

BEFORE THE BOARD OF COUNTY COMMISSIONERS  
FOR COLUMBIA COUNTY, OREGON

STAFF MEETING MINUTES

September 27, 2017

The Columbia County Board of Commissioners met in scheduled session with Commissioner Margaret Magruder and Commissioner Alex Tardif. Commissioner Heimuller was not present.

Commissioner Magruder called the meeting to order.

**EVERBRIDGE NOTIFICATION AGREEMENT WITH CCOM:**

Steve Pegram discussed Ever bridge Notification system, which is the system we use to communicate with county employees in the event of an emergency. After review and discussion, ***Commissioner Tardif moved and Commissioner Magruder seconded to approve the Everbridge IGA with CCOM. The motion passed unanimously.***

**LETTER OF INTENT ON WEED STREET, MILL STREET & 3<sup>RD</sup> STREET:**

Robert Braud, Realtor for Columbia County, brought three letters of intent to discuss with the Board. **(1)** Weed Street: The letter of intent is from Sam and Eleanora Semerjian for property located at 642 Weed Avenue in Vernonia for \$67,000.00. It was approved and sent to Sarah to prepare a Purchase and Sale Agreement. **(2)** Mill Street Properties: Letter of Intent for the Mill Street properties in Rainier from Mr. Scott. The committee felt that the \$15,000.00 offer was too low and did not want to proceed to a Purchase and Sale Agreement. They asked Bob to notify Mr. Scott to see if he would increase the price. Mr. Scott subsequently declined to do so. **(3)** Scappoose lot at 3rd and Olive: This is a residential lot at the corner of 3rd and Olive in Scappoose and has generated a lot of interest but no offers were obtained, probably due to the high asking price of around \$75,000.00 The development cost of this lot, based on the City requirements, makes it difficult to sell. Robert asked to have the price lowered to \$35,000 for 30 days and if no offers were obtained within that period to lower the price to \$15,000. The committee agreed to lower the price to \$35,000 but not to go any lower at this time.

**RUIZ PURCHASE INQUIRY - TAX ACCT #22496:**

Steve Planchon briefed the Board on an adjacent property owner request to purchase a 2,400 square foot, land locked parcel in Vernonia. A memo dated September 27, 2017 was provided to the Board. The property is valued at \$500 by the County Assessor and is unbuildable. The Board concurred with the recommendation to sell the property to the adjacent owner for \$500, plus a \$145 administration fee. A 15-day notice of the intended sale will be published in a local paper as required by law.

**LENO PERFORMANCE DEADLINE EXTENSION REQUEST:**

Steve Planchon briefed the Board on a request from Mr. Leno to extend the purchase agreement requirement that a mobile home be removed from the property purchased from the County. A memo dated August 30, 2017 was provided to the Board. The Board concurred with the recommendation to extend the performance deadline to December 4, 2017, with the extension to be provided for in a purchase agreement amendment to be prepared by County Counsel.

**REYNOLDS CLEANUP CONTRACT:**

Casey Garrett met with the Board to review a revised Scope of Work for the work to be completed by Drake's Towing on a tax foreclosure property in Vernonia, formally known as the Reynolds property. Casey informed the Board that his discussion with Drake's Towing had evolved from developing a Scope of Work for contracted clean-up services, into Ryan Drake making an offer to purchase the property as-is for \$20,000. Casey provided a letter of intent from Ryan Drake, which included a \$20,000 offer to purchase the property, and an additional \$5,000 performance deposit, which would be held by the County for an agreed amount of time to ensure the property would be brought into compliance with County Nuisance Code. The Board instructed County Counsel to draft a purchase and sale agreement consistent with the terms proposed in Ryan Drake's letter of intent.

**VICTIM ASSISTANCE PROGRAM BUDGET:**

District Attorney Jeff Auxier and Victims Assistance Program Manager Janice Faltersack spoke to the Board about a grant shortfall in the District Attorney's Victim Assistance Office. Jeff explained that he had spoken with Marjorie Doran, grant liaison with the Oregon Department of Justice, and was told that the qualifications for a VOCA/CFA project grant had changed and we were no longer eligible to receive the funding. As a result, Faltersack is faced with laying off a victim's advocate that has been working at .76 FTE. Jeff explained that he had further discussions with Doran, and we could reapply for the grant but would still need \$21,000 dollars worth of supplemental funding from the county's general fund in order to maintain the victim advocate position. Jeff also spoke with the Finance Director, Jennifer Cuellar, who informed him that for \$25,000, the victim advocate position could be increased to 1.0 FTE. After hearing from Jennifer, who confirmed this, ***Commissioner Tardif moved and Commissioner Magruder seconded to supplement the Victim Assistance Program budget with \$25,000 additional dollars from the general fund. The motion carried unanimously.***

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There was no Executive Session held.

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

Dated at St. Helens, Oregon this 27<sup>th</sup> day of September, 2017.

BOARD OF COUNTY COMMISSIONERS  
FOR COLUMBIA COUNTY, OREGON

By: Not Present  
Henry Heimuller, Chair

By: \_\_\_\_\_  
Margaret Magruder, Commissioner

By: \_\_\_\_\_  
Jan Greenhalgh  
Board Office Administrator

By: \_\_\_\_\_  
Alex Tardif, Commissioner