

BOARD MEETING MINUTES

May 11, 2026
64697 Cook Avenue
Bend, Oregon 97703

BOARD: Jack Billings, Martin Warbington, Yves Teirlynck, David Hampton, Jeff Stuermer
STAFF: Chris Schull
ATTORNEY: Garrett Chrostek
GUESTS: Susie Hart, Greg Mohnen, Sam Davis, Carolyn Airriess, Baron Braatz, David Arnold, Becky Arnold, Mary Wallis, Mikey Wilkie, Hana Cooper, Gail Burton, Jeff Urbach, Frank Siemsen, Conrad Christianson, Bob Varco, Seth Flanders, Ed Galazzo, Gregory Osborne, Kathy Powell, Doug Stout, Marianne Walker. Zoom Attendees: Laurie Grenya, Rich Winkel

Chairman Billings called the regular board meeting to order at 10:00 a.m. and appointed Chris Schull scribe.

OATHS OF OFFICE

David Hampton read and signed his oath of office in front of a notary for Director of Tumalo Irrigation District, representing Division 2. Jeff Stuermer read and signed his oath of office in front of a notary for Director of Tumalo Irrigation District, representing Division 4.

EXECUTIVE SESSION ANNOUNCEMENT

At 10:05 a.m. the Board recessed the regular session and entered executive session per:

- ORS 192.660(2)(e): To conduct deliberations with persons you have designated to negotiate real property transactions.
- ORS 192.660(2)(f): To consider information or records that are exempt from disclosure by law, including written advice from your attorney.

RECONVENE

Following the executive session, Chairman Billings reconvened the regular session at 10:30 a.m. and announced that patron Susie Hart was recording the meeting.

PROPOSED CHANGES TO AGENDA

None.

APPROVE MINUTES OF APRIL 2026 BOARD MEETINGS

Vice Chair Warbington made a motion to approve all regular and special board meeting minutes for the month of April 2026, with the revisions made to the April 14th regular minutes that the Board reviewed. Director Hampton seconded the motion. Chairman Billings and Director Teirlynck voted in favor. Director Stuermer abstained, and the motion passed with a 4-1 vote.

2025 FINANCIAL AUDIT

The Board had been provided with copies of the 2025 financial audit to review, which included the Independent Auditor's Report. Richard Winkel of Dougall Conrادية LLC was introduced, and he provided an overview of the audit. Director Teirlynck pointed out that the financial audits are of limited scope and that as such the level of assurance provided by the audit should be interpreted accordingly. Teirlynck also pointed out that TID's balance sheet, while presented in full compliance with prevailing accounting

standards, is understated (land and buildings reflected at historical values, 540 not included). As such, the district was in a stronger financial position than the balance sheet reflected. Chairman Billings made a motion to accept the 2025 financial audit as presented, and Vice Chair Warbington seconded the motion. Director Teirlynck, Director Hampton, and Director Stuermer all voted in favor, and it passed with a 5-0 vote.

WATER SUPPLY REPORT

The current water supply report and graph indicated that Crescent Lake was 32% full at ~27,700 AF. Manager Schull explained that it was going to be a bad water year, and that he would make his best effort to not rotate until mid-June so patrons can get to a first cutting and then continue a rotation as long as possible. Schull was still working on the numbers to see when the shut-off date could be, and he answered patron questions about water flows and how they were managing the limited water availability.

FUNDING UPDATE

Manager Schull provided the Board with a summary of the meetings he attended in Washington D.C. Schull explained that Group 6B would be going out to bid soon and would be piped this winter. He also informed the Board that the \$8.4 million grant for the Couch lateral was currently with the Department of Justice and the Bureau of Reclamation (BOR) for grant writing and then it would be given to TID and our attorney for review. He expects that to be completed before September of this year. Which means we would be piping the Couch laterals in the winter of 2027/2028. EPA funding for Group 6C was moved down from headquarters to the region. They are working on the environmental crosscutters and that process takes between 12 to 18 months to complete. This means Group 6C lines up for piping in the winter of 2028/2029.

WATER TRANSFER

The Board reviewed one proposed water transfer, N26.008, a self-to-self transfer of 1.0 acre for Mark and Shelly Callaghan. Director Hampton made a motion approving the water transfer, and Vice Chair Warbington seconded the motion. Chairman Billings, Director Teirlynck, and Director Stuermer voted in favor, and the motion passed with a 5-0 vote.

OWRC WORKSHOP

The Board reviewed the cost for Office Manager Spath to attend the ORWC workshop that will take place in Salem, June 4th-5th. There were no objections to approving her attendance or travel expenses.

OTHER

The Board discussed the training that was scheduled for June 3rd at 10:30 a.m. Director Teirlynck suggested they make this Board Responsibilities training part of their upcoming endeavor of adopting and customizing the SDAO Board Handbook.

HR ANSWERS

Laurie Grenya, President of HR Answers, Inc., was introduced. Grenya explained that she had reviewed TID's existing Employee Personnel Manual and stated she had some areas of concern, as laws in the State of Oregon can change from year to year. Grenya stated she had five critical observations and 65 high observations. Those five critical areas included the following:

1. Complaint reporting/Retaliation.
2. Governance of the Board vs the District Manager.
3. Family leave laws: in some areas the manual was too generous/other leaves were missing.
4. Wage and pay practices/Comp Time/time keeping.
5. Employer records/ethics

Grenya also found that current job descriptions were not created in a consistent format and that they need to reflect the organization's goals. She recommended the district work on an updated handbook, and as that process progresses, update job descriptions. Grenya stated that until all the above is better understood, she cannot commence her work on Pay Equity and/or any form of benchmarking.

Grenya recommended that two board members work alongside the District Manager and Office Manager throughout the process. Director Teirlynck and Vice Chair Warbington both volunteered to be a part of the process, and Manager Schull stated he would be sure that Office Manager Spath and himself were available for those meetings.

Patron Susie Hart stated she believed that those meetings would need to be open to the public. Grenya explained that she has participated in over 1,000 of these types of consultations and there has never been a requirement for a public meeting. As discussed at the April 9, 2026 Board work session, only Advisory Committees are subject to Public Meetings Law. If the purpose of the committee is to bring a recommendation to the Board, then all committee meetings must be properly noticed, and open to the public. However, if the purpose of the committee is strictly for fact gathering and putting together alternatives for the Board to consider, a public meeting would not be required.

APPROVE VOUCHER LIST

Chairman Billings made a motion to approve the May 2026 voucher list, and Vice Chair Warbington seconded the motion. Director Teirlynck, Director Hampton, and Director Stuermer voted in favor, and the motion passed unanimously with a 5-0 vote.

NEXT MEETING DATE

The date of the next regular board meeting was set for Tuesday, June 9, 2026, at 10:00 a.m. (Executive session at 10:00 a.m. and returning to regular session at approximately 10:30 a.m.)

ADJOURN

Chairman Billings made a motion to adjourn the regular board meeting at 12:07 p.m., and Director Hampton seconded the motion. Vice Chair Warbington, Director Teirlynck, and Director Stuermer voted in favor, and the motion passed unanimously with a 5-0 vote.