

BEFORE THE BOARD OF COMMISSIONERS
FOR COLUMBIA COUNTY, OREGON

WORK SESSION

February 28, 2006

The Columbia County Board of Commissioners met in scheduled session with Commissioner Joe Corsiglia, Commissioner Rita Bernhard and Commissioner Anthony Hyde, together with John Knight, County Counsel and Jan Greenhalgh, Board Secretary.

Commissioner Corsiglia called the meeting to order.

Commissioner Hyde had to leave the meeting for a conference call but wanted to comment on two issues before leaving. First being the System Development Charges. He is ready to move forward with this process, as long as we don't get in the way of ourselves.

The second issue is the recommendation from the Safety Committee regarding the dirt divider in the back parking lot. He would agree with a temporary barrier, understanding that there be at least two "real" steps across the medium installed because people are still going to use that area.

Commissioner Corsiglia asked about the requirements for the landscaping. Bill Potter would have that information.

SYSTEM DEVELOPMENT CHARGES:

Dave Hill, Public Works Director, has been getting a lot of complaints this year on the condition of the roads. If the County had an SDC program, a portion could be used for the roads. Commissioner Hyde had mentioned that it may be good to plan some hearings for this sometime in May. Dave is not completely ready for that at this point, but could possibly meet that schedule. There is an MOU with the cities of Scappoose and St. Helens to adopt their SDC's for the urban growth areas in their cities. Dave is working with a consultant on this now and, through a hearings process, we could adopt those now. If the county is going to go through the hearing process, we should also work on SDC's for the rural areas. Commissioner Corsiglia felt that another meeting with the contractors should take place to get their input, so they are involved in the process. That would eliminate a lot of questions and concerns by the contractors. Dave is working on the methodology, making sure it's reasonable and that everyone understands it. Todd Dugdale stated that at the last contractors meeting, they felt that nothing happened with the access issues. That should also be addressed. Dave stated that he would have a proposal ready by May because he understands that this is an important issue that needs attention.

While Dave was present, Commissioner Bernhard informed him of a complaint she received from a man in Vernonia. There was a logging operation going on out on Scappoose Vernonia Hwy and they were using county road workers. Further, he was stopped by a flagger for 35-40 minutes. Dave stated that he would check on that, because according to state policy for traffic control, they have only 20 minutes they can stop traffic.

SAFETY COMMITTEE RECOMMENDATIONS:

Jean Ripa stated that it is the Safety Committee's responsibility to make recommendations to management for a safer workplace. Once a recommendation is made, management needs to make a timely response. Jean went over the recent recommendations from the Safety Committee regarding the dirt divider strip between the upper and lower parking lots on the river side of the courthouse. While Commissioner Hyde was present earlier, Jean understood that the preference would be to have General Services install some steps. Discussion was held on the possibility of handrails with the steps, removing some of the shrubbery and ADA requirements. Jean will ask Bill Potter to put together a proposal for the Board to review.

Commissioner Bernhard addressed the safety concern with the kitchen area in the Extension room and the doors being locked. She suggested that the doors to the kitchen be removed, a railing installed with an actual step. People are accustomed to using the kitchen area and it needs to be made usable.

Discussion was held on the use of signs and installing some type of sign at the end of the parking lot next to the condos regarding "courthouse parking only". After discussion, Jean stated that she would send a memo to Bill Potter regarding the steps and the signage and requesting a proposal for the Board.

LAW ENFORCEMENT LEVY DISCUSSION:

John Knight and Phil Derby were present for discussion. John reviewed the last discussion on the levy. The comments received were that instead of saying that we only have four full-time road deputies, we should say we only have four patrol deputies devoted to road patrol. This is because the position title is patrol deputy and we have more than four, but we don't have more than four that are doing road patrol. The other comment was on the estimated amount of money to be raised each year would change slightly because the evaluation changed. One thing that Phil mentioned was that he heard some discussion on lowering the rate from 39 cents to 36.5 cents, which would raise about the same amount of money that we were asking for last fall. The problem John sees with that is that everyone is already geared at 39 cents. Jean Ripa asked if Ruth Baker had verified the actual costs of the personnel. John stated that he hadn't received that yet, but Ruth was working on some updated numbers. If he receives that information before tomorrow, he will add it to the agenda for further discussion.

RONDA COURTNEY - FAIR ISSUES:

Property Leasing Opportunity: Ronda Courtney approached the Board regarding a potential sale or lease of about one acre of fairground property to Columbia River PUD over by the Little League fields. There is a potential for some significant revenue for the Fairgrounds, but Ronda is not sure how to proceed from here. The PUD has budgeted a significant amount to purchase the property. John stated that the deed needs to be reviewed to see if there are any reservations in the deed regarding the use of the property. If the property were to be sold, we would need to go through a partition process and/or a zone change. After discussion, Ronda was directed to work with John and Todd on the details and bring a proposal back to the Board.

Name Change: Ronda informed the Board that the Fair Board voted at their last meeting to change the name of the Fairgrounds to "Columbia County Event Complex - Home of the Columbia County Fair and Rodeo" - because the fair is only one week out of the year and the rest of the year it is used for other things. It will be a more professional marketing tool. John feels that the Fair Board has the authority to do this on their own, but encouraged Ronda to get approval by this Board on something like this. The Board didn't see a problem with changing the name.

REQUEST TO CREATE GIS PROGRAMMER/CARTOGRAPHER POSITION:

Sue Poling, County Assessor, presented her request to the Board to create a GIS Programmer/Cartographer position. Currently, there is a part time person doing this and the county is reimbursed through the grant. She tried to do this on a contract basis but the work was very poor and inaccurate. This is going to be a long term project and feels it would be more cost effective to have an in-house person doing this. The position would be mostly funded through the ORMAP grant. Once this program is up and running, it is going to be beneficial, not only to the county, but other public entities.

Jean pointed out the flip sides of doing this. It would be a grant funded position and when that funding ends, the Board will be faced with either paying for the position out of the general fund or end it and pay unemployment. If the end product is not given away for free, and revenue is generated, then it could potentially pay for a big portion of the position.

After discussion, Commissioner Bernhard moved and Commissioner Corsiglia seconded to create a GIS Programmer/Cartographer position, assign a salary range 26 and authorize the Assessor to fill the position. The motion carried unanimously.

SURVEYOR ORDINANCE:

John gave a brief update, but not a lot more to report since the last discussion. The Board already decided to address this again after March 8th, the deadline for filing, should anyone file for the Surveyor position. John is checking to see if the same situation would happen in November. Discussion was held over to 3/15/06.

AMENDMENT #16 AGREEMENT WITH DHS & AMENDMENT #6 TO AGREEMENT WITH CCMH:

John reviewed the amendment with DHS which deals with extending the date to March 31, 2006. This has been done a few times to allow time for the final biennium agreement to be resolved and approved. Additionally, the contract with CCMH would also need to be extended by Amendment #6. With that, Commissioner Bernhard moved and Commissioner Corsiglia seconded to approve Amendment #16 to the 2005-2007 IGA #113022 with DHS. The motion carried unanimously. Further, Commissioner Bernhard moved and Commissioner Corsiglia seconded to approve Amendment #6 with Columbia Community Mental Health, and authorize the Chair to sign. The motion carried unanimously.

**SOFTWARE RIGHT-TO-USE AGREEMENT WITH POLK COUNTY
& PERSONAL SERVICES CONTRACT WITH HELION SOFTWARE, INC:**

Sue Poling, Ruth Baker and John Knight discussed the Intergovernmental Software Right-to-Use Agreement with Polk County for the PIC system and the Personal Services Contract with Helion Software, Inc. for the software to convert Property Assessment and Tax information into the ORCATS system. Both were added to the consent agenda.

CONGREGATE CARE FACILITY PROPOSAL:

Jan Kenna reported on what Walt Pesterfield has found out about the Victory Outreach proposal in St. Helens. He will be attending the City of St. Helens planning meeting tonight to give input on the impacts to his department. Jan went over the criteria in the CCCCf plan and how this proposal will negatively effect their programs. Commissioner Bernhard feels it is extremely important to let the city know the county's concerns on the impacts to services that are the responsibility of the county. She wants to have the county represented at the meeting, so the county has standing, should it be appealed to LUBA.

There was no Executive Session held.

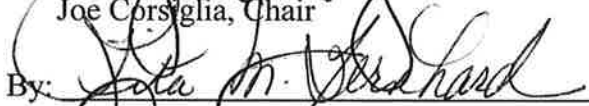
With nothing further coming before the Board, the meeting was adjourned.

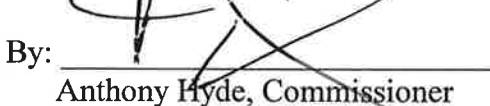
Dated at St. Helens, Oregon this 28th day of February, 2006.

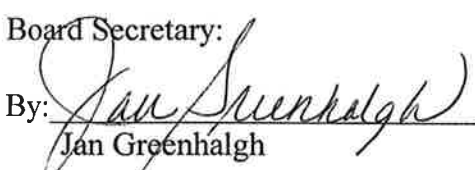
NOTE: A tape of this meeting is available for purchase by the public or interested parties.

BOARD OF COUNTY COMMISSIONERS
FOR COLUMBIA COUNTY, OREGON

By:  _____
Joe Corsiglia, Chair

By:  _____
Rita Bernhard, Commissioner

By:  _____
Anthony Hyde, Commissioner

Board Secretary:
By:  _____
Jan Greenhalgh