

## BOARD OF COMMISSIONERS

### MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, November 2, 2022  
9:00 a.m.

Senator Hearing Room  
555 Court Street NE  
Salem, OR 97301

**PRESENT:** Commissioner Danielle Bethell, Commissioner Colm Willis, and Commissioner Kevin Cameron. Also present were Jan Fritz, chief administrative officer, Jane Vetto as county counsel, and Brenda Koenig as recorder.

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

*(Video Time 00:00:43)*

### **PUBLIC COMMENT**

David Beem:

- Mr. Beem inquired if emergency funding could be used to address the homeless issue in the City of Salem:
  - He feels some of the homeless individuals are negatively impacting downtown businesses.
- Mr. Beem expressed interest in serving on a task force to address the homeless issue.

### ***Board discussion:***

- The City of Salem is their own jurisdiction with their own budget, and they set their own rules:
  - The commissioners cannot tell them what to do.
- The Mid-Willamette Valley Homeless Alliance meets monthly and is open to the public:
  - As a citizen Mr. Beem may be able to participate in the monthly meetings.
- Mr. Beem was encouraged to reach out to the City of Salem and Oregon legislature with his concerns.

(Video Time 00:02:51)

## **PRESENTATION**

1. Strategic Economic Development Corporation (SEDCOR) of the Mid-Willamette Valley Quarterly Report. –Adam Franco, Marion County Community Services, Economic Development Specialist; Erik Andersson, SEDCOR President; and Nick Harville, SEDCOR, Marion County Business Retention and Expansion Manager

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

Adam Franco:

- The county's current five-year contract with the Strategic Economic Development Corporation's (SEDCOR) is for \$160,000 per year:
  - The contract will expire in June 2023; and
  - Lottery dollars are utilized to fund the contract.

Erik Andersson and Nick Harville:

- SEDCOR leverages public and private partnerships to grow, retain, and attract high value jobs and capital investment to the region;
- The community center in the City of Detroit has been completed;
- The shed rebuild program in the Santiam Canyon has resumed;
- Communities in the Santiam Canyon are recovering from the 2020 wildfires;
- The Santiam Canyon Long Term Recovery Group (LTRG) has funding available to hire a construction liaison who will work with property owners that still need to rebuild their homes:
  - The construction liaison will help property owners navigate the permitting process; and
  - There are over 200 houses that still need to be rebuilt.
- Almost every community within Marion County is home to a company going through an expansion:
  - The Do it Best Corporation in the City of Woodburn is expanding their warehouse facility; and
  - It has been challenging for businesses that are expanding to find new employees.
- The Mt. Angel School District and local community businesses have raised the funding needed for a welding facility that will be located at a district school:
  - Private donations provided the equipment for the facility.
- Site work has begun for the Dollar General distribution facility:
  - The facility is estimated to be 1.1 million square feet;
  - An estimated 500 jobs may be available once construction is complete; and
  - The facility will include some of the following:
    - Freezer space;
    - Refrigeration space;
    - Trucking maintenance; and
    - A dispatch unit.

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- SEDCOR has been working with a developer who has land within the Mill Creek Corporate Center that may become the expansion site for a company:
  - Forty percent of the space and workforce will potentially be dedicated to manufacturing; and
  - Union manufacturing jobs may be available.
- SEDCOR has asked Chemeketa Community College to review their warehouse and distribution training program to determine if the curriculum meets the needs of local businesses;
- As part of their small business technical assistance program, SEDCOR is working with the Latino Business Alliance and Advanced Economic Solutions Inc. to provide culturally and linguistically appropriate training for entrepreneurs;
- SEDCOR has secured funding from the United States Small Business Administration for a five-year contract to continue their agriculture innovation work in the region;
- SEDCOR received funding from Business Oregon for their regional innovation hub:
  - Partners in the region are meeting to talk about innovation needs from different industries;
  - SEDCOR has contracted with ECONorthwest for the strategic plan; and
  - SEDCOR is coordinating with the council of governments as they start their comprehensive economic development strategy.

***Board discussion:***

- A portion of Detroit Lake will be excavated;
- There are almost 300 households in the Santiam Canyon looking for a permanent home:
  - It is estimated that 97 out of the 300 households own their own land.
- The Dollar General site is within the Mill Creek Corporate Center;
- Commissioner Cameron commented that in 2005 the Oregon Department of Corrections identified land adjacent to Mill Creek as surplus property, and now in 2022 it is property is almost built out:
  - A lot of work has gone into developing the area long-term.
- Commissioner Bethell commented that SEDCOR is good at recruiting sustainable companies that are going to be located within Marion County for decades into the future:
  - The companies are family friendly businesses;
  - They are interested in hiring employees; and
  - They are interested in being part of local communities.
- Programs like the United Way of the Mid-Willamette Valley's Good360 program may benefit from the large businesses coming into the county;
- SEDCOR works to look at the needs of a business before courting the organization to determine some of the following:
  - Required infrastructure; and
  - Transportation access.

- Commissioner Willis commented that there is a logistics revolution happening across the country in a lot of different companies, and with the rail hubs they are trying to create locally:
  - There is an opportunity to revolutionize logistics in the area.
- Distribution facilities are not always big national or international companies:
  - They are sometimes a small, independent, family-owned distribution facility; and
  - SEDCOR also works with smaller facilities to understand their training needs and their workforce challenges.

(Video Time 00:27:21)

## **CONSENT**

### **PUBLIC WORKS**

2. Approve a resolution to initiate amendments to the Marion County Comprehensive Plan to consider concurring with an amendment to the City of Sublimity Urban Growth Boundary and scheduling a public hearing for January 11, 2023.

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

(Video Time 00:27:51)

## **ACTION**

### **HEALTH AND HUMAN SERVICES**

3. Consider approval of the incoming funds Intergovernmental Agreement with the Oregon Health Authority in the amount of \$6,318,421.64 for behavioral health housing through June 30, 2023. –Ryan Matthews

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

- The goal of the Intergovernmental Agreement (IGA) is to increase bed capacity for behavioral health housing within the county;
- This item was previously brought before the board for consideration:
  - It was paused to allow Health and Human Services (HHS) to have more conversation with the Oregon Health Authority (OHA).
- HHS staff met with the OHA to discuss a component of the behavioral health housing system:
  - The contract is aimed at funding infrastructure and initial capital investments;
  - OHA is responsible for ongoing service delivery and funding which includes some of the following:
    - The licensing of the facilities; and
    - Oversight.

- The county wanted some assurance that if there are investments being made in the communities, that there is ongoing funding and that there is going to be an effort to sustain the facilities into the future:
  - Staff feels they received enough of an assurance from the OHA.
- If approved, the HHS will perform a Request For Proposals (RFP) to a community of network of providers with the hopes of incentivizing the capital investments to help build residential treatment facilities;
- HHS has worked with county programs to identify some of the gaps in behavioral health housing;
- HHS is hoping to receive proposals for the following types of facilities:
  - A skilled nursing facility that supports older adults and more medically complex individuals that are suffering with severe and persistent mental illness; and
  - A residential system that can handle the needs of individuals with Intellectual and Developmental Disabilities (IDD) who also experience behavioral health challenges.
- The funding also assists with paying for a housing navigator position, and some barrier removal funds for some of the following:
  - Rental assistance; and
  - Other barriers an individual may encounter while trying to obtain consistent and stable housing.

***Board discussion:***

- The funding is one-time funding that has a longer lead time than the normal biennium;
- The county has a need for additional IDD treatment beds;
- Housing facilities generally provide five to seven beds:
  - The number of beds dictates the level of staffing that is required; and
  - When a provider negotiates with OHA for ongoing funding, the number of beds in their staffing model triggers their fixed bed rate.
- It is anticipated that providers will have agreements with OHA for the sustainable funding:
  - The county will only fund the infrastructure; and
  - The county will request that proposals include the provider's plan for how they will sustain funding.
- HHS anticipates future agreements will go through a Request For Proposal (RFP) process;
- Services will be dependent on what communities are willing to invest in and staff;
- The county does not anticipate purchasing, renovating, staffing, or operating the homes;
- The county will assess if the provider services are needed;
- No contracts will be entered into before first receiving approval from the Board of Commissioners;
- HHS would like to be able to choose from a broad spectrum of services;
- Initially the county funded the Full Time Employee (FTE) position utilizing these dollars:

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- The county will continue to apply this method for as long as there are funds available; and
- There is other behavioral health funding that could potentially be used in the future.
- Commissioner Bethell expressed the following:
  - Every elected official who has the ability to decide how to spend taxpayers' dollars, should do it with the acute intention of it being the best investment in the community;
  - She does not believe that OHA is doing their job, and she believes that they are completely failing the citizens of Oregon, specifically the most vulnerable populations;
  - She is frustrated with the way that OHA has piecemealed their budget with one-time allocations;
  - She would like to see what the community partners can do;
  - She stated on the record that when the RFPs come in, if those partners cannot prove that they have a sustainable funding source and a healthy relationship with OHA, she will not support the allocation of these funds:
    - The county could potentially ask to send the funds back to OHA.
  - As we have seen in the press, citizens are begging for help with the homeless crisis;
  - This funding will not solve the problems at the state hospital;
  - There are members of the public who are frustrated that the board did not accept the funds a few weeks ago:
    - Public members may not fully understand the challenging system;
    - The dollars are needed at the state level;
    - The state needs to collaborate with local partners:
      - The state should not try to force the county to perform the state's job.
  - She does not want the public to think that if they say yes to this today, that they are just going to move these dollars into the community:
    - She has an expectation as a commissioner that the county's partners are very diligent about their applications and how funds will be brought together to invest;
    - The state does not always follow through on their commitments:
      - In the past the state has turned their back on the county after they have made a promise; and
      - This is a concern for private organizations that may be challenged with obtaining funding for projects.
- There are multiple emergencies occurring at the same time:
  - The funding is being utilized to solve a problem that the funds were never intended to solve and will not solve:

- There are still individuals in the community that require hospital level care:
      - The individuals may not be safely served in other settings.
- Commissioner Willis expressed the following:
  - He is happy that the contract was paused, because he feels that the OHA administrator was irresponsible when he suggested that this money was going to solve OHA's mismanagement of the state hospital:
    - This money will not solve OHA's mismanagement of the state hospital, and it is important that everyone understands that.
  - The state of Oregon has the largest biennial budget that they have ever had in the history of the state:
    - They have the resources to make the state hospital functional, but they do not have the will.
  - Some of the services will be good for the community if they county is able to find partners such as:
    - Nursing services for the aging population; and
    - An Intellectual and Developmental Disabilities (IDD) behavioral health residential treatment home.
  - There are multiple things that the county can use the funds for that will help the county's communities;
  - The county cannot solve the mismanagement of the state hospital;
  - The state hospital has to be fixed:
    - There are individuals who are seriously mentally ill who are being released onto the streets; and
    - There are individuals sitting in jail not receiving treatment.
  - Individuals should receive treatment, in a good and secure facility;
  - The county does not have the expertise, ability, or resources to fix OHA's mismanagement of the state hospital:
    - The state needs to fix the problem:
      - Until the state fixes the problem, we are going to continue to have very sick people harming themselves and others in our community.
  - The funding will do good things, but it will not solve the state hospital problems.
- Commissioner Cameron expressed the following:
  - This is not connected to the mismanagement of the Oregon State Hospital:
    - It is connected to the state neglecting their duties to take care of things.
  - He does appreciate that the county will have this funding, but it is important that there is sustainability into the future:
    - The county will likely have to continually ask the state where the funding is going to come from to support the facilities and the operations.
  - The funds will help the population, but it will not solve the problem;
  - He agrees with Commissioner Willis that if the state asked for the money back to fix the state hospital problem, he would want to give it back; and

- He is concerned about the safety on the streets and vulnerable populations in areas around the state hospital.
- Commissioner Bethell expressed the following:
  - There is a lot of risk and liability to organizations housing individuals who are critically and mentally ill outside of a secure space:
    - The individuals may be a danger to themselves and to the public.
  - A recent audit of the state hospital performed by the Oregon Occupational Safety and Health Administration (OHSA) explains how employees of the state hospital are beaten and harmed by the residents every day:
    - There are policies in place that prevent employees from taking action to save themselves, because they must protect the patient who is not in a healthy mental state.
  - The state is asking counties to absorb the risk in passage of pushing it through to private providers in our communities and our neighborhoods;
  - What the state is asking is dangerous;
  - The county wants individuals to get the treatment they deserve, in a safe environment; and
  - This is a state problem that is being passed onto counties to solve.

**MOTION:** Commissioner Cameron moved to approve the incoming funds Intergovernmental Agreement with the Oregon Health Authority in the amount of \$6,318,421.64 for behavioral health housing through June 30, 2023. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:50:45)

#### PUBLIC WORKS

4. Consider approval of Amendment #1 to the Purchase Order with Les Schwab Tire Center to add \$500,000 for a new contract total of \$600,000 for the purchase of tires and related services through April 13, 2026. –Dennis Mansfield

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

- Les Schwab Tire Center is the county's primary tire vendor;
- On any given weekday the county has approximately 1,000 tires rolling on county roads;
- A Purchase Order (PO) for \$100,000 was created at the beginning of the fiscal year:
  - The county has encountered historical costs:
    - The county spent an estimated \$100,000 total for the prior fiscal year; and
    - Staff is forecasting that they could potentially spend between \$125,000 to \$150,000 for the current fiscal year.
- The amendment is based off the state price agreement that goes through April 13, 2026; and
- The amendment adds \$500,000 to the agreement through April 13, 2026.



***Board discussion:***

- Inflation is driving the increased cost of tires; and
- Tires are a necessary purchase.

**MOTION:** Commissioner Willis moved to approve Amendment #1 to the Purchase Order with Les Schwab Tire Center to add \$500,000 for a new contract total of \$600,000 for the purchase of tires and related services through April 13, 2026. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

**PUBLIC HEARINGS  
9:30 A.M.**

None.

(Video Time 00:53:31)

***Board discussion:***

- There is an election coming up:
  - Mail theft is occurring in Marion County and ballots are being stolen;
  - If a resident has not received their ballot, they can call the Clerk's Office to request that their ballot be tracked;
  - Residents can get a second ballot, or supplemental ballot, at the Marion County Clerk's Office:
    - The first ballot will become void.
  - Residents can vote at the county building;
  - Residents are encouraged to put their ballots in a ballot box or drop them off at the Clerk's Office versus mailing:
    - This will ensure that the ballot is counted.
  - Residents are encouraged to sign up for ballot tracking:
    - They can receive a text message or an email that provides tracking updates that show the following:
      - When a resident's ballot has mailed; and
      - When it has been counted.
  - Residents can sign up for ballot tracking on the Clerk's Office website.

Commissioner Bethell adjourned the meeting at 9:57 a.m.

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CHAIR

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COMMISSIONER

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COMMISSIONER

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**<https://www.youtube.com/playlist?list=PLSUQ1gg6M78UsBE3q6w4rdf59Z5rXkEi5>**