

COLUMBIA COUNTY BOARD OF COMMISSIONERS
BOARD MEETING

WORK SESSION MINUTES

May 26, 2009

The Columbia County Board of Commissioners met in a regularly scheduled work session at 10:00 a.m. with Commissioner Rita Bernhard and Commissioner Earl Fisher present, together with Sarah Hanson, County Counsel and Jan Greenhalgh Board Secretary. Commissioner Hyde attended the meeting late while under Executive Session.

Commissioner Bernhard called the meeting to order.

PRIORITIES FOR HSEMC:

Vicki Harguth, EOC and Ron Youngberg, CRF&R, both members of the Homeland Security Emergency Management Commission members, were present to review and discuss the HSEMC priorities. Vicki explained that, back in December, the HSEMC put together some priorities for the 2009-2010 year. In review, Vicki noted that progress has been made on all of the priorities listed. Ron explained that the list before the Board is just a beginning and it will be updated as the committee moves forward.

Most members were at the meeting when these priorities were developed. Vicki will continue to give progress updates to the Board. She also wanted to mention that Sarah has been very helpful in working on the ordinance, by-laws, etc. Commissioner Fisher asked that the Board get at least quarterly updates from the committee.

UNMET NEEDS COMMITTEE REQUESTS:

Jim Tierney and Dan Brown with the Unmet Needs Committee were present for discussion. Dan handed the Board an outline of Unmet Needs Committee recommendations and reviewed each.

- 1) The first is a policy for elevating non-substantially damaged homes with Hazard Mitigation Grant funds. These homes would need to meet the Benefit Cost Analysis (BCA) of 1.0 or above to be included in the project. Originally, the proposal to FEMA had the project serving only those substantially damaged homes. This would allow them to protect more homes than originally anticipated. Sarah will look at the Order to see what changes need to be made to include this.

- 2) The details of the many acquisition projects have become more clear in the last couple of months regarding costs and, with that, can better forecast how much CDBG will be necessary to reach the 25% match for all clients in the database. Simply put, there will not be enough CDBG to meet the need. Therefore, the UNC is recommending that a CDBG acquisition fund cap be set at \$40,000 per household. This cap would allow them to serve more households. They are also recommending the same cap for the City of Vernonia.

In a related item, the UNC is recommending a second cap on CDBG funds of \$10,000 per household be set for a certain set of elevation projects. This also applies to the City of Vernonia.

- 3) There are currently several projects where there is a need to hire a geological consultant to conduct Level I Environmental Studies and, if required, Level II studies, on commercial properties that are proposed for acquisition under the HMGP. FEMA will pay 75% of the consulting costs. The UNC is recommending that the 25% balance be paid for the Unmet Needs Committee fund, with the expectation of reimbursement from the eventual non-FEMA project funds. The estimated cost would be less than \$10,000. Therefore, the UNC is requesting payment authorization of the initial 25% from the UNC fund. In each case, they will require that the property owner sign a Memorandum of Agreement which would allow the UNC to be reimbursed these funds at closing. A copy of the MOA is attached for review.
- 4) Jim explained that there is a practical problem that they knew would come up regarding FEMA reimbursements. He is suggesting that, rather than trying to get reimbursement from FEMA during the elevation process, at 25%, 50%, 75%, etc., it would be better to wait until the project is 100% complete before requesting reimbursement. CAT will be making formal construction loans on each project, however there will be a gap in time between completion and reimbursement. So the UNC is requesting that the UNC Flood Fund lend the money to CAT for the gap period, somewhere between \$40,000 to \$60,000. Jim noted that those funds are available and would be a very secure loan. This is basically a heads up for the Board and no action needed at this point in time. There is approximately \$125,000 in the fund that is not designated because they anticipated this need. Jim assured the Board that this is a very low risk project.
- 6) Lastly, Jim is recommending that the Board authorize a change in the signee on all Memorandums of Understanding from himself to Dan Brown.

After discussion on all issues, Sarah stated that she will need to review the requests and the documents before recommending an action by the Board.

SHERIFF DICKERSON - REQUEST TO PURCHASE (2) VEHICLES:

Sheriff Dickerson came before the Board with a request to purchase 2 vehicles. The first is for a Jail Transport Van. The current one is very old and not suitable for long distant transport. It needs to be replaced and he is looking at approximately \$40,000 to do so. The second vehicle is on the Patrol side. It was very evident that the patrol vehicles showed weakness during winter months this past year and, in preparation, Sheriff Dickerson is requesting approval to purchase a 4WD, at a cost of approximately \$41,000. He noted that he does have the money available in his budget for both of these purchases. After discussion, the Board agreed to add approval to the consent agenda.

NEWSPAPER OF RECORD:

Darryl Swan, Spotlight Publisher, approached the Board to formalize the discussions he has had over time with the Board regarding the County designating a newspaper of record. He is looking for information on the process and how the Spotlight can participate. Commissioner Bernhard explained the past practices, however now with the Internet, it is unclear what the criteria is.

Sarah explained that the County does not currently have a newspaper of record and hasn't for a few years now. When last done, information on internet usage was submitted by some newspapers, which was not part of the request. Because of the questions on how that applies, the Board decided not to determine a newspaper of record.

Commissioner Fisher stated that each community has their own newspapers and none of them are of county wide circulation, unless we use the Oregonian. More discussion needs to be held on this matter and what information needs to be considered.

EXECUTIVE SESSION UNDER ORS 192.660(2)(d)(h)(e):

The Board immediately recessed the regular session to go into Executive Session as allowed under ORS 192.660(2)(d)(h)(e). Upon coming out of Executive Session, no action was taken by the Board.

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

Work Session Minutes

5/26/09

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Dated at St. Helens, Oregon this 26th day of May, 2009.

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 Bernhard, Chair

By: _____

Anthony Hyde, Commissioner

Recording Secretary:

By: _____

Earl Fisher, Commissioner

By: _____
Jan Greenhalgh, Board Secretary