

2-04-2015

Judge Steve Shaffer called the regular Gilliam County Court meeting to order at 10:04 am. The meeting was held at the Gilliam County Courthouse, Courtroom located at 221 S. Oregon St. Condon, OR.

County Court members present were: Judge Steve Shaffer, Commissioner Dennis Gronquist and Commissioner Michael Weimar. Absent: None

IN THE MATTER OF ADDITIONS TO AGENDA

Arlington High School Student project presentation was added to the agenda.

IN THE MATTER OF ROADMASTER REPORT

Road Master Dewey Kennedy gave an update on Road Department activities including the following items:

- Shop Fire - Inventory of damaged or destroyed equipment estimated at \$94,930
 - Remaining equipment and parts are stored in Mid-Columbia Producers flat house
 - Demo of fire damaged building was completed early November
 - Kennedy is working with Jeff Schott on final design of replacement shop
- Kennedy attended Department of Transportation drug & alcohol mandatory training for supervisors
- Kennedy is working with Gilliam County Planner on Transportation System Plan.
- Road Department performed winter storm work and Upper Rock Creek rock slide clean-up and rock picking project, material was used to widen section of Wolf Hollow.
- Road Crew is hauling gravel as weather allows, mostly at north end of county.
- Kennedy assisted Morrow County with interviews for Assistant Road Master position.
- Road Department received new radios purchased with grant funds applied for by Chris Fitzsimmons. Kennedy is hoping they will have improved radio communication.
- Kennedy gave brief overview of a two-year Baseline Project called Harper's Corner, project photos were distributed, noted increased traffic activity in the area.
- Deschutes County Road Master is coming next week to look at recycled grindings in Gilliam County.

In response to Judge Shaffer questions regarding budget needs, Kennedy said he needs an influx for paving.

Judge Shaffer asked for Kennedy's thoughts on the proposed Transportation Bill. Kennedy thinks potential for a federal gas tax increase will likely affect what the Oregon State Legislature will do with the Transportation Bill. Discussion followed about fuel prices and pros and cons of purchasing fuel on a contract.

IN THE MATTER OF CONSENT AGENDA

Motion by Commissioner Gronquist, seconded by Commissioner Weimar, to approve consent agenda including January claims pending review and January 21, 2015 Court minutes. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF CONDON SCHOOL DISTRICT REPORT

Condon School District representatives Michelle Geer and Nichole Schott were present to give an update on the Condon School District Facilities Consolidation Initiative. Geer and Schott gave an overview of the information they handed out updating the Court on the Condon High School remodel/addition, the plan for vacated grade school building as well as scenarios for project funding.

- High School remodel/addition – a community meeting was held in November and it was determined from survey participants that the addition on the eastside of the parking lot is preferred. Many questions arose at the meeting and they are working to find answers, a second meeting is scheduled for Feb. 23. Trying to learn from neighboring schools that have all their students under the same roof. They visited Mitchell School on Feb. 3 and will be going to Dufur on Feb. 9. Also talking to Sherman School Superintendent as they are going through a similar process.
- Grade School Building – Have been gathering information for operating costs. Seeking interested entities, County and City are not interested in the building. Still in discussion with the Port of Arlington, they will consider possibilities for economic development but unlikely they'll take it without a predefined tenant.
- Funding – overview given of a five prong funding approach; local bond, State support (SB 447), corporate sponsorship, local government and grant opportunities. Noted the passage of the SB is a critical part of their proposal, hope to testify in Salem in support of SB 447 to convey the importance of the Bill, and would appreciate any lobbying support that can be given. In preliminary research of grants they have learned that although they plan to apply for grants they need to be further along in the process. Information was provided on existing bond which was refinanced in 2013, structured it so that after 2016 the rate would go down with the idea they may need to layer it with another bond. Information provided on how the bond is billed with property taxes showing some generic examples. Outlined projected property taxes on a bond with no match, a bond with a \$2million match, a bond with \$2 million match and deferred interest, and lastly layered bonds with \$2 million match. Best case scenario was described as the passage of SB 447, Condon School District qualifies for \$2million State grant and County considers making the new bond payments on behalf of the taxpayers for 2017 through 2023 totaling an estimated \$1.2million and saving interest of approximately \$500,000. Schott noted these estimates are based on the information they have available today and also noted legal counsel would need to be consulted to see if the proposal could be implemented. Two other scenarios presented were: SB does not pass and the County considers awarding a \$2million grant, contingent on the passage of the bond, or SB does not pass and the County considers making a \$2million grant and makes the new bond payments for 2017-2023 estimated at approximately \$3.2million.

At the conclusion of the presentation, Schott noted it's too early in the process to make a formal request to the County Court for funds but they wanted to provide updated information so the Court can begin to consider it. She said if the County is not in a position to support any of these options, the sooner they know that none are an option the sooner they can begin to consider if there are other alternatives. Geer said they would welcome feedback from the Court.

Judge Shaffer asked if the County were to provide funding to the Condon School District would they continue to request \$350,000 operational dollars. Schott said yes for the near term they would still need it, until they are consolidated in one place and able to adjust their processes for the efficiencies of being in one building. Their plan is to look for ways to become self-sustaining and that is the reason they want to consolidate on to one campus as it allows much greater flexibility to restructure to be self-sustaining.

Discussion followed about the plan for the vacated Grade School building. Geer noted they've received community feedback/concern about the building not being used in the future. Schott said they want to let the economic development efforts play out so all opportunities for the building are considered. She said if it turns out no entities are interested in taking it they don't intend to leave a vacated building long term.

IN THE MATTER OF APPOINTMENT TO GILLIAM COUNTY COMPENSATION BOARD

Steve Shaffer gave an overview of recruitment efforts for the vacancy on the Compensation Board and recommended appointment of John Qualls.

Motion made by Commissioner Gronquist, seconded by Commissioner Weimar, to appoint John Qualls to the Gilliam County Compensation Board for a one year term. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF JUSTICE PEACE PRO TEM APPOINTMENTS

Per written request of Justice of the Peace Cris Patnode, **Motion** was made by Commissioner Weimar, seconded by Commissioner Gronquist, to appoint Ron McDermid, Leona Foster and S. Chris Nix as Pro Tem Justice court Judges for the 2015 calendar year. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF FAIR BOARD APPOINTMENT AND FAIRGROUNDS PROJECTS

Present were Fair Board Members Chris Fitzsimmons and Leah Watkins.

Heard Fair Board Chair Chris Fitzsimmons report state statute allows up to seven Fair Board and inform the Court the Fair Board recommends the appointment of Gary Bettencourt whom submitted a letter of interest several months ago.

Motion by Commissioner Gronquist, seconded by Commissioner Weimar, to increase the number of Fair Board members to six and appoint Gary Bettencourt to the Fair Board – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.** (Three year term to expire 12-31-17)

Fitzsimmons and Watkins presented a priority list for Fairgrounds improvement projects including a schematic for water line replacement project. They gave an overview of the four prioritized projects;

1. Water Line Replacement
2. Beef Barn Windows
3. Exhibit Halls Lighting
4. Sheep Barn Lighting

It was noted the Beef Barn floor and roof are not on the project list, brief discussion on both followed. Judge Shaffer thinks the roof needs replaced. Fitzsimmons asked if the projects qualify for the County Capital Projects Fund and if the Court would consider allowing the Road Department to help the replacement of the Beef Barn floor. Commissioner Gronquist asked about cost estimates. Bids have not been requested yet. Commissioner Gronquist said the Court needs to know cost estimates before they would approve any of the projects. Fitzsimmons was asked to discuss the request for Road Department assistance with Commissioner Weimar and to get bids and bring the matter back to the Court for further discussion.

IN THE MATTER OF HEALTH SAVINGS ACCOUNT CONTRIBUTION SCHEDULE

Judge Shaffer stated the current Union agreement required the full annual health saving account contribution at the beginning of the year for calendar years 2014 and 2015. Future contribution schedule will be discussed at a later time.

IN THE MATTER SCHEDULING DATE FOR VOLUNTEER APPRECIATION DINNER

It was consensus of the Court to schedule the Volunteer Appreciation Dinner for April 15, 2015.

IN THE MATTER OF MCCOG MEALSITE CONTRACT AMENDMENT

Judge Shaffer explained additional funding became available through MCCOG resulting in increased funding for the Arlington and Condon Meal Sites.

Motion by Commissioner Gronquist, seconded by Commissioner Weimar, to accept Modification No. 1 to Meal Site Contract with MCCOG increasing Arlington Meal Site to a total of \$3,437 and Condon Meal Site to a total of \$7607 for Fiscal Year 2014-15. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF CITY OF CONDON PROJECT UPDATE

City of Condon Administrator Kathryn Greiner and Public Works Superintendent Larry Durfey were present to report on the grant the City of Condon received for water and sewer infrastructure project. Greiner started by noting the City of Condon Main Street Project was possible because of the \$3 million county grant for water and sewer improvements noting it allowed the City to allocate funds to the Main Street Project. She gave an overview of the Main Street Project pointing out the economic benefits. She also noted the City was also able to purchase the Reser building and received a Brownsfield cleanup grant for that building. Gilliam County Infrastructure Grant Summary and Main Street Project Summary were handed out.

Public Works Superintendent Larry Durfey gave an overview of the water and sewer infrastructure project. Phase II was originally planned for 9800 feet but they were able to complete about 10,500 feet and added 55 manholes. Information was provided showing the

amount of water and sewer lines replaced and map illustrating the areas. It was noted the water savings from 2003 to 2014 is approximately 50%. They are in the twelfth year of a twenty year water master plan and are about two-third to three-fourth completed and are considering updating the plan. Durfey said due to the grant received from the County the City has been able to accomplish significantly more in infrastructure improvements than they otherwise could have.

The discussion led to future growth followed with Durfey noting water facilities are designed for peak water flow and when originally requested the county grant they discussed trying to accommodate 1000 residents. There was brief discussion on whether or not the system has the capacity to accommodate future growth noting at the point the community needs more water will likely need to drill a deep well.

Commissioner Weimar asked about the project of getting water to the airport. Greiner responded with a brief project overview noting DLCDC requires a costly report. They are still moving forward and hope to accomplish this project.

IN THE MATTER OF ENGAGEMENT LETTER AND AUDIT CONTRACT

Motion by Commissioner Gronquist, seconded by Commissioner Weimar, to approve Oster Professional Group Engagement Letter and Audit Contract in an amount not to exceed \$30,010 for fiscal year ending June 30, 2015. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF CONTRACT AMENDMENT FOR SPECIAL TRANSPORTATION FUND

Motion by Commissioner Weimar, seconded by Commissioner Gronquist, to approve Amendment No. 3 to ODOT Grant Agreement No. 29515 increasing the total Gilliam County Special Transportation Formula and Special Transportation Operating Funds 2013-15 grant award by \$11,332 increasing the total grant funds from \$160,000 to \$171,332. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

(Court recessed for lunch)

IN THE MATTER OF PILLAR CONSULTING GROUP FIRE SPRINKLER SYSTEM PROJECT PROPOSAL

Jeff Schott, Pillar Consulting Group, was present to discuss Pillar Consulting Group Proposal for Project Management & Design Services for Gilliam County Courthouse Fire Sprinkler System. It was anticipated Carlson-Veit Architect proposal would be presented for approval today also but it is postponed until more information is available. It was consensus to table both proposals. A special meeting may be scheduled for approval of the contracts.

IN THE MATTER OF COURT MEMBER REPORTS

Judge Shaffer reported on:

- Pump Storage Project, which has been discussed at previous Court meetings is currently number one on Department of Energy Projects. Efforts are being made to schedule a date for Gilliam, Morrow and Sherman County Courts to hear the presentation/request for commitment for investment. The Federal Energy Regulatory Commission issues the

license. Judge Shaffer stated if the Gilliam County Court should make the decision to invest in the project the Court needs a guarantee that the return on investment will be a minimum of the initial investment. He noted the key to the project is two planned wind projects which need power purchase agreements.

- NORCOR Board continues to discuss a new funding formula and noted Gilliam County may see an increase. In the past two years Gilliam County used about 4% of bed capacity, the two small counties may have a set minimum of 5%. Property values and population have also been discussed as potential factors in a formula. It may go back to the original funding formula with percentages of 50/40/5/5. Commissioner Gronquist stated his opposition to anything that increases the small counties and reduces the larger counties to something less than what they originally signed up for.
- Congressman Walden Town Hall in Condon recently noting there was discussion about the sale of land in Gilliam County to buyers who in turn sell it to BLM. Judge Shaffer stated his concerns with BLM's control of grazing of the land noting if an organization is going to buy land and they want to make it recreational that is fine but he does not believe it should owned by BLM. There was also discussion on cost share for wildland fires and how that will be handled in the future.

Commissioner Weimar reported on:

- MCCOG meeting - 5310 Transportation Funds were discussed, large increase in the transportation program due to taking on the CCO medical transportation, a strategic planning session is forthcoming.
- CAPECO – Issue with attempt to give an employee back pay, can only give a step increase, everything else is going same as usual.

Commissioner Gronquist reported on:

- Metro visit with Paul Slyman, Paul Ehinger and President Tom Hughes.
- Recently contacted regarding potential business interest in locating at Shutler Station Industrial Park.

IN THE MATTER OF ARLINGTON HIGH SCHOOL STUDENT PRESENTATION

Arlington High School student Muris Mustafic and Superintendent Kevin Hunking were present.

The Court heard about Muris's project representing Arlington High School students on a project to light up the A on Arlington hill with solar paneled path lights so it can be seen from the freeway. It was noted there is an internet site providing information on the project. The project cost is estimated at \$700. The Arlington Chamber, Port of Arlington and Shepherd's Flat each contributed \$200. The County Road Master has offered to donate paint which reflects light.

Motion was made by Commissioner Weimar, seconded by Commissioner Gronquist, to give the Arlington School District \$150 in hopes they will get a matching grant from the City of Arlington providing not only enough to complete the project but also additional funds to stock replacement lights. Shaffer – Yes; Gronquist – Yes; Weimar – Yes; **Motion carried.**

IN THE MATTER OF EXECUTIVE SESSION

Judge Shaffer declared the meeting to be in Executive Session pursuant to ORS 192.660 2 (g) trade negotiations. Separate minutes were taken and will be filed in the office of the County Clerk.

IN THE MATTER OF EXECUTIVE SESSION

Judge Shaffer declared the meeting to be in Executive Session pursuant to ORS 192.660 2 (d) labor negotiations. Separate minutes were taken and will be filed in the office of the County Clerk.

IN THE MATTER OF MISCELLANEOUS ITEMS

In response to Commissioner Gronquist's question, Judge Shaffer reported Dave Wildman, Anderson Perry & Associates plans to stop in at the Courthouse today to pick up the original building plans for the IBR building and will be moving forward on developing the scope of work to go out for proposals for the water quality improvement project.

Commissioner Gronquist asked for an update on the status of the questions asked of the Economic Development Administration regarding the Grain Lab. Judge Shaffer spoke with the representative last week and is waiting for her response. Discussion followed on grain testing processes and potential opportunities that might be an option for the Grain Lab.

Applications have been received for the Community Development/County Court Administrative Assistant position. Discussion followed on the interview process. Commissioners agreed that Judge Shaffer should move forward with the hiring process.

IN THE MATTER OF NEXT MEETING

It was consensus of the Court to cancel the second regular meeting in February. The next regular meeting of the Gilliam County Court meeting will be held March 4, 2015 beginning at 10:00 a.m. at the Gilliam County Courthouse, Condon, OR.

It appearing to the Court there was no further business to be conducted at this time and not additional matters to be considered Judge Shaffer adjourned the meeting.

GILLIAM COUNTY COURT

By _____
Steve Shaffer, Judge

By _____
Dennis Gronquist, Commissioner

By _____
Michael Weimar, Commissioner