

MALHEUR COUNTY COURT MINUTES
October 1, 2025

The regularly scheduled meeting of the County Court was called to order by Judge Dan Joyce at 9:00 a.m. with Commissioner Ron Jacobs and Commissioner Jim Mendiola present. Members of the media, public and staff had the opportunity to join the meeting electronically or in-person. Present in the meeting room were Administrative Officer Lorinda DuBois and Economic and Community Development Coordinator Taylor Rembowski. Notice of the meeting was posted on the County website, Courthouse bulletin board and emailed to the Argus Observer and those persons who have requested notice. The agenda is recorded as instrument # 2025-3214

EXECUTIVE SESSION

Executive Session was called by Judge Joyce in accordance with ORS (Oregon Revised Statutes) 192.660(2)(e) to conduct deliberations with designee on real property transaction negotiations with Commissioner Jacobs and Commissioner Mendiola present. Also present were Economic and Community Development Coordinator Taylor Rembowski, County Counsel Stephanie Williams and Administrative Officer Lorinda DuBois. No decisions were made during or following the session.

DRAFT TRANSITION AGREEMENT - MCDC

Ms. Williams reviewed a draft transition agreement with Malheur County Development Corporation (MCDC) with the Court. MCDC will need to exist for another ten years and will continue to be a party to the Connect Oregon grant agreement with ODOT (Oregon Department of Transportation). ODOT is working on amendment number nine to the Connect Oregon grant agreement with provisions concerning the sale of the reload center property and MCDC's obligations. It is anticipated that ODOT will agree to the sale of the MCDC property and County property to JTH (Jaguar Transport Holdings) for ten million dollars; Jaguar will construct the improvements and operate a shipping facility for ten years, through at least 2036; MCDC will make biannual reports to ODOT; sale proceeds will be placed in a segregated account and drawn down by a percentage every year and a certain portion of the sale proceeds will be retained in a segregated account at a financial institute in MCDC's name and will only be released in full after ten years. MCDC will transfer the retainage held by ODOT to the County once released by ODOT. The draft transition agreement includes termination of the County funding agreement with MCDC in February 2026; transfer of the records to the County economic development department and the County economic development director acting as the MCDC executive director; amendment of the MCDC bylaws; and changing the board to a three-member board. How the County will allocate the sale proceeds is subject to internal discussions, discussions of future County Courts and through the public budget process. Commissioner Mendiola moved to authorize County staff to proceed with the purchase and sale agreement to sell the County's industrial park property to Wyoming Colorado Railroad (Jaguar Transport Holdings) for \$750,000, subject to MCDC selling the reload facility to Jaguar, and subject to working out a transition agreement with MCDC in which all sale proceeds are disbursed to the County. Commissioner Jacobs seconded and the motion passed unanimously.

CROSSING PERMITS

Commissioner Jacobs moved to approve the following Crossing Permits to Rally Networks for burying of fiber optic communications cable: Permit #202-25 on Whitney Road #3569; Permit #203-25 on W Elm Road #1004; Permit #204-25 on Vogue Road #1124; Permit #206-25 on Sunburst Lane #669; Permit #207-25 on Sand Hollow Road #660; Permit #208-25 on S Road D #1089; Permit #209-25 on Russell Road #675; Permit #210-25 on Reed Road #547; Permit #211-25 on Recla Drive #1113; Permit #212-25 on Old Oregon Trail Road #751; Permit #213-25 on N Road C #631; Permit #214-25 on Mecham Road #1006; Permit #215-25 on Mclay Road #667; Permit #216-25 on Loop Road #647; Permit #217-25 on Loop Lane II #1099; Permit #218-25 on Loop Lane #548; Permit #219-25 on Hope Road #569; Permit #220-25 on Grove School Lane #652; Permit #221-25 on Fulleton Road #773; Permit #222-25 on Country Lane #713; Permit #223-25 on Bully Creek Road #612; Permit #224-25 on Bishop Road #657; Permit #225-25 on Bench Road #1010; Permit #226-25 on Airport Road #1100; Permit #227-25 on 6th Avenue East #1088; Permit #228-25 on 5th Avenue West #1088; Permit #229-25 on 5th Avenue East #579; Permit #230-25 on 4th Avenue West #1087; Permit #231-25 on 4th Avenue East #826; and Permit #232-25 on 3rd Avenue East #1076. Commissioner Mendiola seconded and the motion passed unanimously. Original permits will be kept on file at the Road Department.

COURT MINUTES

Commissioner Mendiola moved to approve Court Minutes of September 24, 2025 as written. Commissioner Jacobs seconded and the motion passed. Judge Joyce abstained as he was not present on September 24, 2025.

AMENDMENT - DUBOIS

Commissioner Jacobs moved to approve First Amendment to Agreement between Malheur County Court and Lorinda DuBois - Pay Differential for Reporting and Accounting Duties Associated with LATCF (Local Assistance and Tribal Consistency Fund) and ARPA (American Rescue Plan Act) Funds recorded with the Malheur County Clerk as instrument number 2023-2873. Commissioner Mendiola seconded and the motion passed unanimously. Compensation is \$12,000 a year for duties specific to the LATCF and ARPA funds; the agreement expires June 30, 2026. See instrument # 2025-3215

EXECUTIVE SESSION

Executive Session was called by Judge Joyce in accordance with ORS 192.660(2)(a) to consider employment of public officer, employee, staff member, or individual agent with Commissioner Jacobs and Commissioner Mendiola present. Also present were Tim Rines, Administrative Officer Lorinda DuBois and Kelsi Wilson. No decisions were made during the session.

Executive Session was continued in accordance with ORS 192.660(2)(a) to consider employment of public officer, employee, staff member, or individual agent with Judge Joyce presiding and Commissioner Jacobs and Commissioner Mendiola present. Also present were Tim Rines, Administrative Officer Lorinda DuBois and Cynthia Neil. No decisions were made during the session.

Executive Session was continued in accordance with ORS 192.660(2)(a) to consider employment of public officer, employee, staff member, or individual agent with Judge Joyce presiding and Commissioner Jacobs and Commissioner Mendiola present. Also present were Tim Rines, Administrative Officer Lorinda DuBois and Keith Ishida. No decisions were made during the session.

ASD COORDINATOR

Commissioner Jacobs moved to authorize Ms. DuBois to make a conditional offer of employment for the Ambulance Service District (ASD) Coordinator position to the interview committee's number one candidate. Commissioner Mendiola seconded and the motion passed unanimously.

COURT ADJOURNMENT

Judge Joyce adjourned the meeting.