

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, January 25, 2017  
9:00 a.m.

Senator Hearing Room  
555 Court Street NE  
Salem, OR 97301

PRESENT: Commissioner Sam Brentano and Commissioner Kevin Cameron.  
Also present were John Lattimer as chief administrative officer, Gloria Roy as county counsel and Gordean Ash as recorder.

ABSENT: Commissioner Janet Carlson

Commissioner Brentano called the meeting to order at 9:00 a.m.

**PUBLIC COMMENT**

None.

**CONSENT**

*(Video Time 00:01:00)*

BUSINESS SERVICES

Approve a recommendation to adopt and establish a new classification; Economic Development Coordinator, #167.

COMMUNITY SERVICES

Approve an order reappointing Gayle Caldarazzo-Doty and Jim Seymour to the Children and Families Commission with terms ending January 31, 2020.

Approve Amendment #1 to the Sublease Agreement with Oregon State University to modify the Service District's rental of the Farm Bureau building.

FINANCE

Approve a quitclaim deed to convey Real Property Tax ID #R73766 located at 3875 Woodward Ct. NE, Keizer to Zach Nolan.

HEALTH

Approve Amendment #3 to the contract for services for Jeffrey Luty, M.D. to add \$73,000 in funding and extend through December 31, 2017 to provide medical services and oversight to the Alcohol and Drug Treatment Program.

## PUBLIC WORKS

Approve an order reappointing Richard Walker to the Marion County Water Quality Advisory Committee with a term ending January 31, 2021.

## TAX OFFICE

Consider approval of a property tax refund in the amount of \$27,417.07 to Lereta, LLC.

Consider approval of an order to designate the Woodburn Independent as the newspaper for publication of the 2017 tax foreclosure list.

**MOTION:** Commissioner Cameron moved for approval of the consent agenda. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

## **ACTION**

*(Video Time 00:02:50)*

## COMMUNITY SERVICES

1. Consider approval of an order distributing Oregon Video Lottery Funds through the 2016-17 Business Development Grants to the following: Detroit Lake Marina, \$35,000, Kane's Marina, \$20,000, and Santiam Ice Company, \$25,000 – Sarah Cavazos

### ***Summary of presentation:***

- Community Services oversees the Oregon Lottery Fund for Economic Development purposes;
- A portion of the money is allocated to the Business Development Grant Program;
- The Business Development Grants help fund private sector businesses and target industries to support job retention and job growth;
- For fiscal year 2016-17, there is \$150,000 allocated for the Business Development Grants;
- Working on a rolling application deadline:
  - Reviewing applications and accepting them as they come in.
- In January 2017, three proposals were before the Economic Development Advisory Board (EDAB) for consideration:
  - Detroit Lake Marina;
  - Kane's Marina; and
  - Santiam Ice Company.
- EDAB recommended all three proposals for funding;
- Regional Solutions has been working in the Santiam Canyon to try and figure out solutions to stimulate the economy and business:
  - Looking for a solution to use the boat marinas by extending the boating and tourism season when the water levels are low:
    - Both marinas have gone through a permitting process with the Oregon Marine Board to go through a dredging and gangplank pilings installation that will allow them to access water levels when they are low; and
    - Potentially extend boating season by five weeks.

- The Santiam Ice Company is one of the very few businesses that are located in Idanha:
  - Requested \$27,500 to expand their ice production capacity; and
  - The grant review committee recommended the project be funded at \$25,000.
- There will be four jobs created at the Detroit Lake Marina over the two year period and allows the retention of eight jobs;
- Kane's Marina will create six new jobs and retain 10 jobs over two years; and
- Santiam Ice Company will create six new jobs and retain three jobs.

***Board discussion:***

- The commissioners are very supportive of economic development in the Santiam Canyon;
- The owner of the Detroit Lake Marina is also the owner of the Santiam Ice Company;
- The commissioners are very proud of the work being done;
- Commissioner Cameron declared a potential conflict of interest due to the fact he moors his boat at one of the marina's during the season;
- There will be other opportunities for other businesses to apply for grants:
  - There are \$183,250 designated dollars for Business Development Grants;
  - There is a remaining \$103,250;
  - In addition, there are Community Project Grants:
    - Supports various projects throughout the county.
  - Last day to submit Business Development Grant applications is April 30, 2017.

**MOTION:** Commissioner Cameron moved for approval of an order distributing Oregon Video Lottery Funds through the 2016-17 Business Development Grants to the following: Detroit Lake Marina, \$35,000, Kane's Marina, \$20,000, and Santiam Ice Company, \$25,000. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 00:15:44)*

**PUBLIC WORKS**

2. Consider an order approving an application for Special Assessment of Open Space (OS) Case #16-001/ Confederate Tribes of the Grand Ronde Community of Oregon. – Joe Fennimore

***Summary of Presentation:***

- The Confederated Tribes of the Grand Ronde Community of Oregon applied for a Special Assessment of Open Space Land on 430 acres in Exclusive Farm Use (EFU) zone located on Dieckman Lane SE, Stayton;
- State law requires the application be processed in the same manner as an amendment to the comprehensive plan;
- The matter was referred to the Marion Planning Commission, which conducted a public hearing on December 6, 2016 and made a recommendation to the board for approval;
- The board held a public hearing on January 11, 2017;
- After considering all the information, the board approved the request; and
- In order to complete the process the board must approve the order.

**MOTION:** Commissioner Cameron moved for approval of the order for an application for Special Assessment of Open Space (OS) Case #16-001/ Confederate Tribes of the Grand Ronde Community of Oregon. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 00:18:25)*

3. Consider an order approving an application for Special Assessment of Open Space (OS) Case #16-002/ Confederate Tribes of the Grand Ronde Community of Oregon. – Joe Fennimore

***Summary of presentation:***

- The Confederated Tribes of the Grand Ronde Community of Oregon applied for a Special Assessment of Open Space Land on 410 acres in Exclusive Farm Use (EFU) zone located at 17294 North Santiam Highway SE, Stayton;
- State law requires the application be processed in the same manner as an amendment to the comprehensive plan;
- The matter was referred to the Marion Planning Commission, which conducted a public hearing on December 6, 2016 and made a recommendation to the board for approval;
- The board held a public hearing on January 11, 2017;
- After considering all the information, the board approved the request; and
- In order to complete the process the board must approve the order.

**MOTION:** Commissioner Cameron moved for approval of an order approving an application for Special Assessment of Open Space (OS) Case #16-002/ Confederate Tribes of the Grand Ronde Community of Oregon. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

## **PUBLIC HEARINGS**

9:30 A.M.

*(Video Time 00:30:00)*

### PUBLIC WORKS

A. Continuation of public hearing on appeal of hearings officer's decision denying Partition Case 16-014/ Kaufman, Clerk's file #5719. – Brandon Reich, Cindy Schmitt

***Summary of presentation:***

- This is a continuation from a public hearing held on January 18, 2017 to partition a nine acre parcel in an Acreage Residential Zone;
- At the hearing last week, a number of issues were identified;
- Two issues have appeared to have been resolved based on the applicant's testimony:
  - The private easement that crosses the subject property from the Canyon Street right-of-way to the north to serve the new proposed parcels; and
  - The ability to evaluate and mitigate for stormwater impacts through the existing stormwater permitting process.
- It appears to Planning Division that now essentially two issues remain unresolved:
  - Staff will review additional evidence in the record that has been added today and present argument that these may be able to be resolved:

- Fire District standards:
  - Marion County Fire District preformed a site visit to Canyon Street and determined that the existing roadway is accessible to their equipment:
    - Planning Division finds this issue to be resolved.
- County local access road standards exist in the county engineering standards:
  - Applying these standards would ensure adequate access to the property would satisfy the requirements to the Marion County Comprehensive Plan; and
  - The Transportation System Policy that limits the creation of new parcels on local access roads can be satisfied by requiring that the roadway be improved by county engineering standards.
- Added to the record are pictures of Canyon Street;
- Added into the record is a letter from the applicant's representative with some findings/recommendations for conditions of approval;
- Added to the record is a modified proposal to lay gravel on the shoulders of Canyon Street to widen the road to 16 feet, modified proposal to do improvement adjacent to the subjects property and a turnout at Canyon Street and 70<sup>th</sup> Avenue;
- The normal requirement in the development of this nature is that all the frontage of the parcel does get improved by county standards at this time of development; and
- Normally, the county requires that the applicant improve all of their frontage.

***Board discussion:***

- Concerned with the road being so narrow for traffic to pass each other;
- Would like the street to be widened where Canyon Street intersects with 70<sup>th</sup> Avenue;
- The commissioners proposal is to widen the road adjacent to the applicants property and at 70<sup>th</sup> Avenue and Canyon Street;
- Paving the road at the intersection is preferable due to rocks eventually being kicked out the 70<sup>th</sup> Avenue; and
- Ms. Roy reminded the commissioners to listen to the full testimony and public hearing before making decisions on the matter.

***Testimony:***

**Alan Sorem:**

- Attorney for the applicant;
- The applicant is supportive of the proposed modifications to the conditions of approval at a concept level;
- Hears staff's report and the logic behind the improvement at Canyon Street and 70<sup>th</sup> Avenue, there is an understanding of the need for the improvement;
- There is another party that is impacted by the conditions;
- The attorney requests that the record remain open to allow for all of the necessary parties see the proposed design; and
- Would support having the frontage of the property expanded.

Kent Kaufman:

- In regards to the gravel shoulder, the Fire Marshall stated that there are other places sufficient to turn around before the applicants' property.

Commissioner Brentano recessed the meeting for a short break at 10:00 a.m.

Commissioner Brentano reconvened the meeting at 10:10 a.m.

***Board discussion:***

- The applicant is proposing that the board leave the record open for one week to give them time to review the proposal, get comments back and work with staff:
  - Proposing to bring this back to Board Session on February 8, 2017; and
  - The applicant will extend the 180 days for 14 days longer.

**MOTION:** Commissioner Cameron moved to close the public hearing and leave the record open for one week and come back on February 8, 2017 for final consideration. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.


Commissioner Brentano read the calendar.

Commissioner Cameron adjourned the meeting at 10:15 a.m.

  
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CHAIR

**Not Present At Meeting**

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COMMISSIONER

  
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COMMISSIONER

**Board Sessions can be viewed on-line at <http://www.youtube.com/watch?v=VYF8Y6U7178>.**