

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 combined session on November 5, 2020, at 10:00 a.m. in Room 32 of the courthouse, Commissioners Casey Kulla, Mary Starrett and Richard L. “Rick” Olson being present.

Also present were Ken Huffer, County Administrator; Christian Boenisch, County Counsel; Brad Berry, District Attorney; Kate Lynch, Senior Deputy District Attorney; Keri Hinton; BOC Staff and Ashley Watkins, Solid Waste Coordinator; Richard Riggs and Kelli Watcherson from OSU Ext. Service via Teams and others as listed on the sign-in sheet.

Welcome! Due to COVID-19 and physical distancing requirements, attending the meeting is discouraged. The public can view the meeting via the YouTube link on the Yamhill County Meetings page. <https://www.co.yamhill.or.us/meetings>. See below for instructions regarding submitting general public comment or comments on agenda items.

A. CALL TO ORDER: Commissioner Kulla called the meeting to order at 10:01 a.m.

B. FLAG SALUTE

C. CALENDAR SESSION: This time is reserved for the review of the commissioner’s joint schedule (if needed). There was no calendar session.

D. PUBLIC COMMENT: *Due to COVID-19 and physical distancing requirements, anyone wishing to submit general public comment or comments related to a specific agenda item may do so in written format via email at bocinfo@co.yamhill.or.us or by mail at 535 NE Fifth St., McMinnville, OR 97128. Any comments received prior to the meeting will be shared with the Board of Commissioners and submitted to the record.*

There were no general public comments received but Commissioner Kulla noted a comment that was received regarding agenda item I6.

E. WORK SESSION: This time is reserved for topics of discussion scheduled for the Commissioners in advance. If a work session is not needed, the balance of the meeting will begin at 10:00 a.m.

1. Work Session – City of Newberg Vertical Housing Development Zone (VHDZ) presentation.

Mr. Patrick Davenport, City of Newberg Planning Manager, stated this was a presentation being offered to county taxing districts to propose establishment of a vertical housing zone. Mr. Keith Leonard, City of Newberg Associate Planner, presented the Newberg Downtown Improvement Plan (NDIP) addressing downtown Newberg revitalization, encouraging affordable living and working spaces, also increasing its tax base and generating downtown revenue. He noted thirteen potential sites with a total land area of approximately 4.71 acres. The displacement analysis reflected a low displacement risk in the proposed area. Mr. Leonard discussed the tiered partial temporary tax abatement model, estimated according to the number of building stories. The OSU Extension Services would receive a lower tax levy.

Mr. Davenport stated the VHDZ support survey would be completed by the spring of 2021. He stated the Parks District and the Educational Service District have received presentations and said their levies would be comparable to Yamhill County. Mr. Leonard added that TVF&R have given support for the project. Commissioner Olson favored the idea but noted that he did not see any incentive to private developers to invest in the project without System Development Charges (SDC) abatements. Mr. Leonard stated a formal letter would be sent to the Board.

F. DEPARTMENT UPDATES:

1. District Attorney's Office – Brad Berry

Mr. Berry stated the DA's office saw an instant reduction in referrals and reduced calls for service in the beginning of the pandemic lockdown. He noted the lawyers were in a good position to work from home, given that the office has transitioned to a "paperless" process. Administrative support was not able to work from home on a regular basis as their workflow did not allow for offsite tasks. He noted logistical changes to accommodate grand jury and other court procedures. He said trials have recently resumed and his office had a heavy (unresolved) caseload dating back to January 2020 which he said was concerning due to possible dismissals due to delay of trials. He added that domestic violence cases, which carry special dynamics, were rising, resulting in case overload for the assigned attorney. Mr. Berry addressed Measure 110 regarding treatment for low level drug offenses. He anticipated higher addiction rates, property crimes and fewer drug cases because of the change in violation classes.

G. CONSENT AGENDA: None.

H. OLD BUSINESS:

1. **B.O. 20-387** - Consideration and second reading of an ordinance in the matter of amending Ordinance 626 regarding changing the membership rights and certain members of the Solid Waste Advisory Committee and modifying certain duties and responsibilities of the Solid Waste Advisory Committee and its members. *[Continued from October 22, 2020].*

Commissioner Starrett addressed public comments received from Dave Larmouth regarding the SWAC membership guidelines.

Commissioner Olson addressed public comments received from Susan Watkins regarding the advertisement of committee vacancies.

Christian Boenisch gave the second ordinance reading by title only into the record. The ordinance will take effect 90 days after approval. Commissioner Starrett moved approval of item H1. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

The meeting was recessed at 11:18 a.m. and reconvened at 11:22 a.m.

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

1. **B.O. 20-388** - Consideration of accepting the quote and approving the purchase of twenty-seven (27) Juniper switches from TechHeads for the perimeter switch replacement project in the amount of \$94,819.

Commissioner Olson moved approval of item I1. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

2. **B.O. 20-389** - Consideration of approval of an agreement between Yamhill County Health and Human Services and the Newberg School District to provide behavioral health counseling services for the 2020-21 school year, not-to-exceed amount of \$60,305, effective December 1, 2020 through November 30, 2021.

Commissioner Starrett moved approval of item I2. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

3. **B.O. 20-390** - Consideration of approval of position authority adding 1.0 FTE Human Services Associate (QMHA) in the Health and Human Services Family & Youth Division related to the Newberg School District agreement.

Commissioner Olson moved approval of item I3. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

4. **B.O. 20-391** - Consideration of approval to reappoint Catherine Jones to the Yamhill County Housing Authority Board (HAYC) for a five-year term to expire December 31, 2025.

Commissioner Starrett moved approval of item I4. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

5. **B.O. 20-392** - Consideration of the appointment of the following members to the 2020-2021 Grant Review and Recommendation Committee for the Yamhill County Economic Development Community Grant Program as recommended by SEDCOR and the Economic Development Advisory Council (EDAC):

a. Gioia Goodrum, Tkeisha Wydro, Carr Biggerstaff, Alvin Elbert, Barb Bond, Kevin Perkins and Kenna West; Alternates: Scott Cooper, Josh Duder and Rob Daykin.

Commissioner Olson moved approval of item I5. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

6. **B.O. 20-393** - Consideration of appointing a board member to fill the current vacancy on the Sheridan Fire District Board, per ORS 198.320(1) “if a majority of the membership of the governing body is vacant or if a majority cannot agree, the vacancies shall be filled promptly by the court of the county in which the administrative office of the district is located”.

Daniel Homer provided public comment regarding the Board's assistance in selection of a Sheridan Fire District board member left vacant by a recent member loss. The Board reviewed and discussed the applicants as recommended by the Sheridan Fire District. Commissioner Starrett moved approval to appoint Parrish Van Wert to the Sheridan Fire District Board. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

7. **B.O. 20-394** - Consideration of approval for Yamhill County Transit to submit a grant application to Oregon Dept. of Transportation (ODOT) for STIF Discretionary and Statewide Network Application for FY 2021-23 for a pilot project with transit service between McMinnville and Junction City as an outcome of the Hwy 99W feasibility study.

Commissioner Olson moved approval of item I7. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

8. **B.O. 20-395** - Consideration of declaring six buses as surplus to be disposed of according to county and state disposal policies and procedures.

Commissioner Olson moved approval of item I8. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

9. **B.O. 20-396** - Consideration of adopting Resolution 20-11-05-1 proclaiming the month of December as Mayor Ila Skyberg month.

Commissioner Starrett read Resolution 20-11-05-1 into the record. Commissioner Starrett moved approval of item I9. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

10. **B.O. 20-397** - Consideration of adopting Resolution 20-11-05-2 proclaiming the month of November as Parents' Rights in Education Month.

Commissioner Starrett read Resolution 20-11-05-2 into the record. Commissioner Kulla moved approval of item I10. The motion passed, Commissioners Kulla, Starrett and Olson voting aye.

J. PUBLIC HEARINGS: None.

K. ANNOUNCEMENTS:

1. For information on county advisory committee vacancies, please refer to the county's website, <https://www.co.yamhill.or.us/content/board-commissioners-committees>, or call the Board of Commissioners' office at 503-434-7501 or 503-554-7801 (toll-free from Newberg).

2. For questions regarding accessibility or to request an accommodation contact the Board of Commissioners' office at (503)-434-7501 or (503)-554-7801 (toll-free from Newberg) or email at bocinfo@co.yamhill.or.us

3. Electronic versions of all meeting agendas and meeting information packets can be found at the county's website: <https://www.co.yamhill.or.us/meetings>

Following Commissioner announcements, the meeting adjourned at 11:58 a.m.

Carolina Rook
Secretary

YAMHILL COUNTY BOARD OF COMMISSIONERS

Chair CASEY KULLA

Commissioner MARY STARRETT

Commissioner RICHARD L. "RICK" OLSON