

BOARD ORDERS AND MINUTES

IN THE BOARD OF COMMISSIONERS OF THE STATE OF OREGON

FOR THE COUNTY OF YAMHILL

SITTING FOR THE TRANSACTION OF COUNTY BUSINESS

THE BOARD OF COMMISSIONERS OF YAMHILL COUNTY (“the Board”) sat for the transaction of county business in formal session on January 18, 2006 at 9:00 a.m. in Room 32 of the Courthouse, Commissioners Kathy George and Mary P. Stern being present and Commissioner Leslie Lewis being excused for another meeting.

Also present was John M. Gray, Jr., County Counsel; Rick Sanai, Assistant County Counsel; John Krawczyk, Administrative Services Director; David Lawson, Assessor; Eileen Slater, Assessor’s Office Manager; Bruce Tindall, Chief Appraiser; David Bates, News-Register; John Pinkstaff, 1712 NW Hoyt, Portland; and Cassie Sollars, candidate for Commissioner.

Commissioner George called the meeting to order.

A. **PUBLIC COMMENT:** This thirty-minute time period is reserved for public comment on any topic other than a quasi-judicial land use matter or other topic scheduled for public hearing. Unless extended or restricted by the Chair or majority of the Board, public comment will be limited to three minutes per person. None offered.

B. **AGENDA:**

Land Use

1. Consideration of a request from John Pinkstaff for the Board to withdraw its decision in Ordinance 773, Planning Docket Z-01-05, applicant Gordon Dromgoole. [*Decision tentatively withdrawn, ordinance to effectuate the withdrawal to be adopted January 25, 2006.*]

Mr. Pinkstaff reviewed his request for the Board to withdraw Ordinance 773 to allow him to prepare supplemental findings in response to questions raised by the Land Conservation and Development Commission (LCDC). He summarized the four issues raised by LCDC and stated that he believes the issues can be fully addressed. He also asked that if the Board approves his request, they communicate to LCDC before their February 1, 2006 meeting regarding the importance of this application and the reasons for withdrawing its decision.

Mr. Gray explained that repealing the findings in Ordinance 773 would put the land use decision on hold, so LCDC would not be considering the application until another ordinance with supplemental findings is adopted by the Board.

Ms. Stern moved to withdraw the Board’s decision in Ordinance 773 and direct staff to return with an ordinance to effectuate the withdrawal. The motion passed, Commissioners George and Stern voting aye.

State Industrial Appeal

2. Discussion of an appeal from SP Newsprint seeking a reduction in value. *[Set-aside order to be adopted January 25, 2006.]*

Dave Lawson explained that SP Newsprint is seeking to have its property tax value reduced from \$190 million to \$35 million, with two gas turbine engines reduced from \$13 million each to \$1 million each, retroactive to the beginning of the current fiscal year. He stated that the reasons listed for the appeal are that newsprint has become obsolete and the company is losing money. He expressed his concern that when businesses are given tax relief during an industry downturn, the value is not recovered when times are good again. He said that he hopes a reconciliation on the appeal can be reached by May. He requested authority to set aside \$1 million on February 15, 2006 and \$1 million on May 15, 2006 into a reserve account for a potential refund of taxes already paid this year plus interest.

Mr. Krawczyk reviewed the potential financial impact to the county if the appeal is approved. He suggested that the Board hold a work session to determine how to make a budget reduction of about \$340,000 for this fiscal year, explaining that it is best to prepare for the worst-case scenario. Ms. Stern asked Mr. Lawson and his staff to start making a list of changes the legislature could make to help them do their jobs better.

The Board agreed to have Mr. Gray prepare the set-aside order for adoption next week.

Personnel

3. **B. O. 06-39** - Consideration of approval of the employment of Joshua Gordon, Hillsboro, as Probation Officer Aide in Community Corrections, regular full-time, Range 10, Step 3, effective January 23, 2006.
4. **B. O. 06-40** - Consideration of approval of the change of status of Mary Jake to increase temporary part-time hours in HHS Abacus to .8 FTE, retroactive to January 9, 2006.

Ms. Stern moved approval of items B(3) and B(4). The motion passed, Commissioners George and Stern voting aye.

Contracts

5. **B. O. 06-41** - Consideration of approval of a modification of agreement between HHS Family & Youth and Lutheran Community Services Northwest for mental health services to Oregon Health Plan members, retroactive to July 1, 2005.
6. Consideration of approval of the following changes to an agreement between Adult Mental Health and Mid-Valley Behavioral Care Network for Oregon Health Plan mental health services:
- a. **B. O. 06-42** - Amendment #2 to add \$19,481 for the remainder of the contract, effective through June 30, 2006;
- b. **B. O. 06-43** - Amendment #3 to change the contract cycle and incorporate language changes, retroactive to January 1, 2006 through June 30, 2006.
7. **B. O. 06-44** - Consideration of approval of Intergovernmental Agreement #06-147 between Community Corrections and Oregon Parks & Recreation for inmate work crews, \$200/workday, retroactive

to October 1, 2005 through September 30, 2007.

8. **B. O. 06-45** - Consideration of approval of Grant Agreement #00639 between Yamhill County and Oregon Housing and Community Services for the Regional Housing Center, \$70,000, retroactive to January 1, 2006 through December 31, 2006.

9. **B. O. 06-46** - Consideration of approval of Grant Agreement 05-CAMI-2386 between the District Attorney's Office and Oregon Department of Justice for the Child Abuse Multidisciplinary Intervention (CAMI) Program, \$160,534, retroactive to July 1, 2005 through September 30, 2007.

Ms. Stern moved approval of items B(5)-B(9). The motion passed, Commissioners George and Stern voting aye.

Refunds

10. **B. O. 06-47** - Consideration of approval of Refund #PH-05-1 from Public Health, \$82.79.

Ms. George moved approval of the refund. The motion passed, Commissioners George and Stern voting aye.

C. **OLD BUSINESS:** None.

D. **OTHER BUSINESS** (Add-ons and non-consent items):

1. Consideration of a request by a new special project group for grant-writing assistance from Laura Tschabold. *[Approved by consensus.]*

Mr. George explained that the group is trying to form a basis for discussing and implementing more maintenance along the Willamette River so that work can be done legally and in a timely manner in specific areas where the river is causing major damage as a result of gravel buildup. She said that one of the funding sources identified is a Parks grant, with which Ms. Tschabold has had previous grant-writing experience. She added that Ms. Tschabold is very willing to help. Mr. Krawczyk expressed his support of the proposal. The Board agreed to direct Mr. Krawczyk, as Ms. Tschabold's supervisor, to make the assignment.

2. **B. O. 06-48** - Consideration of approval of a lease agreement between Yamhill County and Rainbow Lodge, Inc. for office space at 800 NE 2nd Street in McMinnville, \$2407.52/month, retroactive to October 1, 2005 through June 30, 2008.

Mr. Gray reviewed the details of the lease agreement, including a compromise on the payment of utilities based on a previous verbal agreement with the former property owner. Ms. Stern expressed her frustration that Reuel Fish didn't give full disclosure about the verbal agreement at the time of the sale.

Ms. Stern moved approval of the lease agreement. The motion passed, Commissioners George and Stern voting aye.

3. Discussion of proposed changes to the main floor of the courthouse. *[No formal action taken]*

