

**Board of Okanogan County Commissioners
(BOCC)
Jan. 15, 2019**

Jim Detro – JD (BOCC)
Chris Branch – CB (BOCC)
Andy Hover – AH (BOCC)
Josh Thomson – JT (Public Works)
Ben Rough – BR (Public Works)
David Gechas – DG (Civil Att.)
Tanya Craig – TC (Risk Manager)
Leah McCormick – LM (Treasurer)
Cari Hall – CH (Auditor)

Debi Hilts – DH (HR)
Joe Poulin – JP (Maintenance & Fair Grds)
Perry Huston – PH (Planning)
Laleña Johns – LJ (BOCC Clerk)
Stella Columbia – SC (Fair Events)
Maurice Goodall – MG (Emergency Mgmt)
Mike Worden – MW (Dispatch)
Dan Higbee – DH (Building)
George Thornton – GT (Citizen, County Watch)

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Summary: **AH:** MSRC policy for purchases, **JD:** Multiple accesses to a state highway, **Civil Attorney:** Property in Nespelem in a tax seizure, justification for bail bondsmen, process of sealing records, Pest Board - large orchard holding and abatement due to Codling moth, legal costs if found innocent by self-defense, **Planning & Admin:** FEMA mapping, **Fair Events:** Fair Advisory Board meeting, Fee Schedule & Cleaning deposit, Washington Friends inquiry, **Admin & Fair Bldgs Maintenance:** Jail & admin drains scoped, Walkway & entry to the Courthouse, **Finance Committee + Juvenile: Discussion of 160 fund potential, Public Comment:** AH to Tonasket, TV District/KSPS meeting, **Building Dept:** Quarterly Report, **WDFW:** Elk & Wolf update, Possible land acquisition, **Misc. Admin.**

9:02 JD, AH & CB present. PH, SC, DG, JP & LJ

AH (BOCC)

- Has read the **MSRC policy for purchases** involving Public Works and other County purchases. Suggest County re-write the purchasing policy to match the MSRC standards. For example to seek any engineering work on a project – under MSRC standards only need to go out for a RFQ, County policy is more restrictive and explanation if lowest bid is not accepted. RFQ opens up considering quality, experience and capacity as part of the analysis. Consensus of the BOCC seems to agree. PH will look into possible language changing County policy to coincide with MSRC guidelines. (**MSRC** - Municipal Research and Services Center is a non-profit organization based in Seattle with a mission of, "supporting effective local government in Washington through trusted consultation, research, training, and collaboration")

JD (BOCC)

- Asking if a property has **multiple accesses to a state highway** does each allow or restrict usage to a single residence or could there be multiple residences? PH – depends. The owner needs to look at the original permit from WSDOT if the access is permitted, that is, legal. In some cases the access might be grandfathered but the owner would need to look for that and what it means.

DG (Civil Attorney)

- One **property in Nespelem was put up for sale in a tax seizure**. There were no bids for the property. DG is investigating how the County might sell the property. Looking at a direct sale

(allowed by RCW) within one year of the original offer for bid but the sale price must be at least the minimum bid posted at the time. The sale is for the real property and not any personal property on the property. The personal property would have to be dealt with through probate and next of kin. DG will continue researching.

- Clerk is seeking rules for **justification for bail bondsmen** – need to update paperwork.
- Supreme Court judges and Clerks – looking at **process of sealing records** and needing to follow correctly.
- **Pest Board** is discussing case of **large orchard holding and abatement due to Codling moth**. The owner claims working on the problem but the neighboring orchards still having problems. The orchard in question is a collection of separate holdings totaling near 500 acres from Ellisforde north to the border area. There is urgency to the issue due to upcoming growing season and timeliness of moth control measures. By all reporting the owner does not have the means or capability of applying controlling measures given the acreage and available equipment and staff. The owner would need to produce documentation to show reasonable efforts to control the moth problem. DG advises the Pest Board would need to show communications, a “line in the sand” firm deadline of control and clear consequences for failure to comply. Owner is not cooperating, has refused to pick the up registered letter. Some bordering orchards are organic operations. Pest Board can have the control done by contractors and put a lien on the property for the costs. Pest Board would need full documentation to support all costs. Some current costs are around \$1200 per acre for control for \$600,000 for the 500 acres. Pest Board has a budget of only \$25,000 for orchards.
- Criminal case at trial. Defendant can recover **legal costs if found innocent by self-defense**. A bill has been present to the County, but on research the County is not responsible for the costs. The County acts on behalf of the State so the bill must go to the State.

PH (Planning & Admin)

- **FEMA** is redoing some flooding maps in the County. They are doing increased detail and redoing some areas setting up 100-year flood boundaries. JD (BOCC) points out issue of flooding and seepage issues in last year’s flood on Elmway between Omak and Okanogan. Points out discrepancy between current maps and reality on the ground. Some areas will not be updated – the actual determination in those areas will remain the responsibility of the owner to determine the 100-year flood lines. JD is raising issue that perhaps the 100-year flood line is too high and that a proper determination would open up more areas for development. AH expresses concern for liabilities and costs for marginal or controversial areas – dikes would be an example.
- No Monday Study session – holiday
- There will be a webinar that BOCC might want to be in on. The intended audience seems to be Emergency and disaster agencies such as Public Works and Emergency departments.

SC (Fair Events)

- Nothing specific. Last **Fair Advisory Board meeting** – rule changes in the premium book on livestock. The goal is to get out the books before schools start, hoping this will encourage participation. Next meeting is on Feb. 7 to avoid Valentine’s Day.
- JD – **Fee Schedule & Cleaning deposit**: received an email from Hort Assoc. asking to have a deposit for the use of the Agriplex be waived. They have been long time users and never caused a problem. Tying up the funds puts a constraint on the Assoc. There is a concern with the auditors. The problem is no provision in the fee schedule to allow, all the possible definition issues, would be a lot of auditor problems. Some agencies, WS DF & W are not allowed to pay by their rules. AH – need to refer to the auditor for guidance. AH wants fee schedule to allow to deal with the full variety of circumstances. The County needs to be consistent. Possibly do away

with cleaning deposit in its entirety – change to a cleaning fee? SC – that would be a constraint on many possible clients and drive business away.

- An email this morning from **Washington Friends** (wafriends.org) asking information on how much and the nature of use of the Fair Grounds during emergencies. The group wants letters of support for Fairs to be sent to the legislature.
- Has a lot of work coming up to prepare for the new season.

JP (Admin & Fair Bldgs Maintenance)

- Has had the **jail and admin drains scoped**. All problems are under grass areas. He is working up a bid to fix the problems. There will be some pipe replacement.
- There is a **walkway & entry to the Courthouse** that needs repair. JP is having contractor from small works list look at the problem.

Finance Committee (Treasurer & Auditor) + Dennis Rabidou (DR)

- **Discussion of 160 fund and potential for taking advantage of positive balance.** After 6 months of usage and directing as many costs to the fund as the allowed there is a current positive balance of nearly \$300,000. The fund surplus will continue to increase. The discussion is the potential and possible uses of the funds. There is a possibility of using the revenue stream for bonding and then having a much larger sum for a capital project. DR mentions the changing nature of Juvenile Detention and even questions if the name is appropriate. Before any discussion of a capital project there would need to be an examination of the current facilities given the restraints of the foundation footprint and the possible direction and vision of the program. AH – need to look at various time frames & possibilities of amounts of funds that could be raised by bonding. Currently looking at \$300,000 surplus over expenses to 160. Need to look at all options. Consider limitations of current building footprint. DR - Creativity in looking at the future may open up possibilities of matching funds. Rethinking Juvenile program to include homelessness, disfunction in families and looking at constructive early intervention and cooperation with other programs.

Notetaker leaves for a TV District meeting. Return at 1:30. Missed the rest of Finance Committee report and entirety of Public Works weekly report.

1:30 Public Comment: CB & JD present, AH to Tonasket working on issue with Tonasket PD & City of Tonasket.

- GT reports to BOCC on **TV District/KSPS meeting**. The District is discussing the possibility of working with KSPS (Spokane Public Television) to greatly improve operations. The TV District is looking at a variety of partnerships to increase operation capacity and remedy lack of funds for required capital and transmitting improvements. The District is anxious to return broadcasts to the people in its District.

LJ (BOCC Clerk)

- Noxious Weeds meeting at 2:30 will have to change to next week

2:00 Dan Higbee, (Building Dept.): Quarterly Report

- Close to the same as 2017 in applications – a few more residences.
- Met end of year expenditures with only a small supplemental. Revenue covered all costs.
- City revenue is at \$39,000 – much higher than budget. Brewster & Twisp were big generators.
- Pateros has hired an inspector so no more revenue from them. Twisp working on a contract.

- Current contract with Conconully is ongoing. It is different, covers everything except enforcement. DH has not talked about it before as it is considered part of normal operations.
- Progress on salary discussion? JD – not yet, CB need to get on agenda, as there are 3 departments that need to be discussed. LJ – 10:00 on Monday is OK for discussion. DH want to raise Larry up as he has years and certifications in place to move to Senior Planner.
- Was not able to have a chance to discuss 2019 budget and change in above position.
- JD: what is going on out on Engh Rd House is being converted to a retail office, added offices: DH – not a real application in to date.
- Wish list: Building has only 2 people under DH. This is 1½ FTE in office and clerical. This is currently at 60 hrs. per week and want to have the option of 70 hrs. as necessary. To cover absences, vacations and busy times.

WDFW (Jim Brown, Justin Haug, Scott Fitkin)

- Prior to scheduled meeting: JD – Brian Nelson & Elk problem – wants to relay to J. Brown that the flood light and radio hooked to a motion detector was successful for now. Has caused herd to move to neighbors, not good. Elk will get used to device so need to move around and vary as possible. All local herds appear to be growing.
- Wolf population is growing but seems to be staying in NE counties, not Okanogan.
- Co-operative fencing money has largely gone away. This makes it very difficult to even partially fund fencing of hay stacks when elk are causing damage. In past fencing was meant to protect ag. With an understanding to keep in ag. When State supplies fencing there is nothing official, there are some examples of conversion to other uses. Brian Nelson would like to fence but not enough money.
- There is an example of using motion activated scent dispensers used in some bathrooms in deterring elk. Looking at different scents for effectiveness. Have shown some effectiveness. Possible for B. Nelson to try this out.
- Some elk have learned to “tiptoe” over cattle guards.

Formal Presentation on possible land acquisition.

- There have been no new acquisitions since J. Brown in office. Wanted to take a pause and cleanup efforts in the pipeline. In the past had told County after the fact, have moved past this and now presenting on possible upcoming acquisitions.
 - o 3 possible
 - o Individual projects – not a package
 - o BOCC input valuable – would prefer BOCC agreement but if important might proceed without
 - o Will come back to BOCC regardless with updates and discussion
 - o Several stages: evaluation, outreach, seeking funding, l
 - o Will look at conservation, recreation & administrative values.
 - o Seeking full PILT funding from legislature.
- Property 1: near Crumbacher, access to river, mostly shrub step, right near Mclaughlin Falls. JD would not campaign for but not oppose given the presentation.
- Property 2: Twisp-Carlton area. Richner Family. Would fill in previous purchase, was a stage 2 acquisition that was never completed. Fills in an inholding and provides great access.
- Property 3: Hess Lake area, actually a land swap. Irrigated alfalfa owned by WSDFW leased out for production swapped for a large inholding in current sharp tail grouse holding. Lands might be available for grazing in emergency situations if compatible with primary purpose – grouse & hunting.

4:00 Misc. Admin

- Approve Consent Agenda
- Approve union agreement with Courthouse Group
- Teamster agreement with Technical, Clerical and Professional group.
- Public Works Road Collective contract approved
- County Administration – Public Works approved
- Teamsters with SW employees approved