

Klickitat County
Board of Commissioners
Minutes – Meeting of Tuesday, August 2, 2022

Morning Workshop Session

Chairman Jacob Anderson called the meeting to order at 10:00 AM. Commissioners Christopher and Anderson were present, Commissioner Sauter was absent due to a previous commitment.

Workshop Session Agenda

10:00 AM – Public Works/Road Department Update:

Attendance: Deputy Director Jeff Hunter, Senior Engineer Seth Scarola, Auditor Brenda Sorensen and various County elected officials, employees, and members of the public were present in person and via Zoom.

Deputy Director Hunter reviewed two (2) reimbursement agreements on the consent agenda. At Commissioner Christopher's request, Mr. Hunter explained that due to a lack of available contractors, Klickitat County cities and other taxing districts are asking Public Works to provide services. Mr. Hunter noted that the County does not make a profit, taxing districts reimburse the County for the cost of labor, equipment and materials only.

Deputy Director Hunter advised that a consultant agreement to assist the County in preparing an RFP to replace the County's Financial Management Software has been placed on the Board's afternoon agenda for consideration. Auditor Sorensen provided a brief overview of the consultant selection process and timeline.

Senior Engineer Scarola provided updates on construction projects underway and in the design phase, which included Courtney Road, Annual Striping, Guardrail Repair, Klickitat path, and bridge projects. Mr. Hunter reported on road maintenance tasks assigned to road crews, and updates on facilities maintenance and repair projects.

Mr. Hunter reported on an issues with the Jail HVAC system and sewer blockages at the fairgrounds. Mr. Hunter provided an update on construction at the Satus Pass Radio site.

Commissioner Christopher suggested that the County should submit a Landfill Gas Infrastructure Improvement Fund application for needed repairs and upgrades at the Dallesport Wastewater Treatment Plant. Further discussion followed.

10:30 AM - Economic Development/Natural Resources Update/Report:

Attendance: Economic Development/Natural Resource Director Dave McClure, Natural Resources Project Coordinator Whitney Reynier, and Economic Development Project Coordinator Richard Foster. There were also various County elected officials, employees, and members of the public present in person and via Zoom.

Natural Resources Project Coordinator Reynier provided updates on stream flow monitoring, Department of Ecology's 5 year water supply and demand report, Salmon recovery and Lead Entity activities. Director McClure reported on the Switzler Water Storage project.

Ms. Reynier briefed the Board on comments she prepared in response to the Columbia River Gorge Commission's Climate Change Action Plan. Director McClure reported that he is working on comments related to the Environmental Impact Statement for the Goldendale Water Storage Project.

ED Project Coordinator Foster provided updates on the Federal EDA grant funded Airport project. Mr. Foster reported that he has met with the Port of Klickitat to discuss future projects at Bingen and Dallesport, adding he also met with the City of Goldendale to discuss projects at the Goldendale Industrial Business Park. Mr. Foster reported on Work Force Development programs, business startups, and childcare, noting that he is working with two (2) different businesses that are looking to start childcare facilities in Glenwood and Dallesport.

The Board discussed shovel ready lots for businesses to come in and start developing at industrial sites in Goldendale, Dallesport and Bingen.

Mr. Foster provided updates on the Snowden Cemetery grant funded project, the Childcare Committee, Goldendale's REDS project, Mid-Columbia Economic Development Districts' housing efforts and work assisting in obtaining a planning grant for affordable housing.

Code Compliance Update/Report:

Attendance: Code Compliance Officer Jorge Sendejas and Building Director Lynn Ward. There were also various County elected officials, employees, and members of the public present in person and via Zoom.

Code Compliance Officer Sendejas reported that he has focused on reviewing the caseload to understand the nature of complaints, and as of today there are 26 open cases, fifteen (15) code violation and eleven (11) nuisance complaints.

Officer Sendejas provided an overview cases that are progressing slowly located on North Lake Road, Station Way, State Street and Jennings Road. Sendejas stated that Environmental Health, Building and other departments have been very helpful in bringing him get up to speed on County Code and State regulations and requirements. Mr. Sendejas noted that progress has been slow, but the property owners are making progress.

The Board had a discussion concerning two (2) cases Officer Sendejas requested direction on, the first case in Dallesport was first submitted in 2014. Officer Sendejas recommended to close the case due to the statute of limitations and the uncompleted 2019 abatement due to escalating cleanup costs. The Board agreed to close the case, after Mr. Sendejas hears back from the Prosecutor's Office with his legal recommendation. The Board asked Mr. Sendejas to contact the complainant and advise them of options.

The second case is an unpermitted tiny home placed on property on Elton Drive. Compliance Officer Sendejas briefed the Board on the property owner's intended use. The Board discussed various permitting options which the structure might qualify under, and reached consensus that it does not easily fit into any category. Chairman Anderson stated that the property owner will have to go through the Accessory Dwelling Unit permitting process to be able to permit the structure on the property. Commissioner Christopher agreed. Further discussion followed regarding updating compliance codes with effective penalties to enforce compliance. Chairman Anderson provided a brief history of code compliance enforcement efforts.

Motion (M/Christopher, S/Anderson. Passed unanimously): To recess for lunch at 11:34 AM.

Commissioner's Business Meeting

Chairman Anderson reconvened the Regular Meeting for Tuesday, August 2, 2022, at 1:00 PM, opening with the Pledge of Allegiance. Commissioners Anderson and Christopher were present, Sauter was absent.

Agenda:

***Approved (M/Christopher, /Anderson. Passed unanimously):** Business Agenda with two (2) Add-ons under New Business: Resolution in the matter of authorizing the submission of a joint \$100-million U.S. DOT Bridge Investment Program Grant for the replacement of the Hood River Bridge; and Agreement with Berry, Dunn, McNeil & Parker, LLC for Client Project Management Services to assist the County in preparing an RFP to replace the County's Financial Management Software; and a third Add-on under Miscellaneous Reports: Request for verbal approval for a Personnel Authorization to begin the advertising process to fill a vacant Accounting/Administrative Assistant position within the Emergency Management Department.

Approval of Commissioner Meeting Minutes

Approved (M/Christopher, S/Anderson. Passed unanimously): the Klickitat County Board of Commissioners Meeting Minutes for July 26, 2022.

Citizen Comment: Comments will be limited to three (3) minutes per individual.

Elaine Harvey commented on the County allowing parcelization of lands which opens the door to more wells without proper planning, noting that water resources in Klickitat County are not unlimited. Ms. Harvey expressed concerns over the increased number of people moving into the County and creating recreational ponds.

Greg Wagner commented on an email he and several others received from Commissioner Christopher after last week's meeting regarding a statement that the Department of Revenue instructs the Assessor on how renewable energy developments are to be assessed by using a cost based method of appraisal. Mr. Wagner disputed the RCW that was mentioned in the email stating that it is the Commissioner's responsibility to oversee the officials and employees of the County and when they are not doing their jobs properly the Commissioners should take the necessary actions to make corrections. Mr. Wagner stated, the cost based appraisal method depreciates and this is a tax break.

Sheri Bousquet commented that the County should be using an appraisal method that applies the best and highest use of property to generate tax revenues, adding that it has been proven the County can chose their appraisal method. Ms. Bousquet stated, as Mr. Wagner said, the cost based appraisal method is a tax break to corporations. Ms. Bousquet stated the County is allowing renewable energy projects to come into our County, at the pre-submission planning meeting is when decisions are being made to allow them in. Our County should say no, your project does not fit, by not saying no that is irresponsible planning. Ms. Bousquet stated that she wants the Commissioners to apologize for spreading false information to the people. Ms. Bousquet indicated the County has been hiding projects, doing things in secret and people have lost trust, she stated that she wants the Commissioners to publicly apologize for saying she and others have been spreading false information. Ms. Bousquet stated that all the Commissioners have done is take tax money and fought their own citizens.

Commissioner Christopher stated, Ms. Harvey has a valid point on parcelization and water wells. To Mr. Wagner, Commissioner Christopher said show me an RCW stating Commissioners have authority over any Elected Official, it does not exist. Commissioner Christopher read the email Mr. Wagner referenced for the record. Commissioner Christopher stated that Commissioners have no authority to tell the Assessor how to assess property and that was the point of the email.

Chairman Anderson responded to Ms. Harvey, stating the County is aware of wells being drilled. The County annually does water table assessments and has the longest running well monitoring program in the State, which was first funded by the Department of Ecology. Wells go dry for multiple reasons and the County has continued to fund this program. Klickitat County is aware of a few declining wells in a central county area. Chairman Anderson advised that restrictions were put in place requiring all new wells to be drilled into a specific aquifer.

Chairman Anderson agreed with Commissioner Christopher's comments to Mr. Wagner. Chairman Anderson stated the Board has been advised by counsel that Commissioners have no authority over other Elected Officials, the Board of Commissioners have authority over the budget. Chairman Anderson addressed Ms. Bouquet's comments about tax breaks to corporations and hiding behind closed doors. Chairman Anderson advised that he has always stated that he feels renewable energy projects should be assessed and taxed based on income. Personal property depreciates and it is not a tax break as it is what the laws says is to be done and everyone plays by the same rules. Chairman Anderson pointed out that since he and Commissioner Christopher were elected to office the Board has openly discussed proposed renewable energy projects and after a year and eight (8) months no permit application has been submitted.

Public Meetings/Public Hearings/Bid Openings:

Public Meeting: to consider approval of a simultaneous Boundary Line Adjustment BLA2021-19 and Short Plat SPL2021-33, Parcel No. 04-16-0950-001/00 & No. 04-16-0900-0012/00 located in the Goldendale vicinity; Applicants: Ty & Barbara Ross and Tony & Paula Riley.

Associate Planner Denise Lee reported that Boundary Line Adjustment BLA2021-19 is a proposal to adjust the Boundary between Parcels 04-16-0950-001/0050-0001/00 and 04-16-0900-0012/00; and Short Plat SPL 2021-33 is a proposal to create 4 lots from Parcel 04-16-0900-0012/00, the proposals are located in the Goldendale vicinity.

Ms. Lee advised that an administrative review of the short plat has been completed and all conditions attached to the preliminary approval have been met. If the Board finds that it is in the public's interest to approve these proposals, a motion needs to be made granting final approval of BLA2021-19 and SPL 2021-33.

Approved (M/Christopher, S/Anderson. Passed unanimously): Motion to approve Boundary Line Adjustment BLA2021-19 and Short Plat SPL2021-33, Parcel No's 04-16-0950-001/0050-0001/00 and 04-16-0900-0012/00 in the Goldendale vicinity and grant final approval; Applicants: Ty & Barbara Ross and Tony & Paula Riley.

Miscellaneous Reports/Comments:

HR Manager KC Sheridan and Emergency Management Director Jeff King presented a request for verbal approval for a Personnel Authorization to begin the advertising process to fill a vacant Accounting/Administrative Assistant position within the Emergency Management Department. Director King advised that he would like to have some overlapping time with the current Accounting Administrative Assistant to help train the new hire. The Board granted verbal approval.

Director King asked who dispatch staff should call when Designated Critical Responder (DCR) services are needed. Chairman Anderson advised that he has a meeting later this afternoon to discuss setting up a triage plan for this weekend.

Discussion continued concerning qualified mental health professionals not wanting to provide DCR services.

Consent Agenda:

***Approved (M/Christopher, /Anderson. Passed unanimously):** Consent Agenda with eleven (11) items.

- 1) ***Agreement (C14822)** between Geo-Comm, Inc. and Klickitat County (Emergency Management Department) for the purpose of providing Annual GIS MSAG Maintenance and ALI Database support at the cost of \$4,945 which is required and reimbursable under the Washington State Military 9-1-1 Grant.
- 2) ***Joint Resolution No. 06722** of Clark, Klickitat and Skamania Board of County Commissioners in the matter of appointing Olga Hodges to serve as a trustee of the Fort Vancouver Regional Library as the Klickitat County designee, filling position No. 6. Appointment is to an unexpired six year term, expiring December 31, 2027.
- 3) ***Inter-Local Cooperation Agreement (C14922)** for Crisis Intervention Services between Skamania County and Klickitat County. Skamania shall provide crisis intervention service in Klickitat County in accordance with WAC 246-341; as well as the Beacon level of Care Guidelines which are incorporated here by reference. Skamania shall be compensated directly by Beacon Health.
- 4) ***Agreement (C15022)** between Klickitat County (Emergency Management Department) and Day Wireless Systems to provide preventative maintenance and on call maintenance and support of the Motorola MCC 7500 radio dispatch consoles, effective August 1, 2022 through December 31, 2023.
- 5) ***Reimbursement Agreement (C15122)** between Klickitat County (Public Works Department) and the Bickleton School District No. 203 to reimburse the County for the costs of the work performed by the county and its workers.
- 6) ***Reimbursement Agreement (C15222)** between Klickitat County (Public Works Department) and the Klickitat County Fire District No. 13 to reimburse the County for the costs of the work performed by the county and its workers.

- 7) *Personnel Authorization to begin the advertising process to fill a vacant Public Health Nurse position at Grade 70, Steps 1-3 within the Public Health Department.
- 8) *Personnel Authorization to begin the advertising process to fill a vacant Accounting Admin I/II/III or Accountant position, Grade 35, Step 1 or Grade 39, Step 3 with the Treasurer's Office.
- 9) *Authorization to Purchase from the Sheriff's Office for the purchase of Lexipol Annual Policy Manual and Daily Training Bulletins for Law Enforcement and Corrections for use by the KCSO Deputies, Corrections, and support Staff at a total cost of \$16,443.26, which include applicable taxes.
- 10) *Authorization to Purchase from the Sheriff's Office for the purchase of Grammarly Annual Subscription for use by the Jail Staff for the total cost of \$3,440.00, which include applicable taxes.
- 11) *Authorization to Purchase from the Sheriff's Office for the purchase of HID Global CrossMatch Annual Maintenance Agreement (Electronic Fingerprint Software and devices) for use by the KCSO Corrections, and Support Staff for the total cost of \$3,807.65, which include applicable taxes.

Voucher Certification and Approval

***Approved Warrants (M/Christopher, S/Anderson. Passed unanimously):** Accounts Payable: (#315549 - 315640), in the amount of \$251,138.53, for the date ending August 1, 2022. There were no payroll warrants requiring approval at this time.

New Business:

Prior to the motion Chairman Anderson provided a brief overview of the joint grant submission for the replacement of the Hood River-White Salmon Bridge.

Approved (M/Christopher, /Anderson. Passed unanimously): Resolution No. 06822 in the matter of authorizing the submission of a joint \$100-million U.S. DOT Bridge Investment Program Grant for the replacement of the Hood River-White Salmon Bridge.

Approved (M/Christopher, /Anderson. Passed unanimously): Agreement (C15322) between Klickitat County and Berry, Dunn, McNeil & Parker, LLC -bda- BerryDun for the purpose of providing Client Project Management Services to serve as a facilitator and assist the County in preparing an RFP to replace the County's current Financial Management Software. Compensation for work provided will be in accordance with the Budget estimate for Phases 0-4 \$76,300, plus \$4,500 travel expense estimate.

Board Pending:

The Board discussed proposed Landfill Gas Infrastructure Improvement (LGI) Fund projects submitted by Klickitat PUD. Commissioner Christopher stated that he would like the County to submit an LGI application for funding to make necessary repairs and upgrades at the Dallesport Wastewater Treatment Plant.

Elected Official –Report/Update:

Prosecutor David Quesnel advised that he had no items for discussion as this time.

(1:54 PM) (M/Christopher, /Anderson. Passed unanimously): There being no further business before the Board, the meeting was adjourned. There are no scheduled workshops for Thursday, August 4, 2022.

* Reference Document on File. The Board of Commissioners' minutes are action minutes. A digital recording is on file as part of the official record and available on file 8.02.2022 Board of County Commissioner's Meeting. Please Note: All Commissioner meetings and workshops are open to the public to attend. Meetings are recorded, Workshops are NOT recorded.


Approved: Jacob Anderson
Chairman of the Board



8-16-2022
Date