

BEFORE THE BOARD OF COMMISSIONERS  
FOR COLUMBIA COUNTY, OREGON

WORK SESSION

May 25, 2004

The Columbia County Board of Commissioners met in scheduled session with Commissioner Rita Bernhard and Commissioner Anthony Hyde, together with Sarah Tyson, Assistant County Counsel, and Cynthia Zemaitis, Recording Secretary.

Commissioner Bernhard called the meeting to order.

**ROAD MODIFICATION REQUEST FROM RANDY ELDER - JUSTIN'S WAY:**

Roger Kadell, County Road Department, came before the Board to discuss the application filed by Randy Elder for a modification from the County Road Standards. Roger explained that Mr. Elder applied for a partition of 25.50 acres, which was approved with one of the conditions being to bring Justin's Way to County road standards, which call for a maximum 12% grade. This grade is not attainable due to existing driveways; the changes that would be needed would make the driveways too steep for fire access. Kadell inspected the property and spoke with the Fire Department. Justin's Way is off Hwy 30. Mr. Elder is holding off on paving awaiting the County's approval of a modification to allow a 15% grade. Ultimately, this may serve 5 or 6 lots. The driveway which would be affected is currently at a 19% grade; after paving, it will probably be a little lower. However, to bring the new road to 12% would increase the driveway to an approximate 28% grade. Roger and the Roadmaster recommend approval of the requested modification allowing a 15% grade on Justin's Way. Commissioner Hyde moved to instruct staff to draft an order approving this road modification as recommended by the Road Department, and Commissioner Bernhard seconded. The motion carried unanimously..

**OFFERS TO PURCHASE COUNTY OWNED PROPERTIES:**

Cynthia Zemaitis, Natural Resources Administrator, bought three separate offers to purchase County-owned property to the Board.

She has received an offer to purchase Tax Account No. 3224-023-05200 from Scott Sylvester for \$441. Cynthia indicated that the current assessed value for this one-half lot in the platted Columbia Acres No. 2 subdivision is \$400. The property was offered for sale at the last auction for a minimum bid of \$500 and, therefore, this property can be sold outright for a figure above 15% of the minimum bid. With little discussion, the Board approved the sale of this property to Mr. Sylvester for \$441.

Cynthia also received an offer to purchase Tax Account No. 5128-042-00900 from David Cook. This parcel is a tiny sliver of property lying between the railroad tracks and property owned by Mr. Cook and is unlikely to generate any additional interest. The property has an assessed value of \$500, which is the amount of Mr. Cook's offer. Should the Board accept this offer, a Notice of Private

Sale will have to be published and if no additional offers are received this property can be sold to Mr. Cook. Commissioner Hyde moved and Commissioner Bernhard seconded the motion to accept Mr. Cook's offer. The motion carried unanimously.

Cynthia next discussed the status of Tax Account No. 7404-010-01300, a small triangular parcel with a corner on Clatskanie Slough. Pursuant to the Board's previous request, Cynthia did confirm with Mr. and Mrs. Ted Bush that they were only interested in Tax Lot #1300, not the other two pieces of adjacent waterfront property owned by the County. Cynthia explained that the Bush's believed this property had been in the family for 100 years as part of the property which they own, and are interested in getting it back to increase their property value in a future sale of the property. After further discussion, Commissioner Hyde moved and Commissioner Bernhard seconded the motion to accept Mr. Cook's offer. The motion carried unanimously.

#### **REQUEST TO USE PLAZA 6/19/04 FOR RIVER CITY DAYS:**

The Board received a request from the St. Helens/Scappoose Chamber of Commerce to use the Plaza on June 19, 2004 for the River City Days event. The written request outlines their need for the Plaza from 10:00 a.m. to midnight. With little discussion, the Board decided to hold this matter over until a Chamber representative can be present. Commissioner Bernhard will make contact with the Chamber and, if all is in order, this item will be moved to the consent agenda next week.

#### **CELLULAR PHONES:**

Commissioner Corsiglia asked that this be placed on today's agenda for discussion and he is absent. Commissioner Hyde doesn't believe the County is ready to set a policy on the use of cell phones by County staff, and believes General Services will need the time to investigate the use of cellular phones and recommend a policy. He indicated that, for elected officials, any change would need to go before the Compensation Commission. Therefore, any policy would be set for employees and, since General Services and the Land Development Services Department have the most experience with employee usage, they should come up with a recommended policy. Commissioners Hyde and Bernhard both confirm that they use their own personal cell phones and pay the bills. Bill Potter was requested to consider coming up with a policy for cell phone usage. This item was held over for further discussion.

#### **SHERIFF OFFICE STAFFING**

Sheriff Phil Derby is present to talk with the Board about staffing issues. Commissioner Hyde stated that he talked with the Undersheriff yesterday and, based on that conversation, he asked the Sheriff to attend the work session. Sheriff Derby stated that the Board is aware that he has wanted to advertise to fill three positions, but that filling them was contingent upon receiving rentals from private companies and the Bureau of Prisons. However, the Sheriff's office has not yet heard back from these facilities. The Sheriff explained that his staff is overworked, and, psychologically for the staff, they need to hire for these positions now. Commissioner Hyde stated that there were two

positions in the budget, but that Sheriff Derby had agreed not to full these positions until there was stability in his budget. However, the Board recognizes the need to relieve the staffing shortage. Commissioner Hyde moved and Commissioner Bernhard seconded to approve the Sheriff's request to begin a list for hiring two patrol deputies as specified in the budget. The motion carried unanimously.

Sheriff Derby also wanted to discuss the subject of "casual" employees, those who have retired but have returned to work for the Sheriff's Office. There is a problem because these employees are not eligible for overtime. The PERS rules require that a retired employee returning to work can only work 600 hours in the first six months, which is forcing them to work far less than they are willing and which the Sheriff's Office needs. There is also some dissatisfaction with being treated differently than those in the union. Commissioner Bernhard stated that the Board needed to obtain more information with regards to the salary issues in the Sheriff's Department and discuss this matter further, probably in Executive Session..

There was no Executive Session held.

With nothing further coming before the Board, the meeting was adjourned.

Dated at St. Helens, Oregon this 25<sup>th</sup> of May, 2004.

NOTE: A tape of this meeting is available for purchase by the public or interested parties.

BOARD OF COUNTY COMMISSIONERS  
FOR COLUMBIA COUNTY, OREGON

By: *Rita M. Bernhard*  
Rita Bernhard, Chair

By: \_\_\_\_\_  
Anthony Hyde, Commissioner

By: *not present*  
Joe Corsiglia, Commissioner

Recording Secretary:

By: *Cynthia Zemaitis*  
Cynthia Zemaitis