

MINUTES PENDING

May 26, 2026

DATE OF MEETING

DOCUMENTS MISSING

1. **Meeting minutes**
2. **C11826** Amendment to Contract with WA Department of Corrections for use of Adult Probation office space at Pioneer Center.



**BOARD OF COUNTY
COMMISSIONERS
AGENDA
MAY 26, 2026**

Klickitat County Services Building
115 West Court, Room #201
Goldendale, Washington
509-773-4612
bocc@klickitatcounty.org

Commissioner Meetings are open to the public.			
To join the meeting using Zoom: type in https://us02web.zoom.us/j/586587651 in your browser or use one of the call-in numbers at right and Meeting ID: 586 587 651	669-900-6833 346-248-7799	929-205-6099 253-215-8782	301-715-8592 312-626-6799

9:00 AM

- 1. EAST DISTRICT COURT JUDGE HANSON**

9:30 AM

- 2. DEPARTMENT UPDATES - PUBLIC WORKS**

9:45 AM

- 3. DEPARTMENT UPDATE - COUNTY ADMINISTRATOR ROBB VAN CLEAVE**

LUNCH

1:00 PM

- 4. CALL TO ORDER, ROLL CALL AND PLEDGE OF ALLEGIANCE**
- 5. APPROVAL OF BUSINESS AGENDA**
- 6. APPROVAL OF COMMISSIONER MEETING MINUTES**
 - a. Commissioner Meeting Minutes for May 19, 2026, as presented.**
- 7. PUBLIC COMMENT** -To offer public comments, individuals attending in person are invited to step forward. For those participating via Zoom, please use the 'raise hand' function, or dial one of the numbers listed above and press *9. When recognized by the Chairman, please state your name and location for the official record. Kindly limit your comments to a maximum of three minutes.

1:30 PM

- 8. CONSENT AGENDA** - Items will be considered and approved on a single motion. Any Commissioner may, by request, remove an item from the consent agenda prior to approval.
 - 1. Execute the Contracts and Contract Bonds for the Klickitat County Courthouse Exterior Wall Painting project.**
 - 2. Execute the Contracts and Contract Bonds for the Klickitat County Courthouse**

Note: The times on the agenda are approximate. The Board reserves the opportunity to change the order and time of the items noting that the agenda may be subject to last-minute revisions which may include additions, deletions and/or changes. The public is welcome to submit written comment prior to all meetings. Board of Commissioner meetings are recorded, and are available on the website at www.Klickitatcounty.org.

Exterior Wall Repair & Stucco Replacement project.

- 3. Authorization to purchase one (1) John Deere 772P-Tier Motor Grader with 6WD as specified on the quote for \$436,054.25, plus tax. Includes delivery to the Goldendale Road Shop and warranty.**
- 4. Amendment to Contract with WA Department of Corrections for use of Adult Probation office space at Pioneer Center.**
- 5. Bond documents, Mid-Columbia Economic Development District (MCEDD) Loan Agreement, and First Amendment to the Joint Funding Agreement related to revised funding for the Columbia Gorge Regional Airport T-Hangar Project.**
- 6. Resolution in the Matter of Declaring Sheriff K9 "Profi" as retired and surplus authorizing the sale to Sergeant Dymment.**
- 7. Personnel Authorization to Advertise for a Summer Youth Intern in the Board of County Commissioners Office.**

8. PAYROLL WARRANTS/PAYROLL CERTIFICATION

9. NEW BUSINESS

10. UNFINISHED BUSINESS

11. MISCELLANEOUS REPORTS/COMMENTS

12. COMMISSIONERS MISCELLANEOUS REPORTS/COMMENTS

13. EXECUTIVE SESSION/CLOSED SESSION

14. MOTION TO ADJOURN

Note: The times on the agenda are approximate. The Board reserves the opportunity to change the order and time of the items noting that the agenda may be subject to last-minute revisions which may include additions, deletions and/or changes. The public is welcome to submit written comment prior to all meetings. Board of Commissioner meetings are recorded, and are available on the website at www.Klickitatcounty.org.

Public Works Priorities
May 26, 2026

9:30 AM Department Update/Report: Public Works

1:30 PM Consent Agenda:

- **Item 1** – Execute Contracts and Contract Bonds the Klickitat County Courthouse Exterior Wall Painting project.
- **Item 2** – Execute the Contracts and Contract Bonds for the Klickitat County Courthouse Exterior Wall Repair & Stucco Replacement project.
- **Item 3** – Authorization to purchase one (1) John Deere 772P-Tier Motor Grader with 6WD as specified on the quote for \$436,054.25 plus tax. Includes delivery to the Goldendale Road Shop and Warranty.

Payment Approvals/Progress Payments/Change Orders:

- None

2025 Construction Program

- Snowden Road Overlay – All paving and pavement markings have been completed. Shoulder rock and mailbox supports are being installed.
- Bridge Repair Bundles (Deck and Joint Repairs) – The Contractor is working on submittals, waiting for a start date. Next week we should have a schedule and a notice for bridge closure dates.
- Bridge Repair Bundles (Bearing Repairs)– The Contractor is working on submittals, waiting for a start date.
- 2026 Annual Striping – Work begins today.
- 2026 Guardrail Repairs – Awaiting contractor to set a preconstruction conference date and determine a project start date.

2025 Road Design

- Design of the Fairgrounds Road Sidewalks project is underway.
- Other design work is continuing (Bickleton Hwy Overlays, Sleepy Hollow Phase I, Various Safety Projects, Adams Loop Road Drainage and Long Road Re-establishment).

Maintenance Projects

(East End)

Goldendale & Bickleton Shops

- Goldendale crack seal, grade.

(West End)

White Salmon & Glenwood shops

- Hot Mix Patching.

Upcoming Facilities Work/Events:

- Events: Junior Rodeo is this Saturday and Sunday at the fairgrounds. A birthday party is scheduled for this Saturday at the Dallesport Community Center.
- Fuel Island: Redesign
- Courthouse Stucco Repair and Painting: Contract and Bonds are on the Consent Agenda and work is planned to start next Monday.
- Jail 2026 Upgrades: Remaining work will be completed in October with Hold 4.
- Beef Barn Roof: Putting on metal, Announcer Booth is 95% completed, Contestant gate parts on order and should be completed before the 4th of July events.
- Airport Facility: Hopefully this afternoon the contractor will have a delivery date set and we will have a firm project start date decided.

Emergency Management

- Reminder that the Zone 3 burn ban will start next Monday, June 1st.

Solid Waste:

- Klickitat Cleanup was last Saturday.

Other Issues & Follow up:

- None



BOARD OF COUNTY COMMISSIONERS

MAY 19, 2026

MEETING MINUTES

The Board of County Commissioners met in regular session on Tuesday, May 19, 2026 beginning at 9:30 AM in the Board of County Commissioners Chambers at the Klickitat County Services Building, 115 W Court St. Goldendale, Washington 98620. Commissioner Ron Ihrig, Commissioner Todd Andrews and Commissioner Lori Zoller were present.

9:30 AM PUBLIC WORKS DEPARTMENT UPDATE

Public Works Director Jeff Hunter and County Engineer Seth Scarola provided an update on Consent Agenda items, construction and road design, maintenance projects on the west and east ends, upcoming facilities work, events, Solid Waste, and other follow-ups.

9:57 AM COUNTY ADMINISTRATOR ROBB VAN CLEAVE DEPARTMENT UPDATE

Administrator Robb Van Cleave updated the Board on collective bargaining, the recommendation for restructuring and the resolution to formalize the Community Development Department.

10:00 AM HR Director KC Sheridan and Treasurer Greg Gallagher updated the Board on an employee transfer to another department and requested and received verbal approval to advertise for a Senior Accountant/Accountant I in the Treasurer's office.

10:06 AM COMMUNITY DEVELOPMENT DEPARTMENT UPDATE

Director Scott Edelman updated the Board on Building, Code Enforcement, Planning, Economic Development and Natural Resources Departments.

10:31 AM Chairman Ihrig updated the Board on the WSAC Conference he attended and the accepted submittal regarding the proposed sales tax on green energy.

10:54 AM LUNCH

- **Approved (M/Andrews, S/Zoller. Passed unanimously):** To recess until 1:00 PM.

1:00 PM CALL TO ORDER, ROLL CALL AND PLEDGE OF ALLEGIANCE

All three Commissioners were present.

BUSINESS AGENDA

- **Approved (M/Zoller, S/Andrews. Passed unanimously):** Approval of the Business Agenda as presented.

COMMISSIONER MEETING MINUTES

- **Approved (M/Zoller, S/Andrews. Passed unanimously):** Approval of the Commissioner Meeting Minutes for May 12, 2026, as presented.

PUBLIC COMMENT

John Bruce
Roger Nichols

May 19, 2026

CONSENT AGENDA

- **Approved (M/Zoller, S/Andrews. Passed unanimously):** Approval of the Consent Agenda with 11 items.
 1. Personnel Authorization to advertise for a Flagger/Laborer in Public Works.
 2. One-Time Credit Card Limit increase for the Elections Department.
 3. Execute the Contracts (C10626) and Contract Bonds – CRP 390 Guardrail Upgrades.
 4. **Resolution No. 04226** Appointing a new Representative for the Klickitat County Health Department on the Solid Waste Advisory Committee.
 5. **Resolution No. 04326** to establish the County ban on open outdoor burning within the unincorporated areas of Klickitat County Burn Ban Zone Three.
 6. Klickitat County Health Department WIC Contracts (C10726) (C10826) Addendum MAY-SEPT.
 7. Klickitat County Health Department 25-27 Consolidated Contract Amendment #13 (C10926)
 8. Behavioral Health Designated Crisis Responder Contracts JUL-DEC26. (C11026) (C11126) (C11226)
 9. Approval of the Local Agency Standard Supplemental Agreement No. 2 (C11326) to extend the maintenance agreement with Long Building Technologies to another five-year term.
 10. Agreement (C11426) between Klickitat County and Summit Law Group, PLLC, for retention of outside counsel to assist with defending alleged Public Records Act violations.
 11. Interlocal Agreement (C11526) between the City of White Salmon and Klickitat County for the provision of Probation Services within the Municipal Department of the District Court.

PAYROLL WARRANTS

- **Approved (M/Zoller, S/Andrews. Passed unanimously):** Approval of Accounts Payable Warrants in the amount of \$288576.44 for the date ending May 19, 2026.

1:44 PM Chairman Ihrig called a 10-minute recess, reconvening at 1:59 PM.

2:00 PM BOARD OF HEALTH

Chairman Ihrig called the Board of Health meeting to order.

3:01 PM NEW BUSINESS

The Board discussed public records administration and related staffing considerations.

3:07 PM ADJOURN

- **Approved (M/Zoller, S/Andrews. Passed unanimously)**

*Reference Document on File. The Board of Commissioners' minutes are action minutes. A digital recording is on file as part of the official record. Please Note: All Commissioner meetings and workshops are open to the public.



Approved: Ron Ihrig
Chairman of the Board





Date

CONTRACT

This **AGREEMENT**, made and entered into this 26th day of May, 2026, between the County of Klickitat, acting through the Klickitat County Public Works Department, and the Board of County Commissioners and by virtue to Title 36 RCW, as amended and Portland Coatings Inc., hereinafter called the Contractor.

WITNESSETH:

That in consideration of the terms and conditions contained herein and attached and made a part of this agreement, the parties hereto covenant and agree as follows:

The Contractor shall do all the work and furnish all the tools, materials, and supplies for the Klickitat County Courthouse Exterior Wall Painting project. The Contractor shall be responsible for the preparation, painting, and caulking of exterior walls, multi-colored panels, friezes, and other work, all in accordance with the Contract Plans, Contract Provisions, and the Standard Specifications

- I. The Contractor shall provide and bear the expense of all equipment, work, and labor, of any sort whatsoever that may be required for the transfer of materials, and for constructing and completing the work provided for in these contract documents except those items mentioned therein to be furnished by the County of Klickitat.
- II. The County of Klickitat hereby promises and agrees with the Contractor to employ, and does employ the Contractor to provide the materials and to do and cause to be done the above described work and to complete and finish the same in accord with the attached plans and specifications and the terms and conditions herein contained and hereby contracts to pay for the same according to the attached specifications and the schedule of unit or itemized prices at the time and in the manner and upon the conditions provided for in this contract.
- III. The Contractor for himself/herself and for his/her heirs, executors, administrators, successors, assigns, does hereby agree to the full performance of all the covenants herein contained upon the part of the Contractor.
- IV. It is further provided that no liability shall attach to Klickitat County by reason of entering into this contract, except as provided herein.
- V. The Contractor shall indemnify and hold harmless Klickitat County, its officers, employees, and/or agents from and against, and shall process and defend at its own expense, including all costs, attorney fees and expenses relating thereto, all claims, demands, or suits at law or equity, for personal or bodily injury to or death of any and all persons including employees, subcontractors, agents, licensees or representatives, and/or damage to or destruction of any property including, without limitation, owner's property, contractor's property, or any subcontractor's property, in any manner caused by, resulting from, incident to, connected with or arising in whole or in part, directly or indirectly,

from Contractor's negligence and/or breach of any of contractor's obligations under this contract; provided that nothing herein shall require Contractor to indemnify the County against and hold harmless the County from claims, demands or suits based solely upon the conduct of the County, its officers, employees and/or agents; and provided further that if the claims or suits are caused or result from the concurrent negligence of (a) the Contractor's employees and/or agents and (b) the County, its officers, employees, and/or agents, this indemnity provision with respect to claims or suits based upon such negligence and/or the costs to the County of defending such claims and/or suits, shall be valid and enforceable only to the extent of the Contractor's negligence, or the negligence of the Contractor's employees and/or agents.

- VI. The Contractor specifically assumes potential liability for actions brought against the County by Contractor's employees, including all other persons engaged in the performance of any work or service required of the Contractor under this contract and, solely for the purpose of this indemnification and defense, the Contractor specifically waives any immunity under Title 51 RCW (industrial insurance statute). The Contractor recognizes that this waiver was specifically entered into pursuant to provisions of RCW 4.24.115 and was subject of mutual negotiation.
- VII. The Contractor shall comply with all Federal, State, and local laws and ordinances applicable to the work to be done under this contract. This contract shall be interpreted and construed in accord with the laws of the State of Washington and venue shall be as established in RCW 36.01.050.
- VIII. The Contractor's relation to the County shall be at all times as an independent Contractor, and nothing herein contained shall be construed to create a relationship of employer-employee or master-servant, and any and all employees of the Contractor or other persons engaged in the performance of any work or service required of the Contractor under this contract shall be considered employees of the Contractor only and any claims that may arise on behalf of or against said employees shall be the sole obligation and responsibility of the Contractor.
- IX. The Contractor shall procure and maintain in force throughout the duration of the contract the forms, amounts of insurance, and additionally insured; each, where appropriate, in accordance to the Contract Provisions and the standard specifications of the Washington Department of Transportation in section 1-07.18.

IN WITNESS WHEREOF, the Contractor has executed this instrument, on the day and year first below written and the Board of County Commissioners has caused this instrument to be executed by and in the name of Klickitat County and the Klickitat County Public Works Department the day and year first above written.

Executed by the Contractor Portland Coatings Inc., 2026.

CONTRACTOR

Portland Coatings Inc.
11015 SW Capitol Hwy.
Portland, OR 97219

By: 
Principle

President
Title

IN WITNESS WHEREOF, the parties here to have signed this agreement this 26th day of May 2026.

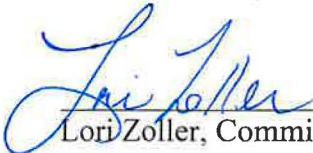
BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



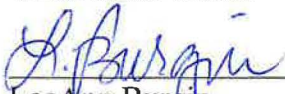
Todd Andrews, Commissioner



Lori Zoller, Commissioner

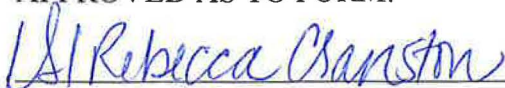
ATTEST:

Clerk of the Board



LeeAnn Burgin
In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

CONTRACT BOND

KNOWN ALL MEN BY THESE PRESENTS, that Portland Coatings Inc., as Principal, and Markel Insurance Company, as Surety, are jointly and severally held and bound unto the County of Klickitat, in the penal sub total of ONE HUNDRED SIXTY THREE THOUSAND FOUR HUNDRED SEVENTY TWO DOLLARS and ZERO CENTS (\$163,472.00) plus tax of TWELVE THOUSAND FOUR HUNDRED TWENTY THREE DOLLARS and EIGHTY SEVEN CENTS (\$12,423.87) for an aggregate total of ONE HUNDRED SEVENTY FIVE THOUSAND EIGHT HUNDRED NINETY FIVE DOLLARS and EIGHTY SEVEN CENTS (\$175,895.87), for the payment of which we jointly and severally bind ourselves, our heirs, executors, administrators, and assigns, and successors and assigns, firmly by these presents.

THE CONDITION of this bond is such that **WHEREAS**, on the 28th day of April, A.D., 2026, the said Portland Coatings Inc., Principal, herein, executed a certain contract for, with the County of Klickitat, State of Washington, by the items, conditions and provisions of which contract the said Portland Coatings Inc., Principal, herein, agree to furnish all material and do certain work, to wit; That Portland Coatings Inc., will undertake and complete according to the plans and specifications made a part of said contract, which contract as so executed, is hereunto attached, is now referred to and by reference is incorporated herein and made a part hereof as fully for all purposes as if here set forth at length. The bond shall cover all approved change orders as if they were in the original contract.

NOW, THEREFORE, if the Principal herein shall faithfully and truly observe and comply with the terms, conditions and provisions of said contract in all respects and shall well and truly and fully do and perform all matters and things by, undertaken to be performed under said contract, upon the terms proposed therein, and within the time prescribed therein, and until the same is accepted, and shall pay all laborers, mechanics, subcontractors and material men, and all persons who shall supply such contractor or subcontractor with provisions and supplies for the carrying on of such work, and shall in all respects faithfully perform said contract according to law, then this obligation to be void, otherwise to remain in full force and effect.

WITNESS our hands this 8th day of May, 202~~X~~6

SURETY:

Markel Insurance Company
4521 Highwoods Parkway
Glen Allen, VA 23060

Name & Address of Local Agent


Attorney-In-Fact Emily Preciado

CONTRACTOR:

Portland Coatings Inc.
11015 Capitol Hwy.
Portland, OR 97219

By: 

Principle


Title

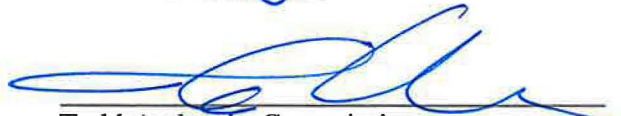
Executed by the Approving Authority _____, 2026.

IN WITNESS WHEREOF, the parties here to have signed this agreement this 20th day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



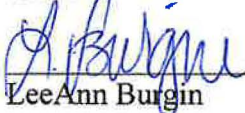
Todd Andrews, Commissioner



Lori Zoller, Commissioner

ATTEST:

Clerk of the Board



LeeAnn Burgin
In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

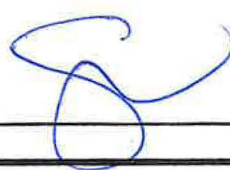
State of California
County of Orange

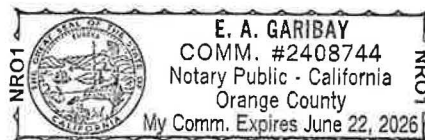
On 5/8/2026 before me, E.A. Garibay, Notary Public
(insert name and title of the officer)

personally appeared Emily Preciado-----
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are
subscribed to the within instrument and acknowledged to me that he/she/they executed the same in
his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the
person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)



JOINT LIMITED POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That SureTec Insurance Company, a Corporation duly organized and existing under the laws of the State of Texas and having its principal office in the County of Harris, Texas and Markel Insurance Company (the "Company"), a corporation duly organized and existing under the laws of the state of Illinois, and having its principal administrative office in Glen Allen, Virginia, does by these presents make, constitute and appoint:

Kassandra De Leon, Emily Preciado, Edith Garibay

Their true and lawful agent(s) and attorney(s)-in-fact, each in their separate capacity if more than one is named above, to make, execute, seal and deliver for and on their own behalf, individually as a surety or jointly, as co-sureties, and as their act and deed any and all bonds and other undertaking in suretyship provided, however, that the penal sum of any one such instrument executed hereunder shall not exceed the sum of:

Fifty Million and 00/100 Dollars (\$50,000,000.00)

This Power of Attorney is granted and is signed and sealed under and by the authority of the following Resolutions adopted by the Board of Directors of SureTec Insurance Company and Markel Insurance Company:

"RESOLVED, That the President, any Senior Vice President, Vice President, Assistant Vice President, Secretary, Assistant Secretary, Treasurer or Assistant Treasurer and each of them hereby is authorized to execute powers of attorney, and such authority can be executed by use of facsimile signature, which may be attested or acknowledged by any officer or attorney, of the company, qualifying the attorney or attorneys named in the given power of attorney, to execute in behalf of, and acknowledge as the act and deed of the SureTec Insurance Company and Markel Insurance Company, as the case may be, all bond undertakings and contracts of suretyship, and to affix the corporate seal thereto."

IN WITNESS WHEREOF, Markel Insurance Company and SureTec Insurance Company have caused their official seal to be hereunto affixed and these presents to be signed by their duly authorized officers on the 12th day of February, 2026.

SureTec Insurance Company

By:

Michael C. Keimig, President



Markel Insurance Company

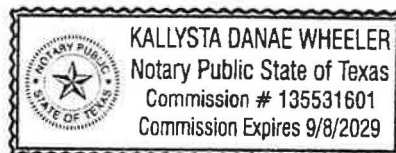
By:

Lindsey Jennings, Vice President

State of Texas
County of Harris:

On this 12th day of February, 2026 A. D., before me, a Notary Public of the State of Texas, in and for the County of Harris, duly commissioned and qualified, came THE ABOVE OFFICERS OF THE COMPANIES, to me personally known to be the individuals and officers described in, who executed the preceding instrument, and they acknowledged the execution of same, and being by me duly sworn, disposed and said that they are the officers of the said companies aforesaid, and that the seals affixed to the proceeding instrument are the Corporate Seals of said Companies, and the said Corporate Seals and their signatures as officers were duly affixed and subscribed to the said instrument by the authority and direction of the said companies, and that Resolutions adopted by the Board of Directors of said Companies referred to in the preceding instrument is now in force.

IN TESTIMONY WHEREOF, I have hereunto set my hand, and affixed my Official Seal at the County of Harris, the day and year first above written.



By:

Kallysta Danae Wheeler, Notary Public
My commission expires 9/8/2029

We, the undersigned Officers of SureTec Insurance Company and Markel Insurance Company do hereby certify that the original POWER OF ATTORNEY of which the foregoing is a full, true and correct copy is still in full force and effect and has not been revoked.

IN WITNESS WHEREOF, we have hereunto set our hands, and affixed the Seals of said Companies, on the 8th day of May, 2026.

SureTec Insurance Company

By:

M. Brent Beaty, Assistant Secretary

Markel Insurance Company

By:

Andrew Marquis, Assistant Secretary

CONTRACT

This **AGREEMENT**, made and entered into this 26th day of May, 2026, between the County of Klickitat, acting through the Klickitat County Public Works Department, and the Board of County Commissioners and by virtue to Title 36 RCW, as amended and Olympic Roofing LLC, hereinafter called the Contractor.

WITNESSETH:

That in consideration of the terms and conditions contained herein and attached and made a part of this agreement, the parties hereto covenant and agree as follows:

The Contractor shall do all the work and furnish all the tools, materials, and supplies for the Klickitat County Courthouse Exterior Wall Repair and Stucco Replacement project. The Contractor shall be responsible for the demolition, preparation, repair, and installation of exterior cement-based stucco including wainscot panels, structural walls, frieze panels, landing walls, detailed reveals and other work, all in accordance with the Contract Plans, Contract Provisions, and the Standard Specifications.

- I. The Contractor shall provide and bear the expense of all equipment, work, and labor, of any sort whatsoever that may be required for the transfer of materials, and for constructing and completing the work provided for in these contract documents except those items mentioned therein to be furnished by the County of Klickitat.
- II. The County of Klickitat hereby promises and agrees with the Contractor to employ, and does employ the Contractor to provide the materials and to do and cause to be done the above described work and to complete and finish the same in accord with the attached plans and specifications and the terms and conditions herein contained and hereby contracts to pay for the same according to the attached specifications and the schedule of unit or itemized prices at the time and in the manner and upon the conditions provided for in this contract.
- III. The Contractor for himself/herself and for his/her heirs, executors, administrators, successors, assigns, does hereby agree to the full performance of all the covenants herein contained upon the part of the Contractor.
- IV. It is further provided that no liability shall attach to Klickitat County by reason of entering into this contract, except as provided herein.
- V. The Contractor shall indemnify and hold harmless Klickitat County, its officers, employees, and/or agents from and against, and shall process and defend at its own expense, including all costs, attorney fees and expenses relating thereto, all claims, demands, or suits at law or equity, for personal or bodily injury to or death of any and all persons including employees, subcontractors, agents, licensees or representatives, and/or damage to or destruction of any property including, without limitation, owner's property, contractor's property, or any subcontractor's property, in any manner caused by, resulting

from, incident to, connected with or arising in whole or in part, directly or indirectly, from Contractor's negligence and/or breach of any of contractor's obligations under this contract; provided that nothing herein shall require Contractor to indemnify the County against and hold harmless the County from claims, demands or suits based solely upon the conduct of the County, its officers, employees and/or agents; and provided further that if the claims or suits are caused or result from the concurrent negligence of (a) the Contractor's employees and/or agents and (b) the County, its officers, employees, and/or agents, this indemnity provision with respect to claims or suits based upon such negligence and/or the costs to the County of defending such claims and/or suits, shall be valid and enforceable only to the extent of the Contractors negligence, or the negligence of the Contractor's employees and/or agents.

- VI. The Contractor specifically assumes potential liability for actions brought against the County by Contractor's employees, including all other persons engaged in the performance of any work or service required of the Contractor under this contract and, solely for the purpose of this indemnification and defense, the Contractor specifically waives any immunity under Title 51 RCW (industrial insurance statute). The Contractor recognizes that this waiver was specifically entered into pursuant to provisions of RCW 4.24.115 and was subject of mutual negotiation.
- VII. The Contractor shall comply with all Federal, State, and local laws and ordinances applicable to the work to be done under this contract. This contract shall be interpreted and construed in accord with the laws of the State of Washington and venue shall be as established in RCW 36.01.050.
- VIII. The Contractor's relation to the County shall be at all times as an independent Contractor, and nothing herein contained shall be construed to create a relationship of employer-employee or master-servant, and any and all employees of the Contractor or other persons engaged in the performance of any work or service required of the Contractor under this contract shall be considered employees of the Contractor only and any claims that may arise on behalf of or against said employees shall be the sole obligation and responsibility of the Contractor.
- IX. The Contractor shall procure and maintain in force throughout the duration of the contract the forms, amounts of insurance, and additionally insured; each, where appropriate, in accordance to the Contract Provisions and the standard specifications of the Washington Department of Transportation in section 1-07.18.

IN WITNESS WHEREOF, the Contractor has executed this instrument, on the day and year first below written and the Board of County Commissioners has caused this instrument to be executed by and in the name of Klickitat County and the Klickitat County Public Works Department the day and year first above written.

Executed by the Contractor _____, 2026.

CONTRACTOR

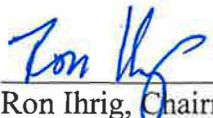
Olympic Roofing LLC
1505 S. 356th St.
Ste. 112
Federal Way, WA 98003

By:  _____
Principle 

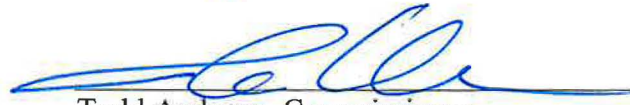
Title

IN WITNESS WHEREOF, the parties here to have signed this agreement this 16th day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



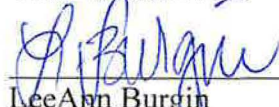
Todd Andrews, Commissioner



Lori Zoller, Commissioner

ATTEST:

Clerk of the Board



LeeAnn Burgin

In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

CONTRACT BOND

KNOWN ALL MEN BY THESE PRESENTS, that Olympic Roofing LLC, as Principal, and United Fire & Casualty Company, as Surety, are jointly and severally held and bound unto the County of Klickitat, in the penal sub total of SEVENTY THREE THOUSAND AND ONE DOLLARS and ZERO CENTS (\$73,001.00) plus tax of FIVE THOUSAND FIVE HUNDRED FORTY EIGHT DOLLARS and EIGHT CENTS (\$5,548.08) for an aggregate total of SEVENTY EIGHT THOUSAND FIVE HUNDRED FORTY NINE DOLLARS and EIGHT CENTS (\$78,549.08), for the payment of which we jointly and severally bind ourselves, our heirs, executors, administrators, and assigns, and successors and assigns, firmly by these presents.

THE CONDITION of this bond is such that **WHEREAS**, on the _____ day of _____, A.D., 2026, the said Olympic Roofing LLC, Principal, herein, executed a certain contract for, with the County of Klickitat, State of Washington, by the items, conditions and provisions of which contract the said Olympic Roofing LLC, Principal, herein, agree to furnish all material and do certain work, to wit; That Olympic Roofing LLC, will undertake and complete according to the plans and specifications made a part of said contract, which contract as so executed, is hereunto attached, is now referred to and by reference is incorporated herein and made a part hereof as fully for all purposes as if here set forth at length. The bond shall cover all approved change orders as if they were in the original contract.

NOW, THEREFORE, if the Principal herein shall faithfully and truly observe and comply with the terms, conditions and provisions of said contract in all respects and shall well and truly and fully do and perform all matters and things by, undertaken to be performed under said contract, upon the terms proposed therein, and within the time prescribed therein, and until the same is accepted, and shall pay all laborers, mechanics, subcontractors and material men, and all persons who shall supply such contractor or subcontractor with provisions and supplies for the carrying on of such work, and shall in all respects faithfully perform said contract according to law, then this obligation to be void, otherwise to remain in full force and effect.

Klickitat County Courthouse Exterior Wall Repair and Stucco Replacement

WITNESS our hands this ____ day of _____, 2026.
~~2023~~.

SURETY:

United Fire & Casualty Company
10400 NE 4th Street
Suite 900
Bellevue, WA 98004

CONTRACTOR:

Olympic Roofing LLC
1505 S. 356th St.
Ste. 112
Federal Way, WA 98003

Name & Address of Local Agent


Attorney-In-Fact, Nicholas Fredrickson

By: 
Principle

Title



Executed by the Approving Authority _____, 2026.

Klickitat County Courthouse Exterior Wall Repair and Stucco Replacement



UNITED FIRE & CASUALTY COMPANY, CEDAR RAPIDS, IA
UNITED FIRE & INDEMNITY COMPANY, WEBSTER, TX
FINANCIAL PACIFIC INSURANCE COMPANY, LOS ANGELES, CA
CERTIFIED COPY OF POWER OF ATTORNEY
(original on file at Home Office of Company - See Certification)

Inquiries: Surety Department
118 Second Ave SE
Cedar Rapids, IA 52401

KNOW ALL PERSONS BY THESE PRESENTS, That United Fire & Casualty Company, a corporation duly organized and existing under the laws of the State of Iowa; United Fire & Indemnity Company, a corporation duly organized and existing under the laws of the State of Texas; and Financial Pacific Insurance Company, a corporation duly organized and existing under the laws of the State of California (herein collectively called the Companies), and having their corporate headquarters in Cedar Rapids, State of Iowa, does make, constitute and appoint

NICHOLAS FREDRICKSON, ANDREW KERSLAKE, GUY P. ARMFIELD, ROGER KALTENBACH, ELIZABETH R. HAHN, SCOTT MCGILVRAY, ALEC GUMPFER, GREG LAGREID, DEANNA M. FRENCH, JANA M. ROY, KATELYN COOPER, RONALD J. LANGE, SCOTT FISHER, SCOTT GARCIA, SUSAN B. LARSON, MINDEE L. RANKIN, REBECCA SARMIENTO, CHRIS LARSON, KYLE DOZIER, ABBIE A. BONNEY, SANDY L. BOSWELL, JANIE MA, SHARON POPE, BRENDA S. NOLIN, JANTEANE BLYTON, ALEX GIANNINI, WILLIAM M. SMITH, GREGORY C. RYERSON, EACH INDIVIDUALLY

their true and lawful Attorney(s)-in-Fact with power and authority hereby conferred to sign, seal and execute in its behalf all lawful bonds, undertakings and other obligatory instruments of similar nature provided that no single obligation shall exceed \$50,000,000.00 and to bind the Companies thereby as fully and to the same extent as if such instruments were signed by the duly authorized officers of the Companies and all of the acts of said Attorney, pursuant to the authority hereby given and hereby ratified and confirmed.

The Authority hereby granted is continuous and shall remain in full force and effect until revoked by United Fire & Casualty Company, United Fire & Indemnity Company, and Financial Pacific Insurance Company.

This Power of Attorney is made and executed pursuant to and by authority of the following bylaw duly adopted by the Boards of Directors of United Fire & Casualty Company, United Fire & Indemnity Company, and Financial Pacific Insurance Company.

"Article VI - Surety Bonds and Undertakings"

Section 2, Appointment of Attorney-in-Fact. "The President or any Vice President, or any other officer of the Companies may, from time to time, appoint by written certificates attorneys-in-fact to act in behalf of the Companies in the execution of policies of insurance, bonds, undertakings and other obligatory instruments of like nature. The signature of any officer authorized hereby, and the Corporate seal, may be affixed by facsimile to any power of attorney or special power of attorney or certification of either authorized hereby; such signature and seal, when so used, being adopted by the Companies as the original signature of such officer and the original seal of the Companies, to be valid and binding upon the Companies with the same force and effect as though manually affixed. Such attorneys-in-fact, subject to the limitations set forth in their respective certificates of authority shall have full power to bind the Companies by their signature and execution of any such instruments and to attach the seal the Companies thereto. The President or any Vice President, the Board of Directors or any other officer of the Companies may at any time revoke all power and authority previously given to any attorney-in-fact.

IN WITNESS WHEREOF, the COMPANIES have each caused these presents to be signed by its vice president and its corporate seal to be hereto affixed this 1st day of April, 2024

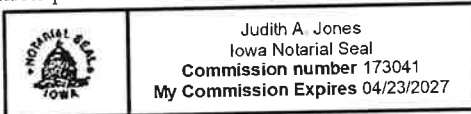


UNITED FIRE & CASUALTY COMPANY
UNITED FIRE & INDEMNITY COMPANY
FINANCIAL PACIFIC INSURANCE COMPANY

By: *Kyanna M. Saylor*
Vice President

State of Iowa, County of Linn, ss:

On 1st day of April, 2024, before me personally came Kyanna M. Saylor to me known, who being by me duly sworn, did depose and say; that she resides in Cedar Rapids, State of Iowa; that she is a Vice President of United Fire & Casualty Company, a Vice President of United Fire & Indemnity Company, and a Vice President of Financial Pacific Insurance Company the corporations described in and which executed the above instrument; that she knows the seal of said corporations; that the seal affixed to the said instrument is such corporate seal; that it was so affixed pursuant to authority given by the Board of Directors of said corporations and that she signed her name thereto pursuant to like authority, and acknowledges same to be the act and deed of said corporations.



Judith A. Jones
Notary Public
My commission expires: 04/23/2027

I, Mary A. Bertsch, Assistant Secretary of United Fire & Casualty Company and Assistant Secretary of United Fire & Indemnity Company, and Assistant Secretary of Financial Pacific Insurance Company, do hereby certify that I have compared the foregoing copy of the Power of Attorney and affidavit, and the copy of the Section of the bylaws and resolutions of said Corporations as set forth in said Power of Attorney, with the ORIGINALS ON FILE IN THE HOME OFFICE OF SAID CORPORATIONS, and that the same are correct transcripts thereof, and of the whole of the said originals, and that the said Power of Attorney has not been revoked and is now in full force and effect.

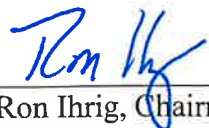
In testimony whereof I have hereunto subscribed my name and affixed the corporate seal of the said Corporations this _____ day of _____, 20 26.



By: *Mary A. Bertsch*
Assistant Secretary,
UF&C & UF&I & FPIC

IN WITNESS WHEREOF, the parties here to have signed this agreement this 26 day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



Todd Andrews, Commissioner



Lori Zoller, Commissioner

ATTEST:

Clerk of the Board



LeeAnn Burgin
In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

BEFORE THE BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington

IN THE MATTER OF)
AUTHORIZATION TO PURCHASE)
ONE (1) JOHN DEERE 772P AWD)
MOTOR GRADER)

04426
RESOLUTION # _____

WHEREAS, the Klickitat County Public Works Department, Equipment Rental and Revolving Fund No. 504 needs a AWD Motor Grader due to high road mileage and age; and

WHEREAS, The John Deere, (Sourcewell #011723-JDC) has awarded a contract for equipment that meet size and configuration needed for Klickitat County Public Works. Klickitat County is a member and the vendor has agreed to provide this equipment to Klickitat County; and

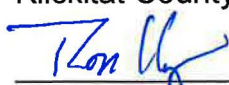
WHEREAS, PAPE' Machinery of Kelso, WA has provided a quote (#1979144) for the purchase of this equipment 772P-Tier Motor Grader with 6WD in the amount of \$469,820.28, including sales tax, delivery to the Goldendale Road Shop with Factory Warranty; and

NOW, THEREFORE, BE IT RESOLVED, that Klickitat County Public Works Department, Equipment Rental and Revolving Fund No. 504 is authorized to purchase a 772P-Tier Motor Grader with 6WD, in the amount of \$469,820.28 including sales tax, delivery to the Goldendale Road Shop with Factory Warranty; and

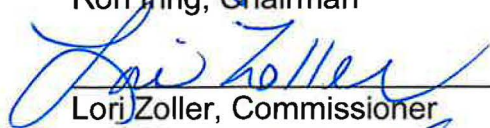
BE IT FURTHER RESOLVED, that the equipment will be issued equipment number 1509 with a rental rate consistent with the Equipment Rental and Revolving Fund list as adopted by the Board of County Commissioners. .

DATED this 26th day of May, 2026

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman

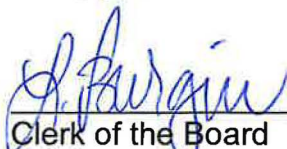


Lori Zoller, Commissioner



Todd Andrews, Commissioner

ATTEST:



Clerk of the Board
Klickitat County, Washington

Prepared For

KLICKITAT COUNTY ROAD DEPT
1181 W BROADWAY ST
GOLDENDALE, WA 986209415
(509) 773-5512

Prepared By

Augustus Gaviglio
Pape Machinery, Inc.
2504 Talley Way
Kelso, WA 98626
541-973-5136
ggaviglio@papemachinery.com

Quote Id 1979144

Creation Date 24-Apr-2026

Expiration Date 30-Jun-2026



Quote Id 1979144

20-May-2026

KLICKITAT COUNTY ROAD DEPT
1181 W BROADWAY ST
GOLDENDALE, WA 986209415
(509) 773-5512

Sourcewell Contract #011723-JDC.

List price for a new John Deere 772P AWD Motor Grader as specified on this quote is \$739,075.00. Sourcewell Contract #011723-JDC discount off of list price is 41% (\$303020.75). Sourcewell contract price for one new John Deere 772P as specified on this quote is \$436,054.25 plus applicable sales tax which includes: All Wheel Drive, Joystick Controls, Premium Circle, Dual Front Camera System, Heated Exterior Mirrors, Rear Fenders, Balderson Style Front Lift Group, etc.

Thanks,
Gus

Augustus Gaviglio
Pape Machinery, Inc.
2504 Talley Way
Kelso, WA 98626
541-973-5136
ggaviglio@papemachinery.com

Prepared For

KLICKITAT COUNTY ROAD DEPT
1181 W BROADWAY ST
GOLDENDALE, WA 986209415
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Pape Machinery, Inc.
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Kelso, WA 98626
541-973-5136
ggaviglio@papemachinery.com

Quote Id 1979144

Creation Date 24-Apr-2026

Expiration Date 30-Jun-2026

Customer Notes

This sale is subject to Papé's Terms and Conditions of Sale effective on the date hereof, which are incorporated in full by this reference. The Terms and Conditions of Sale are available at www.pape.com/terms, and will also be sent by mail or e-mail to the purchaser upon request.

Quote Summary

Equipment Summary	Suggested List	Selling Price	QTY In Group	Extended
772 P-Tier Motor Grader with 6WD	\$739,075.00	\$436,635.95	1	\$436,635.95
Equipment Total				\$436,635.95

Quote Summary

Total Selling Price	\$436,635.95
Total Taxable Equipment Fees	\$0.00
Sales - (7.6%)	\$33,184.33
Sub-total	\$469,820.28
*Total Non-Taxable Equipment Fees	\$0.00
Rental Applied	\$0.00
Total Amount Due	\$469,820.28
Down Payment	\$0.00
Balance Due	\$469,820.28

Salesperson : X _____

Accepted By : X _____

Selling Equipment

Quote # 1979144
Customer KLINKITAT COUNTY ROAD DEPT

772 P-Tier Motor Grader with 6WD

QTY In Group : 1

Equipment Notes Suggested List
Hours --- \$739,075.00
Serial Number --- Selling Price
Stock Number --- \$436,635.95
PUK Parent Serial #

Equipment Summary

Code	Description	Qty	List Price
8050DW	772 P-Tier Motor Grader with 6WD	1	\$652,500.00

Base / Options

Code	Description	Qty	List Price
0202	United States	1	\$0.00
0259	English	1	\$0.00
0351	Translated Text Labels	1	\$0.00
0402	Dual Joystick Electrohydraulic (EH) Controls	1	\$0.00
	Grade Pro Armrest Controls Include:		
	* Automated Cross Slope control with exclusive Auto-Gain		
	* Integrated grade control (Contact TOPCON, Trimble or Leica for full install requirements)		
	* Return-to-Straight		
	* Armrest steering control AND conventional steering wheel		
0603	Level 3 Trim	1	\$815.00
	Premium Seat - Leather/Cloth, 3 position Heat Ventilation System, air suspension, mechanical lumbar, cushion tilt and extend		
	Converter 24/12V 30AMP		
	Sun Shade		
	Lower Front Wipers		
	Lower Wiper Disable Switch		
	HVAC Inlet Duct, less Precleaner		
0675	Less Technology Package	1	\$0.00
	500 hour Automation Demo ONLY: Machine Damage Avoidance, Auto Pass		
	P-Tier in base automation includes: Blade Flip, Auto Articulation & Machine Presets		
	Will also automatically include future software releases.		
0967	Rear Camera Plus Dual Front Alley Cameras with Dedicated Displays	1	\$1,844.00

1014	Laminated Glass with Fixed Lower Front & Side Opening Windows	1	\$2,308.00
1152	Heated Exterior Mounted Rearview Mirrors	1	\$601.00
1210	Premium Radio	1	\$550.00
	Premium AM/FM Radio with Bluetooth, Aux and Weather Band (WB)		
1258	Warning Beacons (Quad) Only	1	\$0.00
1403	Three Front Auxiliary	1	\$3,650.00
1453	Three Rear Auxiliary	1	\$3,610.00
183N	JDLINK™	1	\$0.00
1880	Less Receiver	1	\$0.00
225A	Future Release	1	\$0.00
2300	Less Secondary Display	1	\$0.00
2940	Less Grade Control	1	\$0.00
	Universal Ready, no mast mounts		
3006	Autoshift Plus Transmission	1	\$0.00
	AutoShift Plus also provides Hill Hold and Adjustable RPM capabilities		
4067	John Deere 9.0L - FT4/Stage V	1	\$0.00
4255	Severe Duty Fuel & Water Filtration	1	\$490.00
	For use where fuel quality is questionable and/or additional water separation is required.		
4301	Quick Service Group	1	\$1,120.00
5317	Michelin XHA2 - 17.5R25 L3 Single Star Radial Tires 3 Pc Rim	1	\$32,934.00
5600	Less Spare Tire With Rim	1	\$0.00
5550	No Fenders	1	\$0.00
6052	18 LED Premium Light Package	1	\$0.00
7305	14 ft x 27 in x 1 in (4.27 m x 686 mm x 25 mm) with 8 in x 3/4 in (203 x 19 mm) Cutting Edge & 3/4 in (19 mm) hardware	1	\$0.00
7325	No Moldboards Additional Equipment	1	\$0.00
7566	Rear Mounted Ripper/Scarifier with 5 Ripper Shanks & 9 Scarifier Teeth & Rear Hitch and Pin	1	\$2,683.00
7601	Blade Impact System	1	\$3,970.00
	Protects Moldboard and draft frame from impacts with stationary objects		
7729	Premium Circle	1	\$19,800.00

Replaces the circle gearbox drive and circle with a fully sealed bearing. Customers will benefit from lower operating costs with no wear inserts to replace or maintain over the life of the machine.
Maintenance takes just minutes by greasing the bearing every 500 hours.
A 40% increase in circle torque and 15% increase in circle speed compared to the traditional gearbox will reduce cycle times and improve productivity.
Grade control customers will appreciate the smoothness and tightness of the circle increasing accuracy without having to shim inserts. Included with SmartGrade for the most innovative and effective Grade Control System in the industry.

7765	Balderson Style Front Lift Group	1	\$4,000.00
8065	Cold Weather Package - Starting	1	\$470.00
	Engine block heater and ether cold start aid		
8028	5.0 LBS Multi Purpose (ABC) Dry Chemical Fire Extinguisher	1	\$190.00
8074	Decelerator	1	\$380.00
8133	HVAC Powered Precleaner	1	\$1,030.00
	Powered Cab Precleaner pre-filters outside air to significantly extend cab filter life.		
8211	Secondary Steering FT4/S5	1	\$4,670.00
8213	Chrome Exhaust	1	\$780.00
	FT4 or Stage V only		
8220	Adjusting Rotary Ejector Precleaner	1	\$680.00
	Ability to raise engine pre-cleaner to improve air filter performance.		

Total Base / Options **\$739,075.00**

Dealer Attachments

Code	Description	Qty	List Price
	Freight From Factory- \$7,800		
	Serial Number: - - -	1	\$0.00
	Stock Number: - - -		
	PDI- \$1,900		
	Serial Number: - - -	1	\$0.00
	Stock Number: - - -		
	Delivery to Customer- \$1,800		
	Serial Number: - - -	1	\$0.00
	Stock Number: - - -		
	First 500 Hour Service On-Site- \$2,500		
	Serial Number: - - -	1	\$0.00
	Stock Number: - - -		
	5 Year or 5,000 Hour Full Machine		
	Warranty- \$14,595	1	\$0.00
	Serial Number: - - -		
	Stock Number: - - -		
	Two Repair Manuals-\$281.7		
	Serial Number: - - -	1	\$0.00
	Stock Number: - - -		

Total Dealer Attachments **\$0.00**

Selling Price Subtotal



Total Selling Price

\$739,075.00



Washington State
Department of Corrections

Contract No. K12916
Amendment No. 2

This Amendment is made between the Washington State Department of Corrections, hereinafter referred to as "Department," and Klickitat County, hereinafter referred to as "County," for the purpose of amending the above-referenced Agreement, heretofore entered into between Department and County.

WHEREAS the purpose of this Amendment is to extend the Term.

NOW THEREFORE, in consideration of the terms and conditions contained herein, or attached and incorporated and made a part hereof, Department and County agree as follows:

Section 5. Term is replaced in its entirety with the following:

Regardless of the date of execution, the Term shall commence and expire on the dates set forth below, unless earlier terminated as provided herein.

	<u>Commencement Date</u>	<u>Expiration Date</u>
<u>Term</u>	<u>July 1, 2022</u>	<u>June 30, 2028</u>

Either party may terminate this agreement by giving thirty (30) days' written notice to the other party.

Additions to this text are shown by underline and deletions by ~~((strikeout))~~. All other terms and conditions remain in full force and effect. The effective date of this Amendment is **July 01, 2026**.

THIS AMENDMENT, consisting of one (1) page, is executed by the persons signing below who warrant that they have the authority to execute this Amendment.

KLICKITAT COUNTY

WASHINGTON STATE
DEPARTMENT OF CORRECTIONS



(Signature)
Ron Ihrig

(Printed Name)
Chairman

(Title)

(Date)

(Signature)
Daryl Huntsinger

(Printed Name)
Contracts Administrator

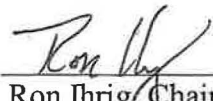
(Title)

(Date)

Approved as to Form: This Amendment format was approved by the office of the Attorney General.
Approval on file.

IN WITNESS WHEREOF, the parties here to have signed this agreement this 26 day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



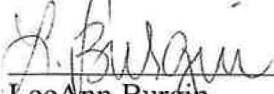
Todd Andrews, Commissioner



Lori Zoller, Commissioner

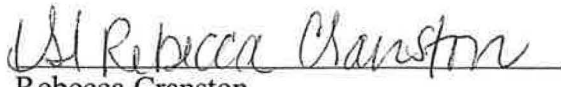
ATTEST:

Clerk of the Board



LeeAnn Burgin
In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

INTERGOVERNMENTAL FINANCE AGREEMENT
(Columbia Gorge Regional Airport T-Hangar Project)

DATED **May 26, 2026**

PARTIES: MID-COLUMBIA ECONOMIC DEVELOPMENT DISTRICT ("District")
802 Chenoweth Loop Rd
The Dalles, OR 97058

KLICKITAT COUNTY ("County")
205 S Columbus Ave
Goldendale, WA 98620

RECITALS

Whereas Mid-Columbia Economic Development District (MCEDD) received \$1,901,000 from USDA Rural Development through a Rural Business Development Grant in 2021 to establish a new revolving loan fund to support economic development in the Oregon and Washington communities that fall within the Columbia River Gorge National Scenic Area along the Columbia River. The Scenic Area was established by federal law in 1986 and;

Whereas the Scenic Area was established to support and protect the economy of the area, and Congress committed funding to the states for economic development purposes intended to generate new economic activity for Columbia River Gorge residents and;

Whereas the Oregon and Washington Investment Boards (OIB, WIB) were created for the purpose of making loans and grants in the Scenic Area to support economic development and job creation and;

Whereas the Mid-Columbia Economic Development District ("District") provides administrative support and manages this new fund as the recipient of the USDA RBDG and is responsible for staffing the OIB and administering the OIB Revolving Loan Fund, and;

Whereas the District subcontracts with Skamania County Economic Development Council (EDC) for staffing the WIB and administering the WIB Revolving Loan Fund, and;

Whereas the Columbia River Gorge National Scenic Area Act has two primary focuses, "(1) to protect and provide for the enhancement of the scenic, cultural, recreational, and natural resources of the Columbia River Gorge, and (2) to protect and support the economy of the area by encouraging growth to occur in existing urban areas and by allowing future economic development in a manner that is consistent with purpose one", and;

Whereas the WIB received a financing request from the Klickitat County ("County") for its Columbia River Gorge Regional Airport T-Hangar project in October of 2025, and;

Whereas the WIB approved lending the County \$360,000 for its Columbia River Gorge Regional T-Hangar project subject to certain conditions, including that “revenue pledge from all airport lease revenues from the 20 hangars built with these funds and fuel flowage fees for the length of this term will be pledged as collateral”, and “the applicant will provide MCEDD with a resolution that the agency has agreed to take on the debt”, and;

Whereas the County has met these conditions through Resolution XXX-YY, accepting the District’s loan, attached hereto in Exhibit A and incorporated herein by reference,

Now, therefore, based on the mutual benefits to be realized by the parties pursuant to this Agreement the parties agree as follows

TERMS AND CONDITIONS

1. Maximum Loan Principal. \$360,000, lent from the USDA Rural Development- Rural Business Development Grant received by MCEDD for the National Scenic Area, and as approved by the Washington Investment Board, to Klickitat County, Washington.
2. Interest Rate. 4% daily simple interest.
3. Effective Date and Term. This Agreement is effective upon authorized signature of both the District and County and will terminate on April 15, 2032 or when the County has fully repaid its obligations under this Agreement.
4. Repayment. Loan payments will be amortized over a 72-month period. Payments will be made annually on or before April 15th of each year as follows: interest-only payment on April 15, 2027 and principal and interest payments in the amount of \$79,599.40 beginning on April 15, 2028 and ending April 15, 2032.
5. Loan Fee. A loan fee of \$1,000 is due and payable to the District upon execution of this Agreement.
6. Collateral. Revenue pledge from all airport lease revenues from the 20 hangars built with these funds and fuel flowage fees for the length of the term.
7. Default. Time is of the essence hereunder. The County will be in default if any payment is not within 30-days after the due date thereof.
8. Remedies. Upon default the District may exercise any remedy allowed by law. The District has the right to declare the entire unpaid balance of the loan immediately due and payable in the event of default. Also, in the event of a suit or action for collection of the balance due, the prevailing party will be entitled to its reasonable attorney fees incurred as fixed by the court, including those on appeal.
9. Binding Effect. This agreement will be binding on and inure to the benefit of the parties and their respective successors and assigns.

10. Assignment. None of the rights, interests, or obligations under this agreement will be assigned by any party without the prior written consent of the other parties.
11. Amendment. This Agreement may be amended only by an instrument in writing executed by both parties, which writing must refer to this Agreement.
12. Notice. Any notices under this Agreement will be in writing and effective upon personal delivery to the signatories below or two days after mailing, first class postage prepaid, to a party at the addresses given at the beginning of this agreement, unless changed by written notice to the other parties.
13. Severance. If any provision of this Agreement shall be invalid or unenforceable in any respect for any reason, the validity and enforceability of any such provision in any other respect and of the remaining provisions of this Agreement shall not be in any way impaired.
14. Fees Paid By County. The County will pay any third-party costs and fees associated with this Agreement. This may include, but is not limited to, Department of Motor Vehicle fees, trust-deed recording, title insurance costs, title company fees and credit reporting fees.
15. Reporting. County shall provide documentation of loan funds being used for approved purposes according to this loan proposal. County shall provide financial statements of the Columbia Gorge Regional Airport, number of hangars leased, employment estimates of those leasing the hangars. The District may request more frequent reporting at any time.

Dated on the year and day set forth above.

DISTRICT

AGENCY

By: Jessica Metta
Executive Director

By:

Approved as to form:

Victor VanKoten
District Attorney

[NAME]

County Attorney

EXHIBIT A

BEFORE THE BOARD OF COUNTY COMMISSIONERS

Klickitat County, Washington

IN THE MATTER OF AN AUTHORIZING
A LOAN TO MAKE CAPITAL EXPENDITURES
IN CONNECTION WITH THE COLUMBIA
RIVER GORGE REGIONAL T-HANGAR
PROJECT.

)
)
)
)
)

04526

Resolution No. _____

WHEREAS, Mid-Columbia Economic Development District (the "District") received \$1,901,000 from USDA Rural Development through a Rural Business Development Grant in 2021 to establish a new revolving loan fund to support economic development in the Oregon and Washington communities that fall within the Columbia River Gorge National Scenic Area along the Columbia River; and

WHEREAS, the Washington Investment Board (the "WIB") was created for the purpose of making loans and grants in the Scenic Area; and

WHEREAS, Klickitat County, Washington (the "County"), has requested that the WIB finance a portion of the cost of the County's Columbia River Gorge Regional Airport T-Hangar project (the "Project"); and

WHEREAS, the WIB approved lending the County \$360,000 for the Project subject to certain conditions, including that "revenue pledged from all airport lease revenues from the 20 hangars built with these funds and fuel flowage fees for the length of this term will be pledged as collateral" and that "the applicant will provide the District with a resolution that the agency has agreed to take on the debt"; and

WHEREAS, the Board of County Commissioners of the County finds that it is in the best interests of the County to approve the loan from the WIB to finance a portion of the cost of carrying out the Project;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Klickitat County, Washington, as follows:

Section 1. Authorization of Loan. In order to finance a portion of the cost of carrying out the Project, the County is authorized to execute and deliver an intergovernmental finance agreement between the District and the County in substantially the form attached to this resolution (the "Loan Agreement"), pursuant to which the District will lend the County \$360,000 for the Project (the "Loan"). Each of the Chairman of the Board of County Commissioners of the County and the County Treasurer is individually authorized to execute and deliver the Loan Agreement.

Section 2. Pledge of Pledged Revenues. The County irrevocably pledges to the payment of the Loan all airport lease revenues from the 20 hangars built with Loan proceeds and fuel flowage fees (collectively, the "Pledged Revenues") for the length of

the term of the Loan. The Loan shall not be a general obligation of the County. The Loan is payable exclusively from the Pledged Revenues, and the District shall not have any claim against the County for payment of the Loan except for payment from the Pledged Revenues. The Loan does not constitute an obligation of the State of Washington, either general or special, or a general obligation of the County, but is a special obligation of the County. The District shall not have any claim against the State of Washington arising from the Loan. Tax revenues may not be used directly or indirectly to secure or guarantee the payment of the principal of or interest on the Loan.

Section 3. Authorization and Ratification. The County Treasurer and all other appropriate officials of the County are authorized to take such action as may be necessary to carry out the provisions of this resolution and to perform the obligations of the County under the Loan Agreement. Any actions of the County or its officers taken prior to the date hereof and consistent with the terms of this resolution are hereby ratified and confirmed.

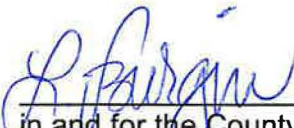
Section 4. Effective Date. This resolution shall be in full force and effect from and after its adoption and approval.

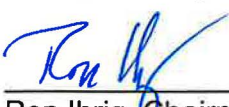
Dated this 20th day of May, 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington

ATTEST:

Clerk of the Board


in and for the County of Klickitat,
State of Washington


Ron Ihrig, Chairman


Lon Zoller, Commissioner


Todd Andrews, Commissioner

FORM OF LOAN AGREEMENT

(Attached)

FIRST AMENDMENT TO JOINT FUNDING AGREEMENT

This FIRST AMENDMENT TO JOINT FUNDING AGREEMENT (**First Amendment**) is entered into by the City of The Dalles, an Oregon municipal corporation (**City**), and Klickitat County, a Washington municipal corporation (**County**), to amend that certain October ~~22~~23, 2025, Joint Funding Agreement (**Agreement**) between them for joint funding of the *Aviation Hangar Expansion Project* (**Project**) at the Columbia Gorge Regional Airport (**Airport**).

WHEREAS, ORS Chapter 190 authorizes the City and Chapter 39.34 RCW authorizes the County to enter this First Amendment;

WHEREAS, Section D(6) of the Agreement authorizes the Parties to amend the Agreement at any time with a mutual written agreement;

WHEREAS, the City and County co-own and co-operate the Airport consistent with the provisions of that certain November 1, 2002, *Columbia Gorge Regional/The Dalles Airport Joint Operating Agreement*;

WHEREAS, **Section A** of the Agreement provides for one-time grants of \$180,000.00 each from the City and the County to the Airport Enterprise Fund in furtherance of the Project;

WHEREAS, **Section B** of the Agreement currently contemplates a City interfund loan in an amount not exceeding \$360,000.00 from the City's Special Enterprise Zone Fund to the Airport Enterprise Fund, to be repaid from Airport Enterprise Fund revenues;

WHEREAS, the Parties have now identified more favorable external financing for the Project through Mid-Columbia Economic Development District, using United States Department of Agriculture loan funds available through the Skamania County/Washington Investment Board, at a stated fixed rate of 4.0 percent, and the external financing must be disbursed by Mid-Columbia Economic Development District to the County as the Washington public-agency recipient; and

WHEREAS, the Parties desire to amend the Agreement so that the County may receive such external proceeds and the City, acting as the Airport's fiscal agent and administrative officer for this financing undertaking, may deposit the same into the Airport Enterprise Fund for eligible Project costs, with the Airport Enterprise Fund incurring a corresponding repayment obligation to the County and with the City obligated only to the County for 50% of any deficiency in that Airport repayment obligation as provided herein.

NOW, THEREFORE, in consideration of the terms and provisions set forth herein, the Parties agree:

Section 1 **Section B Replaced in Entirety**. The Parties agree Section B of the Agreement is deleted in its entirety and replaced with the following:

B. External Loan Structure for Airport Enterprise Fund.

1. **External Loan Recipient Structure**. The Parties acknowledge that external financing for the Project is available through Mid-Columbia Economic Development District (**MCEDD**), using United States Department of Agriculture loan funds available through the

Skamania County/Washington Investment Board, and that the external financing must be disbursed by MCEDD to the County as the Washington public-agency recipient. Accordingly, the Parties agree the County shall receive from MCEDD external loan proceeds in a principal amount not exceeding \$360,000.00 (**External Loan Proceeds**) and shall promptly transfer the net External Loan Proceeds to the City solely in the City's capacity as fiscal agent for the Airport for deposit into the Airport Enterprise Fund for eligible Project costs as provided herein.

2. Administrative Officer and Fiscal Agent. For purposes of this **Section B** and the joint or cooperative financing undertaking described herein, the Parties designate the City, acting through its City Manager and finance staff, as the administrative officer and fiscal agent for the Airport-side receipt, accounting, application, and repayment administration of the External Loan Proceeds.
3. Airport ~~Debt Service~~Repayment Obligation Authorized. The City and County, as co-owners and co-sponsors of the Airport, authorize the Airport Enterprise Fund, acting through the City as fiscal agent, to incur an obligation in favor of the County for repayment of the financing described in this **Section B (Airport Repayment Obligation)**. The Airport Repayment Obligation shall correspond to the principal, interest, and any customary and reasonable financing closing or administrative costs lawfully chargeable to the Project under the External Loan documents. Airport Enterprise Fund revenues and Project reimbursements lawfully available for that purpose are the primary source of repayment of the Airport Repayment Obligation.
4. External Loan Terms. The Airport Repayment Obligation described in **Section B(3)** is limited as follows:
 - a. **Principal**. The principal amount made available to the Airport Enterprise Fund shall not exceed \$360,000.00.
 - b. **Interest**. Outstanding principal of the Airport Repayment Obligation shall accrue interest at a rate of 4.0 percent per annum on a daily simple interest basis, computed in the manner required by the External Loan documents~~Principal shall bear a fixed stated interest rate of 4.0 percent per annum.~~
 - c. **Repayment Term**. The Airport Repayment Obligation shall mature on April 15, 2032. An interest-only payment of accrued interest shall be due on or before April 15, 2027. Thereafter, five annual amortizing payments of principal and accrued interest shall be due on or before April 15 of each year beginning April 15, 2028, and ending April 15, 2032, unless earlier prepaid in accordance with this Agreement~~The Airport Enterprise Fund shall repay principal and accrued interest over a five-year term measured from the date of the first disbursement of External Loan Proceeds to or for the benefit of the Airport Enterprise Fund. Any amendment to the repayment schedule shall not extend amortization beyond ten years from the date of the first such disbursement unless otherwise authorized by the governing bodies of both Parties and by any law then applicable.~~
 - d. **Draws**. External Loan Proceeds may be disbursed in one or more disbursements. Interest accrues only on principal amounts actually disbursed and outstanding from

~~the date of each disbursement until paid, and no interest accrues on any undisbursed portion. The first scheduled payment due on or before April 15, 2027, shall consist of accrued interest only. External Loan Proceeds may be disbursed in one or more disbursements. Interest accrues only on principal amounts actually disbursed and outstanding from the date of each disbursement until paid, and no interest accrues on any undisbursed portion.~~

- e. **No Prepayment Penalty.** The Airport Enterprise Fund may prepay principal, in whole or in part, at any time without premium or penalty.
- f. **Permitted Costs.** External Loan Proceeds shall be used solely for eligible Project costs and, if lawfully payable and consistent with applicable grant requirements, for customary and reasonable financing closing or administrative costs directly related to the External Loan.

g. **Conforming Amortization Schedule.** ~~The amortization schedule attached to this First Amendment as Exhibit 1 reflects the repayment structure described in this Section B. If the exact closing date or disbursement date is not known when this First Amendment is executed, Exhibit 1 may be attached in preliminary form. The City Manager or designee may administratively conform or update Exhibit 1 to match the actual closing date, disbursement timing, daily simple interest accrual, first-year interest-only payment, and payment dates reflected in the final External Loan documents, provided the principal amount, stated interest rate, and final maturity remain within the limits of this Section B. The City Manager or designee may administratively prepare, conform, or update an amortization schedule to match the actual closing date, disbursement timing, and payment dates reflected in the final External Loan documents, provided the principal amount, stated interest rate, and final maturity remain within the limits of this Section B.~~

g-h. **Loan Fee.** The \$1,000 loan fee payable to MCEDD upon execution of the External Loan documents shall be paid initially by the County. The County shall provide the City with written notice of such payment and supporting documentation. To the extent lawfully payable and available, the City, solely in its capacity as fiscal agent for the Airport, shall reimburse the County from the Airport Enterprise Fund within 30 days after receipt of such notice and documentation. Any portion not reimbursed from the Airport Enterprise Fund within that 30-day period shall be treated as part of the Airport Repayment Obligation, and any resulting deficiency shall be allocated between the Parties as provided in Section B(6).

5. Fund Flow and Payment Routing.

- a. **Process.** MCEDD shall disburse the External Loan Proceeds to the County, and the County shall promptly transfer the net External Loan Proceeds to the City solely in the City's capacity as fiscal agent for the Airport for deposit into the Airport Enterprise Fund. The City shall separately account for those proceeds and apply them only as authorized by this Agreement and applicable law.
- b. **Airport Repayment Remittance.** On or before March 31 of each year in which a payment is due under Section B(4)(c), the City, solely in its capacity as fiscal agent

~~for the Airport, shall remit to the County the amount then due from and available in the Airport Enterprise Fund on the Airport Repayment Obligation for the payment due on April 15 of that year. The County, in turn, shall remain solely responsible for remitting amounts due under the External Loan documents to MCEDD or the applicable servicer. Nothing in this Agreement makes the City a borrower, obligor, guarantor, surety, or direct payor to MCEDD or any other third-party lender. Debt service due on the Airport Repayment Obligation shall be remitted by the City, solely in its capacity as fiscal agent for the Airport, to the County. The County, in turn, shall remain solely responsible for remitting amounts due under the External Loan documents to MCEDD or the applicable servicer. Nothing in this Agreement makes the City a borrower, obligor, guarantor, surety, or direct payor to MCEDD or any other third-party lender.~~

6. ~~50/50 Sponsor Participation~~**Deficiency Responsibility.** As between the Parties, the benefits and burdens of the External Loan structure described in this **Section B** are intended to be shared on a 50/50 basis consistent with the Parties' co-sponsorship of the Airport. Airport Enterprise Fund revenues and Project reimbursements lawfully available for that purpose shall be applied first to each amount due on the Airport Repayment Obligation. If the Airport Enterprise Fund lacks sufficient money to pay in full any amount due on the Airport Repayment Obligation when due, the resulting deficiency shall be borne 50/50 by the Parties. The City shall pay to the County 50% of that deficiency from lawfully available revenues not otherwise legally restricted, and the County shall be responsible for the remaining 50% together with satisfaction of its separate obligations under the External Loan documents. The City's payment obligation under this **Section B(6)** runs solely to the County. The City, acting as fiscal agent, shall determine no later than March 15 of each year in which a payment is due under Section B(4)(c) the amount due on the Airport Repayment Obligation for the payment due on April 15 of that year and the amount then~~then~~ available in the Airport Enterprise Fund to make that payment. If a deficiency exists, the City~~and~~ shall ~~promptly provide written notify notice to~~ the County no later than March 20 of that year stating the amount due, the amount then available in the Airport Enterprise Fund, and the resulting deficiency.~~in writing of any anticipated deficiency reasonably in advance of the applicable payment date. Upon such notice~~On or before March 31 of that year, the City shall pay to the County its 50% share of the deficiency~~in time to allow the County to make timely remittance under the External Loan documents.~~ If the County advances any amount attributable to the City's 50% share to avoid default under the External Loan documents, the City shall reimburse the County for that amount within 30 days after written demand and supporting documentation.

7. Security.

- a. **Primary Revenue Source and Collateral Repayment Revenues.** Repayment of the Airport Repayment Obligation shall first be made from Airport Enterprise Fund revenues lawfully available for that purpose, including Project reimbursements when received and deposited into the Airport Enterprise Fund, all airport lease revenues from the 20 hangars built with the External Loan Proceeds, and fuel flowage fees, for the length of the term of the External Loan documents. The City, acting solely as fiscal agent for the Airport, shall separately account for such revenues and apply them to the Airport Repayment Obligation before any deficiency is determined under

Section B(6). Any deficiency shall be allocated and paid as provided in **Section B(6)Repayment of the Airport Repayment Obligation shall first be made from Airport Enterprise Fund revenues, including Project reimbursements when received and deposited into the Airport Enterprise Fund, lawfully available for that purpose. Any deficiency shall be allocated and paid as provided in Section B(6).**

- b. **No Liens and Permitted Revenue Pledge.** No lien, mortgage, deed of trust, or other encumbrance shall be granted on Airport real property or improvements to secure any such obligation. The Parties agree the County may, in connection with the External Loan documents, pledge or assign as collateral its right to receive payments on the Airport Repayment Obligation derived from the revenues described in Section B(7)(a), together with related accounts, payment rights, and UCC filings not encumbering Airport real property, to the extent authorized by applicable law. Nothing in this Section B(7)(b) makes the City a borrower, obligor, guarantor, surety, or direct payor to MCEDD or any other third-party lender. A pledge of Airport revenues, accounts, and related UCC filings that do not encumber Airport real property is permitted to the extent authorized by the final External Loan documents and applicable law.

8. Limited Municipal Obligations and County External Obligation.

- a. **No Full Faith and Credit Pledge.** Nothing in this Agreement pledges the full faith and credit or taxing power of either Party.
 - b. **County External Obligation.** The County may be the borrower or obligor of record under the External Loan documents (unless otherwise approved by both Parties in a further written agreement,) and nothing in this Agreement relieves the County of its separate obligations under those documents.
 - c. **City Obligation Runs Only to County.** The City is not a borrower, obligor, guarantor, surety, or direct payor to MCEDD or any other third-party lender by virtue of this Agreement alone. The City's obligations under this Section B run solely to the County as provided in Section B(6).
 - d. **Enforceable Contractual Obligations.** The City's 50% deficiency-share obligation under Section B(6) and the County's corresponding 50% deficiency responsibility under Section B(6) are enforceable contractual obligations of the respective Parties payable from lawfully available revenues not otherwise legally restricted.
 - e. **No Unauthorized City Third-Party Obligation.** Nothing in this Agreement authorizes the County to pledge the City's full faith and credit, the City's taxing power, or any non-Airport City fund to any third party, or to bind the City directly to the External Loan documents without further written approval by the City as required by law.
9. No Relief of Existing Legal Obligations. Nothing in this **Section B** relieves either Party of any obligation or responsibility otherwise imposed by law, by the *Joint Operating Agreement*, by the grant agreement attached as **Exhibit A** to the Agreement, or by

applicable federal grant assurances and revenue-use requirements. The City remains the fiscal agent and grant-administration party to the extent otherwise required by law or by the grant agreement, and the County remains obligated to perform such duties as are otherwise imposed on it by law or by contract.

10. Conditions Precedent to First Disbursement. The Parties agree no first disbursement of External Loan Proceeds shall occur under this **Section B** unless and until:

- a. this First Amendment is fully executed;
- b. the City Council and the Board of County Commissioners have each approved this First Amendment in the manner required by law;
- c. the County has complied with RCW 39.34.040 by filing or posting this First Amendment, as applicable;
- d. the County has delivered to the City the final material External Loan terms, or the executed External Loan documents, sufficient to confirm consistency with this Agreement;
- e. there is confirmation that all External Loan Proceeds will be used for eligible Project costs consistent with **Exhibit A** to the Agreement and applicable Federal Aviation Administration rules, regulations, grant assurances, and revenue-use requirements;
- f. there is an Airport Fund budget and accounting structure sufficient to receive and apply the External Loan Proceeds and to make the first scheduled payment due under Section B(4)(c), with future payments to be budgeted in the ordinary course~~there is availability of an Airport revenue budget sufficient to satisfy the repayment schedule;~~ and
- g. no document requires the City to become a borrower, obligor, guarantor, surety, or direct payor to MCEDD or any other third-party lender, or to pledge its full faith and credit or taxing power, unless separately approved by the City Council.

11. Effect on Prior City Interfund Loan Structure. Upon the first funding or disbursement of External Loan Proceeds to or for the benefit of the Airport Enterprise Fund under this Section B, the original City interfund loan structure described in former Section B and Resolution No. 25-041 shall be deemed unused and superseded for this Project financing purpose without further action under this Agreement. Before that first funding or disbursement occurs, nothing in this Agreement prohibits the City from maintaining, modifying, or rescinding separate contingent interfund-loan authority under its own laws and resolutions. The amortization schedule attached to Resolution No. 25-041 applies only to such contingent interfund-loan authority and not to the Airport Repayment Obligation under this amended Section B.~~Upon the first funding or disbursement of External Loan Proceeds to or for the benefit of the Airport Enterprise Fund under this Section B, the original City interfund loan structure described in former Section B and Resolution No. 25-041 shall be deemed unused and superseded for this Project financing purpose without further action under this Agreement. Before that first funding or disbursement occurs, nothing in this Agreement prohibits the City from maintaining,~~

~~modifying, or rescinding separate contingent interfund loan authority under its own laws and resolutions.~~

Section 2 **No Other Amendments.** Except as expressly amended by this First Amendment, the Parties agree the Agreement remains unchanged and in full force and effect.

Section 3 **Counterparts.** This First Amendment may be executed in one or more counterparts, each of which is an original and all of which together constitute one instrument.

Continues on next.

Section 4 **Effective Date.** This First Amendment becomes effective upon approval by the City Council and the Board of County Commissioners, full execution by both Parties, and the County's compliance with RCW 39.34.040.

IN WITNESS WHEREOF, the Parties duly execute this **FIRST AMENDMENT TO JOINT FUNDING AGREEMENT** this ____ day of March, 2026.

CITY OF THE DALLES,
an Oregon municipal corporation

BOARD OF COUNTY COMMISSIONERS
Klickitat County, a Washington municipal
corporation

Matthew B. Klebes, City Manager

Chairman

Commissioner

Commissioner

ATTEST:

ATTEST:

Amie Ell, City Clerk

LeeAnn Burgin, Clerk of the Board

Approved as to form:

Approved as to form:

Jonathan M. Kara, City Attorney

Rebecca N. Cranston, Prosecuting Attorney

Date

Date

EXHIBIT 1 to
First Amendment to Joint Funding Agreement

PRELIMINARY AMORTIZATION SCHEDULE

Payment Date	Days	Payment	Interest	Principal	Balance
April 15, 2027	365	14,400.00	14,400.00	0.00	360,000.00
April 15, 2028	366	80,875.86	14,439.45	66,436.41	293,563.59
April 15, 2029	365	80,875.86	11,742.54	69,133.32	224,430.27
April 15, 2030	365	80,875.86	8,977.21	71,898.65	152,531.62
April 15, 2031	365	80,875.86	6,101.26	74,774.60	77,757.02
April 15, 2032	366	80,875.82	3,118.80	77,757.02	0.00

IN WITNESS WHEREOF, the parties here to have signed this agreement this 26th day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington



Ron Ihrig, Chairman



Todd Andrews, Commissioner



Lori Zoller, Commissioner

ATTEST:

Clerk of the Board



LeeAnn Burgin
In and for the County of Klickitat,
State of Washington

APPROVED AS TO FORM:



Rebecca Cranston
Klickitat County Prosecuting Attorney

BEFORE THE BOARD OF COUNTY COMMISSIONER

Klickitat County, Washington

IN THE MATTER OF DECLARING
SHERIFF K9 "PROFI" AS RETIRED AND
SURPLUS AUTHORIZING THE SALE TO
SERGEANT DYMENT

}
} Resolution # 04626
}
}

WHEREAS, the County owns a police canine named Profi, who has served the citizens of Klickitat County and the Sheriff's Office to a very high level with criminal apprehensions and public demonstrations, is being retired; and

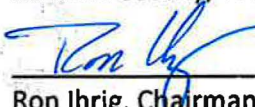
WHEREAS, Profi was purchased by the Sheriff's Office under contract C12619 approved August 20th, 2019; and

WHEREAS, the Board of County Commissioners finds that it would be in the best interests of the County to sell Profi to his handler, Sergeant Adam Dymont, rather than attempt to sell him at public auction;

NOW, THEREFORE, BE IT RESOLVED, that the Board of County Commissioners of Klickitat County, Washington hereby declares Profi retired from service and a surplus asset. The Treasurer is authorized to sell Profi to Sergeant Adam Dymont for the sum of \$1.00 (one dollar).

Dated this 26th day of May 2026.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, Washington

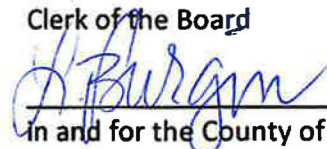

Ron Ihrig, Chairman


Todd Andrews, Commissioner


Lori Zoller, Commissioner

ATTEST:

Clerk of the Board


In and for the County of Klickitat
State of Washington

Code 4 Canine, LLC

CANINE PURCHASE AGREEMENT

THIS AGREEMENT, effective as of the date last signed below, is entered into by and between CODE 4 CANINE, LLC (hereinafter "Owner"), of the below described canine and the Klickitat County Sheriff's Office (hereinafter "KCSO").

WHEREAS, the Owner owns a canine which Owner certifies as suitable for police services and which is more fully described in EXHIBIT A to this Agreement incorporated herein by this reference; and

WHEREAS, 'KCSO' is interested in purchasing that canine for use as a police canine; and,

WHEREAS, the Owner is willing to grant 'KCSO' a 180-day evaluation period to determine the suitability of that canine for use as a police canine and is willing to accept a return of the canine during this period provided the canine has attended or attends the Basic Canine Patrol Academy with CODE 4 CANINE, LLC. Training provided by *any* other vendor or trainer voids the 180-day evaluation period.

NOW, THEREFORE, for and in consideration of the mutual covenants and promises hereinafter contained, the Owner and 'KCSO' hereby agree as follows:

1. 'KCSO' agrees to purchase the canine from the Owner for the price of \$ 9,172.00 including applicable sales tax. A deposit of \$6000.00 is due with return of signed contract to the Owner and remaining balance due upon arrival on the first day of the Basic Police Canine Handler's Academy.
2. Subject to the terms of this Agreement, 'KCSO' accepts any and all liability for the canine and its actions from the date the canine is physically received by 'KCSO' or its representative.
3. In order for the Klickitat County Sheriff's Office to assess the abilities of the canine and its suitability to serve as a police canine, 'KCSO' will be granted a 180-day evaluation period

during which such determination can be made. The 180-day period will commence at the time the canine is physically received by 'KCSO'. If there is a dispute between the Owner and 'KCSO' as to the suitability of the canine, a qualified third-party (mutually agreed upon by both parties) will be consulted and that opinion will be the final determination as to the canine's suitability.

4. If the canine is determined by 'KCSO' during the evaluation period to be unsuitable for service to the Klickitat County Sheriff's Office due to a performance issue, the canine will be returned to the Owner. If the canine and handler do not complete the Basic Police Canine Handler's Academy, the canine will be returned to the Owner. Arrangements will be made for a replacement canine or handler.
5. The Owner shall provide a replacement trained canine within 180 days following the return of the original canine.
6. If a replacement canine is provided a new evaluation period of 180 days will commence at the time that the canine is physically received by 'KCSO'.
7. If replacement canine is provided, 'KCSO' handler and the canine can attend the next Basic Canine Patrol Academy conducted by the Owner at no additional charge.
8. During the evaluation period 'KCSO' may arrange and pay for a complete Veterinary Exam for the canine. Such exam should occur within five business days after 'KCSO' receives the canine.
9. That the Owner certifies and guarantees that the canine is free of any and all congenital (present from birth) health defects. Said guarantee shall remain in effect for a period of 1 year from the date of purchase. Examples of congenital defects are epilepsy, hypothyroidism, and pancreatic insufficiency. Dysplasia is not congenital. Injuries, viruses, parasites, and infections are not covered as they are not congenital.
10. Further, the Owner shall accept a return of the canine if congenital health defects determined to be pre-existing are discovered while the canine is in the care of the 'KCSO' for a period of

1 year from the date of purchase. In such event, Owner shall also replace the canine. If replacement canine is provided, 'KCSO' handler and the canine can attend the next Basic Canine Patrol Academy conducted by the Owner at no additional charge.

11. This Agreement shall be construed and interpreted in accordance with the laws of the State of Washington and in the event of a dispute pertaining to the terms or performance under this Agreement that results in a legal action, each party is responsible for own attorney fees and the venue be in Klickitat County.

Owner/Agent: _____ Date: _____
Jan R. Nielsen

'KCSO': _____ Date: _____
Authorized Representative

Date Canine is received by 'KCSO': _____

EXHIBIT A

Canine Name: _____ Gender: _____

Breed: _____ Age: _____ Color: _____

Training level of K9 at time of purchase:

___ Green patrol canine suitable for cross-training _____

Release for Veterinary Examination

I certify that I am the Owner, or Agent authorized to act for the Owner, of the above listed canine. Further, I certify that the above listed information is true to the best of my knowledge, and that the canine listed is not under the influence of any medication at the time of its examination by representatives of the Klickitat County Sheriff's Office. I hereby give permission to the Klickitat County Sheriff's Office to perform a routine veterinary examination of the canine to prove is soundness, and further authorized all medical records pertaining to the listed canine to be released by (Veterinarian) _____ to the Klickitat County Sheriff's Office.

Owner/Agent: _Jan Nielsen CODE 4 CANINE, LLC___ Date: _____

Veterinarian:

Name

Address

City/State/Zip Code

Telephone

Code 4 Canine-KCSO

IN WITNESS WHEREOF, the parties hereto have set their hands this 20th day of August, 2019.

BOARD OF COUNTY COMMISSIONERS
Klickitat County, WA

David M. Saulter
David M. Saulter, Chairman

Rex F. Johnston
Rex F. Johnston, Commissioner

Jim Sizemore
Jim Sizemore, Commissioner

KLICKITAT COUNTY SHERIFF

Robert Songer, Sheriff

ATTEST:

Clerk of the Board

[Signature]
in and for the County of Klickitat,
State of Washington.

APPROVED TO FORM:

[Signature]
David Quesnel

Klickitat County Prosecuting Attorney

Date 8/15/19

Code 4 Canine, LLC

August 13, 2019

Sheriff Bob Songer
Klickitat County Sheriff's Department
205 South Columbus Avenue
Goldendale, WA 98620

Thank you for your recent inquiry regarding information about the services we can provide for your agency.

CODE 4 CANINE, LLC is operated by Carl and Jan Nielsen who have been providing patrol and/or detection canines to law enforcement since 2001. What makes CODE 4 CANINE, LLC unique from most other providers is that both Carl and Jan have been in law enforcement for over 30 years. Each has successfully handled and trained multiple patrol and/or narcotic detection canines that have produced numerous apprehensions and contraband seizures. This background provides CODE 4 CANINE, LLC with the actual hands-on knowledge to understand what the handlers need and departments demand in order to have an effective canine unit.

We have several different services that allow us to provide exactly what your agency needs. We offer selection tested dogs, started dogs, finished dogs, a six (6) week (240 hours) Narcotic Detection Canine Basic Course, and a six (6) week (240 hours) or ten (10) week (400 hours) Patrol Canine Basic Course with course length determined by Washington State Criminal Justice Training Commission (WSCJTC).

For the Klickitat County Sheriff's Department – Patrol Canine

The canine we would provide to your department would be either a German Shepherd, Belgian Malinois, Dutch Shepherd or working mix, three (3) years of age or younger, mentally and physically suited for police work. The dog selected would also be cross trainable for narcotic detection. We guarantee all of our dogs against congenital defects for a period of one (1) year from the date of purchase. The canine will be x-rayed (hips/elbows/spine) and those x-rays evaluated by a board-certified orthopedist prior to purchase.

The handler and canine will be trained in a ten (10) week (400 hour) Basic Canine Patrol Academy course held in our area. The Basic Canine Patrol Academy covers training in the following areas: Search (Area, Building, Tracking/Trailing, and Evidence), Agility (Basic

P.O. Box 119 Rochester, WA 98579
(209) 403-8879

Obstacles), Obedience (On and Off Lead), First Aid, Case Law and Legal Updates, Protection (Suspect Apprehension, Bite Development, Muzzle, Bite Suit, Handler Protection, Vehicle Deployment), Understanding the Use of the E-collar, Verbal and Hands-on Outing, and Realistic Scenarios. Upon completion of the ten (10) week training course, the handler and K-9 will be certified by the applicable state recommended standard (WSCJTC) as well as being certified by CODE 4 CANINE, LLC.

Monthly maintenance training is also highly recommended. We offer one 8-hour block locally (Lewis/Thurston County) depending on your department's needs. Written evaluations are provided for each training session. Training blocks may consist of multiple agencies from the same area. No more than 12 dog handler teams per block.

Our current price schedule is as follows:

Police Service Canine:	\$ 8,500.00
Washington Sales Tax (7.90%) or Applicable Rate at purchase	\$ 672.00
<u>10-week Basic Canine Patrol Academy</u>	<u>\$ 7,500.00</u>
Total:	\$ 16,672.00

****Deposit of \$6000 and signed canine purchase agreement due by 60 days prior to academy start date with balance due on the first day of the training academy. We select and purchase canines personally in Europe to meet each agency's needs.**

Monthly Maintenance Training (per handler/dog team)	
Single purpose detection/patrol	\$ 175.00
Dual purpose detection/patrol	\$ 225.00

****All additional required equipment including custom bite suits, leashes, harnesses, collars, dog toys, bowls, and dog food can be ordered through CODE 4 CANINE, LLC. Prices available upon request.**

Cross-training for patrol handler & canine-Attend 6 week course with certification.

****Course generally offered 6 months after Patrol Canine Basic Course****

During the six (6) week (240 hours) course, the canine is taught to search for, pinpoint, and alert to narcotic odor. The handler will learn how to read her canine, and how to work with the canine during the search. This course covers all aspects of narcotic detection, to include but not limited to, practical searches, theory of training, problem solving, legal issues, and concealment methods. The canine will be taught a passive indication to alert the handler to the presence of narcotic odor. The canine will certify under the Washington State recommended certification, the California Narcotic Canine Association (CNCA), as well as being certified by CODE 4 CANINE, LLC.

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(209) 403-8879

The following narcotics are utilized to train the teams while in school:

1. Cocaine
2. Methamphetamine
3. Crystal Methamphetamine
4. Heroin

The teams will be exposed to the following types of searches:

1. Building
2. Vehicle
3. Luggage/Parcel
4. Open Area

We have bulk amounts of all odors and regularly train with amounts varying from a few grams to a few pounds. We train only with real narcotics during the entire course. We do not use any pseudo narcotic odors. It is important to note that CODE 4 CANINE, LLC will train and certify to the standards set forth by both the Washington State Criminal Justice Training Commission (WSCJTC) and the Scientific Working Group on Dog and Orthogonal Detector Guidelines (SWGDOG). As a result, our canines not only alert to the presence of the trained odor but we also train and test the canines to ensure they have the ability to clear clean areas without alerting.

Our current price schedule is as follows:

<u>6-week Narcotic Detection Basic Canine Course</u>	<u>\$ 5,000.00</u>
--	--------------------

****The price quotes listed in this proposal are valid until December 31, 2019. At that time the prices could increase based on increases in travel, shipping, and canine prices****

If you have any further questions or need additional information, please don't hesitate to contact me at (209) 403-8879. We look forward to doing business with you!

Sincerely,

Jan Nielsen
Owner/Trainer
CODE 4 CANINE, LLC

P.O. Box 119 Rochester, WA 98579
(209) 403-8879

PERSONNEL AUTHORIZATION

☒ To Advertise ☐ Hire Outside the Pay Schedule ☐ Other: _____

Date: _____ Name (if applicable): _____

Verbal 04/28/2026

05/19/2026

Department: BOCC

Job Location: Goldendale

☒ Vacant Position Title: Summer Intern

Date Vacant: _____

☐ Promotion From: _____

To: _____

Grade and Step: 33

Hourly Rate: \$18.46

Hrs/week: 40

Temp/Casual?: yes

Impact to Department if position is eliminated: _____

Alternatives to replacement: _____

Approval to Fill Vacancy or Promotion: _____

☒ Yes ☐ No

Closing Date: Open Until Filled

Advertise at: From: Grade 33

Step 1

Wage: \$18.46

To: Grade _____

Step _____

Wage: \$ _____

TO PAY OUTSIDE THE BASE RATE OR OUTSIDE APPROVED

COUNTY ORGANIZATIONAL CHARTS

The Klickitat County Board of Commissioners does hereby authorize placement at Grade _____, Step _____, \$ _____ ☐ hr ☐ mo ☐ yearly of the 2026 County pay plan schedule, for _____ (Employee), _____ (Job Title), which reflects _____ past years of experience. This position within the _____ (Department), is a _____ time position authorized at _____ hours per week.

HR Director Review/Date

Elected Official/Department Director/Date

BOARD OF COUNTY COMMISSIONERS

Klickitat County, Washington

Chairman

Commissioner

Commissioner

VOUCHER CERTIFICATION AND APPROVAL

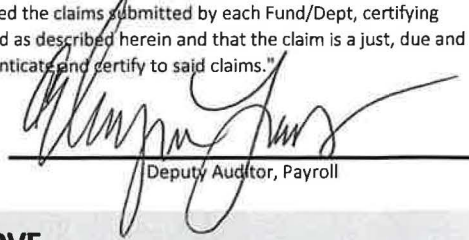
DATE

5/26/2026

CERTIFICATION

"We, the undersigned, do hereby certify under penalty of perjury that we have audited the claims submitted by each Fund/Dept, certifying that the materials have been furnished, the services rendered, or the labor performed as described herein and that the claim is a just, due and unpaid obligation against the County of Klickitat and that we are authorized to authenticate and certify to said claims."


Deputy Auditor, Accounts Payable


Deputy Auditor, Payroll

MOTION TO APPROVE

Accounts Payable Warrants in the amount of \$173,516.96 and Payroll/Benefit Warrants in the amount of \$1,267,011.88 for date ending May 26, 2026.

AP/Warrants	344803	Through	344886	\$167,895.76
Direct Deposit	1112	Through	1112	\$5,621.20
Re-Issued Warrants		Through		
DOR Electronic Trans		Through		
Canceled Warrants				
Total Accounts Payable Warrants Approved				\$173,516.96

Payroll Warrants	263022	Through	263281	\$542,763.83
Co. Benefit Warrants	344793	Through	344802	\$441,974.07
Co. Benefit - Electronic Trans	1111	Through	1111	\$282,273.98
Special Payroll Warrants		Through		
Special Co. Benefit Warrants		Through		
Special Co. Benefit Electronic Trans		Through		
Other Canceled Warrants		Through		
Other Canceled Warrants		Through		
Total Payroll Warrants Approved				\$1,267,011.88

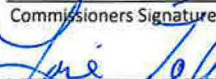
TOTAL WARRANTS APPROVED

\$1,440,528.84

NOTES:


Commissioners Signature


Commissioners Signature


Commissioners Signature

WASHINGTON STATE
Geographic Name Application



WASHINGTON STATE DEPARTMENT OF
NATURAL RESOURCES

Proposed Name: Schoolhouse Creek
County: Klickitat
Township: 4N Range: 10E Section(s): 36
Lat. 45.77 N, Long. 121.50 W (Begin)
Lat. 45.80 N, Long. 121.51 W (End)

☒ New Name
☐ Controversial Name
☐ Name Change
☐ Location Clarification
☐ Spelling Clarification

Description

Type of feature (lake, stream, etc.): stream
Description of feature (location, length, depth, height, size and/or area covered):

If a stream, number of months it flows on a yearly basis: 12
Is this feature identified by other names or spellings? Please list variant names:

no

Has it ever been signed, posted, or publicized? If so, when?

no

History

Please provide a brief history of the feature and its immediate surroundings, this might include information on the following: 1 Native American; 2 First settlers; 3 Historical background pertinent to feature; 4 History on how the land is/was used; 5 Natural disasters (floods, fires, etc.) 6 Any significant cultural events. If appropriate, geology, flora and fauna. Cite sources. Use additional pages if needed.

Origin of name:

If a commemorative name, provide a brief summary of the ENTIRE life of the person including how and the length of time he/she was associated with the proposed feature:

N/A

Justification of Proposed Name

What is the usage of feature? _____

Please state why the proposed name will best serve the public interest _____

How long has the proposed name been in use? By whom? _____

has not been in use

Please list all sources of information used for your research: (maps, books, articles, periodicals, etc. for background history relating to proposed name) _____

What type of support is there for the proposed name? _____

List all groups and persons who are familiar with the proposed feature and its usage. Please provide names, addresses, telephone numbers, email addresses and his/her association with knowledge of the geographic feature: _____

Application submitted by:

Name: PAUL POKNIS
Address: P.O. Box 213 City: Husum State: WA Zip: 98623
Phone #: 541-490-2600 cell Email: dempsey@george.net Date of Application: Jan 24, 2024

I am aware that all information submitted is considered to be public information.

Printed Name: PAUL POKNIS
Signature: Paul Poknis Date: Jan 24, 2024

①
Hello

My name is Paul Poknis and I put this application together. The following pages answer the longer questions on the application. And I have included three maps. I am a retired contractor and my wife Patricia Dempsey is a retired educator. We have lived on the property since 1984. Before that we lived in BZ Corners for five years on property that the Forest Service would eventually purchase and develop into a public launch site for kayakers and rafters. It has been an economic boon for the valley and the county.

On the public service level - I served as President of the Fordyce Water Association for around twenty years. The Fordyce system services the Husum area and has around two hundred +/- members. I resigned from the board in 2013. My wife Patricia is currently on the school board of the White Salmon School District.

Thank you

Mailing address:

Paul Poknis
Box 213

Physical address:

20 Cottonwood Lane
Husum WA.

More information with
photos available at the
'Washington State Committee
on Geographical Names' website.
Click on 'Schoolhouse Creek.'

The only change I made is
in who will be caretaker
for the home and property.
That will be a conservation
group. The home will still
be rented to someone in
local education. The rent would
be split equally between our
family and a fund set aside
for maintenance costs.

Forest History:

I have always known this to be a former Schoolhouse Forty forest. We learned that from the logging brothers who sold us the property. Owned and logged by the state for the benefit of the local school district. It was sold (1960's?) to the adjacent landowner (80 acres) along the White Salmon River. The entire parcel of 120 acres was then sold to the two logging brothers who removed some timber and then sold 20 and 40 acre parcels around 1980 - when we purchased our property. The only reason the forest along the creek is still standing is because it was never clear cut. The forest is surrounded by pastureland. There was a homestead in a meadow just west of our property line - out along south side of the swamp. Those folks built too close to the creek and all that is left now are two apple trees and the rusted hulk of a car from that era - and maybe a few remnants of the house down over the bank. The only section of access road to the homestead from the highway that is still intact runs the length of our land. It runs along the hill on the south side of the creek. It has been plowed under out in the pastureland.

I have photographed over one hundred varieties of Mushrooms including all the good eating ones. All the woodland flowers are here in abundance. And we even have both types of poison oak - the dry shrub and the wet vine. There is a spot along the creek where an Oak tree is growing just a few feet from a Yew tree. And there are Cedar all around them.

This is a very healthy forest and already has some of the biggest trees in the valley. The Ponderosa Pine I list hasn't plated out yet so at 44 inches it is still vigorously growing. The dug fir is true old growth. Two to three foot growth leaders are common in the forest. Tallest trees are in the 150'+ range.

This application is to name a creek but the forest along it is a very important part of the story.

Support:

Friends of the White Salmon is a local environmental group that was established in 1976 or so in reaction to the local PUD's attempts to what essentially would be the killing of the White Salmon River with a series of dams - with an earthen reservoir just above the town of Trout Lake that would forever threaten the town and the entire White Salmon valley. Because of the efforts of this organization and a lot of other residents of the valley it never happened. With the removal of Condit dam it is now a free flowing river from its source on Mt. Adams to the Columbia River. Kayakers and rafters have brought an economic resurgence to the valley.

Members of the group are familiar with our forest from being on our property. Best way to contact them is through their website. Pat Arnold would be your contact.

friendsofthewhitesalmon.org

Our friend and neighbor Bruce Monk owns the northern half of the Schoolhouse Forty. The North fork is mostly on his property. He is a retired National Marine Fisheries biologist. He likes the idea. All I have is his home Phone #

1-509-493-3774

The neighbor on our eastern property line who owns property along the creek is also a retired National Marine Fisheries biologist. I haven't spoken with him about this but I think he would support this - as would the rest of my neighbors along Fordyce Road.

Our last selective cut was about ten years ago. And I think it was at this time that I stood with three men from DNR etc. at the junction of the south fork and main channel. At that time the south fork was an 'F' stream but the main channel was an 'N'. But one of the men changed it to an 'F' on the spot - if I recall correctly.

The Creek

I'll describe the creek and its sources. I also labeled some of the photos to help. The blue dots on the maps are the sources of the creek - to the best of my knowledge. The red dot is the outlet into the White Salmon River. The black dot is our homesite. The creek has a main channel and a north and a south fork. There are also several 'seeps'. The main channel is six feet across as it runs through our land. Its 'headwaters' are the pasture lands just south of Fordyce Road. When there is snow on the ground there will be a three foot wide green strip with water flowing. Canadien Geese can be seen there. It then flows through a stand of Aspen which are rare in our valley.

The north fork joins the main channel down at the west end of our land where the swamp starts. At this point it has been a swamp for a few hundred feet. It's source is another spring located near our driveway at the northeast corner of our land.

The south fork joins the main channel about halfway through our land. Although there is some swampland just above this spot, it flows as a small creek here. And just down creek from this confluence the main channel will enter the White Salmon Wild and Scenic River corridor. The source of the South fork is up in the hills on the east side of the valley and is where I marked as the beginning spot. That would be the one that might have to move. The original Fordyce Spring is somewhere in this drainage. This creek with its tributaries is the only one that flows across the valley before joining the White Salmon River. As such it is a good runway for animals. There may be 5+ miles in the creek's watershed.

After the creek leaves our property it becomes a swamp for a few hundred feet before narrowing again through a grove of about 30+ Oregon Ash (some at 16"+ diameter) which are very rare east of the River - probably the only 'stand' on the east side. When it gets to within fifty feet of the River it makes a 90 degree turn north into a small shelter pool before joining the White Salmon River. The river at this point is about a one quarter mile stretch of prime Salmon habitat - perfect for depositing their eggs. This is the 'end' spot for the creek.

Forest composition in order of predominance:

Dug Fir at 70%+/- (up to 48" diameter), Red Cedar (up to 36" diameter), Ponderosa Pine (up to 44" diameter), Grand Fir (up to 30" diameter), Yew (about 20 trees up to 16" diameter) and 1 Sequoia planted in 1989 and doing very well

Oak, Big Leaf Maple, Cherry, Cottonwood, Pacific Willow, Dogwood and one Oregon Ash located along the main channel about halfway through the property

Vine Maple, Hazelnut, Mock orange,

Animals that follow the creek and/or live in the forest:

Black Bear (the den is down along the north side of the creek along the swamp close to the White Salmon River), Cougar, Bobcat, Coyote, Turkey, Elk, Deer, Raccoon, Possum, River Otter, trout, crawdads, freshwater clams

Predominate larger birds:

Red Tailed Hawk, Turkey Vulture, Pileated Woodpecker, Great Horned Owl, Short Eared Owl, a very small Owl, Peregrine Falcon, Sage Grouse, Quail, Crows/Ravens and I once watched a Bald Eagle fly up from the creek just below our home, and an occasional Osprey from their nest along the White Salmon River just upstream from where the creek comes in

Value to the public:

I feel that this forest and the creek that runs through it should not be just the privy of whomever is living in the house. This forest has a history of state (public) ownership which was well managed and which is why it is the diverse forest that it is today. And it is a place that I feel could be shared for educational purposes.

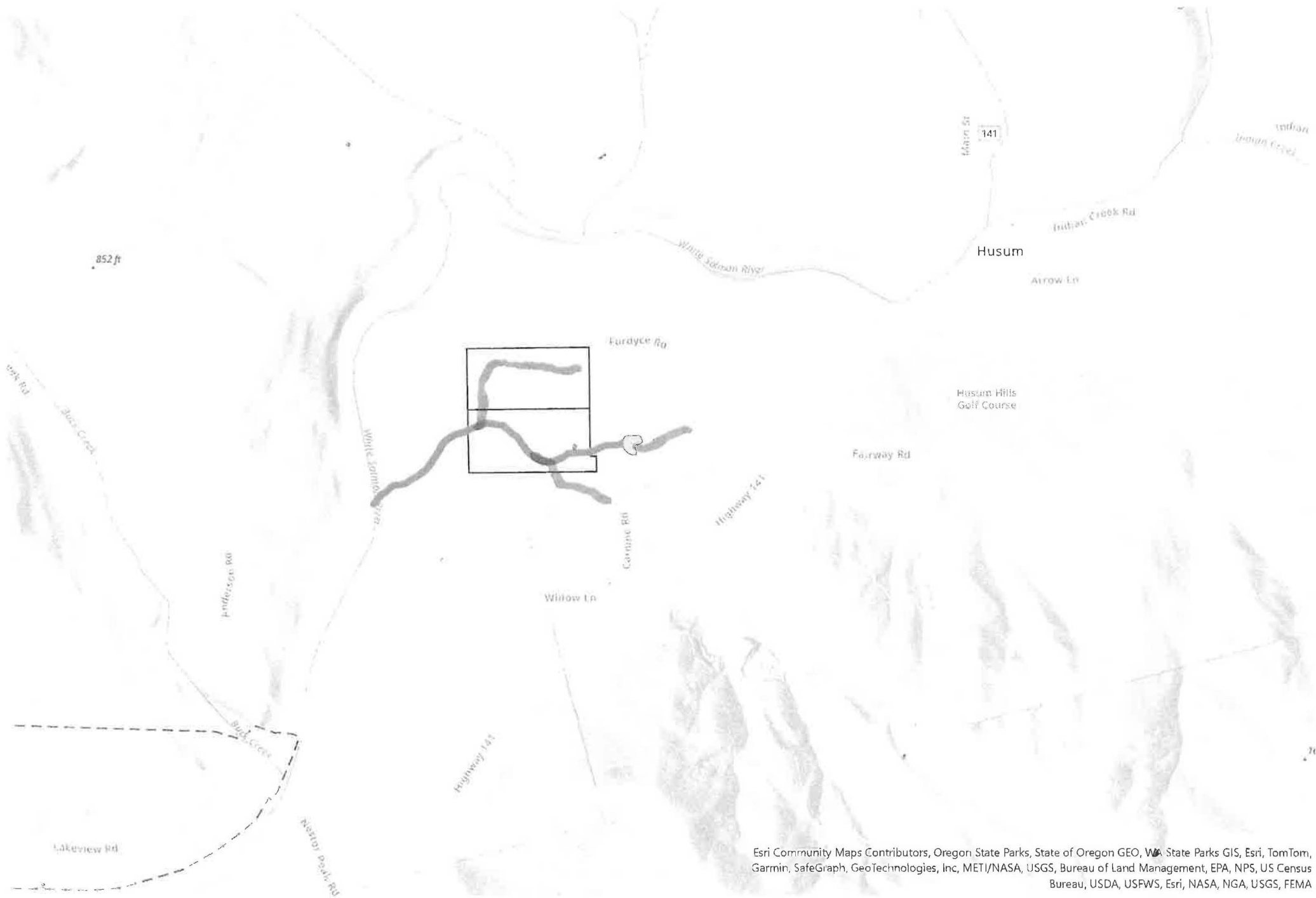
So naming the creek is the first step and 'Schoolhouse Creek' seemed appropriate. And maybe in the future the forest could be called the 'Schoolhouse Natural Area' - or something like that. Our homesite sits above the creek and forest on just a few acres. So 15 acres+ are available for the local school districts for field trips - maybe a photo or science club kind of thing at first. Over the years we have opened up and maintained the game trails and the old and wider logging roads that had become overgrown. So there is quite an extensive trail system in place.

This spring we are planning a selective cut on the upper few acres along our driveway and around our home. We will be favoring the older trees for the most part. This will open up the upper forest to more sunlight. And some trees will be removed for safety purposes. This will be the third time 20 years that we have had a selective cut up above. The rest of the property is off limits.

So this forest will need maintenance over the years and I'm still thinking on that. We can maintain it while we're around. There is a scenario where the house can be rented out and some of that money can go into maintenance of the property and house - or something like that. We could even favor an educator as a renter. And they could do the routine yard work like any renter would. But first things first and this is the first thing.

Like I said there are only a few acres of 'usable' land up above. The rest is off limits. So, no matter who lives in the house the forest is just going to grow older and older. It's already well on its way. And the creek completes the picture of a miniature northwest forest. And there is a lot that can be learned here. Thank you.

Paul Poknis





vvvv - swampland



- creek sources



- creek end



- homesite



SchoolHouse 40

AA

fpamt.dnr.wa.gov

Forest Practices Application

Mapping Tool (FPAMT)

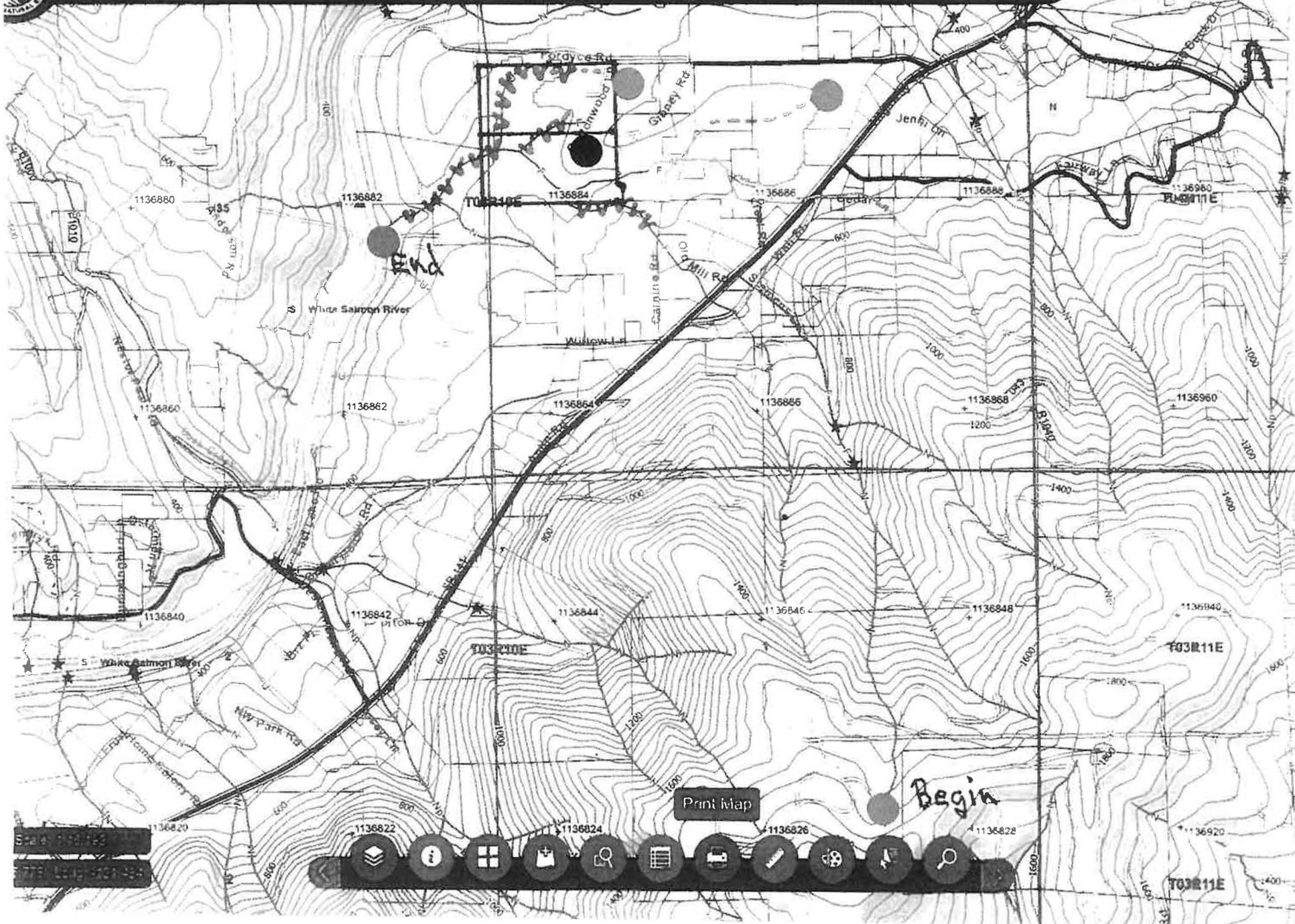
Themes



Find address or place



37900



Print Map

Begin



Schoolhouse Creek Riparian Revival Enhancement Plan

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1. Existing Conditions Assessment

Overview

Schoolhouse Creek is a perennial, fish-bearing tributary that enters the White Salmon River on its east bank at RM 5.7 in Klickitat County, WA. The restoration reach encompasses approximately 1.25 acres on two privately-owned residential parcels in a confined valley bottom including an approx. 100'-wide riparian zone that is about 1,300 feet (.25 miles) long. The stream originates on the east side of the White Salmon Valley and drains an area of 1.07 square miles with a maximum elevation of 1930'. The stream traverses a low-gradient valley-bottom in this reach that is on average 75' wide from where it exits a mature, second-growth conifer forest to where it enters the White Salmon River. Upstream of the treatment reach is forested and the reach downstream is moderately vegetated with mostly native trees and shrubs. The riparian zone in the upper portion of the treatment reach is dominated by non-native reed canarygrass with sparse tree and shrub cover.

About one-half acre of the riparian zone is on a small floodplain bench and contains younger regrowth of Douglas-fir (*Pseudotsuga menziesii*) with occasional ponderosa pine (*Pinus ponderosa*), Oregon white oak (*Quercus garryana*) and other deciduous trees such as bigleaf maple (*Acer macrophyllum*). The valley bottom is generally fringed with the same tree species and a variety of native shrubs, while the wetland hosts some pockets of black cottonwood (*Populus trichocarpa*) and a grove of Oregon ash (*Fraxinus latifolia*), as well as mature western redcedar (*Thuja plicata*) and occasional yew (*Taxus brevifolia*).

The entire treatment reach is dominated by nonnative reed canarygrass (*Phalaris arundinacea*) with some dense patches of Himalayan blackberry (*Rubus bifrons*) along the stream edge (and sometimes completely blanketing the channel). Neighboring landowners documented that beavers had built dams and impounded the creek in this reach, however, the dams failed at some point and reed canarygrass either invaded or recovered from inundation. The upland bench has a dense patch of Scotch broom (*Cytisus scoparius*), and non-native dog rose (*Rosa canina*) occurs in both the upland and wetland portions of the reach.

Target species

The salmonid species of concern in Schoolhouse Creek is Endangered Species Act-listed (Threatened) rainbow trout/ steelhead (*Oncorhynchus mykiss*). Anecdotal evidence indicates that freshwater mussel beds have also existed in the creek in the past, which require a fish (in this case, trout) as part of their life cycle. Yakama Nation fish biologists documented *O. mykiss* in the creek in March 2025. Washington Dept. of Natural Resources shows the stream type as fish-bearing. The USFWS National Wetland Inventory [Mapper](#) shows that typed wetlands occur in the reach and upstream (see Hydrology section). Since the removal of Condit Dam in 2011, small tributaries like Schoolhouse Creek have gained importance for ESA-listed fish species in the basin not just for their contribution to water flow and quality in the mainstem White Salmon River, but also their ability to provide habitat for critical life stages of salmonids that contribute to the basin's fish populations. In addition, wetland areas play an outsized role in helping attenuate peak flows, filter pollutants and sediment, increase landscape resilience against drought and other stressors while providing habitat for a wide range of aquatic and terrestrial

floral and faunal species.

Environmental Setting

The Schoolhouse Creek basin is in a transitional ecotone along the Cascades Divide, so it displays aspects of both the more temperate western climate and

species assemblage as well as the more arid, mediterranean climate of the East Cascades. The average annual precipitation (1981-2010) is 29.9". The maximum elevation at the headwaters is 1930', and the stream empties into the White Salmon River at 342' with a mean basin slope of 25.6%. The gradient in the restoration reach is approximately 2%.

The dominant vegetation climax species is Douglas-fir, likely due to past logging and land management actions; historically the dominant climax species before intense logging and fire suppression likely would have been Douglas-fir, western redcedar in the riparian area and Ponderosa pine or Oregon white oak in the uplands (particularly on south-facing aspects. The creek is so named due to the historical use of a portion of the watershed near the restoration reach which generated revenue for local schools through timber harvest. Some areas of the riparian forest may not have been harvested, so a few very large, mature conifers remain, some up to 150' tall.

The creek is simplified, lacks riparian vegetation in places and instream structural forcing.

Land use

The site is along a small White Salmon River tributary south of Husum, WA, a rural unincorporated community in Klickitat County. Land use along the lower portion of the drainage is a mix of forested uplands, increasing rural residential development, and small agricultural development. The headwaters is predominantly in commercially managed timber with some state timberland and a few scattered homesites. The segment of the White Salmon River into which this creek flows is congressionally designated as Wild and Scenic. Based on historic aerial footage, it appears this area was once almost entirely densely forested, though clearing for grazing and home sites expanded in the mid-1900s. There is evidence on the property of an old home site and adjacent parcels show the remnants of old road beds and water conveyance infrastructure. A significant portion of the headwaters were logged within the last 10 years with related access-road construction.

Soils

U.S. Department of Agriculture [Soil Survey Map](#) (accessed 4/7/25) mapped soils in the lower portion of the creek along the White Salmon River as Husum gravelly ashy loam, 0 to 15 percent slopes and Hood loam, 15 to 30 percent slopes. At the headwaters of the drainage on the east side of the valley, the soils are Jebe gravelly loam, 30 to 75 percent slopes. Wetland soils have not been characterized.

Hydrology/Water Quality

Schoolhouse Creek, due to its relatively low elevation and small drainage size is a rain-dominated sub-watershed, with some snow melt (accelerated during rain-on-snow events)

feeding the creek for short durations in the winter and early spring. The creek also maintains flow during summer low-precipitation periods due to the presence of wetlands, springs and seeps upstream. Landowners along the creek indicate that the channel can reach 20-30' wide and 3-4' deep during flood stage. The floodplain portion of the site is subject to occasional brief periods of flooding from November through April. There is no gauging on Schoolhouse Creek, however StreamStats estimates a 2-year flow at 27 cfs (range of 10.7-68.2).

Based on the [USFWS' National Wetlands Inventory Mapper](#) (accessed 1/28/25), the primary stream channel and its associated wetlands are PFO1C (palustrine, forested, broad-leaved deciduous, seasonally flooded) wetland originating in two wetlands upstream—one being a PEM1F (palustrine, emergent, persistent, semi-permanently flooded) wetland (less than .5 miles from the restoration reach) and, downstream of that, a PEM1C (palustrine, emergent, persistent, seasonally flooded) wetland (less than .25 miles from reach). Contributing stream forks are classified as R4SBC (riverine, intermittent, streambed, seasonally flooded) wetlands.

Due to its year-round flow and groundwater inputs, Schoolhouse Creek likely contributes cool, clean water to the White Salmon River during critical low-precipitation seasons of the year, but has not been monitored.

Site Constraints

The primary enhancement challenges include addressing a persistent and established monoculture of reed canarygrass in the valley bottom, controlling Himalayan blackberry and Scotch broom and preserving native plants during site preparation. Current evidence of beavers does not exist on site, but beavers were documented damming the creek in the past (as recently as 2010) and signs of historic chews on trees and chewed stumps are present around the wetland area. Beavers are documented in the mainstem White Salmon River within a mile downstream of this creek. Local populations of deer and elk have used the creek in the project reach in the past to varying degrees, but to what extent ungulate pressure could affect survival of plantings is unknown. Landowners indicate that, likely due to increased urbanization upstream and other factors, elk herds have not used the wetland in a number of years. Limited current availability of preferred foods (willow, cottonwood, aspen) for beavers may limit the area's appeal or ability to sustain a beaver population to maintain the ponded areas the restoration intends to create.

Access to the site is topographically limited for anything but small equipment (such as a mower) and hand tools, however the low-tech structures are able to be built with locally-available materials (woody material) and hand tools.

2. Restoration Objectives

The overall goal of restoration on Schoolhouse Creek is to improve the quality and quantity of habitat for Endangered Species Act-listed (Threatened) steelhead by promoting sustainable fluvial processes that result in a healthy and resilient riverscape. Restoring self-sustaining, functioning riparian habitat will also support a variety of other wildlife, plants and ecological processes, and contribute stream flows and water quality to the mainstem White Salmon River. Within this broad management goal, objectives for the restoration include: 1) increase the abundance of beaver dams and large wood accumulations in the stream channel and adjacent floodplain, 2) increase in-channel geomorphic diversity, 3) increase the proportion of the valley bottom inundated at high flows, 3) increase wetland and riparian vegetation extent, diversity, and abundance, including recruitment of future large woody debris inputs and 5) increase perennial surface flow extent during low flow periods.

The Yakama Nation Southern Territories Habitat Project (YN STHP) intends to implement a combination low-tech, process-based restoration and revegetation project to achieve this goal. In the 1300' of stream, we intend to install approximately 16 channel-spanning woody debris structures, 4 reinforced debris jams, and 39 large wood assemblages. Concurrently, we will treat the riparian area for non-native weed infestations that are affecting healthy ecological function and plant over 4000 native tree and shrub species to enhance diversity and function of the site. Low-tech restoration is inherently adaptive, so there are multiple feedback loops built in to monitor and adjust to responses to insure the project meets its objectives. Ultimately, the goal is to recreate conditions that support beavers so they can maintain structures that sustain the wetland and related habitat and hydrologic benefits of the project.

3. Plan Maps

Please see the Project Design Plan for maps of planned instream structures/woody debris installation, weed control and planting.

4. Site Preparation Methods

The YN STHP will secure funding and hire and supervise field crews to complete site preparation work. The STHP will secure any permits and licenses needed to complete work, including aquatic noxious weed control permits or land-use permits, and will ensure field crews possess necessary licenses and qualifications. The STHP will provide forty-eight-hour notice before accessing the property and a minimum of one week notice before completing any herbicide application. STHP and/or contractors will employ best management practices recommended for the target species as well as for preventing the spread of extraneous weed seeds into and out of the site.

Reed canarygrass (*Phalaris arundinacea*): Initial site preparation of reed canarygrass will involve a spring mowing with a brush-mower/masticator followed by a late spring/early

summer treatment of the regrowth with an aquatic glyphosate formulation and follow-up herbicide application in fall in calendar year zero (2025), a following spring mowing of any remaining thatch, followed by a spring and fall herbicide retreatment in calendar year one (2026). Planting of native species will occur either in fall year one or spring year two. Care will be taken to shield native shrubs and forbs on site during initial herbicide treatment. This cadence will be repeated in 2026–2027 based on success of year-0 and -1 control.

Himalayan blackberry (*Rubus bifrons*): Initial site preparation of Himalayan blackberry will include a calendar year-zero (2025) spring treatment of mechanical mastication using a brush cutter of all above-ground material and tool-based grubbing to remove large underground crowns. Resprouts will be spot-treated with an appropriate aquatic herbicide formulation in the following fall and spring (2026), depending on regrowth height and timing. Additional grubbing and/or spraying will occur as needed in fall or spring of 2026–2027.

Scotch broom (*Cytisus scoparius*): Initial site preparation of Scotch broom will include a calendar year-one (2026) spring hand-lopping at ground level (larger plants) or -pulling (of seedlings <1') followed by an herbicide application. Follow-up herbicide treatment/cutting will occur concurrent with other weed control work as needed in fall and spring of subsequent years.

Dog rose (*Rosa canina*): This species is of secondary importance and lower infestation intensity; however, there is opportunity to treat it while treating reed canarygrass and Scotch broom. Treatment may involve initial cutting/mastication of canes from mature plants and cut-stump-treatment with recommended herbicide.

Further control and treatment of these species will be included in the Post-Implementation Maintenance section 7 below.

5. Riparian Planting and Instream Structure Construction Methods

Planting will consist of live stakes, bareroot, and potted native plant stock. The STHP will source plant stock using available tools such as the seed-lot selection tool ([seed-lot selection tool](#)) and, as much as possible, obtain plant materials from nurseries that collect local propagules to choose locally-derived material to increase resilience under the climate change scenarios for the region. Bareroot material size will depend on species and availability. The STHP will install potted stock before the ground freezes (generally late November/early December). Bareroot material will be planted in late fall to early spring before surrounding plants leaf out (timing dependent on weather conditions, access to the site and ground freezing). Live stakes will be collected at nearby locations during the plants' dormant period (~November-March) and installed along the stream. Any bareroot material remaining will be grown in containers and reserved to replace future mortality during post-implementation maintenance and stewardship. A draft planting plan is included in Table A. It includes a species list for each planting zone. This list is subject to change based on plant availability and landowner input.

Plant stock installation will occur with a power-auger when needed, otherwise by digging holes eighteen to twenty-four inches deep by hand with appropriate tools based on soil

composition. Planting sites will be scalped and all plants in the upland (Zone 3) will receive a three-inch-deep and appropriately sized layer of weed free mulch (wood chips) at their bases. Due to the potential for inundation on the floodplain, we will monitor the need for mulching of those plants. Herbivory protection will be installed to prevent plant damage during maintenance. Protective measures will be removed and properly disposed of after plants have reached a height where herbivory no longer threatens their survival. Colored flagging or other methods of marking will be affixed to the protective measures to assist in location during post-implementation maintenance. Supplemental watering is expected during the driest months of the year for the upland riparian zone and is accounted for in the Adaptive Management plan (section 8); however, we do not expect to need to irrigate plants installed in the valley-bottom due to persistently moist soils and expected inundation. We intend to account for potential mortality by increasing the number of plants installed on the site.

The site can be divided into 3 distinct planting zones: Zone 1, the downstream portion of the site which has a relatively higher density of riparian vegetation and a wider stream channel; Zone 2, the upstream zone that is the most open, has the narrowest stream channel and is likely to see the greatest extent of inundation with installation of woody structures (experienced the most extensive inundation with past beaver-damming); and Zone 3, the upland riparian zone, a forest opening on a small floodplain bench that is relatively drier and primarily consists of upland tree and shrub species. Planting densities and species selection will vary between the zones.

Table A: Revegetation Species

Zones 1 & 2 (Stream Bank to edge of valley bottom, accounting for .25 ac. of ponding in Zone 2)		
Trees 15' on center: 145		
Shrubs 6' on center: 763		
Live stakes densely to 6': 8000+		
Species	Count	Stock type
Western red cedar (<i>Thuja plicata</i>)	40 trees	12"-18" bareroot
Bigleaf maple (<i>Acer macrophyllum</i>)	25 trees	12"-18" bareroot
Oregon ash (<i>Fraxinus latifolia</i>)	40 trees	12"-18" bareroot
Black cottonwood (<i>Populus trichocarpa</i>)	40 trees	12"-18" bareroot
Willow species (<i>var. Salix spp.</i> —collected on site/nearby)	2000 stakes	24-36" live stake
Red-osier dogwood (<i>Cornus stolonifera</i>)	200 stakes	24-36" live stakes
Pacific ninebark (<i>Physocarpus capitatus</i>)	50 shrubs	12"-18" bareroot
Vine maple (<i>Acer circinatum</i>)	50 shrubs	12"-18" bareroot
Indian plum (<i>Oemleria cerasiformis</i>)	50 shrubs	12"-18" bareroot
Bitter cherry (<i>Prunus emarginata</i>)	58 shrubs	12"-18" bareroot
Chokecherry (<i>Prunus virginiana</i>)	55 shrubs	12"-18" bareroot

Cascara (<i>Rhamnus purshiana</i>)	50 shrubs	12"-18" bareroot
Rose species (<i>R. pisocarpa</i> , <i>R. gymnocarpa</i> , <i>R. nutkana</i>)	200 shrubs	12"-18" bareroot
Thimbleberry (<i>Rubus parviflorus</i>)	50 shrubs	12"-18" bareroot
Blue elderberry (<i>Sambucus cerulea</i>)	50 shrubs	12"-18" bareroot
Hardhack (<i>Spiraea douglasii</i>)	150 shrubs	12"-18" bareroot
3,108 plants		<i>*exact quantities and selection subject to availability</i>

Zone 3 (Riparian upland)

Trees 18' on center

Shrubs 6' feet on center

Species	Count	Stock type
Ponderosa pine (<i>Pinus ponderosa</i>)	40 trees	12"-18" bareroot
Oregon white oak (<i>Quercus garryana</i>)	40 trees	12"-18" bareroot
Bigleaf maple (<i>Acer macrophyllum</i>)	17 trees	12"-18" bareroot
Vine maple (<i>Acer circinatum</i>)	38 shrubs	12"-18" bareroot
Deerbrush (<i>Ceanothus integerrimus</i>)	40 shrubs	12"-18" bareroot
Serviceberry (<i>Amelanchier alnifolia</i>)	60 shrubs	12"-18" bareroot
Snowberry (<i>Symphoricarpos albus</i>)	50 shrubs	12"-18" bareroot
Tall Oregon grape (<i>Mahonia aquifolium</i>)	50 shrubs	12"-18" bareroot
Dull Oregon grape (<i>Mahonia nervosa</i>)	40 shrubs	12"-18" bareroot
Mock orange (<i>Philadelphus lewisii</i>)	50 shrubs	12"-18" bareroot
Oceanspray (<i>Holodiscus discolor</i>)	50 shrubs	12"-18" bareroot
Peafruit rose (<i>Rosa pisocarpa</i>)	30 shrubs	12"-18" bareroot
Wood's rose rose (<i>Rosa woodsii</i>)	50 shrubs	12"-18" bareroot
Scouler's willow (<i>Salix scouleriana</i>)	50 shrubs	12"-18" bareroot
Woodland strawberry (<i>Fragaria vesca</i>)	200 Ground cover	6" potted
Yerba Buena (<i>Clinopodium douglasii</i>)	200 Ground cover	6" potted
Elk sedge (<i>Carex geyeri</i>)	200 Ground cover	6" potted
Subtotal 1,305 plants		

Woody structures will be constructed by hand according to the Design Plan. Instream structures will incorporate small-diameter woody material will be collected and/or manipulated onsite and generated by the landowners' planned forest health measures, thereby incorporating upland resilience measures into the instream restoration. Woody structures may also incorporate onsite, naturally occurring large woody material, where

available and where it meets the goals of specific and collective instream structure placement.

6. Effectiveness Monitoring

To evaluate if the enhancement activities meet the restoration objectives (section 2), the STHP will perform implementation supervision during construction and assess success of plantings to inform adaptive management. Frequency and level of effort for monitoring will depend on available funding and resources.

If resources allow, effectiveness monitoring will proceed accordingly:

Percent survival of plantings will be based on quantitative counts from year three. Naturally regenerating species will be included in this count. If additional funding is able to be secured starting at year three and beyond, counts will be replaced with percent cover using a minimum of four fixed transects, with percent cover of native and nonnative species determined using the point-intercept method as described by Merritt, et al. 2017. The National Riparian Core Protocol.¹ Alternatively, the STHP may substitute high-resolution drone imagery to determine the percentage of canopy cover of trees, possibly other species, using an off-the-shelf analysis software.

- Percent survival of tree and shrub species (quantitative), years one through five
- Percent canopy cover of native and non-native vegetation (quantitative), years four and five. Includes planted and naturally regenerating species.
- Vigor and health assessment of species (qualitative)

Monitoring results will allow STHP to assess the need for adaptive management of the revegetation effort. Monitoring likely will occur during the active growing season and correspond with annual maintenance activities. As part of quantitative and qualitative monitoring efforts, the STHP will take a minimum of three photos at six established photo stations. Drone imagery of the entire site also may be captured. The STHP will provide a summary of data to RCO in the final report and as part of future stewardship grant requests.

Instream structural components of the restoration will be monitored in the first spring after implementation to assess response of instream structures built in year one to high winter flows. If needed, structures may then be reinforced, reconfigured or new structures added to meet restoration goals. If long-term maintenance is required beyond the life of the grant for vegetation and/or instream structures, STHP will seek additional stewardship funding to maintain the restoration trajectory.

¹Merritt, David M.; Manning, Mary E.; Hough-Snee, Nate, eds. 2017. The National Riparian Core Protocol: A riparian vegetation monitoring protocol for Wadeable streams of the conterminous United States. Gen. Tech. Rep. RMRS-GTR-367. Fort Collins, CO: U.S. Department of Agriculture, Forest Service, Rocky Mountain Research Station. 37 p.

7. Post-Implementation Maintenance

Table B: Maintenance Schedule

Work	Timing
Follow-up mechanical removal/spot herbicide treatments of regrowth	Years 2-3 in spring and fall
Replant native species to maintain survival/cover objectives	Years 2-3 in winter
Replace herbivory protection	Years 2-3 in spring
Mulch as needed	Years 2-3 in spring
Instream structure construction, adjustment	Years 1-3 in in-water work window
Remove herbivory protection	Year 10 in summer

Maintenance will occur until plants reach a stage where natural suppression of invasive species and forest succession appear to be self-sustaining, though this may occur beyond the scope of the grant and will require additional funding. Control methods of most invasive vegetation will include chemical spot treatment with possible mechanical mowing (hand-held brush cutter) or grubbing as needed.

In addition to STHP maintenance, the landowner agreed to perform a visual inspection of a portion of the planting area annually for ten years to inform the STHP of potential challenges including beaver browse, flood damage, plant mortality, or significant site disturbances. The visual inspection may occur any time throughout the year as the landowner is available, although the growing season (March to October) is the best time to inspect plants for mortality. The landowner inspection is intended to be qualitative and limited in nature and will supplement the annual implementation monitoring completed by the STHP. The landowner may request copies of vegetation monitoring data and reports.

8. Adaptive Management

Ungulate, rodent, flooding, dessication and poor stock source mortality are all possibilities at this site. Replanting from these impacts will occur to maintain survival and cover performance metrics. Under heavier loss conditions, the following adaptive management will be considered.

Ungulate: if grazing pressures cause more than 25 percent mortality and/or significant defoliation of plants, the STHP will consider use exclosure fencing of areas. If grazing pressures cause more than 50 percent mortality and/or significant defoliation of plants, the STHP will consider metal cage protection of highest value species (conifers).

Rodent: if beaver activity causes more than 10 percent mortality of conifers and/or deciduous trees, welded wire fencing will be applied to tree bases in a to-be determined area from the shoreline and extend further as needed.

Flooding: if any single flood causes more than 25 percent mortality, additional stakes may be added directly to the upstream side of plants in the impact zone.

Poor or inappropriate stock: if there is more than 50 percent mortality of a single species

from other than the causes listed above, the STHP will assess plant stock type and source when considering whether to replant or replace if a more suitable species appears warranted.

Structure failure/drift: If instream structures fail or move significantly from their initial placements, STHP staff will evaluate if the structures are still providing the intended (or other) benefit. Structures may be reinforced, plugged with more fine sediment and/or fine-textured vegetative material to lower porosity or reconfigured if their purpose individually or in aggregate changes such that they are no longer functioning as intended. Structures may also be taken out or added based on response to high flows or low flow conditions.

9. As-Built Documentation

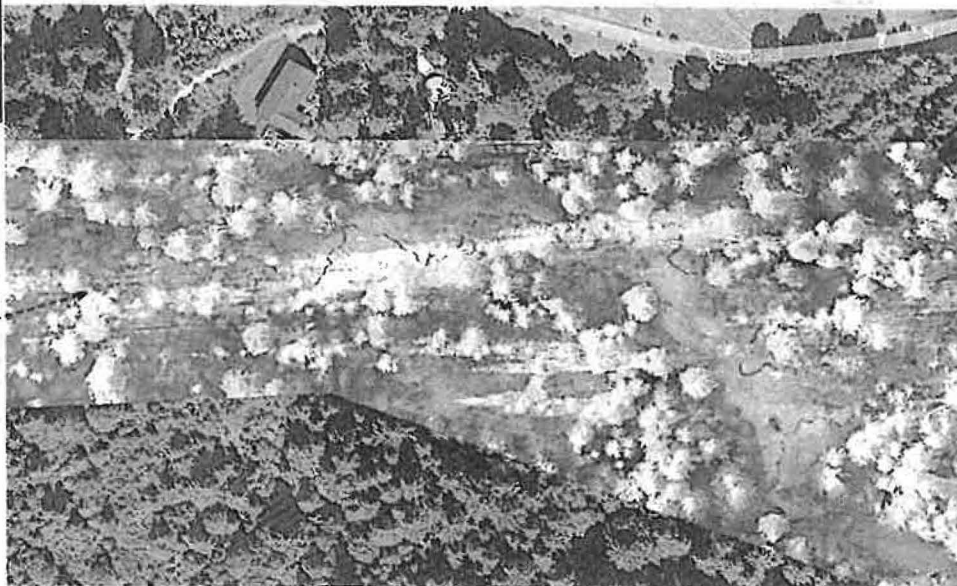
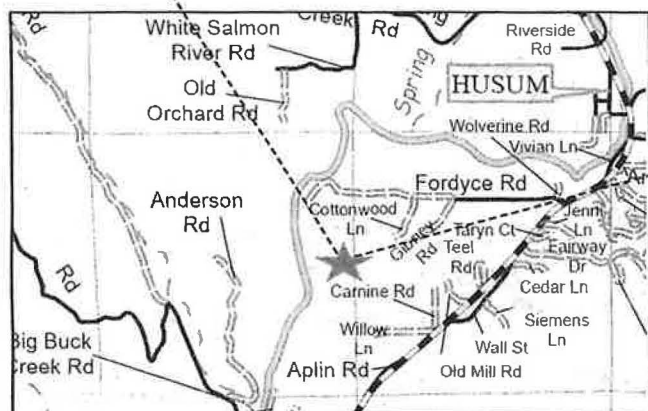
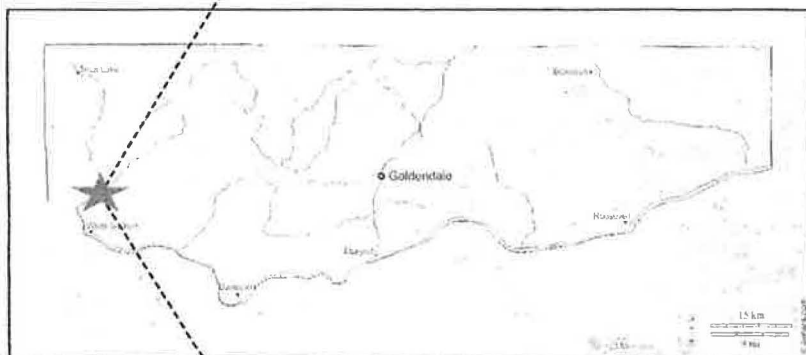
STHP intends to create an as-built document that will provide a living account of the project and will allow us to update the riparian enhancement plan if implementation resulted in significant changes from what was proposed. This document may include updated design drawings, maps, site preparation, planting method, and monitoring elements, as appropriate.



DRAWINGS FOR THE CONSTRUCTION OF THE:
Schoolhouse Creek Riparian Revival

INDEX OF DRAWINGS

1. PROJECT LOCATION AND TITLE PAGE
2. PROJECT OVERVIEW
3. STRUCTURE LAYOUT
4. STRUCTURE LAYOUT
5. STRUCTURE LAYOUT
6. TYPE 1 - CHANNEL SPANNING
7. TYPE 2 - REINFORCED DEBRIS STRUCTURE
8. VEGETATION MANAGEMENT
9. REVEGETATION PLAN



Date
3/20/25
Drawn by
David Lindley



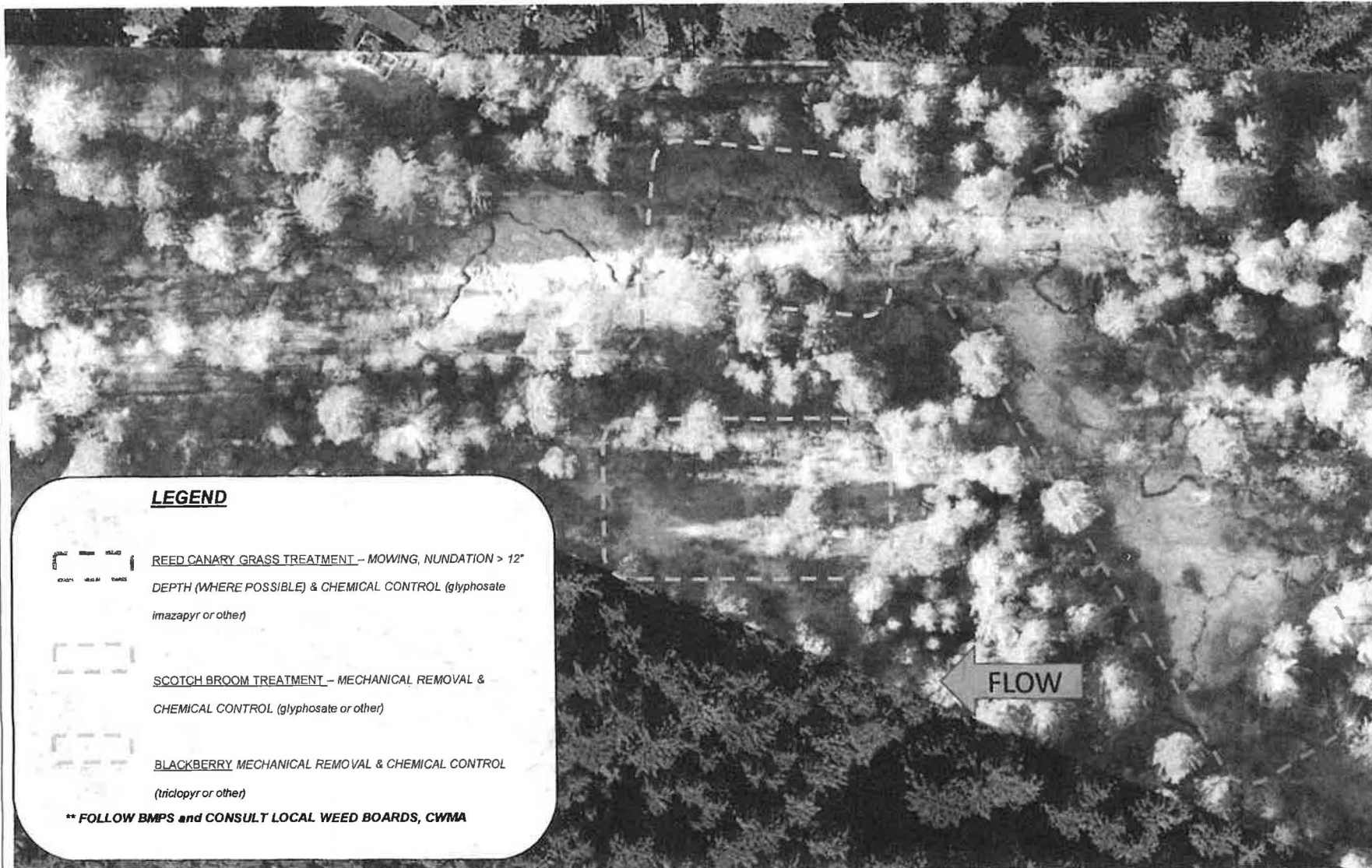
Project
Schoolhouse Creek

PROJECT LOCATION & TITLE PAGE
Nitchit County, Washington State

Drawing No.

1

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LEGEND



REED CANARY GRASS TREATMENT – MOWING, NUNDATION > 12" DEPTH (WHERE POSSIBLE) & CHEMICAL CONTROL (glyphosate imazapyr or other)

SCOTCH BROOM TREATMENT – MECHANICAL REMOVAL & CHEMICAL CONTROL (glyphosate or other)

BLACKBERRY MECHANICAL REMOVAL & CHEMICAL CONTROL (triclopyr or other)

**** FOLLOW BMPS and CONSULT LOCAL WEED BOARDS, CWMA**

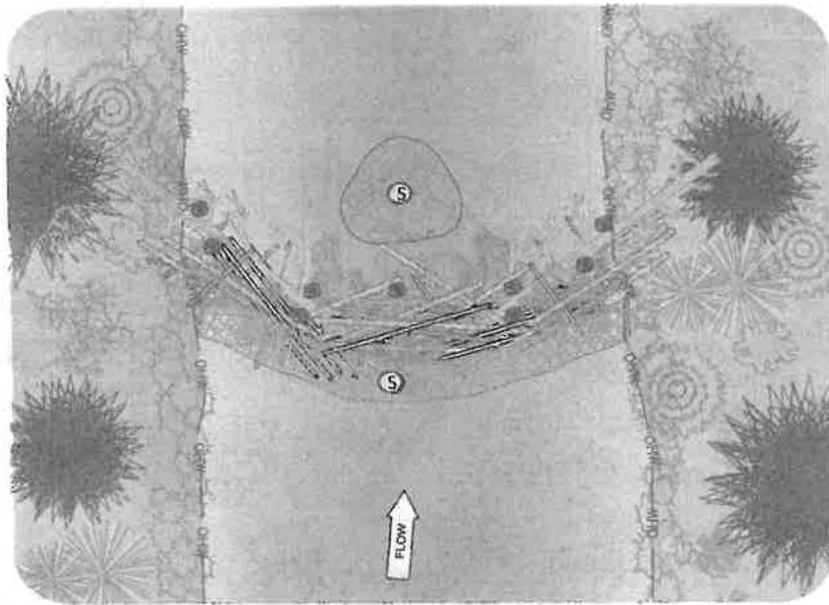
Drawn: David Lindley 3/20/25
 Title: Schoolhouse Creek

VEGETATION MANAGEMENT Klickitat County, Washington State

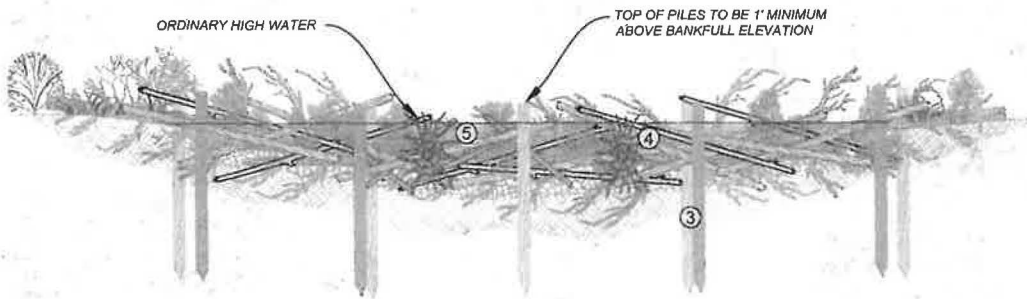
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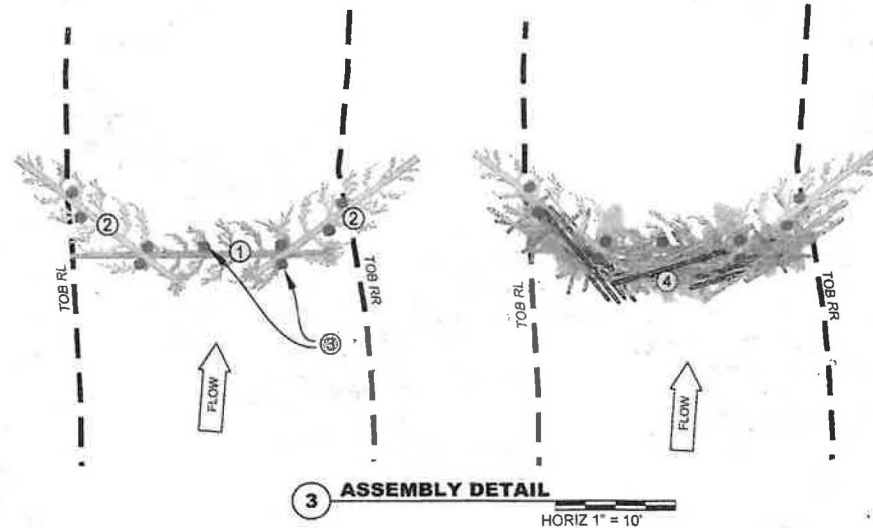
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1 PLAN VIEW
HORIZ 1" = 8'



2 SECTION VIEW
H:V 1" = 5'

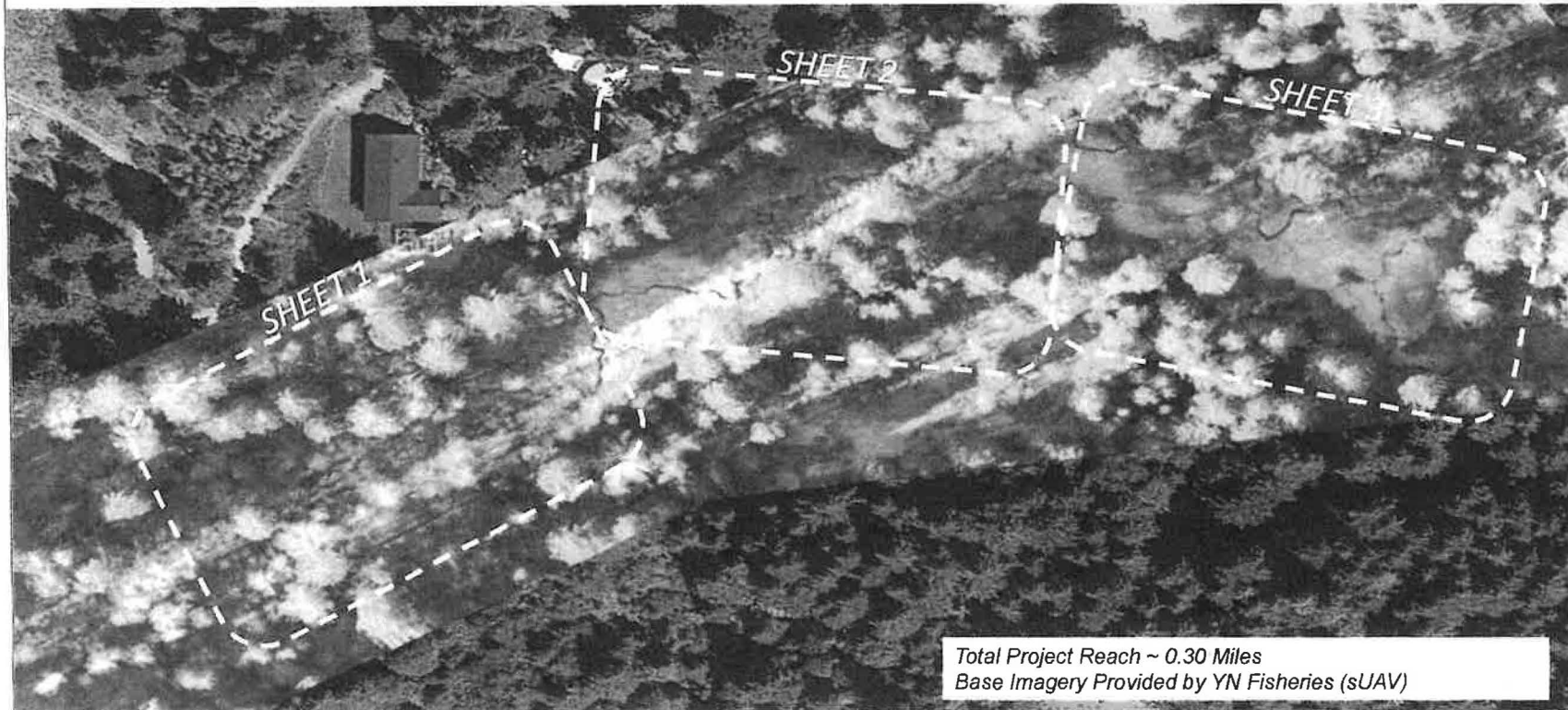


3 ASSEMBLY DETAIL
HORIZ 1" = 10'

PROJECT ELEMENT NOTES:

- 1) PLACE 2 MEDIUM ANCHOR MEMBERS ACROSS BASE MEMBER ON DOWNSTREAM SKEW TO BANKLINE. ANCHOR OR BUTTRESS ON-BANK PORTION OF LWD TO EXISTING RIPARIAN TREES. ROOTWADS TO FACE UPSTREAM
- 2) DRIVE 9 PILES FOR STRUCTURAL REINFORCEMENT AT PRESCRIBED LOCATIONS. PILES TO BE A NOMINAL DIAMETER OF 6" x 8' LONG WITH A MINIMUM EMBEDMENT DEPTH OF 4'. PILE IS TO CONSIST OF UNTREATED WOODED FENCE POSTS WITH ENDS SHARPENED FOR EASE OF DRIVING.
- 3) PLACE ADDITIONAL SMALL DIAMETER MATRIX LWM AND SLASH WITHIN AND PERIPHERAL TO KEY MEMBERS (1&2) TO ENHANCE STRUCTURE HABITAT AND HYDRAULIC COMPLEXITY. WEAVE LWM INTO PRECEDING KEY AND BASE MEMBERS TO DEVELOP A STABLE INTERLACED MATRIX. LARGER MATERIAL TO BE WOVEN IN TENSION AND COMPRESSION. MATRIX MATERIAL TO BE COMPACTED TO INCREASE STRUCTURE DENSITY, REDUCE PERMEABILITY AND INCREASE UPSTREAM BACKWATER AND POOL HABITAT. PARTICULAR ATTENTION SHOULD BE PLACED ON BANKLINE INTERFACE TO REDUCE LATERAL FLANKING RISK TO STRUCTURE.
- 4) CREATE GAPS IN STRUCTURE AT 1.6' ABOVE THALWEG TO MAINTAIN FISH PASSAGE PATHWAYS.
- 5) EXCAVATE DOWNSTREAM POOL AND BREAK-UP STREAM ARMOUR LAYER. PLACE EXCAVATIONS (COBBLES, GRAVELS AND FINE SEDIMENT) ALONG UPSTREAM FACE OF STRUCTURE TO REDUCE LOW FLOW SEEPAGE THROUGH STRUCTURE AND INCREASE UPSTREAM PONDING.

THE PROJECT INSPECTOR RESERVES THE RIGHT TO MODIFY STRUCTURE DESIGN SPECIFICATIONS DURING CONSTRUCTION DUE TO UNFORESEEN CONDITIONS.



DESIGN INTENT:

THE PROJECT GOAL IS TO INCREASE HYDRATION OF Laterally UNCONFINED VALLEY BOTTOM WHERE INCREASED GROUNDWATER TABLES CAN BE REALIZED. REINFORCED DEBRIS STRUCTURE PLACEMENTS, LOCATIONS AND TYPES ARE PRIORITIZED TO ADD ROUGHNESS AND OBSTRUCTION TO REDUCE HYDRAULIC EFFICIENCIES OF THE EXISTING STREAM NETWORK SYSTEM AND INCREASE FLOODPLAIN INTERACTION AND OUT-OF-CHANNEL FLOODING. THESE PROCESSES WILL FACILITATE INCREASED WATER STORAGE, FLOW ATTENUATION AND PROVIDE LONGER PERIODS OF HYDROLOGIC PRODUCTION WITH LOW TEMPERATURE WATER.

THE REINFORCED DEBRIS STRUCTURES ARE INTENDED TO RESTORE HABITAT COMPLEXITY AND DIVERSITY BY CREATING AND ENHANCING SCOUR POOLS, BY MAINTAINING AND IMPROVING SIDE CHANNEL AND FLOODPLAIN CONNECTION, BY INCREASING HYDRAULIC COMPLEXITY, AND VELOCITY REFUGIA ON ACTIVE CHANNEL MARGINS, BY PROMOTING GRAVEL DEPOSITION, AND BY RECRUITING NATURALLY OCCURRING LARGE WOOD.

THE CHANNEL SPANNING STRUCTURES WILL BE CONSTRUCTED TO MEET THE SPECIFIC PHYSICAL AND BIOLOGICAL OBJECTIVES ALONG WITH INDEPENDENT WHOLE TREE PLACEMENTS AND ADDRESS THE FOLLOWING TARGETED LIMITING FACTORS FOR STEELHEAD INCLUDE FLOODPLAIN CONNECTIVITY, INSTREAM COMPLEXITY, OFF CHANNEL HABITAT, INCREASED WATER QUANTITY / IMPROVED WATER QUALITY.

CRITERIA:

THE STRUCTURES ARE DEVELOPED FROM SMALL DIAMETER TREES (<10' DBH) AND ARE REINFORCED WITH DRIVEN PILE STRUCTURAL RESTRAINT. THE STRUCTURES WILL ADD FRICTION AND DISTURBANCE TO INCREASE CHANNEL ADJUSTMENT AND SEDIMENT DEVELOPMENT UTILIZING THE SMALL DIAMETER TREES AND WOODY DEBRIS. STRUCTURES ARE INTENDED TO DEFORM AND ADJUST OVERTIME WITH THE TARGET FOR SYSTEM MANIPULATION DRIVEN BY THE STRUCTURE TYPE AND COUNT. PLACED PILES ARE INCLUDED WITHIN THE DEBRIS STRUCTURES TO PROVIDE RESILIENCY AGAINST HYDRAULIC FORCES HOWEVER STRUCTURE DEFORMATION IS EXPECTED AND ENCOURAGED AS A COMPONENT OF INCREASING SYSTEM COMPLEXITY. IMPACTS TO STRUCTURES WILL LIKELY INCLUDE OVERTOPPING, FLANKING, EROSION, SEDIMENT PRODUCTION AND POSSIBLE DISLOCATION. SHOULD STRUCTURE FAILURE OCCUR, THE DENSITY AND PLACEMENT OF SUBSEQUENT DOWNSTREAM PLACEMENTS ARE INTENDED TO RECRUIT THE MATERIALS.

Checked: David Lindley 3/20/25



Title: Schoolhouse Creek

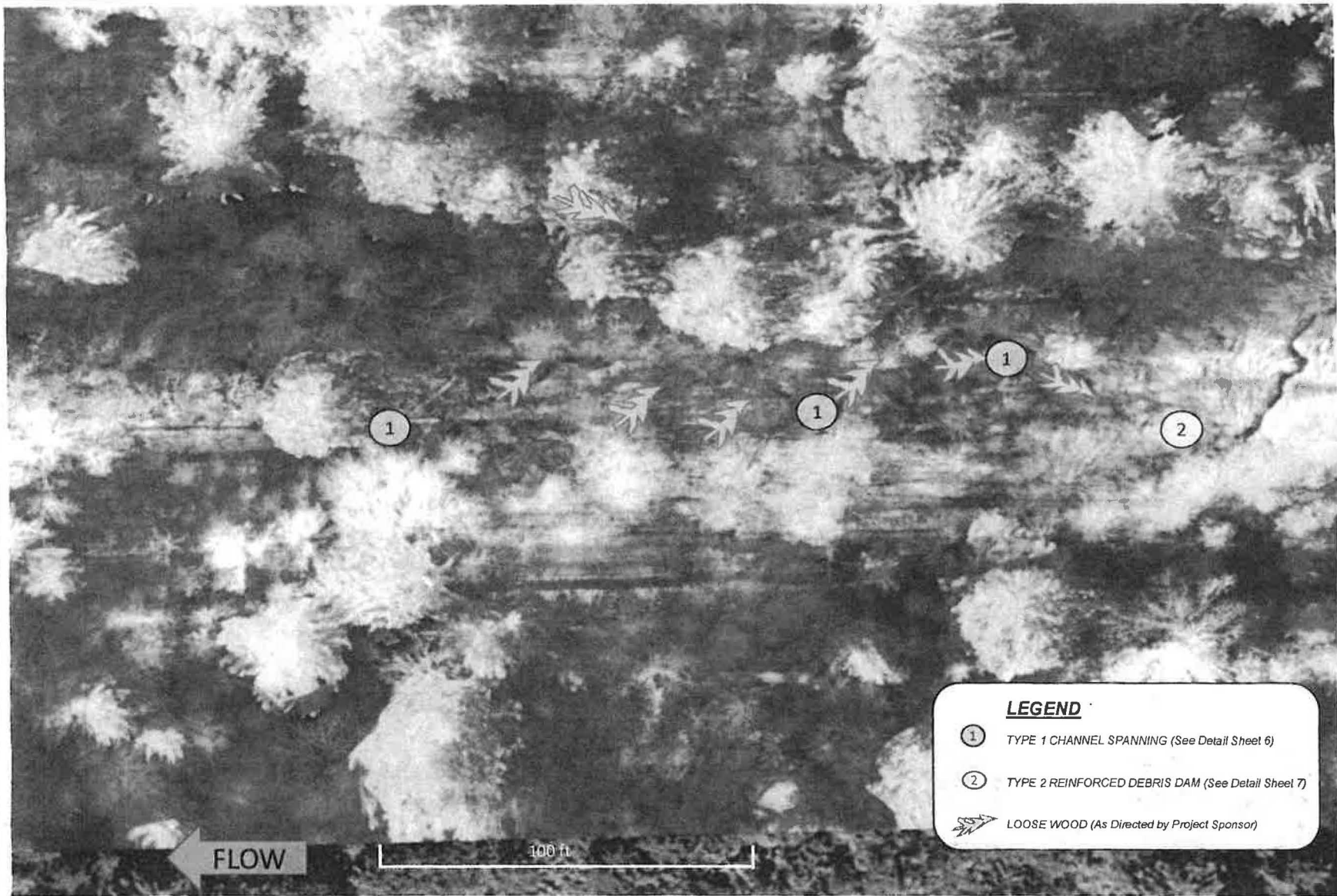
PROJECT OVERVIEW AND LAYOUT INDEX

Klickitat County, Washington State

Drawing No.

2

2 of 9



LEGEND

- ① TYPE 1 CHANNEL SPANNING (See Detail Sheet 6)
- ② TYPE 2 REINFORCED DEBRIS DAM (See Detail Sheet 7)
- LOOSE WOOD (As Directed by Project Sponsor)

Designed: David Lindley 3/20/25



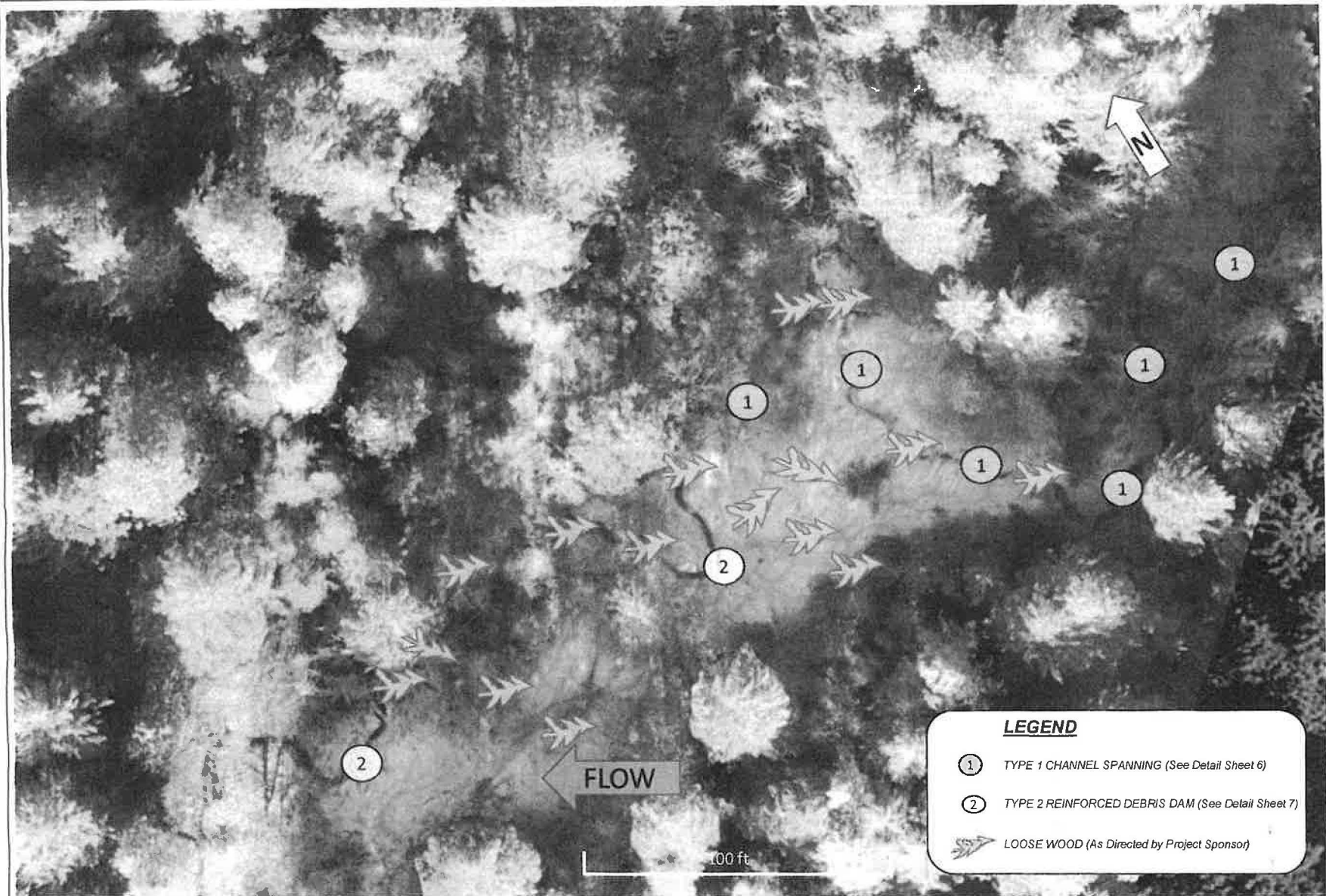
THE Schoolhouse Creek

STRUCTURE LAYOUT
Klickitat County, Washington State

Drawing No.

3

3 of 9



Designed: David Lindley 3/20/25

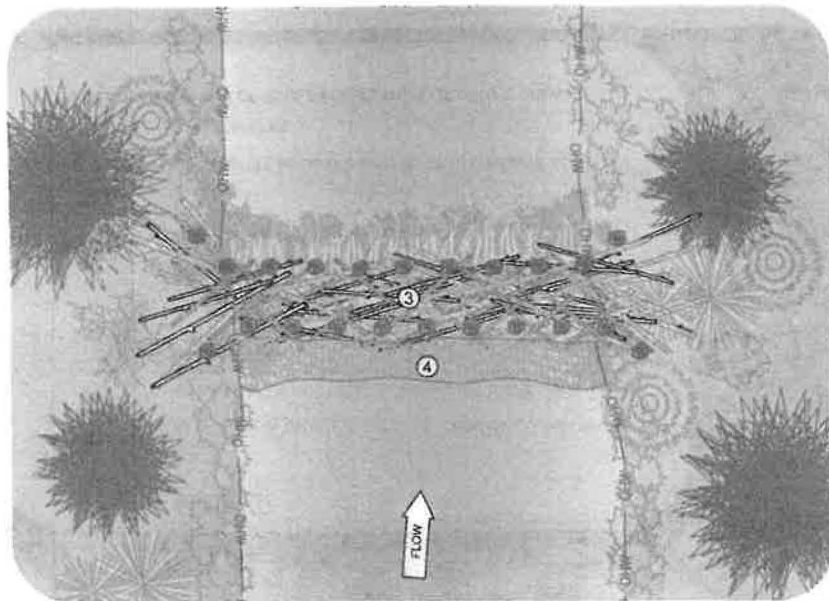


STRUCTURE LAYOUT Klickitat County, Washington State

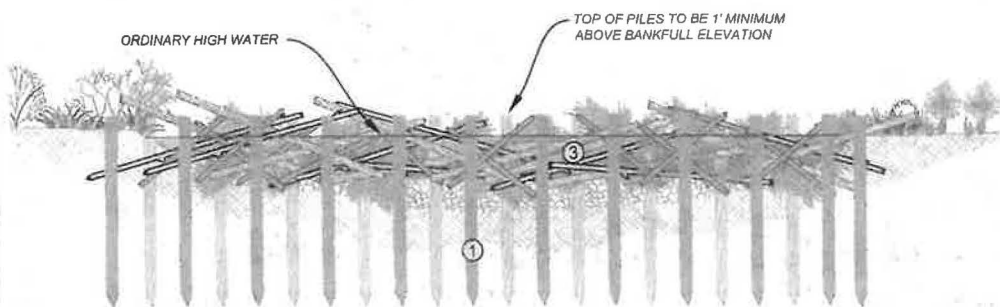
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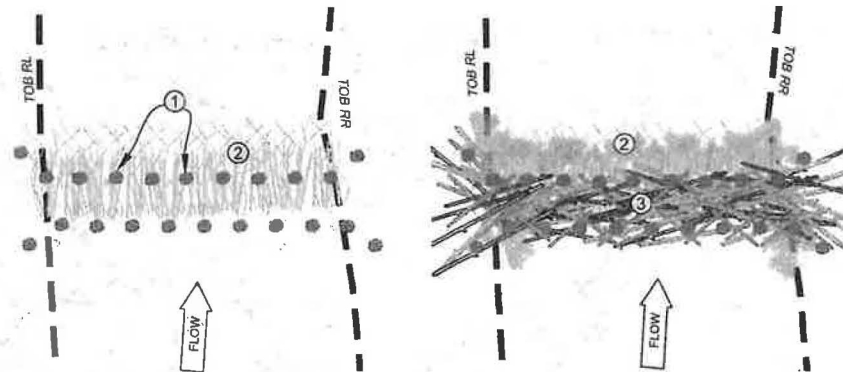
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1 PLAN VIEW
HORIZ 1" = 8'



2 SECTION VIEW
H:V 1" = 5'



3 ASSEMBLY DETAIL
HORIZ 1" = 10'

PROJECT ELEMENT NOTES:

- 1) DRIVE 2 STAGGERED ROWS OF PILES FOR STRUCTURAL REINFORCEMENT AT PRESCRIBED LOCATIONS. PILES TO BE DRIVEN 1.5' O/C ACROSS STREAM CHANNEL AND 4' O/C DOWN STREAM CHANNEL. PILES TO BE A NOMINAL DIAMETER OF 6"x 8" LONG WITH A MINIMUM EMBEDMENT DEPTH OF 4 FT. PILE IS TO CONSIST OF UNTREATED WOODED FENCE POSTS WITH ENDS SHARPENED FOR EASE OF DRIVING.
 - 2) PLACE BASE APRON BRUSH LAYER EXTENDING THROUGH THE DOWNSTREAM BASE OF THE STRUCTURE TO REDUCE OVER-POUR SCOUR AND UNDERMINING OF THE STRUCTURED. ADD SUCCESSIVE LAYERS OF APRON BRUSH INTERSPERSED THROUGH STRUCTURE AS SMALL MATRIX LWM IS ADDED.
 - 3) PLACE SMALL DIAMETER MATRIX LWM WOVEN WITHIN AND THROUGH PILE REINFORCEMENT TO DEVELOP A STABLE INTERLACED MATRIX. MATRIX LWM SHALL BE WOVEN INTO PILES AT VARIOUS ANGLES AND POSITIONS TO ADD COMPLEXITY AND PLACING DEBRIS IN TENSION AND COMPRESSION. MATRIX MATERIAL TO BE COMPACTED TO INCREASE STRUCTURE DENSITY AND REDUCE PERMEABILITY, THROUGH FLOW AND INCREASE BACKWATER AND UPSTREAM WATER SURFACE. WEAVE LWM IN BANKLINE INTERFACE AND PILE TO REDUCE LATERAL FLANKING RISK TO STRUCTURE.
 - 4) PLACE STREAM COBBLE AND GRAVELS ALONG UPSTREAM FACE OF STRUCTURE TO CREATE AN APRON AND REDUCE LOW FLOW SEEPAGE THROUGH STRUCTURE.
- THE PROJECT INSPECTOR RESERVES THE RIGHT TO MODIFY STRUCTURE DESIGN SPECIFICATIONS DURING CONSTRUCTION DUE TO UNFORESEEN CONDITIONS.

Date
David Lindley 3/20/25

DESIGNED BY

DATE

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PROJECT

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CLIENT

CONTRACT

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Update as of Monday November 27th 2025.

On December 12th 2024 the Washington State Committee on Geographical Names (DNR) gave final approval of my request to name the small creek that runs through our property 'Schoolhouse Creek.' This name is in recognition of the fact that we live on the southern half of an old 'Schoolhouse Forty'. The DNR did a very good job of managing the diverse forest. It is surrounded by pastureland. In the summer of 2026 the Yakima Nation will undertake a project to flood out the invasive canary grass along the lower creek just below our forest by constructing a series of 'analog dams' which replicate beaver dams. The lead on this project is Jeanette Burkhardt(jeanette@ykfp.org) who is the biologist for the 'southern territories' for the Yakama Nation. She secured a grant through the Salmon Recovery Board to cover the cost of the project.

Also...a creek survey was conducted by the 'Xerces Society' (xerces.org) -a national organization with an office in Portland - and several pockets of endangered Pearl Mussels were found. These can live to be 120 years old. They need a healthy fish population to spread their spores.

Our neighbors along the creek are in agreement about taking care of it. We are fortunate in that way. We have figured a Conservation or Natural area of some kind is the end goal here. And access for wheelchair bound people will be a priority. There are several old logging roads into the forest that are good to go now and with a little bit of work - more trails are possible. This is just the first step.

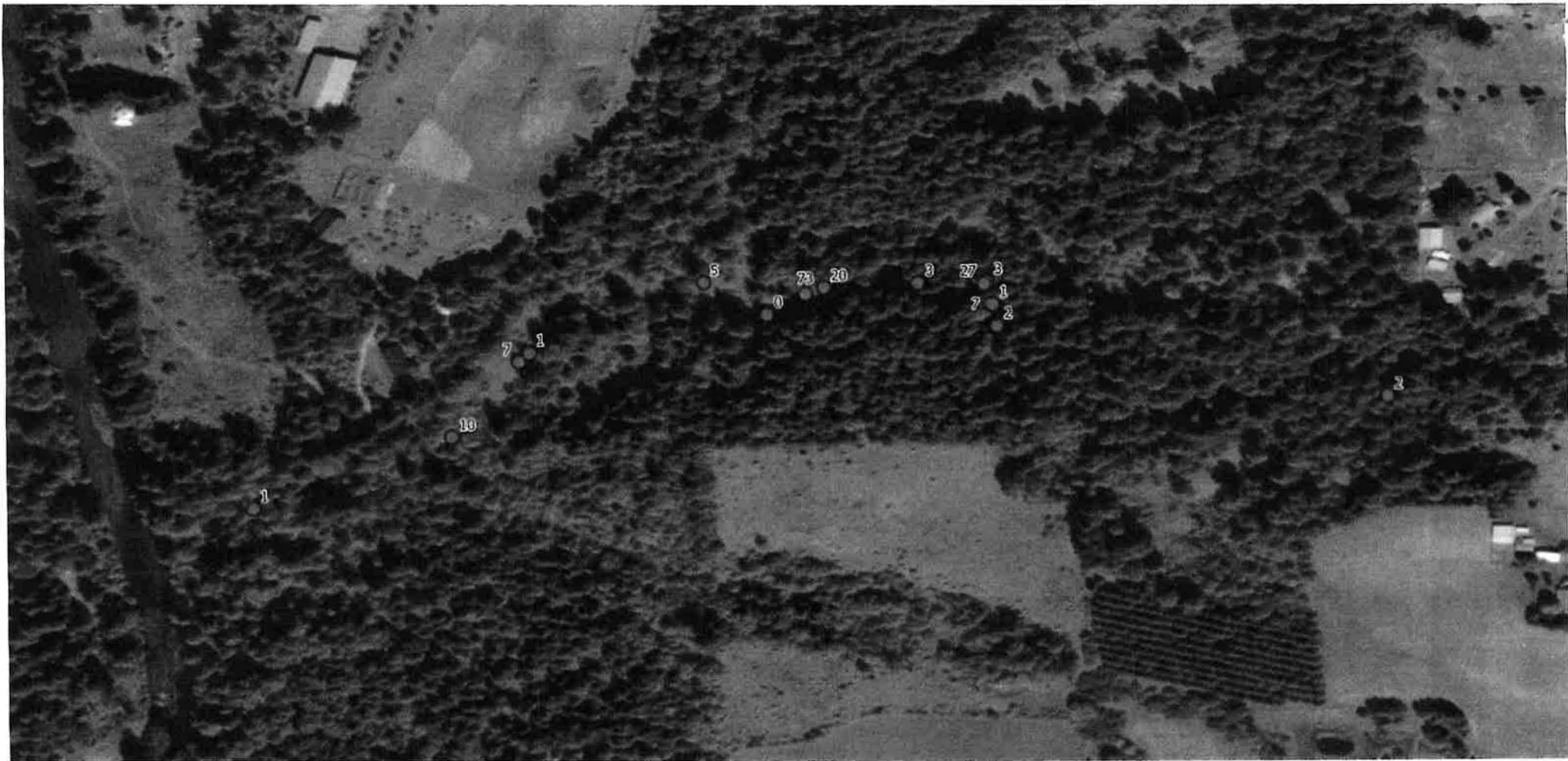
Unfortunately one of our 'neighbors' up creek from us has gradually over a few years been laying culvert lengthwise into the creek and then backfilling over it. Reed Canary grass has grown in behind the backfill. I have included a property map of the area to show our 'Schoolhouse Forty'. The second map shows marks the degraded area of the creek with an orange mark. I have also included a map with property lines and the name of the owner of the property. This degradation has been going on for years. And there is documentation to back up that claim. It comes from a retired marine biologist living across the creek from degradation. We are trying to do something good to rehab the creek and breath some life into it while someone else up creek is dumping debris into the creek which may be detrimental to the health of the creek. No telling what may be leeching into the creek from some of the fill. It's also illegal since this is a fish bearing stream. Thank you.

Hello all,
Hope you are staying dry with all this rain! I wanted to reach back out to you all with the final results from our mussel surveys at Schoolhouse Creek (attached). Our team split the survey into 4 segments over 2 days, counting 172 western pearlshell. This is surely an undercount of how many are actually there, since we didn't disturb any of the mussels and the little ones are often hidden under the big ones. We found a few places with more mussels in little beds (see map with mussel counts). I've also attached photos to show the types of habitat the mussels were found in. Thank you again for helping us with access to the creek. From our surveys throughout Oregon and Washington, as well as into California and Idaho, I know firsthand that mussels are not found in many of our creeks and rivers, even though they likely once were. You've got a special little refuge for them here in the gorge, and it was wonderful to see them! Happy holidays,
Emilie

Emilie Blevins
Senior Conservation Biologist
Endangered Species Program

Protecting the Life that Sustains Us

*xerces.org <<http://www.xerces.org/>>



● Location of Pearl mussels

location of illegal backfilling of creek

5:09 PM Tue Oct 7

96%



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imap.klickitatcounty.org



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Webmail - Blue Mou...

scalloped potatoes...

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Interactive Mapping...

Klickitat County



Klickitat County

Help

Map Instructions

Klickitat County Treasurer

Property Lookup

SEARCH BOOKMARKS MAP LAYERS



Parcels

PARCEL_NUM: 04103618060200

LEGAL: Lot 2 BLA 2018-06; 36-4-10

NAME: CONNELLY, JUSTIN

ADDRESS: PO BOX 840 WHITE SALMON WA 98672-0840

SURVEY1: [1130714](#)

SURVEY2: [1019155](#)

SURVEY3:

AUDITOR_NO:

COMMENT:

ACRES: 4.28

Update as of December 1st 2025.

On December 12th 2024 the Washington State Committee on Geographical Names (DNR) gave final approval of my request to name the small creek that runs through our property 'Schoolhouse Creek.' This name is in recognition of the fact that we live on the southern half of an old 'Schoolhouse Forty'. The DNR did a very good job of managing the diverse forest. It is surrounded by pastureland. In the summer of 2026 the Yakima Nation will undertake a project to flood out the invasive canary grass along the lower creek just below our forest by constructing a series of 'analog dams' which replicate beaver dams. The lead on this project is Jeanette Burkhardt(jeanette@ykfp.org) who is the biologist for the 'southern territories' for the Yakama Nation. She secured a grant through the Salmon Recovery Board to cover the cost of the project.

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More info including photos
available at the Washington
State Committee on Geographic
Names website
click on 'Schoolhouse Creek'
on the agenda item for the
April 4th meeting

The only change that has been
made is that we will work with
the Yakama tribes to work out
an agreement on caretaking the
forest and creek and rental of
the house