

**Board of Okanogan County Commissioners**  
**July 21, 2020**  
**Via Zoom**

**Present:**

**Jim DeTro:** (JD) BOCC, District 3)  
**Chris Branch:** (CB) BOCC, District 1  
Andy Hover: (AH) BOCC, District 2  
Lanie Johns: (LJ) Clerk of the Board  
Leahe McCormack (LM): County Treasurer  
Cari Hall (CH): County Auditor  
Josh Thomson: (JT) Public Works  
Tanya Craig: (TC) Human Resources, Risk Management)  
Pete Palmer: (PP)  
Naomi Peasly- Indoor maintenance  
Kyle Haugen Outdoor maintenance  
Joe Poulin - Maintenance  
Isabelle Spohn - Citizen on Zoom  
Ruth Hall - Citizen on Zoom

*Note: Notes were taken over Zoom by a county watch volunteer. Every attempt is made to be accurate. This particular day, the audio system was not working well and thus it was necessary to summarize or paraphrase more of the very detailed proceedings than usual. Note taker comments or clarifications are in italics. These notes are published at <https://countywatch.org> and are not the official County record of the meeting. For officially approved minutes, which are normally published at a later time, see the Okanogan County Commissioners' website at <https://okanogancounty.org/Commissioners/Cmrs/Cmrs%20Agenda.htm>. *Some parts of the meeting were recorded. The times of recordings in red italics should match up with the spot on the audio that has been posted.**

**Summary - 7/21/2020, AM:** Directive to buy new water truck; new maintenance employee to be used for cleaning in buildings and outside; source of payment; use of CARES funding for fair if unexpected costs are covid-related; Campground period extended to 10 days; Hamilton appointment to Fair Advisory Comm; timing of budget, grants; elections; sewer payments; traffic revenue; grant expenditures/timing of reimbursements; chip seal, laptops, signs, vehicles, mileage.

**Summary - 7/21/2020, PM: Public hearing: August 3**, regarding Ordinance 2020-4, WRIA 48 Interim Land Use Controls, Subdivision Moratorium. **Public hearing: August 10, 2PM** regarding Ordinance 2020-5; Lower Methow, amending official zone map in regards to 5 Acre zoning. Public Comment: objection to holding the hearing on Tunk water situation on 7/20/2020

an hour before the agenda had it scheduled. Branch suggests a mitigation for these situations, also states copies of legal notices should be in the file for the hearing. Citizen offer repeated to help improve communication on Cannabis issues. Building Dept not seeing the expected "slow-down" this year. Recent coordination of departments (Planning/Building, etc) by Palmer effective. **New county video system implementation expected in time for August 10th public hearing.**

**(00)9:07 -JD - Reminds Joe that flags should be at half mask. (John Lewis death.)**

**9:08 - COMMISSIONERS' STAFF MEETING - Pledge of allegiance.**

Decided to wait for AH (*late*) to do the business regarding Juvenile.

**Very lengthy discussion of new truck/new maintenance employee summarized here:**

A lot of discussion regarding purchase of a dump/water truck for the dump (400 Cummins). Prices and other trucks were discussed and whether to buy locally. Considering a truck for \$17,000. JD felt that was a good price. Joe Poulin was instructed to get estimates.

AH made it to the meeting – asked about surplussing the old water truck..? It was figured to only get around \$3,000-\$5,000.

**Need to hire an additional maintenance person - use of Covid-19 funds**

New business with Dennis Rabidou regarding need for hiring another maintenance person (FT) to be compatible with COVID requirements (cleaning, masks, social distancing)

It was discussed whether to hire or contract this person. Also, consideration given to whether a PT employee would like to be bumped to full time and whether she could do this job, along with her other duties. Lanie explained there is nothing budgeted for this other person, but could maybe use COVID (CARES) dollars with funding to 12/31/2020.

CB wondered about contracting this. AH suggested hiring as a county employee.

AH moved to hire this position and to instruct Tanya Craig to write up the specs and advertise this position. A lot more discussion regarding this.

**21:50 - AH - Moves to authorize maintenance to hire another full-time employee dedicated to support courtroom cleaning.** They should work with Tanya on job description.

**23:50 - Executive Session (RCW 110.1 (b) for 15 min. Inviting Judge Culp and Dennis Rabidou.) Possible purchase of land.**

**34:02 - Distant discussion. BOCC seems to be returning.**

JD - says thanks to court folks.

**Ecology blocks, use of Covid funding**

Naomi - Ecology blocks. Someone can't do it. Have not had a 3rd bid. She has reached out.

AH - Call Bobby Lloyd. Lists off people they called . We'll try to get 3, but if we cannot we'll wait another week?

Naomi - Trying not to go over bottom line. You talked about creating bar code for Covid within each Dept. I need to get a Covid bar line. If we do that....

AH - They are the same titles as what you would have on expense section. If you have repairs and maintenance, tools, etc. it would be in a section with Covid -19 - you need to transfer everything to there. When there is an audit, you can pull up right away. Do

Cari Hall - *Can't hear.*

AH - You are only 50% into your wage line. You have \$20,000 including medicare, etc.

CH (?) Naomi? - Court contract? What we charge the court? We have some long-term workers that are not fire crews.

AH - I don't see an issue with that - plenty of room to keep them apart.

LJ - We won't be getting the LTAC revenue for those that stay longer. We don't pay into the L-TAC

### **Campgrounds - period extended to 14 days**

42:12 - Branch talks about getting reservations.

AH - Is that in fee schedule or campground policy? ?

AH - Moves to have Naomi campground period extend from 10- day to a 14- day period.

43.00 - Looking for camp host, etc.

### **Fair - Use of Covid funds**

Virtual Auction - Decided to have registration fee, virtual only, have hired an outside person to work for them. In live stock market, people will be in person - will not charge fair committee.

AH - So the 2% takes care of transportation costs, etc.? If fair runs into unexpected costs & it is Covid-related to do all this stuff, we can count it.

46.00 - **Appointment of Rick Hamilton to Fair Advisory** - AH - Rick Hamilton e-mail?

Naomi: He is an agriculture teacher in Oroville. Reads e-mail from Hamilton. Wants to be on Fair Advisory Board. The committee would be full except youth.

LJ - Youth position was never authorized.

AH - And I remember why.

48:15 AH - moves to appoint Rick Hamilton to Fair Advisory Committee

49:00 - AH - Tractor: Kevin says you can go and get the tractor and try it out.

53:30 Continued muffled discussions among several women.

CB - 53: 45 - I like those new earrings you wear - on one side. (Joking about masks?)

Woman - button for glasses, then you attach to that instead of ears.  
JD - Right size of microns? So crazy.

**54:54 10:00AM - Cari Hall, Auditor also Pam from Treas. Office and ? From my office.  
Budget discussions**

CH - Did you all get the finance statement?

AH - We need Pete here to look at revenue vs expenditures. She was not here when we created this budget. Need to know if we are tracking grant reimbursements.

CH - Exactly what I wanted to ask. For all Departments. Everyone is on target for expenditures minus (unintelligible.) Other department is right on. We might want to discuss some of this too. (Planning was at 18% of collected revenue.)

AH - *(to Palmer)* - do we have grants that need to be collected?

PP - Yes

AH - Great news. So we had expenditures going out without reimbursement, but we will be getting the \$\$ back.

PP - Some have shown up on the EDEN; we are up to about \$22,000

AH - Great. That's what I was hoping. That makes the expenses and revenues almost equal.

PP - Ends in October. We'll be going a big chunk of that grant.

AH - That's what I wanted to hear.

**1.00: Cari Hall, Auditor**

Only other Dept: Juvenile. Is the grant quarterly? Pretty sure what we talked about.

Only other thing is Fairgrounds. Way down, but we knew that was coming. Working with Naomi on supplemental.

AH - Expenditures YTD - ??

CH - *(Too broken.)* "On my radar." Expenditure side - someone is brutally on target.

**1.01.30** Elections - same issue. After filing fee. Elections much more expensive this year. Watching this very closely . We might have a conversation about that.  
Other thing - communications.

**1:04 PM-** CB - question . When we get payments for sewer, etc. how does it come through?

Pam - Planning. Hookups goes into 410. Even city of Oroville goes to Planning, to 410, wages through all of there. When it's time for the long payment, I look in 410, we bill Public Works for their part, that is put in. I look in 410 , infrastructure payment. Transfer I into 410.

**AH** - Wants to go through revenue items.

1:07 - Cons Dist, other stuff. Need to keep an eye on traffic revenue.

Jail - Need to check that. . Watch for amt of revenue.

Qu: - they are not showing any electronics monitoring revenue?

AH - thought it came from the cities. Not sure if Tanya has billed cities yet. If they cried....  
(JD?) Got call about well on Kingfisher Road.

**1:21:42** - AH - still on details of budget. Building rent.

### **Grants - when money spent, when reimbursed, etc.**

To PP - look at budget. Any questions, please get in touch. Angela came up with that budget with Rocky.

### **11:00 - Josh Thomson, Public Works**

Alert Kent about water truck in re his budget.

JT - For roads crew, need heavier truck to haul water uphill. Kent can find some used trucks that work for him. Has to haul to Ellisforde 4 tees per year.

Maintenance etc- all chip seal. Tomorrow toward Brewster. Thursday - finish Methow. Next week Methow. Dept 3

Remote roads - talked with Central Services re laptops that can do a remote desktop - seems best.

Calls last week - one on the legislative steering committee and WSAC. Starting to develop WSAC -have put together a group of council members to start investigating where WSAC . People on this group - commissioners and council members on CRAB board, etc. will be looking at GMA, GMA Reform, & more in 2020 session.

AH - How will they enforce mileage on a vehicle? Opens up a can of worms.

JT - Gives several options. Pictures of odometers and other things. Or buy stamps for mileage. 2 involve GPS. Questions - If I go to Canada, why do I have to pay? Gives solutions.

JD \_ Picture of Odometer would mean.....people can cheat.

AH - Gas tax works because all the people on West side - not like it's HWY 20 in winter - so they put up 100\$ rough road sign, which is not a huge overpass for the elk. I'm ok with them doing stuff for wildlife like that, but silly for me to come over here - roughly 50 miles. I will pay 5 times as much as someone over there, but ...cost of fule.....

JT - How will we pay for electric vehicles? He tells them.

AH - Says other options that would be better.

JD - Why don't they charge bicycles?

AH - Need to charge electric vehicles for use of road.

JE - 2.4 cents per mile for road use.

JT - Another thing about road use, harder than gas tax. They figured out what it would cost ahead of time.

Guard rail project, Brewster project, Bridge next to Nespelem, but no match.

JD - someone called him about dust being raised on a logging road. Asked what do we need to know about making it a county road.

CB -We have a lot of roads in that situation - people can go to???? Not a great option for us, but they can do it.

AH - It's on Bench Creek. Logging mostly by USFs.

JT - First 2 1/2 miles are county.

JD \_Primitive, will only get attention once or twice a year. Told person I didn't think they 'd get any luck. They'd need to go to the logging company to do anything.

Details about ownership by USFS, developer ,, etc.

2:18.24 - End of Public Works.

2:21 Board Adjourned. (11:30 AM)

## **July 21, 2020 - PM**

(1:20 - Already in session):

2 Public hearings have been announced. . Both will likely be affected by the Governor's revised orders on gatherings, due August 1.

#1) Public hearing on August 3, regarding Ordinance 2020-4, WRIA 48 Interim Land Use Controls, Subdivision Moratorium .

#2) Public hearing on August 10th, 2:00 regarding Ordinance 2020-5; Lower Methow, amending official zone map in regards to 5 Acre zoning.

Pete Palmer: Not sure if same as recent map. May be included in green.

\*Ordinance #2019-10: Renewed Ord. 2019-10 for 60 days. Adopt the change .

\*Ordinance #2020-5 Talks about lower Methow basin, Rural 1-acre zoning to 5-acre.

\*Gov's order lasted until Aug 1st . He will announce a day or week before.

### **1:30 - Public Comment Period (not recorded until 1.15, below)**

Isabelle Spohn, Twisp - Procedural comment on yesterday's hearing on Tunk Valley water situation.

I realize that you are probably not legally required to advertise the continuation of a hearing and not to stick with the time it's scheduled. However, yesterday's procedure doesn't seem right to me - that the hearing was moved forward yesterday morning to a time earlier than the time in the agenda. The only way Mr. Fox and Ernie knew that the time was changed is because I sent out an e-mail regarding the time change to one of the other neighbors. These two men had important things to say. This process appears to me to be quite unfair. If you delay the hearing, that is one thing - and people will probably be able to participate. But if you move the hearing ahead of the scheduled time, people will not know, even if they check the agenda in the early morning.

I hope you can correct this situation and put it into code.

DeTro - What happened?

LJ - The hearing was advertised by Planning for 3:00 via public notice. I accidentally had it at 2PM on the agenda, but it was the other way around.

Discussion & some confusion.

LJ - Pete said yesterday that the agenda had the wrong time. It had been published in the legal notice at a different time. So 3:00 on the original agenda was incorrect and we changed it to say 2:00.

(All checking to find the legal noticed and see what it said. Lanie says she didn't advertise it. She doesn't see anything from Planning. )

AH - Thanks (*to Spohn*) - the agenda was incorrect. Branch is checking on that right now. There is some uncertainty as to how and whether it was advertised.

CB - (To LJ) She (Pete) didn't send you a bill or anything from Planning?

LJ - Kelsey also has her hand raised.

**(While the details about the legal notice an payment, etc. is being checked on, Public Comment Continues:**

Kelsey - I wanted to reiterate that I'm more than happy to have a conversation with you when you are ready (She had commented about cannabis issues a week or two ago.) We had talked about how we can improve the communication so folks can follow all the rules of the county. I know you are busy.

AH/CB - We appreciate it. When that issue comes up, we'll be getting back with you.

**Back to Tunk hearing issue:**

Chit- chat. BOCC - "Covid doesn't help, either." Pause while people are checking to find out whether yesterday's hearing was advertised, changed, etc.

CB - I think you need to publish the actual notice in the findings.

AH - Say you're out of time for the initial public hearing. You continue it. Do you have to put out another notice?

**1.15** - CB - No. Isabelle acknowledged that. If you we going to go to a public hearing and you went to it, that's where you would find out the date of the hearing. The reason we were considering putting a second one out was due to Covid - people weren't able to be there and testify in person. So unless the other people told them, they might not have known about the date. The change in time - was - I don't know where the time came from to be honest, because I don't see that public notice here anywhere.

AH - The minutes say 2:00.

CB - That's relevant, but in the end - unless you see the notice you haven't got (*any proof?*) .....Need affidavit or picture of it in file. It's a big mistake in a lot of quasi-judicial proceedings, where you are really messing up if you don't do it - you can re-notice if you didn't do it, but..... So ...good point, Isabelle, In this case we probably got everybody - Cmr. DeTro was willing to let Ernie comment, which was good.

CB - This is a legislative matter, so we can continue conversing with people on this.

AH - I didn't hear anyone who was for taking off the moratorium. And we didn't take the moratorium off.

CB - It was a good point.

AH - Yes, it was - but process-wise.....Yes, I understand what she's talking about. And really, maybe getting the video stuff will help.

AH - For a continuation - we are not going to come up with the \$\$ to advertise a continuation.

LJ - That's just what Pete said. I didn't advertise it..... I thought you gave her separate directions to advertise...

AH - Maybe she was just talking about the motion to continue.

LJ - She was talking about that too - both.

LJ - I assumed you directed her to advertise outside of the hearing. I'm not going to question her.

IS - Could I - could I ....

CB - We do set our own policy for staff reports in terms of what the staff report looks like...it's not a standard form.....etc.

JD - Did someone have their hand up?

CB - Yes, Isabelle was trying to speak.

IS - I've noticed before that continuations weren't advertised - I've never thought that was a good idea, but that wasn't my point ...my main point was that it was put forward in time, from what the agenda said...so people aiming for a 3:00 hearing.... is what the agenda said until some time in the AM..... If hadn't sent an e-mail to another neighbor, these men would have missed it. It wouldn't be a good policy to keep doing that.

AH - We didn't move it forward in time. The agenda had an incorrect time. At the end of the (*first*) hearing, I made a motion to continue it for 2:00 on that day. So we didn't move anything. It was incorrectly listed on the agenda at a certain time.

LJ - And the correction - the review Commissioners' agenda & Consent agenda is at 9:00 AM.

CB - But public hearings are not included in that. (*Ie: An official public hearing legally advertised has to be held at the advertised time - or re-advertised.*)

LJ - But I let the board know there was a change.

CB - It's well-noted. I appreciate the comment. No one needs to be defensive by any means - there are a couple of things we can do to remedy this situation, which is why I'm glad you brought it up, or we wouldn't be paying attention to it. If we make a change for whatever reason, we appreciate that you are saying that someone could miss it. If we moved from 3:00 to 2:00, when it gets to be 3:00, we should ask if anyone there wants to speak on the topic.

IS - I would agree. It think that would solve the whole problem. It was good to let Ernie talk - you right consider adding his comment to the record along with Mr. Fox's. I know you were going to extend the moratorium anyway - so this isn't a big legal issue or anything - just a point of open government, of treating the public fairly, etc. So thanks for checking into it.

CB - Thanks.

JD - Thanks. Anyone else? No Building update until 2:00. (END RECORDING.)

BUILDING DEPARTMENT UPDATE: Dan Higbee

**12.29** All are commenting on new video system that should be implemented by August 7th, in time for August 10 public hearing.

CB - For the public, Dan Higbee is here - a report was passed out.

DH - I expected a downturn and a slow-down, which did happen in April, but since then we are just behind last year as far as applications are concerned. . Surprising that we were on track to be really going before this. I don't talk to all the contractors in the county because I do the Methow, all the contractors - I'm getting phone calls - we are not talking about a slow-down anyway.

CB - Quite a 90 degree angle..

DH - Not normal! report contains what type of permit, comparisons with last year, nothing wild, no big issues. Annual one shows how many applications were received - how many this year, how many (??) Cost recovery followed the applications coming in. Not \$30,000 ahead on revenue, like last year - a little behind this time. I got ahold of Cari (auditor) this AM on the budget. We haven't taken anything out for rent or liability ins. She said Lanie was going to bill us (lots of laughter.) She assumed that. Laughter. That's what I got from e-mail

AH - Does rent come in anyplace?

LJ - I can bill for that. We have adopted a fee per square foot for professional office space.

DH - Already figured it out.

LJ - All I need to do is send a bill.

AH - Can we just send a 12-month bill?

DH - Liability?

AH - Tanya - Remind her that you need to be billed for liability ins, please?

JD - What causes withdrawal of an application?

DH - Someone moves away, they don't like neighbor, they re-apply later, lots of things. Or they don't get the financing. Someone passes away. Had a couple last year that withdrew, then re-applied.

CB - Are they able to put in an application if they haven't (talked to?) planning.

DH - Applications come to me first, then go to planning. We give them info about Health Dept. Everything can happen simultaneously. If there are weird issues that we deal with at the county - we tell them to go to planning, etc., first.

CB - is there a method for them to be vested at that time?

DH - 2 years ago, Perry Huston worked on language about vesting. I believe they are not vested until everything comes together. They may have an application in, if no approval from Planning..... not complete until Planning signs off. Whatever they give Planning is what I have.

AH - Thanks for getting back together. I was pushing for that.....They used to have a meeting between Planning, Building, Health - every 2 weeks among these departments, etc. but at some point it stopped. Can't see that happening. You can't serve the people well that way....

DH - Letting them know what is happening on my end should help the people. One thing we run into all the time is site analysis -that people have a 30 x 40 house but don't count the porch. It doesn't match. So they have to go back. It's not helpful to the customers. They said more could be asked questions upfront at application time. Everything has worked great the past few weeks.

JD - Praises Pete (Palmer.) "She's a sharp little gal....a good hire."

DH - She actually called us on (...????) That's getting ironed out. Really good. Our expenditure vs. (??? *papers shuffling*), etc. We have bigger projects Last sheet is the towns. Pretty big amount of money - don't realize it - a little here, a little there - really ads up quick. We are covering the other towns. Don't know if they advertised or not. I did get a call....

CB - Pete was reporting that that was the case.

DH - On budget, we were talking about this before. I nailed down Mandy and Larry to how long they think they are going to be here - Randy said 2 years from right now. Larry said going to try for 3 1/2 from now. So I'll put in for Building Inspector Step 1 for next year. (He's going to plan times to advertise. Am going to put in for another truck. People are filling in for each other for now.

AH - Takes a year and a half to get guys going.

DH - Going to put in for another truck then..... Should be good after that...

AH - Show the Sheriff's dept how to ...

DH - Haven't hit many deer...

JD - You don't go at their speeds (laughter.)

DH - For right now, Larry took back over Okanogan , Randy took Tonasket....someone from Omak said he'd help out in Okanogan.

CB - Something about Omak/Okanogan working together.

DH - Don't think I have anything more for you.

JD - Just keep up the good work.

**27.26** CB - Thanks, Dan.

JD - After Isabelle's comments , I wanted to make one more statement for us: Like right now, we could approve commissioners' proceedings and I don't think there is any problem filling in the holes with just day -to=day stuff - I understand what she was saying - it can confuse people on public hearings, etc. when there is no one with public comments. Do you want to do the Commissioners' proceedings from 13th, 14th, 29th and 30th? Consent agenda is only 3 items.

LJ - Just started on the 13th, some changes to put into meeting minutes - still working on this.

JD- We can do consent agenda. Then minutes.

CB - Adjustment of the agenda...There is no opportunity to comment (for public) on that, so it's different - no problem. I agree. And then I just wrote down some policies we could adopt to make it easy for us, easy for them - and they can just go down their checklist.

I think we can adopt some policies and then they can go down their checklist.

AH - You changed it, but you didn't put in the thing I said that was most important.....going over minutes from previous meetings.

**Note taker leaves**