 6-12, and Table 6-13.

Table 6-11 Immediate Storage Improvements (Years 2021-2031)

Improvement Number	System Need	Zone	Description
ST-1	SN14	McNary High Level System	Replace sacrificial anodes in Port Reservoir
ST-2	SN14	McNary High Level System	Recoat interior of Golf Course Reservoir
ST-3	SN14	McNary High Level System	Recoat interior of Port Reservoir
ST-4	SN14	Coyote High Level System	Recoat interior of McFarland Steel Reservoir
ST-5	SN13	McNary High Level System	New Golf Course Reservoir #2, 0.76 MG
ST-9	SN12	Coyote High Level System	New Coyote Reservoir #2, 0.84 MG
ST-10	SN7	Coyote High Level System	8-inch water main – downsize Coyote Reservoir inlet piping

Table 6-12 Storage Improvements (Years 2032-2041)

Improvement Number	System Need	Zone	Description
ST-6	SN6/SN10	Low-Level System	New McFarland Reservoir #3, 0.36 MG
ST-7	SN6/SN10	Low-Level System	Abandon McFarland Steel/Concrete Reservoirs
ST-8	SN11	395 Corridor System	New 395 Corridor Reservoir, 0.62 MG

Table 6-13 Storage Improvements (Years 2042-2061)

Improvement Number	System Need	Zone	Description
ST-11	SN12	Coyote High Level System	New Coyote Reservoir #3, 0.84 MG

6.5 Distribution System Improvements

The water distribution system needs identified in Section 6.3 can be me through the recommended storage improvements listed in Table 6-14, Table 6-15, and Table 6-16.

Table 6-14 Immediate Distribution System Improvements (Years 2021-2031)

Improvement Number	System Need	Zone	Length (LF)	Description
DS-1	SN6	Low Level System	N/A	Adjust Monroe Street PRV Pressures
DS-2	SN6	Low Level System	200	18-inch Umatilla River water main replacement
DS-3	SN6	Low Level System	400	8-inch water main Umatilla Port of Entry
DS-4	SN6	Low Level System	650	8-inch water main in Locust Street
DS-5	SN6	Low Level System	1,300	8-inch water main in Division Street (Locust St. - 3rd St.)
DS-6	SN6	Low Level System	250	8-inch water main in L Street (7th St. - 6th St.)
DS-7	SN6	Low Level System	1,900	8-inch water main in 7th Street (L St. - Randall St.)
DS-8	SN6	Low Level System	350	8-inch water main in Yerxa Avenue (6th St. - 7th St.)
DS-9	SN6	Low Level System	500	8-inch water main in 6th Street (Yerxa Ave. - Sloan Ave.)
DS-10	SN6	Low Level System	800	8-inch water main in Switzler Avenue (3rd St. - 6th St.)
DS-11	SN6	Low Level System	3,600	8-inch water main in 3rd Street (WWTP - Cline Ave.)
DS-12	SN6	Low Level System	350	8-inch water main in Cline Avenue (3rd St. - 2nd St.)
DS-13	SN6	Low Level System	650	10-inch water main at WWTP (3rd St. - Hydrant)
DS-14	SN6	Low Level System	350	8-inch water main in Oliver Avenue (2nd St. - 3rd St.)
DS-15	SN6	Low Level System	350	8-inch water main in Patterson Street (2nd St. - 3rd St.)
DS-16	SN6	Low Level System	700	8-inch water main in Quincy Avenue (1st St. - 3rd St.)
DS-17	SN6	Low Level System	1,000	8-inch water main in 2nd Street (Oliver Ave. - Quincy Ave.)
DS-18	SN6	Low Level System	1,300	8-inch water main in 1st Street (Umatilla Marina Park)
DS-19	SN6	Low Level System	1,500	8-inch water main in Stephens Avenue

Improvement Number	System Need	Zone	Length (LF)	Description
DS-20	SN6	Low Level System	1,700	8-inch water main in Tucker Avenue
DS-21	SN6	Low Level System	200	8-inch water main in J Street (Stephens Ave. - Tucker Ave.)
DS-22	SN7	Coyote High Level System	N/A	Install Eagle Avenue PRV
DS-23	SN9	Coyote Low Level System Zone 1	N/A	Install Powerline Road PRV
DS-24	SN2	All	12,400	24-inch transmission main (CTUIR River Intake Pump Station – Beach Access Rd)
DS-26	SN9	McNary High Level System	800	24-inch water main for Data Centers (Wanapa Rd.)
DS-33	SN9	Low Level System	1,500	8-inch water main in Cherry Street
DS-34	SN9	Low Level System	400	8-inch water main in Brownell Boulevard and Robinnet Street
DS-37	SN6	395 Corridor System	N/A	New 395 Corridor Booster Station
DS-39	SN9	395 Corridor System	7,000	16-inch water main in Lind Road
DS-40	SN9	395 Corridor System	1,017	8-inch water main in Union Street
DS-41	SN9	395 Corridor System	1,500	8-inch water main near Union Street and U.S. 395
DS-42	SN9	395 Corridor System	1,100	12-inch water main Lind Road to U.S. 395
DS-43	SN9	395 Corridor System	1,400	12-inch water main along U.S. 395
DS-44	SN9	395 Corridor System	200	8-inch water main along U.S. 395
DS-45	SN9	395 Corridor System	1,300	8-inch water main in Power City Road
DS-46	SN9	395 Corridor System	750	8-inch water main in Marian Avenue
DS-47	SN9	395 Corridor System	900	12-inch water main in Margaret Avenue
DS-49	SN12	Coyote High Level System	2,100	12-inch water main connecting new Coyote Reservoir #2

Table 6-15 Distribution System Improvements (Years 2032-2041)

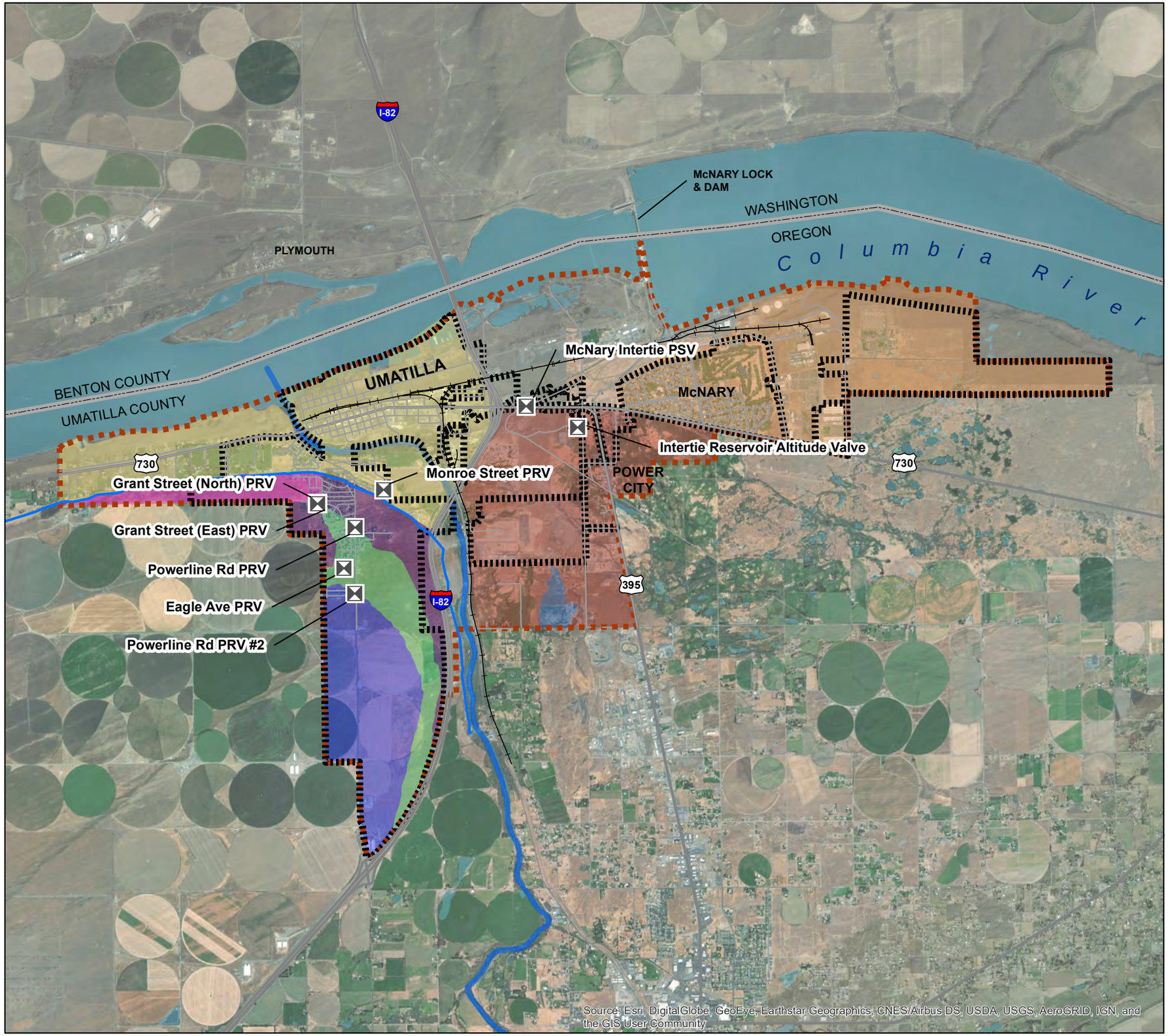
Improvement Number	System Need	Zone	Length (LF)	Description
DS-24	SN2	All	3,600	24-inch transmission main (Wanapa Rd – WTP)
DS-25	SN2	All	200	24-inch transmission main (WTP Booster Station - Golf Course Reservoirs)
DS-27	SN6	McNary High Level System	1,900	12-inch transmission main in U.S. 730 (Willamette St. - 2nd Ave.)
DS-28	SN6	McNary High Level System	150	8-inch water main in 2nd Avenue (Lewis St. - U.S. 730)
DS-29	SN6	McNary High Level System	150	8-inch water main near Willamette Street (Lewist St. - U.S. 730)
DS-30	SN6	McNary High Level System	3,100	16-inch transmission main in U.S. 730 (Lind Rd. - Columbia Blvd.)
DS-31	SN6	McNary High Level System/Low Level System	1,000	16-inch transmission main in Lind Road (U.S. 730 - Intertie Reservoir)
DS-32	SN6	McNary High Level System/Low Level System	N/A	Install Intertie Reservoir Altitude Valve
DS-35	SN6	Low Level System	N/A	Remove McFarland Reservoirs Altitude Valve
DS-36	SN6/SN9	Low Level System	1,900	8-inch water main loop near Dean Avenue (Townhomes)
DS-38	SN11	395 Corridor System	5,800	16-inch water main connecting new 395 Corridor Reservoir
DS-48	SN9	Coyote High Level System	1,000	12-inch water main in Powerline Road (Eagle Ave. - Dark Canyon Ave.)
DS-50	SN6	Coyote High Level System	200	16-inch McFarland Booster Station suction piping replacement
DS-51	SN7	Coyote High Level System	N/A	Install Powerline Road PRV #2
DS-52	SN9	Coyote High Level System	750	12-inch water main for SFR Ballard Property Development
DS-53	SN9	Coyote High Level System	13,000	8-inch water main for SFR Ballard Property Development
DS-54	SN9	Coyote High Level System	6,100	8-inch water main for Medium Density Residential Area east of Cheryl's Place
DS-55	SN9	Coyote High Level System	1,400	8-inch water main for Vandalay Meadows Development

Improvement Number	System Need	Zone	Length (LF)	Description
DS-56	SN9	Coyote Low Level System Zone 1	2,000	8-inch water main for Medium Density Residential Area at Powerline Road/Canal Road
DS-57	SN9	Coyote Low Level System Zone 1	8,200	8-inch water main for SFR Ballard Property Development
DS-58	SN6	Coyote Low Level System Zone 1	900	12-inch water main for SFR Ballard Property Development in Pine Tree Ave
DS-59	SN6	Coyote Low Level System Zone 1	2,200	12-inch water main for SFR Ballard Property Development from Powerline Road PRV
DS-60	SN6	Coyote Low Level System Zone 2	1,700	12-inch water main to SFR development in Grant Street
DS-61	SN9	Coyote Low Level System Zone 2	900	8-inch water main near Roosevelt Street (Elementary School)
DS-62	SN9	Coyote Low Level System Zone 2	12,500	8-inch water main for SFR development near Roosevelt Street
DS-63	SN6	Powerline High Level System	1,500	8-inch water main in Powerline Road (Dark Canyon Ave. - Radar Rd.)
DS-64	SN6	Powerline High Level System	2,650	16-inch water main in Powerline Road (South of Radar Rd.)
DS-65	SN9	Powerline High Level System	900	8-inch water main for Vandalay Meadows Development
DS-66	SN9	Powerline High Level System	850	8-inch water main for Cheryl's Place in Riley Avenue
DS-67	SN9	Powerline High Level System	650	8-inch water main for Cheryl's Place in Renee Avenue
DS-68	SN9	Powerline High Level System	500	8-inch water main for Cheryl's Place in Blue Jay Street
DS-69	SN9	Powerline High Level System	400	8-inch water main for Cheryl's Place in High Desert Loop
DS-70	SN9	Powerline High Level System	2,200	8-inch water main for Cheryl's Place
DS-71	SN9	Powerline High Level System	2,900	8-inch water main for Medium Density Residential Area east of Cheryl's Place
DS-76	SN6	Powerline High Level System	250	12-inch water main in Powerline Road (North of Radar Rd.)
DS-77	SN6	All	3,900	24-inch transmission main (CTUIR River Intake Pump Station - Wanapa Rd)

Table 6-16 Distribution System Improvements (Years 2042-2061)

Improvement Number	System Need	Zone	Length (LF)	Description
DS-72	SN9	Low Level System	1,850	8-inch water main in Powerline Road (U.S. 730 - Dean Ave.)
DS-73	SN9	Low Level System	1,900	8-inch water main in U.S. 730 (Shady Rest Mobile Home Park - Powerline Rd.)
DS-74	SN6/SN9	Low Level System	2,700	8-inch water main loop (Shady Rest Mobile Home Park)
DS-75	SN6	Powerline High Level System	2,700	16-inch water main in Powerline Road (South of Radar Rd.)

The WaterCAD hydraulic computer model was used to evaluate the performance of the City of Umatilla's existing water system and recommend needed improvements. As described in the previous section, the distribution system was evaluated based upon current PHD and fire flow criteria in accordance with the WDOH Water System Design Manual. Recommendations were developed to address the growth of the City and the reliability of the system to provide fire flows. The updated hydraulic profile, along with planned facility improvements are shown in Figure 6-5, future pressure zones are shown in Figure 6-4. The Capital Improvement Plan (CIP) schedule is discussed in Chapter 7.



City of Umatilla

Water Master Plan

Figure 6-4

Future Pressure Zones

Legend

- Control Valves
- Railroad
- Streets
- Highway/Interstate
- 40 year City Limit
- 40 year UGB

Future Pressure Zones

- McNary High Level System
- Low Level System
- Coyote High Level System
- Coyote Low Level System Zone 1
- Coyote Low Level System Zone 2
- Powerline High Level System
- 395 Corridor System
- Umatilla Butte Low System

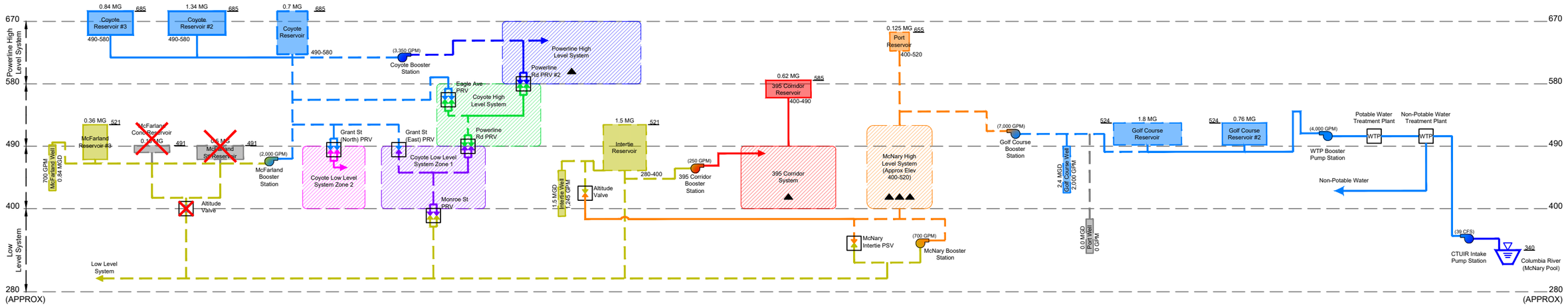
0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: Aug 9, 2021

J-U-B ENGINEERS, Inc.



LEGEND

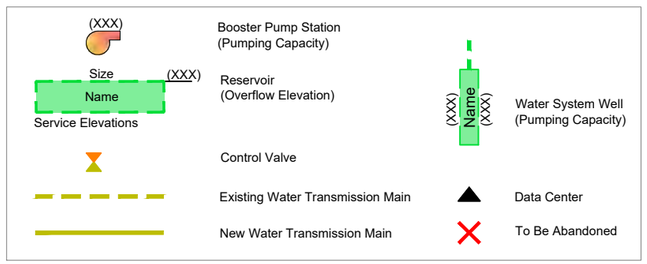


Figure 6-5

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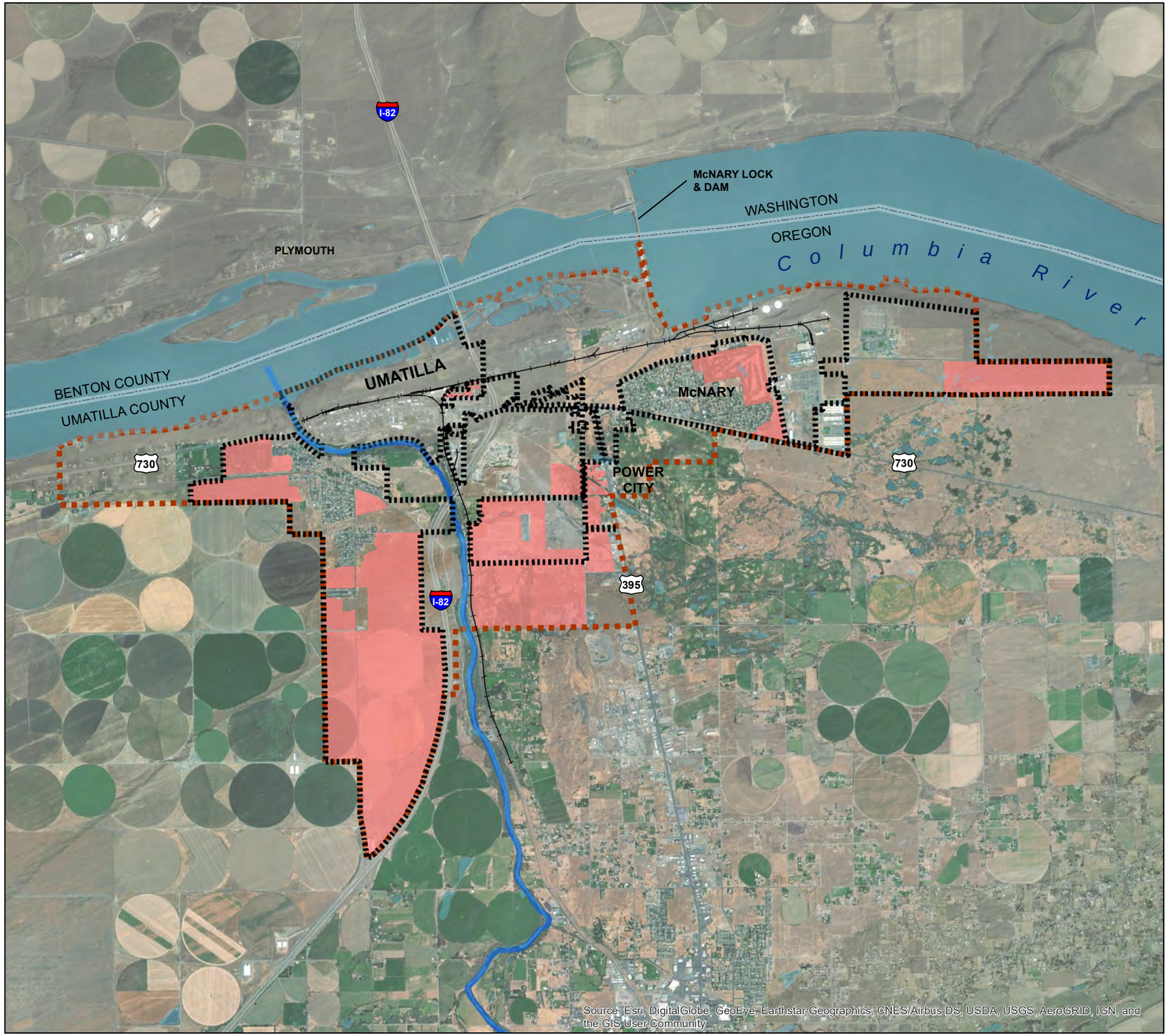
LAST UPDATED: 8/30/2021
PLOT DATE: 8/30/2021
FILE: FUTURE HYDRAULIC PROFILE
J-U-B ENGINEERS, INC.



City of Umatilla

Water Master Plan

Figure 6-6

40-Year Planning Period Development

Legend

- Railroad
- Highway/Interstate
- Umatilla River
- 40 year City Limit
- 40 year UGB
- Developing Areas

0 2,000 4,000 Feet

1 inch = 4,000 feet

N W E S

Date: Aug 4, 2021

J-U-B ENGINEERS, I

Chapter 7 - Capital Improvement and Implementation Plan

This chapter summarizes the improvements recommend in this Water Master Plan. Chapters 5 and 6 analyzed the water system's ability to meet source of supply, storage, and distribution design criteria. Improvements were also established on projected growth of the City and advancing the overall efficiency of the system.

The necessary improvements are prioritized as specific projects for either the 20-year (2021-2041) or 40-year (2042-2061) planning periods. It will be necessary to annually review the City's growth patterns to make sure that the projects recommended in this plan support the existing and future development. The City should also review the rate of growth to determine if development occurs at the rate estimated in the Chapter 2. The scheduled CIP improvements should keep pace with actual development rates. If growth rates do not match those in this plan, the CIP projects should be delayed or accelerated to keep in stride with the actual development.

7.1 Capital Improvement Schedule

The recommended CIP projects are categorized into source (SR), storage (ST), and distribution system (DS). Table 7-1 and Table 7-2 list the improvement schedules. Each improvement has an associated number as well as the anticipated implementation cost and year. Some of the items on the list, however, are dependent on development growth. With this in mind, growth may be faster or slower than what is currently anticipated in this plan. Projects may be constructed before or after the target implementation year established in this plan. Each of the improvement projects is also referenced by its number on Figure 7-1.

The costs shown in Table 7-1 and Table 7-2 are not based on detailed engineering evaluations. The construction costs are based on past experience with similar types of projects and do not include variations due to specific site or alignment constraints. Associated project costs should also be included when establishing budget costs for CIP projects. The projects include engineering, easement acquisition, administrative and legal costs that the City will incur when implementing a project. Pipeline costs were generally estimated based on the following:

- $219/LF of 8-inch diameter pipe
- $280/LF of 10-inch diameter pipe
- $384/LF of 12-inch diameter pipe
- $580/LF of 16-inch diameter pipe
- $1,000/LF of 24-inch diameter pipe

These costs include trenching, backfill, traffic control, valves and fittings, and overhead. The storage costs were estimated based on $1 per gallon of storage capacity for the new Coyote Reservoir #2, Coyote Reservoir #3, McFarland Reservoir #3, and the Golf Course Reservoir #2; $3 per gallon of storage capacity for the new 395 Corridor Reservoir. The referenced project costs can be quickly located and adjusted to assist the City in making management decisions or to answer developer inquiries.

The funding sources for each project may come from multiple sources. The City's 2020 Utility Rate and System Development Charge Study looked at the City's rate forecasts and financial plans for a twenty-year planning period, a copy of the study is included in Appendix N. With the recommended improvements listed in this chapter the study will need to be amended to reflect the financial impacts of the Capital Improvement Plan for the 20-year and 40-year planning periods.

Table 7-1 20-Year CIP Schedule (2021-2041)

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
Source Improvements					
SR-1	CTUIR River Intake Pump Station Expansion	$8,000,000	$8,324,000	TBD	2023
SR-2	New Non-Potable Water Treatment Plant	$37,200,000	$38,703,000	DF	2023
SR-3	New Potable Water Treatment Plant	$23,000,000	$31,575,000	TBD	2037
SR-4	New Regional Booster Pump Station	$1,260,000	$1,730,000	TBD	2037
SR-5	SCADA Telemetry Improvements	$60,000	$65,000	TBD	2025
Storage Improvements					
ST-1	Replace sacrificial anodes in Port Reservoir (2-3 years)	$21,000	$22,000	TBD	2022
ST-2	Recoat interior of Golf Course Reservoir (5-10 years)	$900,000	$937,000	TBD	2023
ST-3	Recoat interior of Port Reservoir (5-10 years)	$60,000	$67,000	TBD	2026
ST-4	Recoat interior of McFarland Steel Reservoir (5-10 years)	$250,000	$293,000	TBD	2029
ST-5	New Golf Course Reservoir #2	$1,300,000	$1,380,000	TBD	2024
ST-6	New McFarland Reservoir #3	$700,000	$924,000	TBD	2035
ST-7	Abandon McFarland Steel/Concrete Reservoirs	$60,000	$80,000	TBD	2035
ST-8	New 395 Corridor Reservoir	$4,000,000	$5,601,000	TBD	2038
ST-9	New Coyote Reservoir #2	$2,300,000	$2,749,000	TBD	2030
ST-10	8-inch water main - downsize Coyote Reservoir inlet piping	$69,000	$83,000	TBD	2030
Distribution System Improvements					
DS-1	Adjust Monroe Street PRV Pressures	-	-	N/A	2022
DS-2	18-inch Umatilla River water main replacement	$6,500,000	$6,630,000	TBD	2022
DS-3	8-inch water main Umatilla Port of Entry	$88,000	$92,000	TBD	2023

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-4	8-inch water main in Locust Street	$116,000	$121,000	TBD	2023
DS-5	8-inch water main in Division Street (Locust St. - 3rd St.)	$558,000	$581,000	TBD	2023
DS-6	8-inch water main in L Street (7th St. - 6th St.)	$56,000	$61,000	TBD	2025
DS-7	8-inch water main in 7th Street (L St. - Randall St.)	$417,000	$452,000	TBD	2025
DS-8	8-inch water main in Yerxa Avenue (6th St. - 7th St.)	$77,000	$84,000	TBD	2025
DS-9	8-inch water main in 6th Street (Yerxa Ave. - Sloan Ave.)	$110,000	$120,000	TBD	2025
DS-10	8-inch water main in Switzler Avenue (3rd St. - 6th St.)	$436,000	$492,000	TBD	2027
DS-11	8-inch water main in 3rd Street (WWTP - Cline Ave.)	$791,000	$891,000	TBD	2027
DS-12	8-inch water main in Cline Avenue (3rd St. - 2nd St.)	$77,000	$87,000	TBD	2027
DS-13	10-inch water main at WWTP (3rd St. - Hydrant)	$182,000	$205,000	TBD	2027
DS-14	8-inch water main in Oliver Avenue (2nd St. - 3rd St.)	$77,000	$91,000	TBD	2029
DS-15	8-inch water main in Patterson Street (2nd St. - 3rd St.)	$77,000	$91,000	TBD	2029
DS-16	8-inch water main in Quincy Avenue (1st St. - 3rd St.)	$154,000	$181,000	TBD	2029
DS-17	8-inch water main in 2nd Street (Oliver Ave. - Quincy Ave.)	$220,000	$258,000	TBD	2029
DS-18	8-inch water main in 1st Street (Umatilla Marina Park)	$286,000	$336,000	TBD	2029
DS-19	8-inch water main in Stephens Avenue	$312,000	$381,000	TBD	2031
DS-20	8-inch water main in Tucker Avenue	$306,000	$374,000	TBD	2031
DS-21	8-inch water main in J Street (Stephens Ave. - Tucker Ave.)	$44,000	$54,000	TBD	2031
DS-22	Install Eagle Avenue PRV	$113,000	$116,000	TBD	2022
DS-23	Install Powerline Road PRV	$113,000	$116,000	TBD	2022

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-24	24-inch transmission main (CTUIR River Intake Pump Station - WTP)	$12,900,000	$13,422,000	TBD	2023
DS-24	24-inch transmission main (CTUIR River Intake Pump Station - WTP)	$3,300,000	$4,531,000	TBD	2037
DS-25	24-inch transmission main (WTP Booster Station - Golf Course Reservoirs)	$180,000	$248,000	TBD	2037
DS-26	24-inch water main for Data Centers (Wanapa Rd.)	$900,000	$937,000	DF	2023
DS-27	12-inch transmission main in U.S. 730 (Willamette St. - 2nd Ave.)	$760,000	$1,003,000	TBD	2035
DS-28	8-inch water main in 2nd Avenue (Lewis St. - U.S. 730)	$28,000	$37,000	TBD	2035
DS-29	8-inch water main near Willamette Street (Lewist St. - U.S. 730)	$34,000	$45,000	TBD	2035
DS-30	16-inch transmission main in U.S. 730 (Lind Rd. - Columbia Blvd.)	$954,000	$1,259,000	TBD	2035
DS-31	16-inch transmission main in Lind Road (U.S. 730 - Intertie Reservoir)	$1,485,000	$1,960,000	TBD	2035
DS-32	Install Intertie Reservoir Altitude Valve	$130,000	$172,000	TBD	2035
DS-33	8-inch water main in Cherry Street	$330,000	$344,000	TBD	2023
DS-34	8-inch water main in Brownell Boulevard and Robinnet Street	$89,000	$93,000	TBD	2023
DS-35	Remove McFarland Reservoirs Altitude Valve	$10,800	$15,000	TBD	2035
DS-36	8-inch water main loop near Dean Avenue (Townhomes)	$381,000	$381,000*	DF	MD
DS-37	New 395 Corridor Booster Station	$1,370,000	$1,426,000	TBD	2023
DS-38	16-inch water main connecting new 395 Corridor Reservoir	$2,985,000	$4,180,000	TBD	2038
DS-39	16-inch water main in Lind Road	$3,413,000	$3,551,000	TBD	2023

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-40	8-inch water main in Union Street	$224,000	$234,000	TBD	2023
DS-41	8-inch water main near Union Street and U.S. 395	$255,000	$266,000	TBD	2023
DS-42	12-inch water main Lind Road to U.S. 395	$372,000	$388,000	TBD	2023
DS-43	12-inch water main along U.S. 395	$440,000	$458,000	TBD	2023
DS-44	8-inch water main along U.S. 395	$45,000	$47,000	TBD	2023
DS-45	8-inch water main in Power City Road	$286,000	$298,000	TBD	2023
DS-46	8-inch water main in Marian Avenue	$143,000	$149,000	TBD	2023
DS-47	12-inch water main in Margaret Avenue	$329,000	$343,000	TBD	2023
DS-48	12-inch water main in Powerline Road (Eagle Ave. - Dark Canyon Ave.)	$401,000	$401,000*	DF	MD
DS-49	12-inch water main connecting new Coyote Reservoir #2	$748,000	$894,000	TBD	2030
DS-50	16-inch McFarland Booster Station suction piping replacement	$115,000	$152,000	TBD	2035
DS-51	Install Powerline Road PRV #2	$113,000	$113,000*	TBD	MD
DS-52	12-inch water main for SFR Ballard Property Development	$799,000	$799,000*	DF	MD
DS-53	8-inch water main for SFR Ballard Property Development	$2,421,000	$2,421,000*	DF	MD
DS-54	8-inch water main for Medium Density Residential Area east of Cheryl's Place	$1,137,000	$1,137,000*	DF	MD
DS-55	8-inch water main for Vandalay Meadows Development	$281,000	$281,000*	DF	MD
DS-56	8-inch water main for Medium Density Residential Area at Powerline Road/Canal Road	$401,000	$401,000*	DF	MD

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-57	8-inch water main for SFR Ballard Property Development	$1,528,000	$1,528,000*	DF	MD
DS-58	12-inch water main for SFR Ballard Property Development in Pine Tree Ave	$361,000	$361,000*	DF	MD
DS-59	12-inch water main for SFR Ballard Property Development from Powerline Road PRV	$882,000	$882,000*	DF	MD
DS-60	12-inch water main to SFR development in Grant Street	$647,000	$647,000*	TBD	MD
DS-61	8-inch water main near Roosevelt Street (Elementary School)	$181,000	$181,000*	DF	MD
DS-62	8-inch water main for SFR development near Roosevelt Street	$2,200,000	$2,200,000*	DF	MD
DS-63	8-inch water main in Powerline Road (Dark Canyon Ave. - Radar Rd.)	$330,000	$330,000*	TBD	MD
DS-64	16-inch water main in Powerline Road (South of Radar Rd.)	$1,384,000	$1,384,000*	TBD	MD
DS-65	8-inch water main for Vandalay Meadows Development	$181,000	$181,000*	DF	MD
DS-66	8-inch water main for Cheryl's Place in Riley Avenue	$171,000	$171,000*	DF	MD
DS-67	8-inch water main for Cheryl's Place in Renee Avenue	$131,000	$131,000*	DF	MD
DS-68	8-inch water main for Cheryl's Place in Blue Jay Street	$101,000	$101,000*	DF	MD
DS-69	8-inch water main for Cheryl's Place in High Desert Loop	$81,000	$81,000*	DF	MD
DS-70	8-inch water main for Cheryl's Place	$441,000	$441,000*	DF	MD
DS-71	8-inch water main for Medium Density Residential Area east of Cheryl's Place	$581,000	$581,000*	DF	MD

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
DS-76	12-inch water main in Powerline Road (North of Radar Rd.)	$117,000	$117,000*	TBD	MD
DS-77	24-inch transmission main (CTUIR River Intake Pump Station - Wanapa Rd)	$4,100,000	$5,628,500	TBD	2037

1. Escalated costs were projected to the year of implementation at a 2.0% inflation rate per year.
2. DF = Developer Funded, MD = Market Dependent, TBD = To Be Determined.
* Costs were not escalated.

Table 7-2 40-Year CIP Schedule (2042-2061)

No.	Description	Total Cost (2021$)	Escalated Cost[1]	Financial Source[2]	Year Constructed[2]
Source Improvements					
SR-6	Golf Course Well Pump Improve Capacity	$390,000	$692,600	TBD	2050
SR-7	Golf Course Well/Golf Course Booster Pump Station Auxiliary Power Replacement	$170,000	$273,500	TBD	2045
SR-8	Intertie Well Improve Capacity	$570,000	$1,012,300	TBD	2050
SR-9	Intertie Well Auxiliary Power	$170,000	$273,500	TBD	2045
SR-10	McFarland Well Improve Capacity	$60,000	$106,600	TBD	2050
Storage Improvements					
ST-11	New Coyote Reservoir #3	$1,500,000	$2,412,700	TBD	2045
Distribution System Improvements					
DS-72	8-inch water main in Powerline Road (U.S. 730 - Dean Ave.)	$407,000	$722,800	TBD	2050
DS-73	8-inch water main in U.S. 730 (Shady Rest Mobile Home Park - Powerline Rd.)	$417,000	$740,600	TBD	2050
DS-74	8-inch water main loop (Shady Rest Mobile Home Park)	$487,000	$864,900	TBD	2050
DS-75	16-inch water main in Powerline Road (South of Radar Rd.)	$1,410,000	$1,410,000*	TBD	MD

1. Escalated costs were projected to the year of implementation at a 2.0% inflation rate per year.
2. DF = Developer Funded, MD = Market Dependent, TBD = To Be Determined.
* Costs were not escalated.

COLUMBIA RIVER

WASHINGTON
OREGON

WTP Booster Station
Golf Course Reservoirs
Golf Course Booster Station
Golf Course Well
Potable Water Treatment Plant
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

Port Well
Port Reservoir
McNARY HIGH LEVEL SYSTEM
CTUIR River Intake Pump Station
Non-Potable Water Treatment Plant

McNary Booster Station
McNary Intertie PSV

LOW LEVEL SYSTEM
COYOTE LOW LEVEL SYSTEM ZONE 2
Monroe Street PRV
Powerline Road PRV
Eagle Road PRV
McFarland Reservoir Altitude Valve
Grant Street (North) PRV
Grant Street (East) PRV
McFarland Booster Station
McFarland Reservoir (Steel)
McFarland Reservoir #3
McFarland Well
McFarland Reservoir (Concrete)
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

395 CORRIDOR SYSTEM
395 Corridor Booster Station
Intertie Reservoir
Intertie Reservoir Altitude Valve
Intertie Well
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

UMATILLA BUTTE LOW SYSTEM
COYOTE LOW LEVEL SYSTEM ZONE 1
Powerline Road PRV #2
COYOTE HIGH LEVEL SYSTEM
Coyote Reservoir #2 and #3
395 Corridor Reservoir
POWERLINE HIGH LEVEL SYSTEM
Coyote Booster Station
Coyote Reservoir
Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

730
395
I-82

CITY OF UMATILLA
Water Master Plan
Capital Improvement Plan
Figure 7-1

N W E S

Legend

Pipe Improvements
- 20-Year Schedule
- 40-Year Schedule
- Developer Funded
- 40 year City Limit
- 40 year UGB

- Existing Booster Station
- Proposed Booster Station
- Existing Well
- Existing Reservoir
- Proposed Reservoir
- Existing Control Valve
- Proposed Control Valve
- Proposed Water Treatment Plant

0 1,400 Feet
1 inch = 1,400 feet

Date: Aug 30, 2021

Source: Esri, Maxar, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

RESOLUTION NO. 02 – 2023

A RESOLUTION ADOPTING AN UPDATED WATER MASTER PLAN FOR THE CITY OF UMATILLA

WHEREAS, an updated Water Master Plan is required by the State of Oregon Health Authority; and

WHEREAS, the City operates a public drinking water system within the City of Umatilla, that supplies water to its customers from both surface and groundwater sources; and

WHEREAS, the City's Water Master Plan (WMP) evaluates the ability of the City's water system to meet the desired Level of Service Standards under existing and future conditions; and

WHEREAS, it is a comprehensive update resulting in a complete Water Master Plan as defined under Chapter 333, Division 61 of the Oregon Administrative Rules (OAR); and

WHEREAS, the City's water needs are projected to continue increasing, requiring investments in new pipes, storage, and wells; and

WHEREAS, the City of Umatilla finds it in the best interest of the health, safety, and welfare of the community to have an updated Water Master Plan in place for public water facility improvements and construction.

NOW, THEREFORE, BE IT RESOLVED BY THE UMATILLA CITY COUNCIL:

1. Adoption of the Water Master Plan dated April 2022 and approved by the Oregon Health Authority in May 2022, attached as Exhibit A, in its entirety.

PASSED by the City Council and **SIGNED** by the Mayor this 2nd day of August 2022.

_____
Mary Dedrick, Mayor

ATTEST:

_____
Nanci Sandoval, City Recorder

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Resolution No. 03-2023 - A Resolution authorizing the City Manager to sign an access and utility easement for conduit and fiber optic cable on City owned real property.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Community Development	Brandon Seitz	Brandon Seitz	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
No	NA

Attachments to Agenda Packet Item:

Windwave Easement City of Umatilla.pdf

RES 03-2023.pdf

Summary Statement:
Staff recommends approval of Resolution No 03-2023

Consistent with Council Goals:
Goal 2: Promote Economic Development and Job Growth.

After Recording Return
Windwave Communications
Attn: Lynn Rodriguez
P.O. Box 1390
Boardman, OR 97818

ACCESS AND UTILITY EASEMENT

On this ____ day of _____, 2022, City of Umatilla ("Grantor"), for good and valuable consideration, receipt of which is hereby acknowledged, grants to Windwave Technologies, Inc., an Oregon Corporation dba Windwave Communications, its successors and assigns (Grantee) a perpetual, nonexclusive, appurtenant easement for conduit and fiber optic cable and right of way, including the right to ingress and egress therefrom, through, over, under a strip of land approximately 10 feet in width, and across the real property described on Exhibit A ("Grantor's Property"). The right of way location within Grantor's Property is described and depicted on the attached hereto as Exhibit B (the "Easement Area").

Grantee, its employees, contractors, agents, or assigns, shall have the right to enter upon Grantor's Property for purposes of constructing, repairing, altering, or reconstructing conduit fiber optic cable and associated equipment, or making any connections therewith, provided that such activities shall not disturb or destroy any improvements of the Grantor.

This easement is granted subject to all prior easements or encumbrances of record.

After the installation of any utilities or maintenance, Grantee, at Grantee's sole cost, will restore the above-described premises to a condition that is the practical equivalent to the condition before Grantee's entry into the Easement Area.

Grantor agrees not to build, create, or construct or permit to be built, created, or constructed any obstruction, building, engineering works, landscaping, or other structures over or that would interfere with Grantee's rights herein.

Grantor shall retain the right to use the surface of Grantor's Property for that do not interfere with Grantee's rights herein. Grantee agrees not to install any improvements in a manner that would unreasonably interfere with Grantor's rights. Grantor agrees that all Facilities that were installed at Grantee's expense pursuant to this Easement shall remain the property of Grantee and shall be removable at the option of Grantee.

Grantee shall defend, indemnify, and hold Grantor harmless from any and all liability, claims, demands, or causes of action which may occur as a result of Grantee's use of the easement or any activities taking place in the Easement Area other than activities by Grantor and its agents and representatives.

.

This Agreement includes all of the agreements between the parties hereto and no representations or statements, verbal or written, have been made that modify, add to, or change the terms of this agreement except as incorporated herein.

If any of the provisions contained in this Agreement are held for any reason to be invalid, illegal, or unenforceable in any respect, such invalidity, illegality, or unenforceability will not affect any other provision, and this Agreement will be construed as if such invalid, illegal, or unenforceable provision had never been contained herein.

In the event any litigation arises under this agreement, the prevailing party shall recover from the losing party, the prevailing party's reasonable attorney fees at trial or on appeal as adjudged by the trial or appellate court. In event either party shall fail to perform its obligations under this agreement, the other party shall be entitled to require such performance by suit for specific performance, or, where appropriate, through injunctive relief. Such remedies shall be in addition to any other remedies afforded under Oregon law and those rights of cure and reimbursements specifically granted in this easement. Should any dispute arise under this agreement, exclusive venue shall lie in Umatilla County Circuit Court and Oregon law shall apply, without regard to choice of law principles.

This Agreement shall be binding upon and operate to the benefit of the Parties and their respective heirs, successors, legal and personal representatives, and assigns.

This Agreement may not be amended or modified except by written agreement executed by the Parties affected thereby.

Grantor and Grantee, and those signing on their behalf, below, represent and warrant that they have the requisite legal power, right, and authority to enter into this Agreement.

Grantor covenants that it has the authority grant the rights to Grantee under this Easement, that it is the owner with good and marketable title of Grantor's Property and the Easement Area and that the said lands are free and clear from encumbrances and liens of whatsoever character except those mattes of record as would be disclosed by a title report as of the Effective Date, or otherwise disclosed in writing to Grantee on or prior to the Effective Date.

IN WITNESS WHEREOF, the parties have caused this instrument to be executed the day and year first written above.

GRANTOR:
City of Umatilla

_____

By:
Its:

STATE OF OREGON)
) ss.
County of Umatilla_____)

On this ____ day of _____, 2022, before me personally appeared the above-named _____ and with authority of the _____ acknowledged the foregoing to be a voluntary act and deed.

_____
Notary Public for Oregon
My Commission Expires: _____

GRANTEE:
Windwave Technologies, Inc. dba Windwave Communications

_____
By: Lynn Rodriguez; Chief Financial Officer

STATE OF OREGON)
) ss.
County of Morrow____)

On this ____ day of _____, 2022, before me personally appeared the above-named Lynn Rodriguez, the Chief Financial Officer of Windwave Technologies, Inc. and acknowledged the foregoing to be a voluntary act and deed.

_____
Notary Public for Oregon
My Commission Expires: _____

Exhibit A

GRANTORS PROPERTY

Parcel 2 of Partition Plat No. 2020-19 A Partition of Lot 12, Port of Umatilla Subdivision (Book 15, Page 31) Located in a Portion of the Northeast Quarter of the Northeast Quarter of Section 14, Township; 5 North, Range 28 East, W.M. City of Umatilla, Umatilla County, Oregon as recorded in Umatilla County, Oregon as Document # 2020-7080825 on October 5, 2020.

Exhibit B

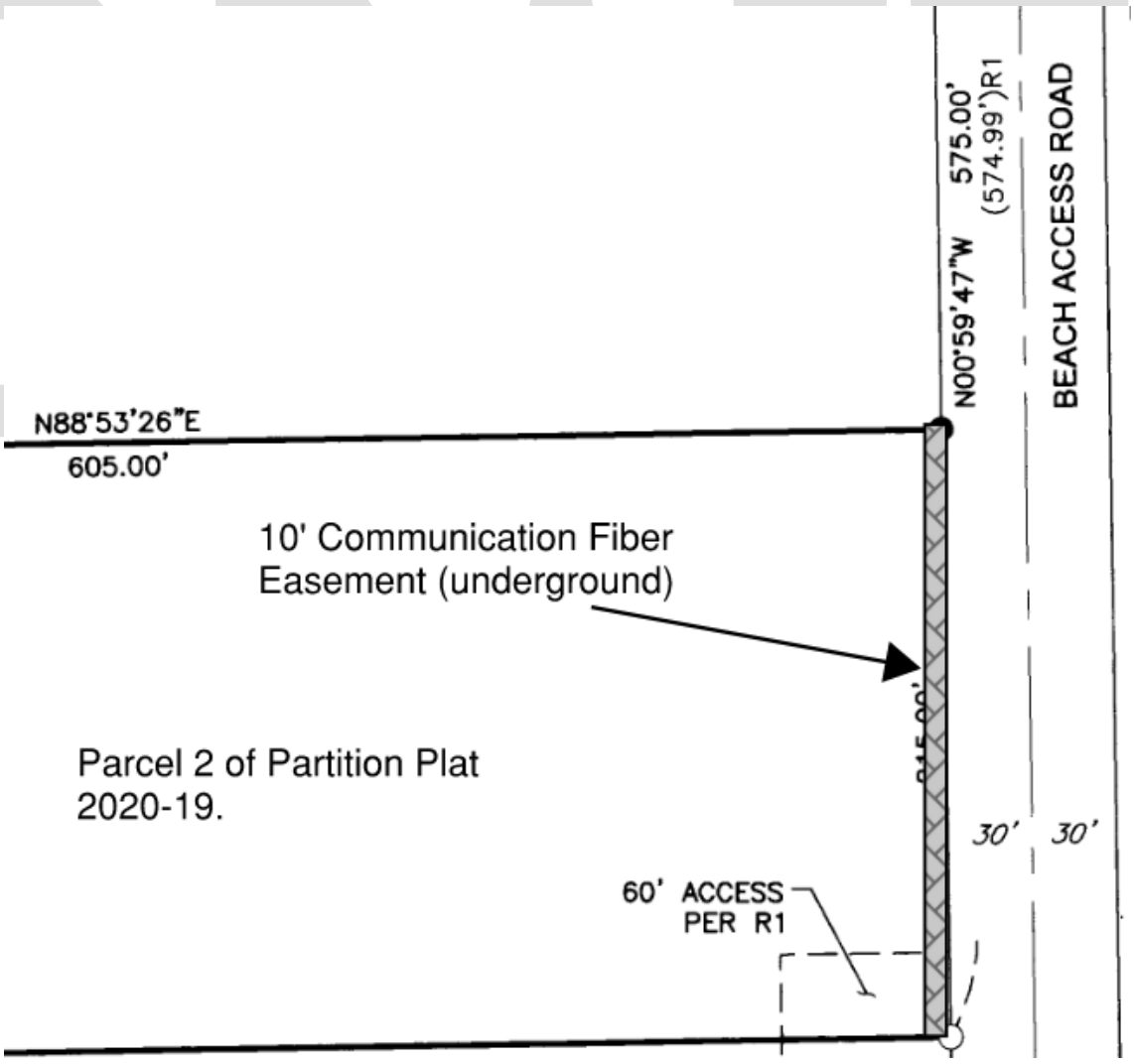
Easement Area

LEGAL DESCRIPTIONS FOR FIBEROPTIC LINE EASEMENTS LOCATED IN SECTION14, TOWNSHIP 5 NORTH, RANGE 28 E.W.M. ALL IN UMATILLA COUNTY AND STATE OF OREGON.

more particularly described as follows:

LEGAL DESCRIPTION

Located in Section 14, T5N, R28 E.W.M. and The East ten (10) feet of Parcel 2 of Partition Plat No. 2020-19, Records of Umatilla County, Oregon.



WW Easement# 14
WO# 436

RESOLUTION NO. 03-2023

A RESOLUTION AUTHORIZING THE CITY MANAGER TO SIGN AN ACCESS AND UTILITY EASEMENT FOR CONDUIT AND FIBER OPTIC CABLE ON CITY OWNED REAL PROPERTY

WHEREAS, the City "City" owns real property commonly known Tax Lot 2800 on assessors Map 5N2814 (TLID # 5N28140002800, Account # 161733), identified as Parcel 2 of Partition Plat No. 2020-19 (Instrument No. 2020-7080825, Office of Umatilla County Records); and

WHEREAS, Windwave Technologies, Inc., an Oregon Corporation dba Windwave Communications, has requested a perpetual, nonexclusive, appurtenant easement for conduit and fiber optic cable and right of way, including the right to ingress and egress; and

WHEREAS, Windwave Technologies, Inc., has agreed to a purchase price of $1,075.00 for the proposed access and utility easement; and

WHEREAS, Windwave Technologies, Inc. has a Franchise Agreement with City and is in good standing with terms of said franchise.

NOW THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF UMATILLA:

1. The City Manager is authorized to sign an Access and Utility Easement by and between Windwave Technologies, Inc., an Oregon Corporation dba Windwave Communications, and the City of Umatilla.

PASSED by the City Council and **SIGNED** by the Mayor this ___ day of August, 2022.

_____
Mary Dedrick, Mayor

ATTEST:

_____
Nanci Sandoval, City Recorder

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Resolution No. 04-2023 - A resolution authorizing the City Manager to sign an underground right of way easement for underground electric distribution and communication lines on city owned real property	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
Community Development	Brandon Seitz	Brandon Seitz	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
No	NA

Attachments to Agenda Packet Item:

Resolution 04-2023.docx

PacifiCorp Easement.pdf

Summary Statement:
Staff recommends approval of Resolution No 04-2023

Consistent with Council Goals:
Goal 2: Promote Economic Development and Job Growth.

ORIGINAL

Return to:
Pacific Power
P.O. Box 220
Pendleton, OR 97801

CC#: ***11196*** WO#: ***8105394***

UNDERGROUND RIGHT OF WAY EASEMENT

For value received, ***City of Umatilla, an Oregon municipal corporation*** ("Grantor"), hereby grants to PacifiCorp, an Oregon corporation, its successors and assigns ("Grantee"), a perpetual easement for a right of way ***10*** feet in width and ***110*** feet in length, more or less, for the construction, reconstruction, operation, maintenance, repair, replacement, enlargement, and removal of Grantee's underground electric distribution and communication lines and all necessary or desirable accessories and appurtenances thereto, including without limitation: wires, fibers, cables and other conductors and conduits therefor; and pads, transformers, switches, cabinets, vaults on, across, or under the surface of the real property of Grantor in ***Umatilla*** County, State of ***Oregon***, as more particularly described as follows and/or shown on Exhibit(s) ***A*** attached hereto and by this reference made a part hereof:

A portion of:

Lot 2 of the BUSINESS CENTER REPLAT to the City of Umatilla, located in the SE¼ of the NW¼ of Section 17, Township 5 North, Range 28 East of the Willamette Meridian, City of Umatilla, Umatilla County, Oregon.

Assessor's Map No.: ***5N2817BD*** Parcel No.: ***4100***

Together with the right of ingress and egress for Grantee, its contractors, or agents, to the right of way from adjacent lands of Grantor for all activities in connection with the purposes for which this easement has been granted; and together with the present and (without payment therefor) the future right to keep the right of way clear of all brush, trees, timber, structures, buildings and other hazards which might endanger Grantee's facilities or impede Grantee's activities.

At no time shall Grantor conduct or permit any ground penetrating activity or excavation in the right of way without the express written consent of the Grantee. Subject to the foregoing limitations, the right of way may be used for other purposes not inconsistent, as determined by the Grantee, with the purposes for which this easement has been granted.

JURY WAIVER. TO THE FULLEST EXTENT PERMITTED BY LAW, EACH OF THE PARTIES HERETO WAIVES ANY RIGHT IT MAY HAVE TO A TRIAL BY JURY IN RESPECT OF LITIGATION DIRECTLY OR INDIRECTLY ARISING OUT OF, UNDER OR IN CONNECTION WITH THIS EASEMENT. EACH PARTY FURTHER WAIVES ANY

RIGHT TO CONSOLIDATE, OR TO REQUEST THE CONSOLIDATION OF, ANY ACTION IN WHICH A JURY TRIAL HAS BEEN WAIVED WITH ANY OTHER ACTION IN WHICH A JURY TRIAL CANNOT BE OR HAS NOT BEEN WAIVED. THIS PARAGRAPH WILL SURVIVE THE EXPIRATION OR TERMINATION OF THIS AGREEMENT.

Grantor represents and warrants that it possesses all right, title and interest in and to the right of way area, free and clear of any lien, security interest, encumbrance, claim, license or other restriction that would interfere with Grantee's use of the right of way area for the purposes contemplated hereunder.

The rights and obligations of the parties hereto shall be binding upon and shall benefit their respective heirs, successors and assigns and shall run with the land.

Dated this _____ day of _____, 20___.

_____

David Stockdale - Umatilla City Manager
GRANTOR

REPRESENTATIVE ACKNOWLEDGEMENT

State of _____ } SS.
County of _____ }

This instrument was acknowledged before me on this _____ day of _____, 2____,

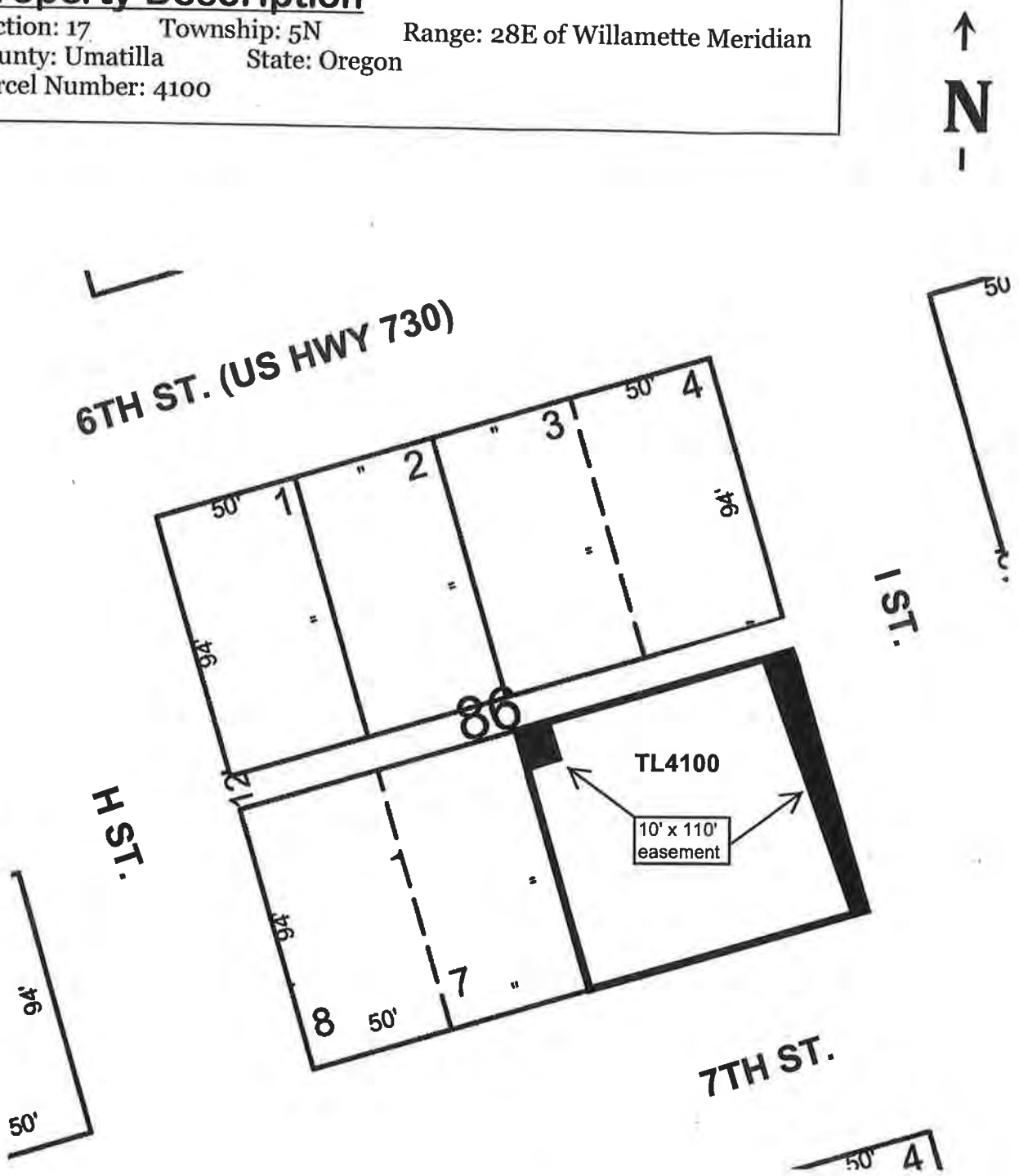
by _____, as _____,
Name of Representative — Title of Representative

of _____.
Name of Entity on behalf of whom this instrument was executed

_____
Notary Public
My commission expires: _____

Property Description

Section: 17 Township: 5N Range: 28E of Willamette Meridian
County: Umatilla State: Oregon
Parcel Number: 4100



CC#: 11196 WO#: 8105394	This drawing should be used only as a representation of the location of the easement being conveyed. The exact location of all structures, lines and appurtenances is subject to change within the boundaries of the described easement area.
Landowner: City of Umatilla	
Drawn by: p70820	
EXHIBIT A	**PacifiCorp** SCALE: 1" ≈ 55'

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
First Reading of Ordinance No. 859 - An Ordinance declaring a ban on psilocybin service centers and the manufacture of psilocybin products and referral to the electors of the City of Umatilla for approval at the next statewide general election.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
City Administration	David Stockdale	David Stockdale	

Cost of Proposal:	**Fund(s) Name and Number(s):**
NA **Amount Budgeted:** NA	N/A

Reviewed by Finance Department:	**Previously Presented:**
Yes	07/19/2022

Attachments to Agenda Packet Item:

ORD 859.pdf

Summary Statement:

Motion to have a first reading of Ordinance No. 859 by title only.

Consistent with Council Goals:

Goal 4: Increase Public Involvement, Create a Culture of Transparency with the Public, and Enhance Cultural Diversity.

ORDINANCE NO. 859

AN ORDINANCE DECLARING A BAN ON PSILOCYBIN SERVICE CENTERS AND THE MANUFACTURE OF PSILOCYBIN PRODUCTS AND REFERRAL TO THE ELECTORS OF THE CITY OF UMATILLA FOR APPROVAL AT THE NEXT STATEWIDE GENERAL ELECTION

WHEREAS, in November 2020, Oregon voters approved Ballot Measure 109, known as the Oregon Psilocybin Service Act (codified at ORS 475A), which allows for the manufacture, delivery, and administration of psilocybin at licensed facilities; and

WHEREAS, ORS 475A.235 provides that the Oregon Health Authority will regulate the manufacturing, transportation, delivery, sale, and purchase of psilocybin products and the provision of psilocybin services in the state; and

WHEREAS, the Oregon Health Authority has initiated a rulemaking process to implement the state's psilocybin regulatory program and intends to begin accepting applications for psilocybin-related licenses on January 2, 2023; and

WHEREAS, as of this date, the Oregon Health Authority has not completed the rulemaking process for implementing the state's psilocybin regulatory program, and the City of Umatilla is uncertain how the manufacture, delivery, and administration of psilocybin at licensed psilocybin facilities will operate within the city; and

WHEREAS, ORS 475A.718 provides that a city council may adopt an ordinance to be referred to the electors of the city prohibiting the establishment of state-licensed psilocybin product manufacturers and/or psilocybin service centers in the area subject to the jurisdiction of the city; and

WHEREAS, the City Council seeks to refer to the voters of the City of Umatilla the question of whether to establish a ban on state-licensed psilocybin product manufacturers and psilocybin service centers within the city's jurisdictional boundaries.

NOW, THEREFORE, THE CITY OF UMATILLA ORDAINS AS FOLLOWS:

1. Prohibition. The establishment of psilocybin product manufacturers licensed under ORS 475A.290 and psilocybin service centers licensed under ORS 475A.305 is prohibited in the City of Umatilla.

2. Referral. This ordinance is referred to the electors of the City of Umatilla for approval at the next statewide general election on November 8, 2022.

3. Effective Date. This ordinance takes effect and becomes operative 30 days after the day on which it is approved by a majority of voters.

PASSED AND ADOPTED by the City Council this __day of August 2022.

Council members voting yes: _____

Council members voting no: _____

Absent Council members: _____

Abstaining Council members: _____

And **SIGNED** by the Mayor/Council President this __day of August 2022.

_____
Mary Dedrick, Mayor

ATTEST:

_____
Nanci Sandoval, City Recorder

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
Ordinance No. 859 - An Ordinance declaring a ban on psilocybin service centers and the manufacture of psilocybin products and referral to the electors of the City of Umatilla for approval at the next statewide general election.	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
City Administration	David Stockdale	David Stockdale	

Cost of Proposal:	**Fund(s) Name and Number(s):**
n/a **Amount Budgeted:** n/a	General Fund - 01

Reviewed by Finance Department:	**Previously Presented:**
Yes	07/19/2022

Attachments to Agenda Packet Item:

explanatory_statement_fillable.pdf

SEL802.pdf

ORD 859.pdf

Notice of Ballot Title.pdf

Summary Statement:
Motion to Approve Ordinance 859.

Consistent with Council Goals:
Goal 4: Increase Public Involvement, Create a Culture of Transparency with the Public, and Enhance Cultural Diversity.

Umatilla County

Department of Administrative Services

Elections Division

Director of Administrative Services
Dan Lonai

Elections Manager
Kim Lindell

EXPLANATORY STATEMENT FOR VOTERS' PAMPHLET

INSTRUCTIONS

1. The Explanatory Statement must be in English only and typed.

2. The word total must not exceed 500 words and must be indicated on the filed statement.

3. If the Explanatory Statement exceeds the 500 word limit, the county election official shall end the statement at 500 words.

4. The Explanatory Statement shall be signed by the person responsible for the content of the statement and the name of the governing body that person represents. Please also print or type the person's name.

5. The Explanatory Statement shall be filed with the county clerk of the county in which the administrative office of the electoral district is located.

6. Filing Deadlines:

    a. If a governing body refers a measure, the Explanatory Statement must be filed by 5:00 p.m. on the deadline for filing the notice of election.

Note: No explanatory statement is required on an initiative measure or a referendum by petition.

EXPLANATORY STATEMENT FOR PRINTING IN THE UMATILLA COUNTY VOTER PAMPHLET

Measure No. _____
Election Date: 11/08/2022

In November 2020, Oregon voters approved Ballot Measure 109, known as the Oregon Psilocybin Service Act (codified as ORS 475A). Psilocybin is a hallucinogenic chemical that is obtained from certain types of fresh and dried mushrooms.
Measure 109 provides that the Oregon Health Authority shall license and regulate the manufacturing, transportation, delivery, sale and purchase of psilocybin products and administration of psilocybin at licensed service centers.
A city council may adopt an ordinance prohibiting the establishment of psilocybin related businesses within the city, but the council must refer the ordinance to the voters at a statewide general election. The City of Umatilla city council has adopted an ordinance prohibiting the establishment of psilocybin service centers and psilocybin manufacture within the city and, as a result, has referred this measure to the voters.
The authority to impose a tax or fee on the manufacturing or sale of psilocybin products, or the provision of psilocybin services in Oregon is vested solely in the Legislative Assembly. Additionally, Measure 109 prohibits a city from adopting or enacting an ordinance imposing a tax or fee on psilocybin manufacturing or the provision of psilocybin services. Consequently, approval of this measure should not have any revenue impacts on the City.

A vote of "Yes" would prohibit the establishment and operation of psilocybin-related businesses within the City of Umatilla.

A vote of "No" would allow the establishment and operation of psilocybin-related businesses within the City of Umatilla starting January 2, 2023.

Total Words 243 (Note: This statement must not exceed 500 words).

Authorized Signature _____ Title City Manager

Printed Name David Stockdale

Local Government Unit City of Umatilla

Notice of Measure Election

SEL 802

rev 01/18 ORS 250.035, 250.041, 250.275, 250.285, 254.095, 254.465

City

Notice

Date of Notice	Name of City or Cities	Date of Election
08/03/2022	UMATILLA	NOVEMBER 8, 2022

Final Ballot Title The following is the final ballot title of the measure to be submitted to the city's voters. The ballot title notice has been published and the ballot title challenge process has been completed.

Caption 10 words which reasonably identifies the subject of the measure.

PROHIBITS PSILOCYBIN-RELATED BUSINESSES WITHIN THE CITY OF UMATILLA.

Question 20 words which plainly phrases the chief purpose of the measure.

SHALL THE CITY OF UMATILLA PROHIBIT PSILOCYBIN-RELATED BUSINESSES WITHIN THE CITY?

Summary 175 words which concisely and impartially summarizes the measure and its major effect.

State law permits persons licensed, controlled and regulated by the State to legally manufacture psilocybin products and provide psilocybin services to persons 21 years of age and older. Psilocybin is a hallucinogenic chemical that is obtained from certain types of fresh and dried mushrooms. State law authorizes the governing bodies of cities and counties to adopt ordinances to be referred to voters that prohibit the establishment of psilocybin product manufacturers and psilocybin service center operators within the area subject to the city or counties jurisdiction. The City of Umatilla is referring to the voters an ordinance that will prohibit the establishment of psilocybin product manufaturers and psilocybin service center operators within the City of Umatilla.

Explanatory Statement 500 words that impartially explains the measure and its effect.

If the county is producing a voters' pamphlet an explanatory statement must be drafted and attached to this form for:
→ any measure referred by the city governing body; **or**
→ any initiative or referendum, if required by local ordinance.

Explanatory Statement Attached? ■ Yes ☐ No

Authorized City Official Not required to be notarized.

Name	Title
David Stockdale	City Manager
Mailing Address	**Contact Phone**
PO Box 130 Umatilla, OR 99350	541-922-3226

By signing this document:
→ I hereby state that I am authorized by the city to submit this Notice of Measure Election; **and**
→ I certify that notice of receipt of ballot title has been published and the ballot title challenge process for this measure completed.

Signature

08/03/2022

Date Signed

ORDINANCE NO. 859

AN ORDINANCE DECLARING A BAN ON PSILOCYBIN SERVICE CENTERS AND THE MANUFACTURE OF PSILOCYBIN PRODUCTS AND REFERRAL TO THE ELECTORS OF THE CITY OF UMATILLA FOR APPROVAL AT THE NEXT STATEWIDE GENERAL ELECTION

WHEREAS, in November 2020, Oregon voters approved Ballot Measure 109, known as the Oregon Psilocybin Service Act (codified at ORS 475A), which allows for the manufacture, delivery, and administration of psilocybin at licensed facilities; and

WHEREAS, ORS 475A.235 provides that the Oregon Health Authority will regulate the manufacturing, transportation, delivery, sale, and purchase of psilocybin products and the provision of psilocybin services in the state; and

WHEREAS, the Oregon Health Authority has initiated a rulemaking process to implement the state's psilocybin regulatory program and intends to begin accepting applications for psilocybin-related licenses on January 2, 2023; and

WHEREAS, as of this date, the Oregon Health Authority has not completed the rulemaking process for implementing the state's psilocybin regulatory program, and the City of Umatilla is uncertain how the manufacture, delivery, and administration of psilocybin at licensed psilocybin facilities will operate within the city; and

WHEREAS, ORS 475A.718 provides that a city council may adopt an ordinance to be referred to the electors of the city prohibiting the establishment of state-licensed psilocybin product manufacturers and/or psilocybin service centers in the area subject to the jurisdiction of the city; and

WHEREAS, the City Council seeks to refer to the voters of the City of Umatilla the question of whether to establish a ban on state-licensed psilocybin product manufacturers and psilocybin service centers within the city's jurisdictional boundaries.

NOW, THEREFORE, THE CITY OF UMATILLA ORDAINS AS FOLLOWS:

1. Prohibition. The establishment of psilocybin product manufacturers licensed under ORS 475A.290 and psilocybin service centers licensed under ORS 475A.305 is prohibited in the City of Umatilla.

2. Referral. This ordinance is referred to the electors of the City of Umatilla for approval at the next statewide general election on November 8, 2022.

3. Effective Date. This ordinance takes effect and becomes operative 30 days after the day on which it is approved by a majority of voters.

PASSED AND ADOPTED by the City Council this __day of August 2022.

Council members voting yes: _____

Council members voting no: _____

Absent Council members: _____

Abstaining Council members: _____

And **SIGNED** by the Mayor/Council President this __day of August 2022.

_____
Mary Dedrick, Mayor

ATTEST:

_____
Nanci Sandoval, City Recorder

Notice of Receipt of Ballot Title and Election

Notice is hereby given that the City Elections Official, Nanci Sandoval, of the City of Umatilla has received a ballot title related to prohibiting psilocybin-related businesses on August 3, 2022 for the November 8, 2022 General Election. Any voter dissatisfied with the ballot title may file a petition for review in the Umatilla County Circuit Court no later than 5:00 p.m. on August 12, 2022. Copies of the ballot title are available on the City of Umatilla's website, www.umatilla-city.org, or at Umatilla City Hall, 700 Sixth Street, Umatilla, OR 97882.

The text of the ballot title is as follows:

CAPTION: Prohibits psilocybin-related businesses within the City of Umatilla.

QUESTION: Shall the City of Umatilla prohibit psilocybin-related businesses within the City?

SUMMARY: State law permits persons licensed, controlled and regulated by the State to legally manufacture psilocybin products and provide psilocybin services to persons 21 years of age and older. Psilocybin is a hallucinogenic chemical that is obtained from certain types of fresh and dried mushrooms. State law authorizes the governing bodies of cities and counties to adopt ordinances to be referred to the voters that prohibit the establishment of psilocybin product manufacturers and psilocybin service center operators within the area subject to the city or counties jurisdiction. The City of Umatilla is referring to the voters an ordinance prohibiting psilocybin product manufacturers and psilocybin service center operators within the City.

Approval of this measure would prohibit the establishment of psilocybin product manufacturers and psilocybin service center operators within the area subject to the jurisdiction of the City.

CITY OF UMATILLA, OREGON

AGENDA BILL

Agenda Title:	**Meeting Date:**
City Manager Stockdale's Annual Performance Evaluation	2022-08-02

Department:	**Director:**	**Contact Person:**	**Phone Number:**
City Administration	David Stockdale	David Stockdale	

Cost of Proposal:	**Fund(s) Name and Number(s):**
n/a **Amount Budgeted:** n/a	General Fund - 01

Reviewed by Finance Department:	**Previously Presented:**
Yes	n/a

Attachments to Agenda Packet Item:

City Manager FINAL Evaluation Form August.2.2022).docx

Summary Statement:
Motion to confirm Mayor Dedrick's summarized written performance evaluation of City Manager Stockdale.

Consistent with Council Goals:
Goal 4: Increase Public Involvement, Create a Culture of Transparency with the Public, and Enhance Cultural Diversity.

CITY of UMATILLA
700 6TH STREET
UMATILLA, OREGON 97882
(541) 922 - 3226
FAX (541) 922 - 5758

City of Umatilla
City Manager Annual Performance Evaluation

Date of Evaluation: August 2, 2022 Review Period: 10/16/21 – 3/31/22

Rating Criteria:
For each performance criteria, please use the following rating scale:

1	Poor / Does Not Meet Expectations / Needs Significant Improvement
2	Fair / Somewhat Meets Expectations / Needs Improvement
3	Good / Meets Expectations
4	Great / Above Expectations
5	Excellent / Exceeds Expectations

Part 1: Communication Skills

4.71	Verbal Communication Skills – Good command of oral expression; expresses ideas clearly and concisely; easily comprehends ideas expressed by others; able to explain and understand difficult and complex subjects.
4.71	Written Communication Skills – Good command of written expression; expresses ideas clearly and concisely; easily comprehends ideas expressed by others; able to explain and understand difficult and complex subjects through written media.
4.71	Presentation Skills – Is able to prepare and present quality presentations using a variety of tools and media; presentations are effective.
4.50	Does well in providing regular communications in various formats
4.71	When appropriate, coordinates well the efforts with the City to the community and/or media.
4.57	Communication with me addresses any concerns individually and makes presentations to myself and/or my organization
4.29	Open to requests for assistance, ideas, concerns, responds in a timely manner
4.71	Keeps Council well-informed

Comments/Examples of Performance:
See attached.

Average Score: 4.62

Part 2: Interpersonal Skills/Relationships

4.43	Ability to relate well to others; makes people feel at ease, even in difficult situations
4.57	Ability to gain trust and confidence; fosters contact and cooperation
4.57	Understands and embraces the concept of inter-local cooperation when appropriate; strives to develop partnerships with local entities and agencies
4.71	Fosters cooperative communication and working relationships
4.57	Has shown the ability to utilize appropriate media for communication – TV, radio, newspaper, group interaction, individual meetings
4.83	Skilled in negotiation techniques in a variety of scenarios –public, private, interagency, etc.
4.71	Demonstrates sensitivity to individuals/groups as appropriate
4.71	Is forthright and honest in all relationships
4.57	Promotes a dynamic environment; willing to explore new ideas while also protecting good existing ones.
4.57	Works well with other agencies and citizens while looking after the interests of Umatilla
4.71	Builds positive relationships and works to reach positive resolutions with other entities

Comments/Examples of Performance:
See attached.

Average Score: 4.63

Part 3: Leadership

4.43	Creates a positive work environment
4.71	Maintains a high standard of respect
4.57	Effectively directs utilization of City resources
4.71	Seems to encourage initiative and individual decision-making
4.57	Promotes efficiency in operations
4.67	Demonstrates a high regard for personal ethics
4.71	Uses sound judgment in decision making
4.29	Seeks out all relevant and necessary information/data while also making timely decisions
4.57	Supports and manages in accordance with identified City Mission, Values, and Policies
4.71	Attends and actively participates in City Council meetings
4.57	Skillfully assists Councilmembers with deliberations and decision-making
4.29	Appears to stay current on management practices and techniques; participates in professional organizations
4.71	Actively pursues ways to increase his contributions to the City
4.71	Works well with other agencies and citizens while looking after the interests of Umatilla
4.57	Reliable, meets commitments, and implements Council directives
4.71	Exhibits excitement, desire, creativity, and willingness to do whatever is necessary and required of the City Manager position

Comments/Examples of Performance:
See attached.

Average Score: 4.59

Part 4: Management, Planning, & Work Quality

4.57	Participates and mediates Council and Staff goal setting
4.71	Provides appropriate updates and reports
4.57	Exhibits a forward-thinking approach, both in the short term and long term
4.57	Completes assignments from the Council in a timely manner
4.57	Produces high quality in satisfactory quantities
4.67	Effectively manages and monitors fiscal activities
4.57	Able to delegate authority, granting proper authority at the proper times; exhibits good judgment when not to delegate authority
4.86	Seeks feedback from staff, Councilors, and the public and appropriately incorporates such feedback
4.71	Addresses employee issues promptly and effectively
4.57	Encourages and rewards initiative
4.57	Promotes a cohesive team working environment
4.71	Demonstrates thorough knowledge of the position
4.57	Anticipates and analyzes problems well
4.86	Works well with Councilors and Mayor; willing to meet with them individually
4.86	Works well with community members and properly addresses any complaints

Comments/Examples of Performance:
See attached.

Average Score: 4.66

Part 5: General Comments & Listed Accomplishments

See attached.

Part 6: Goals

- Very goal oriented and driven. Dave (Mr. Stockdale) wants to grow, build, achieve, be better, and reach for the best potential possible, every single day. We are lucky to have him.
- I appreciate seeing items on our agenda and seeing how they fit with our goals. Looking forward to seeing everything else we accomplish this coming year and beyond.
- Continue being you.
- Continue with the positive approaches exhibited during the last year (plus).
- I would expect our community to continue to be a leader in our area. To be forward thinking and systematic in our approach for future generations. To not be just a "bedroom community" for larger communities but instead be the example of growth and innovation. To be a magnet for entrepreneurial growth for business of all sizes and support those businesses. To be a partner to those new community members to support their success with programs for training, financial grants, and other assistance.

Dave's Goals for the Next Year:

- Work to improve my skills of my four lowest performance scores: 1)strive to be more open to requests for assistance, ideas, concerns, and be sure to respond in a more timely manner, 2)seek and complete trainings focused on developing skills to better relate well with others and to help people feel more comfortable, 3)strive to create a more positive working environment for all staff throughout the City, and 4)strive to stay current on best management practices and seek opportunities to be more engaged in local professional organizations.
- Strive to increase conciseness in presenting to Council and others. Better recognize the value of allowing elected officials to ask more questions publicly and to provide well-prepared answers to follow-up questions.
- Continue to follow the two-touch approach for most agenda items. However, better recognize that not all votes are going to be 6-0 or 5-1 and don't fall victim to having items drag on longer than needed to in an attempt to achieve such a vote. Continue to prepare the Council well to make their best-informed decision and lets the votes fall where they fall and seek to wrap-up items more succinctly.
- Have a better work-life balance. Be sure to use allotted vacation and personal leave, exercise more, eat healthier, and spend more time with family and loved ones.

VERIFICATION OF REVIEW: By signing this form, you confirm that you have discussed this review in detail. Signing this form does not necessarily indicate that you agree with this evaluation. Any response to this evaluation may be attached and will be maintained in the City Manager's Personnel File

Employee Signature: _____ Date: _____

Mayor Signature: _____ Date: _____

City of Umatilla
City Manager David Stockdale
Evaluation Comments
August 2, 2022

Part 1: Communication Skills:
Communicates very well, very detailed. Sometimes over communicates on subjects. David always responds to my emails and texts. He goes above and beyond to ensure that my questions are answered and my needs are met.

Part 2: Interpersonal Skills/Relationships:
David is skilled at communication, has the ability to make everyone feel important and valued. David has good leadership skills. He promotes them around him, and works on building trust through his actions, communication with others. David has worked hard to develop and foster good relationships with various agencies. David makes sure that Umatilla is part of discussions, opportunities, and continues to make sure Umatilla is represented well. He has phenomenal staff at different areas. Dave does an amazing job!

Part 3: Leadership:
His dedication is deeply appreciated. He is a great leader. He appears to juggle so many tasks effortlessly. David has formed, fixed, and healed many relationships with other people and agencies. Which only makes our city stronger.

Part 4: Management, Planning, and Work Quality:
I feel the need to say that if something is brought up in discussion and doesn't seem to have a 5-1 or 6-0 vote, Dave won't move forward. I think it is better to get a final yes or no, than to prolong the discussion. David is a forward thinker. He looks to the future with an open mind on ways to build our community in a strategic manner. He is also a critical thinker and looks to identify possible obstacles as well as solutions. I appreciate how David works with everyone and ensures that everything is running smoothly.

Part 5: General Comments & Listed Accomplishments:
Great work with Landing Days, park updates, helping to improve more businesses, updates to the Marina and Golf Course, and income levels for new homes. I know it is a team effort, but without Dave's accountability and perseverance I don't think these outcomes would have gone as well. David has proven time and time again that he was the right person at the right time. We are fortunate to have him, right here, right now! David has built a circle of trust with out local partners, that was always lacking. He has taken our community to a level of partnership that Umatilla has never seen. Most times we are taking the lead on these projects to build our community and the region around us. This is a direct result of the work David has done for the citizens of Umatilla and Umatilla County. David has exhibited exceptional leadership for the city. He continues to work tirelessly. Project PATH, Amazon, Land Deals, and successful bargaining with a new union. Continued growth of the city, Umatilla Bridge! Would expect our community to continue to be a leader in our area. Not to be just a "bedroom community" for larger communities but, instead an example of growth and innovations. To be the magnet for entrepreneurial growth for all businesses in sizes.

Accomplishments provided by Dave Stockdale:

- Successfully lead talented staff leadership that allowed them to thrive within their own departments. It can be tempting to "jump in," but this team that we have developed at

Umatilla is remarkably talented and it can be equally or even more challenging to manage fully capable and talented people as it is to manage the antithesis of such.

- Successfully coordinated with staff the necessary and highly technical processes of our exorbitant amount of upcoming capital improvement projects, including site work, grant funding, land use applications, and much more. These include: Umatilla Business Center, Powerline to Pedestrian Bridge Trail, Nugent Park Playground Project, Pedestrian Bridge Replacement, Community Development Block Grants for water and sewer delivery, and the Umatilla Falls Project.
- Actively engaged the City into incorporating technology into our daily operations to increase our productivity and to make more information more readily available to the public.
- Worked with Council and staff to develop and create our new Parks & Recreation Department.
- Continued to coordinate with each department and with the Council and community to update various master planning documents, employee policies and procedures, Council rules, and others.
- Engaged more with other jurisdictions in the spirit of true partnership. I attended no less than four Hospital District board meetings, three School District board meetings (and seven subcommittee meetings), four Umatilla Library Special District meetings, five County Commissioner meetings, two Morrow County Commissioner meetings, one Port of Morrow meeting, six Port of Umatilla meetings, five Community Development Association meetings, more than 20 intra-governmental meetings with the cities of Hermiston/Stanfield/Echo, and meetings with Irrigon/Boardman/Pendleton/Athena/Helix/Milton-Freewater/Pilot Rock.
- Attended no less than twenty public speaking engagements (Kiwanis, schools, Boy Scouts, various clubs, ribbon cutting ceremonies, etc.)
- Established regular standing meetings with local media to ensure that we get to tell our story from our informed perspective. Built and created good standing relationships with media members.
- Engaged directly with the community on social media in an effort to ensure that accurate information was made available to the public and to be immediately responsive.
- Continued to work closely with the Finance Director (Melissa Ince) on ensuring that the City is in a healthy financial standing. Provided, to Council, a proposed (and ultimately adopted) budget that continues to build reserves while also investing strongly into the community.
- Advocated for, with the help of staff and the blessing of Council, the creation of the new Local Business Grant program to support our businesses and grow our community locally.
- Initial creation of Project PATH. No other community our size in the state of Oregon has ventured to take on such a task… let alone lead it with partners larger than we are! This is a testament to our commitment to partnership and our willingness to seek creative solutions to complex problems.