



MARION COUNTY BOARD OF COMMISSIONERS

Board Session Agenda Review Form

Meeting date: 7/9/2025

Department: Community Services

Title: Public Hearing and Board Action to Approve the CDBG/HOME 2025-26 Annual Action Plan

Management Update/Work Session Date: 6/17/2025 Audio/Visual aids ☐

Time Required: 10 minutes Contact: Steve Dickey Phone: 503-373-4334

Requested Action:

Conduct a public hearing followed by Board Action to approve the 2025-2026 U.S. Housing and Urban Development (HUD) Community Development Block Grant (CDBG) and Home Investment Partnerships Program (HOME) Annual Action Plan.

**Issue, Description
& Background:**

A public hearing to approve the 2025-2026 Annual Action Plan for the Community Development Block Grant (CDBG) and HOME Investment Partnerships Program (HOME) programs is required each year Marion County receives CDBG and HOME funds. Marion County is required to submit an Annual Action Plan to the United States Department of Housing and Urban Development (HUD) by July 11, 2025, indicating how it intends to use the allocation funding for the upcoming 2025-2026 program year.

Financial Impacts:

These grants from HUD are passed through to qualified subrecipients to complete eligible projects.

**Impacts to Department
& External Agencies:**

Funding for approved projects, and for program staff administrative expenses are dependent on these the approval of the Annual Action Plan each year.

List of attachments:

Board Memo, Resolution #XX-25, Draft Annual Action Plan with Appendices.

Presenter:

Steve Dickey

**Department Head
Signature:**

Kelli Wuse



MEMORANDUM

TO: Marion County Board of Commissioners
FROM: Steve Dickey, CDBG/HOME Program Manager
MEETING DATE: July 9, 2025, Board of Commissioners Meeting

2025-2026 CDBG/HOME Annual Action Plan Approval

2025-2026 CDBG/HOME Annual Action Plan Approval

Marion County Community Services staff are requesting approval of the 2025-2026 CDBG/HOME Annual Action Plan through a public hearing and Board action. This plan identifies how Marion County's allocation of CDBG and HOME funds received for the 2025-2026 program year will be spent. The following tables include funding approved for eligible projects, and funding to pay for program staff administrative expenses as identified in the Annual Action Plan.

2025-2026 CDBG and HOME FINAL FUNDING ALLOCATION TABLES

CDBG

Agency	Project	Total Funding
Catholic Community Services	Facility renovation and commercial kitchen equipment purchase.	\$225,000
Marion Polk Food Share	Purchase of larger facility to expand service capacity.	\$300,000
Marion County	Homeowner Residential Rehabilitation Loan Program	\$398,070
Family Building Blocks	Operational support for expansion of services provided in their new facility.	\$100,000
Liberty House	Operational support for expansion of services into north Marion County with a new location in Woodburn.	\$113,016
Marion County	Program Administration	\$284,023
	TOTAL	\$1,420,109

HOME

Agency	Project	Total Funding
Marion County	Homebuyer Assistance Loan Program.	\$370,820*
Marion County	Community Housing Development Organization (CHDO) Set-aside	\$74,180
Marion County	Program Administration	\$49,534
	TOTAL	\$494,534

**An additional \$96,682 of FY23-24 CHDO set-aside will be added in October 2025.*

OTHER FUNDING

Agency	Project	Total Funding
Valor Mentoring	Funding for facility renovation and operational support to open a new coffee shop/café vocational training and mentoring center.	\$150,000**
	TOTAL	\$150,000

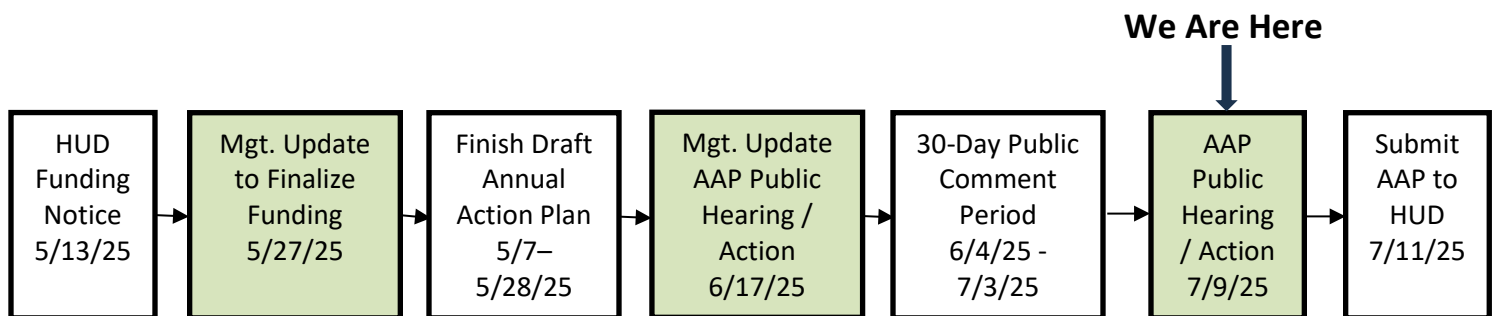
***Funding from either Opioid Settlement funds or Economic Development funds.*

NEXT STEPS

Once the Annual Action Plan has been approved it will be submitted to HUD for approval. The deadline for submission is July 12, 2025, but due to this date being on a Saturday, it will need to be submitted on Friday, July 11, 2025.

PROCESS TIMELINE EXAMPLE

(Shaded boxes are times when Board of Commissioners is directly involved)



ATTACHMENTS

Attachment 1 – Resolution No. 25-XX

Attachment 2 – Summary of Public Comments

Attachment 3 – Draft Annual Action Plan

BEFORE THE BOARD OF COMMISSIONERS
FOR MARION COUNTY, OREGON

In the matter of adopting the)
Program Year 2025-2026 Annual)
Action Plan under the Community)
Development Block Grant and HOME)
Investments Partnership Program)

RESOLUTION # _____

This matter was presented to the Board of Commissioners at its Management Update on June 17, 2025, to adopt the Community Development Block Grant and HOME Investment Partnerships Programs 2025-2026 Annual Action Plan.

WHEREAS on January 14, 2025, HUD’s Office of Community Planning and Development issued Notice CPD-25-02 titled Guidance on Submitting Consolidated Plans and Annual Action Plans for Fiscal Year (FY) 2025. Entitlement jurisdictions with a program year start date of July 1, 2025, have until July 11, 2025, to submit its Annual Action Plan to HUD.

WHEREAS Marion County, as an entitlement jurisdiction, is required to submit an Annual Action Plan to the United States Department of Housing and Urban Development. The plan must indicate how it intends to spend its allotted amount of funding for the upcoming program year from July 1, 2025, through June 30, 2026.

WHEREAS as part of the process for adopting an Annual Action Plan Marion County must hold a public hearing to take any additional comments on the draft Annual Action Plan. Comments are offered for consideration in reallocating proposed funding prior to final approval of the Annual Action Plan. This public hearing occurred on July 9, 2025.

IT IS HEREBY ORDERED that the Board of Commissioners approve the Program Year 2025-2026 Annual Action Plan to be submitted to the United States Department of Housing and Urban Development prior to the July 11, 2025, deadline.

DATED at Salem, Oregon, this 9th day of July 2025.

MARION COUNTY BOARD OF COMMISSIONERS

Chair

Commissioner

Commissioner

**Summary of Public Comments
on the
2025-2026 Marion County CDBG/HOME
Annual Action Plan**

No comments were received during the 30-day public comment period (as of submission of materials for the Board of Commissioners meeting. If comments are received, an updated Summary of Comments Page will be provided prior to the meeting on July 9, 2025).



2025 – 2026 CDBG / HOME ANNUAL ACTION PLAN

Marion County Community Services

555 Court St.

Salem, OR 97301

communityservices@co.marion.or.us

<https://www.co.marion.or.us/CS/Pages/Community-Development.aspx>

Phone: 503-588-7975

Formatting Notice

Marion County is required to submit this Annual Action Plan in the template provided by HUD, which contains specified questions, tables, and other information and cannot be edited.

The HUD provided template contains formatting irregularities such as: columns that are too narrow, paragraphs split over more than one-page, blank space, compressed text, and other discrepancies.

County staff has compensated for these irregularities where possible, but many remain that cannot be changed.

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Executive Summary

AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

1. Introduction

Marion County is an Entitlement Grantee that receives Federal funding under the Housing and Urban Development (HUD) HOME Investment Partnerships Program (HOME) and the Community Development Block Group Program (CDBG). As a recipient of CDBG and HOME funds, the County has prepared the 2025 Annual Action Plan to advance the priorities addressed in the five-year plan known as the Consolidated Plan. The goal of the CDBG program is to develop viable urban communities by providing decent housing and a suitable living environment and expanding economic opportunities for low-and moderate-income persons. The HOME program is designed exclusively to create affordable housing.

2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items, or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis, or the strategic plan.

The following were objectives and outcomes established by the Marion County Board of Commissioners based upon input received during the Consolidated Plan process.

- Provide for Community Housing Development Organization (CHDO) set-aside (As part of the HOME Program, this requirement will continue to be an annual percentage of funds set aside-15% minimum to fulfill eligible activities that only a qualified CHDO can provide)
- Provide Support for Owner-occupied Rehabilitation Projects
- Invest in Vital Community Facilities and Infrastructure
- Increase Access to Community Services
- Increase Access to Affordable Housing
- Encourage Economic Opportunities
- Support Program Success

This document, The Annual Action Plan, (AAP) outlines the activities to be carried out in Program Year (PY) 2025.

3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

Several community projects have been assisted with CDBG in the past four years such as shelter for unhoused residents and families, transitional housing for residents and family members recovering from substance abuse, shelter for residents fleeing violence or trafficking, community resource center and food bank, street, sidewalk and safety improvements to a low income residential area, services for children and families in the foster care and/or justice system, and youth services to encourage graduation, workplace readiness and healthy decision making. This year, Marion County received many more applications for funding than our budget allows, which provides further evidence of the need.

The County's homebuyer assistance program and homeowner rehabilitation programs have proven to be very beneficial to the community. The demand for both of these programs far exceeds the available funds. Research and input from the community led Marion County to implement policy changes to help bridge the gap between rising housing costs and the ability of low-to-moderate income households to afford home ownership or necessary repairs to their existing home. The policy changes drastically increased the amount of assistance available to each household in order to meet the needs under current market conditions. The County intends to fund both of these programs for the foreseeable future.

4. Summary of Citizen Participation Process and consultation process

Summary from citizen participation section of plan.

Citizen Participation and consultation opportunities were provided through the following means:

- Online survey
- Public hearings
- Participation in monthly service integration team meetings in multiple locations
- Public notices and invitations for comment
- Individual meetings with community partners
- Group community partner meetings that focused on affordable housing

5. Summary of public comments

Comments received from the public are included in the Appendices

Public comments were primarily focused on:

- Improving access to affordable rental housing
- Improving access to affordable home ownership
- Supportive services to benefit those who are homeless or at risk of homelessness
- Improving infrastructure to support affordable housing development

6. Comments or views not accepted and the reasons for not accepting them

All views and comments were accepted as part of the citizen participation process.

7. Summary

Although the needs are varied, several respondents commented that the overall cost of housing is contributing to the rising cases of homelessness. Once this pattern has been established, it can take a long time to remedy. Other problems such as substance abuse and mental health issues commonly occur once a person becomes homeless. Investment in projects to generate new housing, particularly rental housing, was mentioned multiple times. More comments were received this year that stated the need for more low-barrier and transitional housing for individuals addressing mental health issues and substance abuse addiction.

PR-05 Lead & Responsible Agencies – 91.200(b)

1. Agency/entity responsible for preparing/administering the Consolidated Plan

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

Table 1 – Responsible Agencies

Agency Role	Name	Department/Agency
CDBG Administrator	MARION COUNTY	Community Services
HOME Administrator	MARION COUNTY	Community Services

Narrative (optional)

Marion County is the lead agency for administration of the Community Development Block Grant (CDBG)/HOME Investment Partnerships Programs for Marion County to be delivered in coordination with the goals established in the 5-year Consolidated Plan implemented through Annual Action Plans.

Consolidated Plan Public Contact Information

Marion County Community Services (503) 588-7975

AP-10 Consultation – 91.100, 91.200(b), 91.215(l)

1. Introduction

Marion County actively seeks opportunities to engage with service providers, cities, and the public to gain further insight regarding community needs.

Provide a concise summary of the jurisdiction's activities to enhance coordination between public and assisted housing providers, and private and governmental health, mental health, and service agencies (91.215(l))

Each year, Marion County increases interactions with housing providers throughout the area to obtain input regarding community needs. The focus continues to be on ways to increase coordination and collaboration to maximize resources. In addition to housing providers, the county has a robust public and behavioral health network to connect residents with available services in the county. As the network of service providers grows, the opportunities for coordination increase, thus bringing a greater value to the community.

Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.

The county works directly with the Mid-Willamette Valley Homeless Alliance through the CoC Collaborative Committee. A Commissioner serves on the Board of Directors and Executive Committee for the Mid-Willamette Valley Homeless Alliance. The county requested participation from various agencies during the public comment process and continues to seek input to determine if there are needs that may be addressed with CDBG/HOME funds.

Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS

While the county does not receive ESG funds, it does work with the Mid-Willamette Valley Community Action Agency which is the HUD recipient of ESG funds for the Marion-Polk region. Marion County is a regular participant in the Continuum of Care meetings and sees these meetings as a good opportunity to stay connected and network with community partners in addressing homelessness.

2. Describe Agencies, groups, organizations, and others who participated in the process and describe the jurisdiction’s consultations with housing, social service agencies and other entities

Table 2 – Agencies, groups, organizations who participated

1	Agency/Group/Organization	Marion County Housing Authority
	Agency/Group/Organization Type	Housing PHA
	What section of the Plan was addressed by Consultation?	Public Housing Needs Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Marion County Housing Authority has met on multiple occasions with Marion County Community Services staff to discuss potential collaboration and coordination of resources. Marion County Community Services is the responsible entity for the environmental review for a housing authority project in Woodburn. Participated in Annual Action Plan Survey.
2	Agency/Group/Organization	Center for Hope and Safety
	Agency/Group/Organization Type	Services – Housing Services – Victims of Domestic Violence Services – Homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	As an organization they provide services to victims of domestic violence, human trafficking, stalking and other limited clientele. Marion County Community Services staff also met with the new Executive Director and discussed the CFHS expansion into north Marion County with an additional location in Woodburn. Participated in Annual Action Plan Survey.
3	Agency/Group/Organization	DevNW
	Agency/Group/Organization Type	Housing Services - Housing Community Development Financial Institution
	What section of the Plan was addressed by Consultation?	Housing Need Assessment
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Ongoing meetings regarding oversight of the Homebuyer Assistance program funded with HOME allocations.
4	Agency/Group/Organization	Mid-Willamette Valley Council of Governments
	Agency/Group/Organization Type	Services - Housing Regional organization
	What section of the Plan was addressed by Consultation?	Affordable Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Met multiple times with MWVCOG staff as our program partner regarding the oversight of the Homeowner Residential Rehabilitation program.

5	Agency/Group/Organization	Marion County Health and Human Services
	Agency/Group/Organization Type	Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Health Health Agency
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. A meeting also was held to exchange information on respective programs so that referrals can be made when appropriate.
6	Agency/Group/Organization	Bridgeway Health Services
	Agency/Group/Organization Type	Services-Health Health Agency
	What section of the Plan was addressed by Consultation?	Non-homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
7	Agency/Group/Organization	City of Woodburn
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Non-homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. A meeting was held with Woodburn staff to discuss the development of a new Woodburn Community Center and the potential use of CDBG funds

8	Agency/Group/Organization	City of Stayton
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Services – Non-homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
9	Agency/Group/Organization	Soaring Heights Recovery Homes
	Agency/Group/Organization Type	Services-homeless Services-Employment Services - Victims
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
10	Agency/Group/Organization	Valor Mentoring
	Agency/Group/Organization Type	Services-Children Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Unaccompanied youth
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Multiple discussions regarding potential projects funded through the CDBG program. Participated in Annual Action Plan Survey.

11	Agency/Group/Organization	City of Mt. Angel
	Agency/Group/Organization Type	Other government - Local
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Ongoing communications for project implementation. The outcome will be full street rebuild, sidewalks, curbs, storm drains, and other related street improvements.
12	Agency/Group/Organization	Hope Pregnancy Center
	Agency/Group/Organization Type	Services-Homeless Services-Health
	What section of the Plan was addressed by Consultation?	Homeless Needs - Unaccompanied youth Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey
13	Agency/Group/Organization	Central Willamette Credit Union
	Agency/Group/Organization Type	Lender Private Sector Banking / Financing
	What section of the Plan was addressed by Consultation?	Services-Housing
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Regular communication regarding homebuyer assistance, and funding for potential development projects.

14	Agency/Group/Organization	Sheltering Silverton
	Agency/Group/Organization Type	Services - Housing Services-Children Services-Elderly Persons Services-Persons with Disabilities Services-Persons with HIV/AIDS Services-Victims of Domestic Violence Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Ongoing discussions regarding potential future projects.
15	Agency/Group/Organization	UGM
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Multiple meetings to discuss the implementation and provide technical assistance for a project to expand a women's shelter for homeless, at-risk women.

16	Agency/Group/Organization	CBEL Community Business Education Leaders
	Agency/Group/Organization Type	Planning organization
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Monthly meetings to collaborate between multiple community partners to leverage resources targeted to development and renovation of affordable housing for LMI populations.
17	Agency/Group/Organization	Iron Tribe Network
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Housing Need Assessment Homelessness Strategy Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
18	Agency/Group/Organization	Boys and Girls Club of Salem, Marion & Polk Counties
	Agency/Group/Organization Type	Services-Children Services-Education
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Boys and Girls Club attended the Jan 16, 2025 Board of Commissioners Work Session as an applicant for CDBG funds.

19	Agency/Group/Organization	United Way of the Mid-Willamette Valley
	Agency/Group/Organization Type	Services-homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Meetings were held with United Way of the Mid-Willamette Valley to discuss results of funding, tour facility that was funded with CDBG and discuss potential future projects
20	Agency/Group/Organization	Santiam Hospital
	Agency/Group/Organization Type	Services - Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Santiam Hospital attended the Jan 16, 2025, Board of Commissioners Work Session as an applicant for CDBG funds.
21	Agency/Group/Organization	HIV Alliance
	Agency/Group/Organization Type	Services – Health
	What section of the Plan was addressed by Consultation?	Non-Homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
22	Agency/Group/Organization	Santiam Outreach Community / Arches
	Agency/Group/Organization Type	Services - Homeless

	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
23	Agency/Group/Organization	Salem for Refugees
	Agency/Group/Organization Type	Services - Housing
	What section of the Plan was addressed by Consultation?	Homeless Needs - Families with children Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
24	Agency/Group/Organization	Chemeketa Community College
	Agency/Group/Organization Type	Services – Education
	What section of the Plan was addressed by Consultation?	Public Housing Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Multiple meetings to discuss program implementation, reporting
25	Agency/Group/Organization	Silverton Area Community Aid
	Agency/Group/Organization Type	Services – Homeless

	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Communications regarding reimbursement, reporting and joint referrals
26	Agency/Group/Organization	CASA of Marion County
	Agency/Group/Organization Type	Services – Youth
	What section of the Plan was addressed by Consultation?	Services – Homeless Youth Services – Non-homeless Special Needs
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Consultations regarding plan implementation and reimbursements
27	Agency/Group/Organization	Mt. Angel School District
	Agency/Group/Organization Type	Services-Education
	What section of the Plan was addressed by Consultation?	Youth Services
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
28	Agency/Group/Organization	Marion County Housing Authority
	Agency/Group/Organization Type	Housing PHA

	What section of the Plan was addressed by Consultation?	Public Housing Needs Homeless Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Several meetings and consultations regarding multiple housing projects in the county. MCHA attended the Jan 16, 2025 work session and applied for funding
29	Agency/Group/Organization	Cherriots
	Agency/Group/Organization Type	Transportation
	What section of the Plan was addressed by Consultation?	Services-Public Transportation
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
30	Agency/Group/Organization	Legacy Health
	Agency/Group/Organization Type	Services-Health
	What section of the Plan was addressed by Consultation?	Homeless Services Non-homeless Services
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
31	Agency/Group/Organization	Salem Family YMCA
	Agency/Group/Organization Type	Services – Youth
	What section of the Plan was addressed by Consultation?	Services – Homeless youth Non-Homeless Special Needs

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Salem Family YMCA attended the January 16, 2025, Board of Commissioners Work Session as an applicant for CDBG funds.
32	Agency/Group/Organization	Mid-Willamette Community Action Agency
	Agency/Group/Organization Type	Services – Homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
33	Agency/Group/Organization	Catholic Community Services
	Agency/Group/Organization Type	Services – Housing Homeless Needs - Chronically homeless Homeless Needs - Families with children
	What section of the Plan was addressed by Consultation?	Services – Homeless
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Attended Jan 16, 2025 work session, applied for funding

34	Agency/Group/Organization	City of Salem
	Agency/Group/Organization Type	Services Government – Local
	What section of the Plan was addressed by Consultation?	Public Housing Homeless Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey.
35	Agency/Group/Organization	Crossroads Communities
	Agency/Group/Organization Type	Services – Homeless
	What section of the Plan was addressed by Consultation?	Homeless Needs - Chronically homeless Homeless Needs - Families with children Homeless Needs - Veterans Homeless Needs - Unaccompanied youth Homelessness Strategy
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Multiple communications regarding funding, expansion into Marion County
36	Agency/Group/Organization	Family Building Blocks
	Agency/Group/Organization Type	Family Services
	What section of the Plan was addressed by Consultation?	Resource Non-Homeless Special Needs

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in Annual Action Plan Survey. Attended Jan 16, 2025 work session, applied for funding
37	Agency/Group/Organization	Seeds of Faith Ministries
	Agency/Group/Organization Type	Transitional Housing
	What section of the Plan was addressed by Consultation?	Services - Homeless
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in survey
38	Agency/Group/Organization	Marion Polk Food Share
	Agency/Group/Organization Type	Not for Profit – Food Bank
	What section of the Plan was addressed by Consultation?	Services – Food Bank
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Met and discussed potential funding of new facility. Attended January 16, 2025 work session. Applied for funding
39	Agency/Group/Organization	Keizer Chamber of Commerce
	Agency/Group/Organization Type	Community Development
	What section of the Plan was addressed by Consultation?	Services-Economic Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in survey
40	Agency/Group/Organization	Capital Futbol Club
	Agency/Group/Organization Type	Private – Youth Sports Club

	What section of the Plan was addressed by Consultation?	Services – Recreation
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Responded to survey
41	Agency/Group/Organization	Keizer United
	Agency/Group/Organization Type	Community Service Collaboration Group
	What section of the Plan was addressed by Consultation?	Resource coordination
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attend monthly meetings to connect with service providers, answer program questions, promote the CDBG and HOME programs. The ongoing participation will help to strengthen a broad base of community support
42	Agency/Group/Organization	Cascade Service Integration Team
	Agency/Group/Organization Type	Community Service Collaboration Group
	What section of the Plan was addressed by Consultation?	Resource Coordination
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attend approx. 9 meetings per year to connect with service providers, answer program questions, promote the CDBG and HOME programs. The ongoing participation will help to strengthen a broad base of community support
43	Agency/Group/Organization	North Santiam Service Integration Team
	Agency/Group/Organization Type	Community Service Collaboration Group

	What section of the Plan was addressed by Consultation?	Resource coordination
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attend approx. 9 meetings per year to connect with service providers, answer program questions, promote the CDBG and Home programs. Ongoing participation will help strengthen a broad base of community support
44	Agency/Group/Organization	Santiam Canyon Service Integration Team
	Agency/Group/Organization Type	Community Service Collaboration Group
	What section of the Plan was addressed by Consultation?	Resource coordination
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attend approx. 9 meetings per year to connect with service providers, answer program questions, promote the CDBG and Home programs. Ongoing participation will help strengthen a broad base of community support
45	Agency/Group/Organization	Silverton Task Force
	Agency/Group/Organization Type	Community Service Collaboration Group
	What section of the Plan was addressed by Consultation?	Resource coordination
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Attend approx. 9 meetings per year to connect with service providers, answer program questions, promote the CDBG and Home programs. Ongoing participation will help strengthen a broad base of community support
46	Agency/Group/Organization	Church at the Park
	Agency/Group/Organization Type	Homeless Services
	What section of the Plan was addressed by Consultation?	Housing, Resource Coordination

	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Participated in survey, attended Jan 16, 2025, work session
47	Agency/Group/Organization	HDC-NW
	Agency/Group/Organization Type	Environmental Review Consultant
	What section of the Plan was addressed by Consultation?	Affordable Housing Development
	Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?	Consultations regarding MCHA project

Identify any Agency Types not consulted and provide rationale for not consulting

Marion County has not excluded any type of agency for consultation.

Other local/regional/state/federal planning efforts considered when preparing the Plan

Table 3 – Other local / regional / federal planning efforts

Name of Plan	Lead Organization	How do the goals of your Strategic Plan overlap with the goals of each plan?
Continuum of Care	Mid-Willamette Homeless Alliance	The goals of the Mid-Willamette Valley Homeless Alliance and Marion County are aligned in several areas including the availability of affordable housing and access to community services.

***Narrative (optional)* AP-12 Participation – 91.105, 91.200(c)**

1. Summary of citizen participation process/Efforts made to broaden citizen participation

Summarize citizen participation process and how it impacted goal-setting

Marion County continues to pursue ways to obtain relevant input from the organizations it serves. Regular interactions with citizens occur via email, phone, and in person to discuss the potential benefits and requirements of these programs for their needs.

Collaboration among agencies builds trust and knowledge of each entity's strengths and creates a broader scope of resources. Marion County continues to seek out opportunities to communicate directly with the citizens that are potential recipients or organizations representing them.

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Citizen Participation Outreach

Table 4 – Citizen Participation Outreach

Sort Order	Mode of Outreach	Target of Outreach	Summary of response/ attendance	Summary of comments received	Summary of comments not accepted and reasons	URL (If applicable)
1	Public Meeting	Non-targeted/broad community	This meeting was attended by representatives from 9 of the 10 agencies that applied for funding.	Multiple agency types were represented, and each had different needs to be addressed including public service and infrastructure, supportive services, residential rehabilitation and down payment assistance	All comments were accepted	
2	Internet Outreach	Non-targeted/broad community	A total of 75 survey responses were received. The respondents were from service providers, private agencies, public entities, medical providers and community leaders.	The majority of respondents listed affordable rentals as a priority need, followed by services to address homelessness and affordable housing, and access to community support services.	All comments were accepted.	
3	Public Hearing	Non-targeted/broad community	30-Day Public Comment Period and Public Hearing for the Annual Action Plan	DRAFT TBD	DRAFT TBD	

Expected Resources

AP-15 Expected Resources – 91.220(c)(1,2)

Introduction

Program	Source of Funds	Uses of Funds	Expected Amount Available				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
CDBG	public - federal	Acquisition Admin and Planning Economic Development Housing Public Improvements Public Services	1,420,109	50,000	0	1,470,109	1,470,109	
HOME	public - federal	Acquisition Homebuyer assistance Homeowner rehab Multifamily rental construction Multifamily	494,533.61	0	0	494,533.61	494,533.61	

Program	Source of Funds	Uses of Funds	Expected Amount Available				Expected Amount Available Remainder of ConPlan \$	Narrative Description
			Annual Allocation: \$	Program Income: \$	Prior Year Resources: \$	Total: \$		
		rental rehab New construction for ownership TBRA						

Marion County is expected to receive \$1,420,109 of CDBG Funding and \$494,533.61 of HOME Funding for PY2025. Marion County currently does not have any program income.

Anticipated Resources

Table 5 - Expected Resources – Priority Table

Explain how federal funds will leverage those additional resources (private, state, and local funds), including a description of how matching requirements will be satisfied

Sources of match can be cash, donated land or real property, infrastructures improvements, bonds issued by state or local government, donated materials, equipment, or professional services, sweat equity, and the value of foregone taxes.

The remainder of Marion County's allocation of Opioid Settlement revenue dedicated to purchase a home for transitional housing along with funds contributed by DevNW for affordable housing will provide local match for the 2025-2026 plan year.

If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to

address the needs identified in the plan

N/A

Discussion

N/A

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Annual Goals and Objectives

AP-20 Annual Goals and Objectives

Goals Summary Information

Table 6 – Goals Summary

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
1	Increase Availability and Affordability of Housing	2021	2025	Affordable Housing	Marion County Service Area	Low-to-Moderate Income Housing	CDBG: \$398,070 HOME: \$370,900	Homeowner Housing Rehabilitated Direct Financial Assistance Homebuyers
2	Increase Access to Community Services	2021	2025	Homeless Non-Homeless Special Needs	Marion County Service Area	Special Needs Populations	CDBG: \$213,016	Public service activities other than Low/Moderate Income Housing
3	Invest in Vital Comm. Facilities & Infrastructure	2021	2025	Non-Housing Community Development	Marion County Service Area	Public Facilities & Infrastructure	CDBG: \$525,000	Public Facility or Infrastructure Activities other than Low/Moderate Income Housing

Sort Order	Goal Name	Start Year	End Year	Category	Geographic Area	Needs Addressed	Funding	Goal Outcome Indicator
4	Provide for CHDO Set-Aside	2021	2025	Affordable Housing	Marion County Service Area	Low-to-Moderate Income Housing	HOME: \$74,180	Homeowner Housing Added
5	Support Program Success	2021	2025	Non-Housing Community Development	Marion County Service Area	Low-to-Moderate Income Housing Public Facilities & Infrastructure Homelessness	CDBG: \$284,021 HOME: \$49,453	None

Goal Descriptions

Table 7- Goals Descriptions

1	Goal Name	Increase Availability and Affordability of Housing
	Goal Description	
2	Goal Name	Increase Access to Community Services
	Goal Description	
3	Goal Name	Invest in Vital Comm. Facilities & Infrastructure
	Goal Description	
4	Goal Name	Provide for CHDO Set-Aside
	Goal Description	
5	Goal Name	Support Program Success
	Goal Description	

Projects

AP-35 Projects – 91.220(d)

Introduction

There are nine projects/activities identified in this Annual Action Plan for funding under the 2025-2026 cycle.

Projects

Table 8 - Project Information

#	Project Name
1	Homeless Population Facility – Greater Marion County
2	LMI Community Support Service Facilities – Greater Marion County
3	LMI Family Support Services – East Marion County
4	LMI Family Support Service – North Marion County
5	Homeowner Residential Rehabilitation – Greater Marion County
6	CHDO Set-Aside
7	Homebuyer Assistance – Greater Marion County
8	Program Administration
9	LMI Youth Support Service – Central Marion County

Describe the reasons for allocation priorities and any obstacles to addressing underserved needs

Funds were allocated based upon how they correlated to the priority needs and goals in the Consolidated Plan. The match provided and the overall effectiveness are also factors considered. Marion County housing prices and higher interest rates have contributed to the challenge for the homebuyer assistance program.

AP-38 Project Summary

Table 9 – Project Summary Information

1	Project Name	Homeless Population Facility
	Target Area	Marion County Service Area
	Goals Supported	Invest in Vital Comm. Facilities & Infrastructure
	Needs Addressed	Public Facilities & Infrastructure
	Funding	CDBG: \$225,000
	Description	Funds will be utilized to renovate a commercial kitchen and vocational training center to provide meals to homeless individuals and families. This program will also provide on the job training to individuals currently sheltered to develop marketable job skills.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	It is anticipated up to 700 homeless individuals could benefit from meals provided through the commercial kitchen and at least 20 or more will be active at a time in the vocational training part of the facility.
	Location Description	The property will be located central Marion County.
	Planned Activities	Production and delivery of meals for homeless individuals and families, and vocational training.
2	Project Name	LMI Community Support Facilities – Greater Marion County
	Target Area	Marion County Service Area
	Goals Supported	Increase Access to Community Services
	Needs Addressed	Services for Low- Moderate-Income Individuals and Families
	Funding	CDBG: \$300,000
	Description	The funds granted will allow a local non-profit food share to expand into a larger facility to assist with meeting an increasing need for low- moderate income individuals and families food supplies and services.
	Target Date	6/30/2026

3	Estimate the number and type of families that will benefit from the proposed activities	There is anticipated to be approximately 94,000 individuals and families that will benefit from the new center.
	Location Description	The non-profit serves all of Marion County.
	Planned Activities	This activity will be to reimburse a portion of the design and construction expenses of the Santiam Resiliency Center.
	Project Name	LMI Family Support Facilities – East Marion County
	Target Area	East Marion County Service Area
	Goals Supported	Increase access to community services
	Needs Addressed	Services for Low- Moderate-Income Individuals and Families
	Funding	CDBG: \$100,000
	Description	Funding to support the expansion of a non-profit providing a relief nursery, parenting classes, and home visits.
	Target Date	6/30/2026
4	Estimate the number and type of families that will benefit from the proposed activities	The project will benefit at least 100 LMI individuals.
	Location Description	East Marion County Service Area
	Planned Activities	Addition of staff to support doubling of current service capacity in their new facility.
	Project Name	LMI Community Support Service Facilities – North Marion County
	Target Area	North Marion County Service Area
	Goals Supported	Increase Access to Community Services
	Needs Addressed	Services for Low- Moderate-Income Individuals and Families

5	Funding	\$113,016
	Description	The funds granted will support the expansion of services to children experiencing trauma from abuse, neglect, parents incarcerated, or grief. This increases access to these services in north Marion County.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	There is anticipated to be an initial benefit from this grant in the first year to 120 individuals in north Marion County.
	Location Description	North Marion County
	Planned Activities	Addition of staff to support expansion of staff and service capacity in north Marion County.
	Project Name	Residential Rehabilitation
	Target Area	Marion County Service Area
	Goals Supported	Increase Availability and Affordability of Housing
	Needs Addressed	Affordable Housing
	Funding	\$337,030
	Description	The fund will provide homeowner rehab loans to LMI households.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	Funds to provide assistance for up to 5 – 9 LMI homeowners.
	Location Description	Marion County Service Area
	Planned Activities	Homeowner Residential Rehab
	Project Name	CHDO Set-Aside

6	Target Area	Marion County Service Area
	Goals Supported	Provide for CHDO Set-Aside
	Needs Addressed	Low-to-Moderate Income Housing
	Funding	HOME: \$74,180
	Description	Per the HOME Regulations, a minimum of 15% of annual HOME allocation is required to be set aside for CHDO activities.
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	This project is yet to be determined but the County is allocating the required 15% for the CHDO Set-Aside.
	Location Description	Marion County Service Area
	Planned Activities	These funds will be utilized to develop affordable housing.
7	Project Name	Homebuyer Assistance
	Target Area	Marion County Service Area
	Goals Supported	Increase Availability and Affordability of Housing
	Needs Addressed	Low-to-Moderate Income Housing
	Funding	HOME: \$370,900
	Description	Homebuyer Assistance for LMI households (under 80% AMI). The funding will be available on a first-come, first served basis. The county partners with DevNW to provide homebuyer counseling, help with the application process including obtaining necessary income documentation, and other services to assist applicants to be successful homeowners.
	Target Date	6/30/2026

8	Estimate the number and type of families that will benefit from the proposed activities	It is estimated this activity will benefit three LMI households.
	Location Description	Marion County Service Area
	Planned Activities	Approximately three households will be provided homebuyer assistance to purchase homes.
	Project Name	Program Administration
	Target Area	Marion County Service Area
	Goals Supported	Support Program Success
	Needs Addressed	Low-to-Moderate Income Individuals and Households
	Funding	CDBG: \$284,021 HOME: \$49,453
	Description	Administration for CDBG/HOME Program
	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	These funds are for the administration of the CDBG/HOME Program.
	Location Description	Marion County Service Area
9	Planned Activities	Funds are for the administration of the CDBG/HOME Program.
	Project Name	LMI Youth Services
	Target Area	Central Marion County Service Area
	Goals Supported	Other Public Service
	Needs Addressed	LMI Youth Support Services
	Funding	Other Local County Funds: \$150,000
	Description	This program provides mentoring services and job and life skills training for LMI youth in central Marion County.

	Target Date	6/30/2026
	Estimate the number and type of families that will benefit from the proposed activities	This program will assist up to 2,000 individuals per year.
	Location Description	Central Marion County Service Area
	Planned Activities	Funds are for monthly lease costs, supplies, and personnel.

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AP-50 Geographic Distribution – 91.220(f)**Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed**

Marion County entitlement jurisdiction includes all cities (19), except Salem, which is its own Entitlement Area, and all of the unincorporated areas of the county. Within the county jurisdiction there are 36 Block Groups that are identified as LMI Block Groups.

Table 10 – Geographic Distribution

Target Area	Percentage of Funds
LMI Areas	
Marion County Service Area	100

Rationale for the priorities for allocating investments geographically

N/A

Discussion

The 2025-2026 Annual Action Plan has no specifically targeted areas.

Affordable Housing

AP-55 Affordable Housing – 91.220(g)

Introduction

For program year 2025-2026 Marion County anticipates supporting 3 additional households with homebuyer assistance.

Table 11 - One Year Goals for Affordable Housing by Support Requirement

One Year Goals for the Number of Households to be Supported	
Homeless	0
Non-Homeless	12
Special-Needs	0
Total	12

Table 12 - One Year Goals for Affordable Housing by Support Type

One Year Goals for the Number of Households Supported Through	
Rental Assistance	0
The Production of New Units	0
Rehab of Existing Units	9
Acquisition of Existing Units	3
Total	12

Discussion

AP-60 Public Housing – 91.220(h)

Introduction

The Marion County Housing Authority continues to own and operate affordable housing options as well as the Housing Choice Vouchers in the County.

Actions planned during the next year to address the needs of public housing

While public housing is the primary responsibility of the Marion County Housing Authority (MCHA), Marion County Community Services will continue to work cooperatively with MCHA to seek opportunities to partner with them on potential public housing projects.

A 34-unit apartment complex has been purchased by the local housing authority in Mt. Angel. Two more low-income housing projects are in development, one in Woodburn, and one in Silverton.

Actions to encourage public housing residents to become more involved in management and participate in homeownership

Marion County Housing Authority administers a family self-sufficiency program. The Housing Authority also executed an MOU with DevNW to refer Family Self-Sufficiency participants to DevNW for participation in their suite of services. Their services include financial education, home ownership courses, and access to Individual Development Accounts when available.

If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance

The Marion County Public Housing Authority is not designated as troubled.

Discussion

Marion County CDBG/HOME Program will continue to collaborate with Marion County Housing Authority on potential projects for funding in the future.

AP-65 Homeless and Other Special Needs Activities – 91.220(i)

Introduction

The county will continue to look at ways in the short-term and in the future to help address homelessness and special needs activities.

Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including

Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs

Marion County is an active partner with The Mid-Willamette Valley Homeless Alliance (MWVHA), which is the coalition of local homeless services agencies. MWVHA works with area service providers in conducting assessments of homeless individuals including unsheltered persons through the Coordinated Entry System.

Marion County continues to assess the needs of homeless individuals and how to apply funding opportunities to meet their needs.

Addressing the emergency shelter and transitional housing needs of homeless persons

As part of the Consolidated Plan, Marion County identified homelessness as a priority. To address this, the Board of Commissioners has directed funding to five local non-profits that include services to local homeless persons.

Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again

Marion County has directed funding to organizations that directly work with individuals and families to develop life skills for independent living, vocational training, and establish a strong support network to ensure their success in the community.

Additionally, Marion County continues to work with Mid-Willamette Valley Homeless

Alliance (MWVHA), a local agency, addressing this goal.

Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.

Marion County will continue to assess ways in which it can help homeless/at risk of homelessness populations. The funding allocated to Catholic Community Services, Marion Polk Food Share, Family Building Blocks, Liberty House, Valor Mentoring, and the Marion County Homeowner Residential Rehabilitation program will expand services to low-income, and individuals at-risk of becoming homeless.

Discussion

Marion County will continue to work closely with the Mid-Willamette Valley Homeless Alliance, Marion County Health and Human Services Housing Program and other agencies to advocate for solutions to the homeless crisis facing the area. Marion County has funded a nonprofit that is expanding to serve elderly individuals with special needs such as mobility, mental health needs and the needs of homeless residents with minor children. Marion County has also committed funds to help rehabilitate homes of low-income residents that may need accommodations such as ramps or other safety and accessibility improvements.

AP-75 Barriers to affordable housing – 91.220(j)

Introduction:

Marion County recognizes that there are a variety of barriers to affordable housing, creating a need for a multifaceted approach. Marion County realizes that it will take collaboration from community partners and agencies to be successful in overcoming these barriers. These barriers include land-use planning laws, socio-economic circumstances, lack of available housing inventory (of all levels), community opposition, significant increase in housing and construction costs, and lengthy processes for administrative elements (permits, contracts, approvals, legal review, etc.)

Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment

While Marion County does not have direct jurisdictional authority in most of the Marion County Service Area, the county encourages local and state decision makers to consider changes to zoning, tax, and permitting policies that currently obstruct access to affordable housing.

Discussion:

Marion County will continue to advocate for affordable housing whenever strategically possible within its jurisdiction and encourage community partners to do the same.

AP-85 Other Actions – 91.220(k)

Introduction:

Marion County continues to analyze processes and procedures to become more effective and efficient for its citizens.

Actions planned to address obstacles to meeting underserved needs

Marion County continues to increase capacity, building on the foundation of the Consolidated Plan. The emphasis this year is on investment in community facilities including food, shelter, and vocational training. In addition, support for the expansion of services to support LMI populations is also included.

Actions planned to foster and maintain affordable housing

Marion County continues to engage developers and non-profits to create and maintain affordable housing. Under the PY2025-2026 plan, Marion County has allocated additional funding to homebuyer assistance and homeowner rehabilitation.

Actions planned to reduce lead-based paint hazards

Marion County will follow HUD requirements on lead-based paint hazard abatement when applicable. As part of Marion County's residential rehabilitation program, lead-based paint evaluations and tests are performed. Corrective action is taken as needed.

Actions planned to reduce the number of poverty-level families

Marion County is focusing on the following two main areas to reduce the number of poverty-level families.

1.) **Encourage Economic Development:** Marion County is allocating funding to a program that will provide on the job training to previously homeless individuals that are currently sheltered. The purpose is to help these persons develop marketable skills in the food-service industry.

Direct Homeowner Assistance: Homebuyer assistance for low-income families to enable homeownership to build housing stability.

Actions planned to develop institutional structure

Marion County will be reevaluating policies and procedures on an ongoing basis as it continues to operate its program.

Actions planned to enhance coordination between public and private housing and social service agencies

Marion County will continue to work on building a network of public and private housing, and social service agencies. In the previous year, this was accomplished through a variety of opportunities. These included participation in Service Integration Teams in multiple locations (which will include an additional location to be added in the fall of 2025), meetings with local community partners focused on collaboration efforts to address affordable housing, and numerous individual agency meetings. Marion County will continue with this approach in the 2025-2026 plan year.

Discussion:

Marion County continues to build its network of community partners as a productive way to address the affordable housing issue in our area.

Program Specific Requirements

AP-90 Program Specific Requirements – 91.220(I)(1,2,4)

Introduction:

Marion County will continue to allocate at least 70% of funds to benefit LMI populations. Any program income received in PY2025 will be reinvested in eligible community projects as per HUD requirements. At this current time there are no funds expected to go to activities that do not meet that requirement.

Community Development Block Grant Program (CDBG)

Reference 24 CFR 91.220(I)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed	0
2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan.	0
3. The amount of surplus funds from urban renewal settlements	0
4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan	0
5. The amount of income from float-funded activities	0
Total Program Income:	0

Other CDBG Requirements

1. The amount of urgent need activities	0
2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two, or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan.	70.00%

**HOME Investment Partnership Program (HOME)
Reference 24 CFR 91.220(l)(2)**

1. A description of other forms of investment being used beyond those identified in Section 92.205 is as follows:

The HOME Funds allocated are not being utilized for any forms of investments beyond those identified in Section 92.205

2. A description of the guidelines that will be used for resale or recapture of HOME funds when used for homebuyer activities as required in 92.254, is as follows:

The guidelines for resale or recapture are specified in the Resale and Recapture Policy of the Marion County Board of Commissioners, dated August 2, 2023. A copy of this policy is included in the appendices of this plan.

3. A description of the guidelines for resale or recapture that ensures the affordability of units acquired with HOME funds, See 24 CFR 92.254(a)(4), are as follows:

The guidelines for resale or recapture are specified in the Resale and Recapture Policy of the Marion County Board of Commissioners, dated August 2, 2023. A copy of this policy is included in the appendices of this plan.

4. Plans for using HOME funds to refinance existing debt secured by multifamily housing that is rehabilitated with HOME funds along with a description of the refinancing guidelines required that will be used under 24 CFR 92.206(b), are as follows:

The County does not anticipate refinancing existing debt.

5. If applicable to a planned HOME TBRA activity, a description of the preference for persons with special needs or disabilities. (See 24 CFR 92.209(c)(2)(i) and CFR 91.220(l)(2)(vii)).

N/A

6. If applicable to a planned HOME TBRA activity, a description of how the preference for a specific category of individuals with disabilities (e.g. persons with HIV/AIDS or chronic mental illness) will narrow the gap in benefits and the preference is needed to narrow the gap in benefits and services received by such persons. (See 24 CFR 92.209(c)(2)(ii) and 91.220(l)(2)(vii)).

N/A

7. If applicable, a description of any preference or limitation for rental housing projects. (See 24 CFR 92.253(d)(3) and CFR 91.220(l)(2)(vii)). Note: Preferences cannot be administered in a manner that limits the opportunities of persons on any basis prohibited by the laws listed under 24 CFR 5.105(a).

N/A

DRAFT

Appendices

DRAFT

DRAFT

Annual Community Survey Citizen Participation Comments

DRAFT

DRAFT

2025-2026 CDBG / HOME Annual Survey Questions

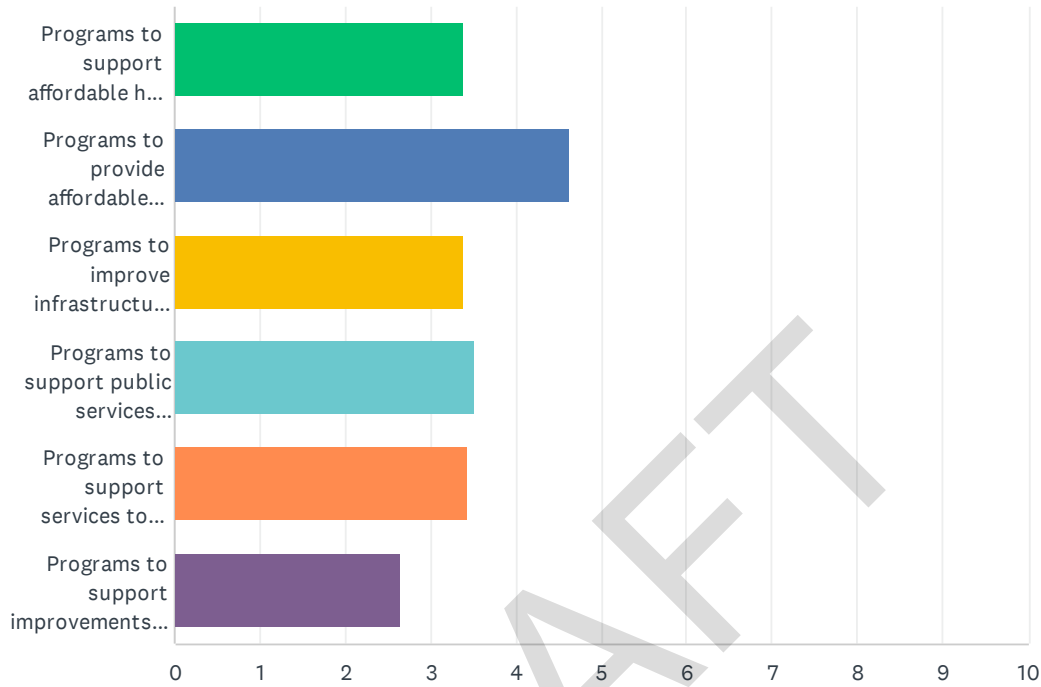
1. Eligible activity priority, where should the money be spent? (Rank the list by priority)
 - a. Programs to support affordable home ownership.
 - b. Programs to provide affordable rental housing.
 - c. Programs to improve infrastructure to support affordable housing development.
 - d. Programs to support public services addressing homelessness and affordable housing.
 - e. Programs to support services to individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.
 - f. Programs to support improvements that increase employment opportunities for low- and moderate-income individuals.
2. Which of the following are lacking in your community? (Select all that apply)
 - a. Programs to support affordable home ownership.
 - b. Programs to provide affordable rental housing.
 - c. Programs to improve infrastructure to support affordable housing development.
 - d. Programs to support public services addressing homelessness and affordable housing.
 - e. Programs to support services to individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.
 - f. Programs to support improvements that increase employment opportunities for low- and moderate-income individuals.
3. Which of these programs does your agency provide? (Select all that apply)
 - a. Programs to support affordable home ownership.
 - b. Programs to provide affordable rental housing.
 - c. Programs to improve infrastructure to support affordable housing development.
 - d. Programs to support public services addressing homelessness and affordable housing.
 - e. Programs to support services to individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.
 - f. Programs to support improvements that increase employment opportunities for low- and moderate-income individuals.
4. Rank the following factors creating challenges in your community in order of priority (Rank the list in priority order)
 - a. Affordable home ownership
 - b. Availability of affordable rentals
 - c. Accessing community support services i.e., youth programs, senior services, services to individuals with disabilities, services to individuals with mental illness, etc.

- d. Vocational training and support programs to improve opportunities for low-to moderate-income individuals to access employment.
- 5. From your agency's perspective what are the leading causes of homelessness? (select if it is: Not a Cause, Minor Cause, Somewhat a Cause, Major Cause, Primary Cause)
 - a. Extended loss of income or financial crisis i.e., large unexpected medical expenses, unplanned major repairs, loss of employment, etc.
 - b. Domestic violence / human trafficking
 - c. Youth who are no longer able to live with their parents / guardians
 - d. Mental illness
 - e. Substance abuse and addiction
- 6. Please provide any other input that your agency feels would be helpful to provide to this program.
- 7. Agency name
- 8. Your name
- 9. Your email address
- 10. Phone number

DRAFT

Q1 Eligible Activity Priority, Where Should the Money Be Spent? [Rank the list in priority order]

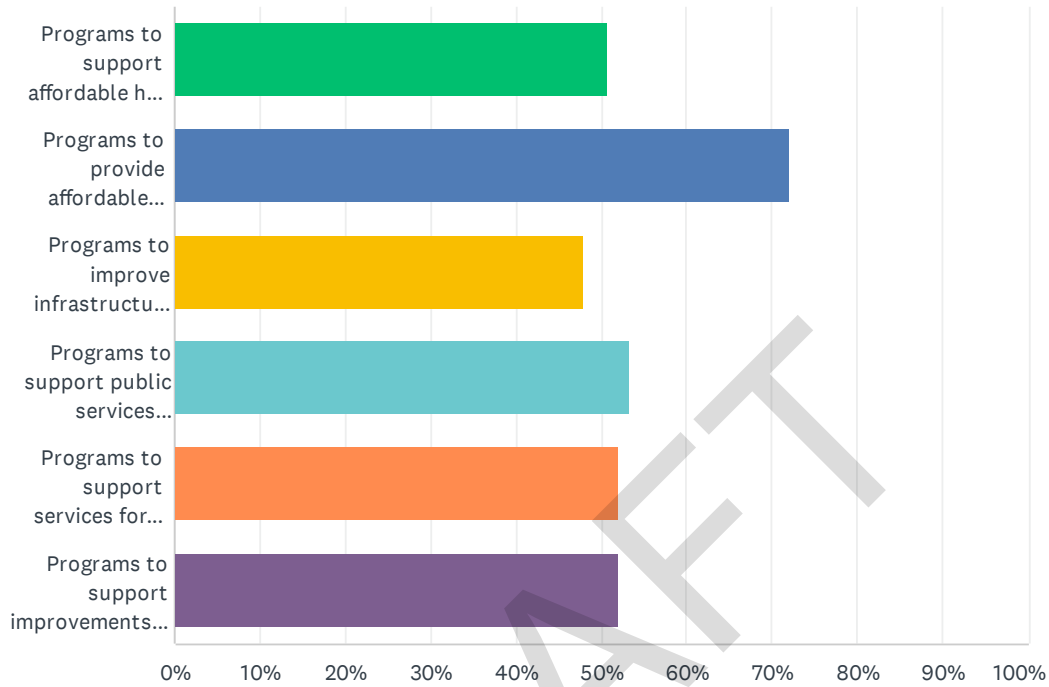
Answered: 75 Skipped: 0



	1	2	3	4	5	6	TOTAL	SCORE
Programs to support affordable home ownership	25.33% 19	9.33% 7	12.00% 9	12.00% 9	14.67% 11	26.67% 20	75	3.39
Programs to provide affordable rental housing	33.33% 25	25.33% 19	21.33% 16	13.33% 10	4.00% 3	2.67% 2	75	4.63
Programs to improve infrastructure to support affordable housing development	12.00% 9	16.00% 12	16.00% 12	25.33% 19	17.33% 13	13.33% 10	75	3.40
Programs to support public services addressing homelessness and affordable housing	12.00% 9	17.33% 13	20.00% 15	24.00% 18	14.67% 11	12.00% 9	75	3.52
Programs to support services to individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.	6.67% 5	22.67% 17	21.33% 16	16.00% 12	22.67% 17	10.67% 8	75	3.43
Programs to support improvements that increase employment opportunities for low- and moderate-income individuals	10.67% 8	9.33% 7	9.33% 7	9.33% 7	26.67% 20	34.67% 26	75	2.64

Q2 Which of the Following Are Lacking in Your Community? [Select all that apply]

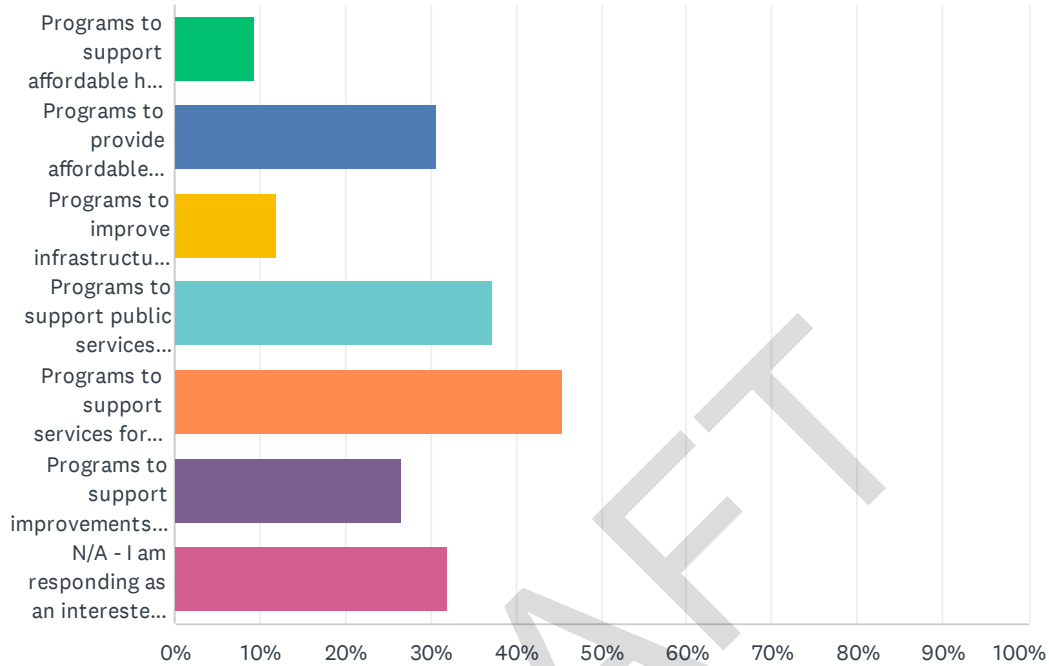
Answered: 75 Skipped: 0



ANSWER CHOICES	RESPONSES	
Programs to support affordable home ownership	50.67%	38
Programs to provide affordable rental housing	72.00%	54
Programs to improve infrastructure to support affordable housing development	48.00%	36
Programs to support public services addressing homelessness and affordable housing	53.33%	40
Programs to support services for individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.	52.00%	39
Programs to support improvements that increase employment opportunities for low- and moderate-income individuals	52.00%	39
Total Respondents: 75		

Q3 Which of these Programs Does Your Agency Provide? [Select all that apply]

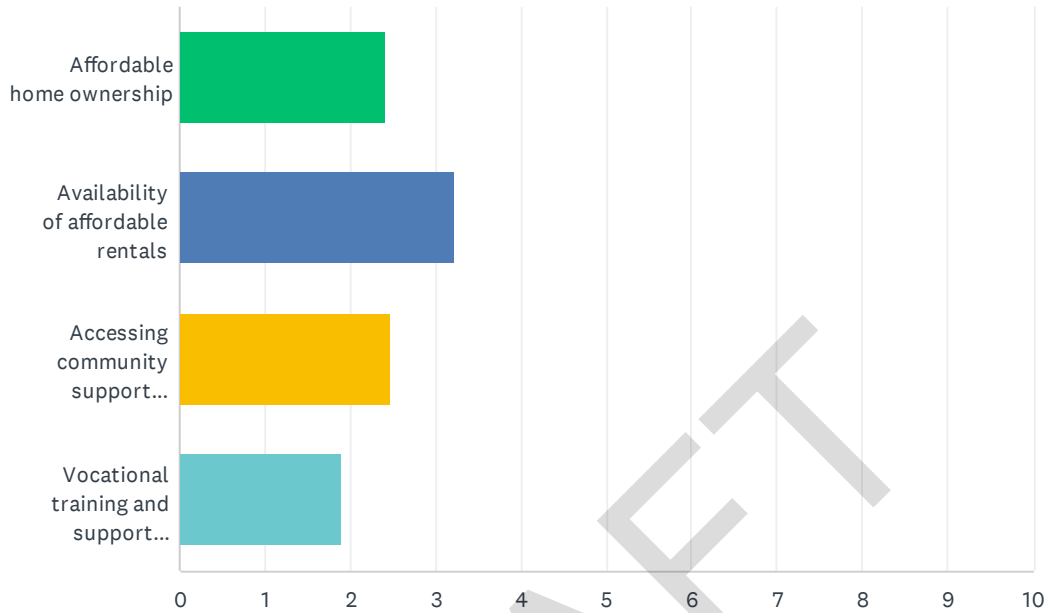
Answered: 75 Skipped: 0



ANSWER CHOICES	RESPONSES	
Programs to support affordable home ownership	9.33%	7
Programs to provide affordable rental housing	30.67%	23
Programs to improve infrastructure to support affordable housing development	12.00%	9
Programs to support public services addressing homelessness and affordable housing	37.33%	28
Programs to support services for individuals in crisis i.e., domestic violence, financial crisis, mental health, etc.	45.33%	34
Programs to support improvements that increase employment opportunities for low- and moderate-income individuals	26.67%	20
N/A - I am responding as an interested community member.	32.00%	24
Total Respondents: 75		

Q4 Rank the Following Factors Creating Challenges in Your Community in Order of Priority [Rank the list in priority order]

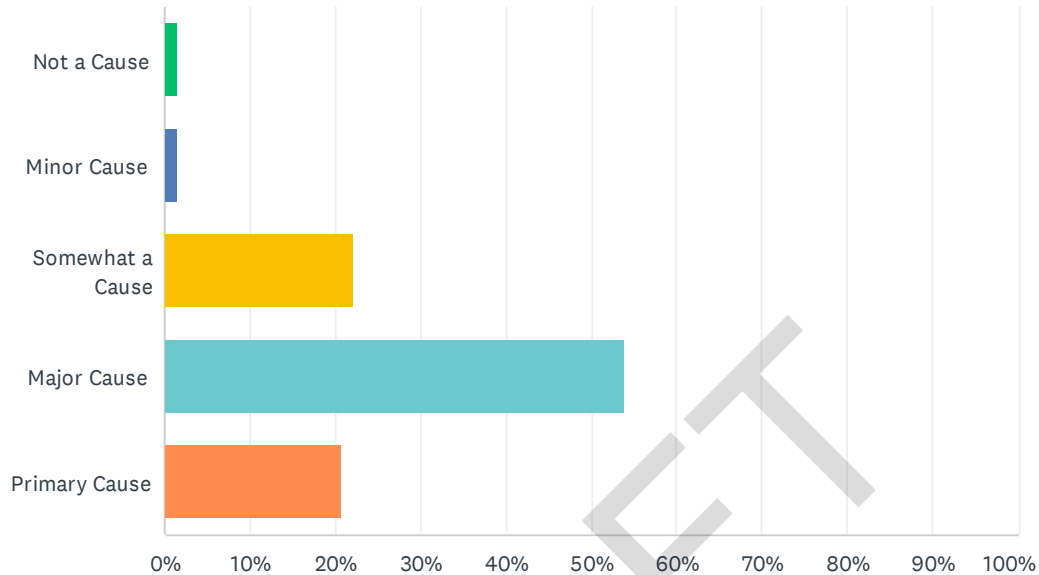
Answered: 75 Skipped: 0



	1	2	3	4	TOTAL	SCORE
Affordable home ownership	26.67% 20	18.67% 14	24.00% 18	30.67% 23	75	2.41
Availability of affordable rentals	46.67% 35	33.33% 25	16.00% 12	4.00% 3	75	3.23
Accessing community support services i.e., youth programs, senior services, services to individuals with disabilities, services to individuals with mental illness, etc.	18.67% 14	32.00% 24	26.67% 20	22.67% 17	75	2.47
Vocational training and support programs to improve opportunities for low- to moderate-income individuals to access employment	8.00% 6	16.00% 12	33.33% 25	42.67% 32	75	1.89

Q5 Extended loss of income or financial crisis i.e., large unexpected medical expenses, unplanned major repairs, loss of employment, etc.

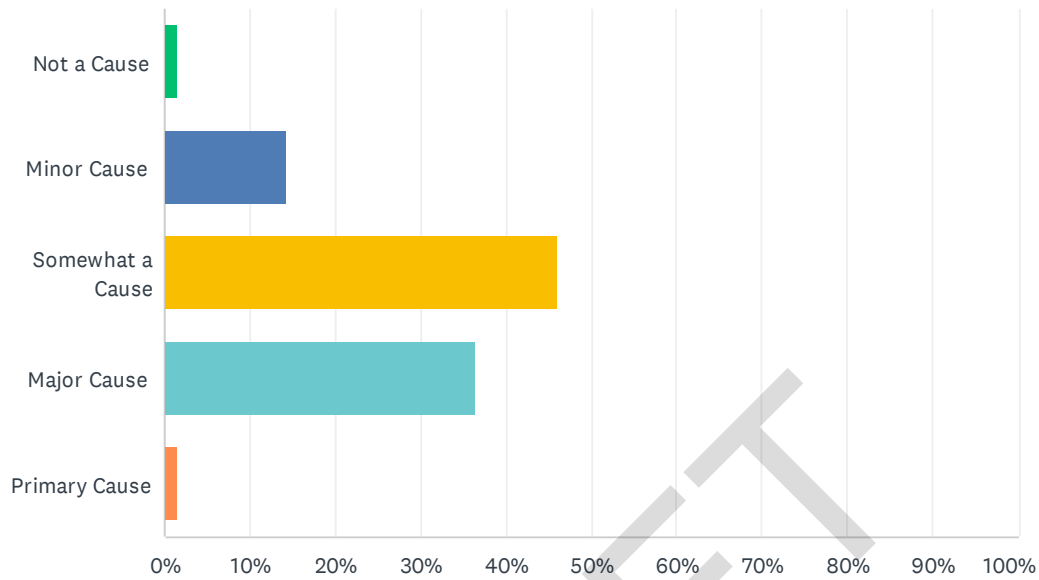
Answered: 63 Skipped: 12



ANSWER CHOICES	RESPONSES	
Not a Cause	1.59%	1
Minor Cause	1.59%	1
Somewhat a Cause	22.22%	14
Major Cause	53.97%	34
Primary Cause	20.63%	13
TOTAL		63

Q6 Domestic Violence / Human Trafficking

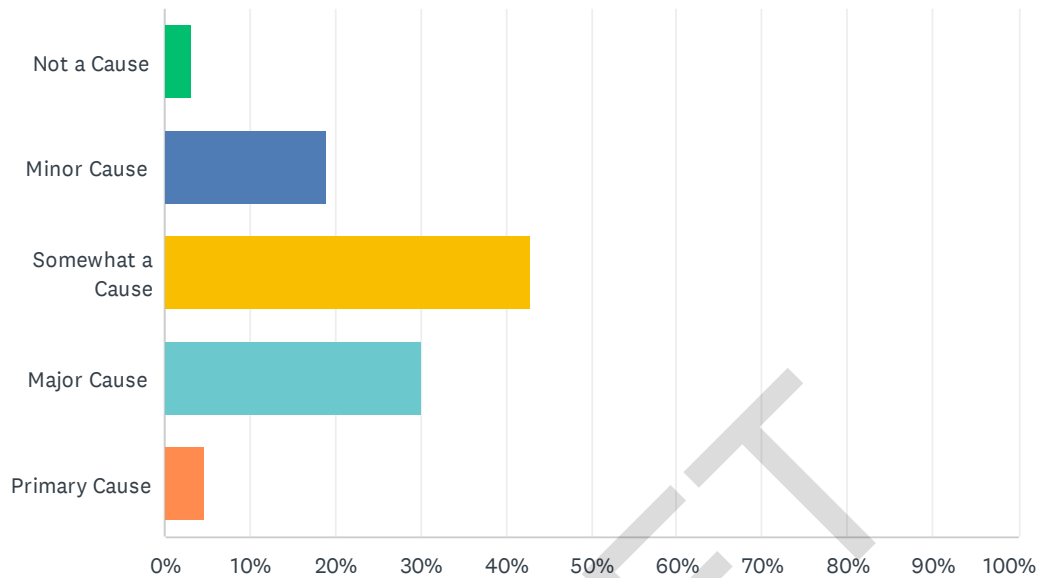
Answered: 63 Skipped: 12



ANSWER CHOICES	RESPONSES	
Not a Cause	1.59%	1
Minor Cause	14.29%	9
Somewhat a Cause	46.03%	29
Major Cause	36.51%	23
Primary Cause	1.59%	1
TOTAL		63

Q7 Youth who are no longer able to live with their parents / guardians

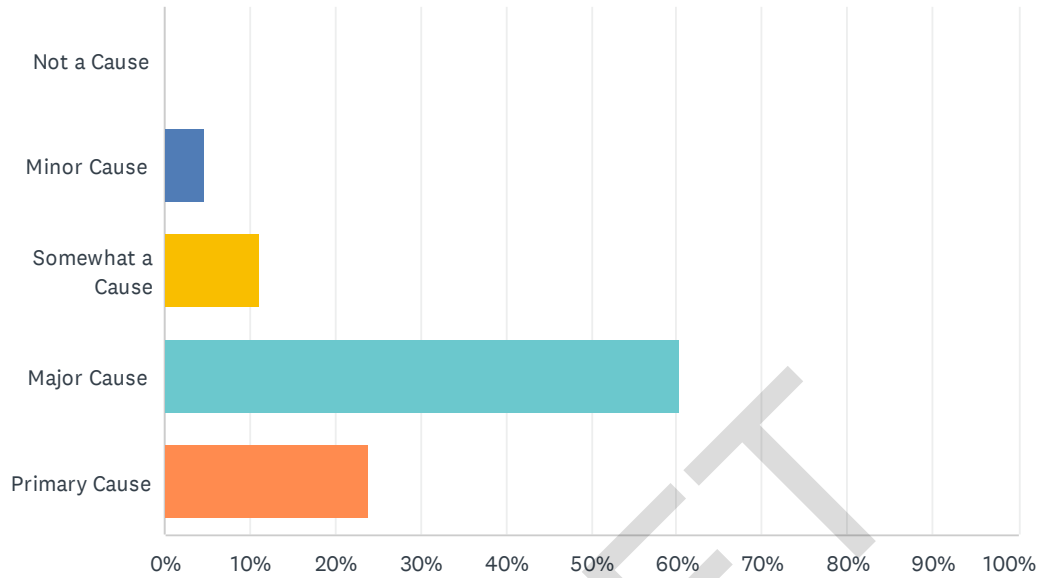
Answered: 63 Skipped: 12



ANSWER CHOICES	RESPONSES	
Not a Cause	3.17%	2
Minor Cause	19.05%	12
Somewhat a Cause	42.86%	27
Major Cause	30.16%	19
Primary Cause	4.76%	3
TOTAL		63

Q8 Mental Illness

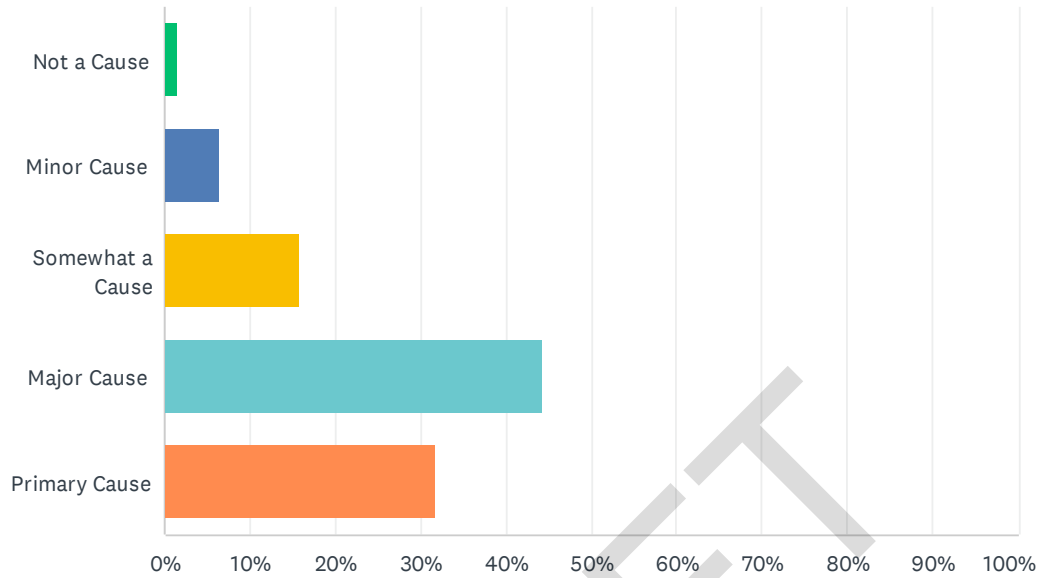
Answered: 63 Skipped: 12



ANSWER CHOICES	RESPONSES	
Not a Cause	0.00%	0
Minor Cause	4.76%	3
Somewhat a Cause	11.11%	7
Major Cause	60.32%	38
Primary Cause	23.81%	15
TOTAL		63

Q9 Substance abuse and addiction

Answered: 63 Skipped: 12



ANSWER CHOICES	RESPONSES	
Not a Cause	1.59%	1
Minor Cause	6.35%	4
Somewhat a Cause	15.87%	10
Major Cause	44.44%	28
Primary Cause	31.75%	20
TOTAL		63

Please provide any other input that you feel would be helpful to provide to this program.

[Responses are listed as submitted without edits or corrections]

RESPONSES

My son and I still become homeless by July 2025 our lease of our rental agreement will end by then and since I got technically no full time job and a disability now we help in being able to get a place to have a roof under our heads. I have a bit of income but would need help in with able to pay for rent more than 50% of it with the new income I started to get with the disability I have

As a provider of transitional housing, often see the importance of this service being overlooked or under served in the continuum of care. Transitional housing provides a much-needed steppingstone for individuals rebuilding their lives and prepares them to move on to a more permanent housing option.

We need more shelters and transitional homes and ways to help those who truly cannot help themselves

I believe the cause of homelessness is a combination of all of the above factors. Mental health and addiction are leading contributors to homelessness.

Students face many financial challenges to support their housing rent and mortgages. Many use their Financial aid to help pay for rent or pay their mortgages or/and help their parents rent and pay mortgages. The cost of living and housing costs has increased so much that Financial aid and employment is not enough to make it as a student. It's hard for students to become independent when needing to leave unhealthy family situations that involved physical, emotional and drug abuse. Shelters are temporally and they need something more permanent. Students are part of the community and contribute to the workforce.

more affordable housing units are needed in the Canyon area

low-barrier and housing first mentality is a must! keeping folks in their housing is critical until more affordable housing is available

We have had a fairly good combination of services for those in need but still needed more funding. My major concern is the lack of funding from the Federal and state governments. Also, I believe that 99% of the people in the Santiam Canyon that got case management after the 2020 fires have now moved beyond case management. FEMA was not particularly helpful. Some households had to apply 10+ times to actually get help from FEMA and some of households were finally getting payments from FEMA 3 years later. I'm sure that many households just gave up.

Substance use and mental illness go hand in hand. Most times you do not see substance use without mental illness which is why treating co-occurring disorders is so important. Many people self medicate to escape their personal reality. Peer mentors help so much because they listen to and walk alongside those who are suffering from the two primary causes of homelessness.

Having transitional housing for individuals who are struggling with their mental health and addiction, are always a constant factor when attempting to finding housing for an individual. There needs be more funding to help support creating these forms of housing.

The unhoused are not all on drugs or criminals, yet they are all grouped into one category. I feel like everyone should be able to get help if needed. It is hard to navigate a system you don't know, and if you also don't know anyone else. There should be some kind of help for them.

Personally, the skyrocketing rent has caused a huge increase in homelessness. Working families with low-wage jobs cannot afford to pay the rent.

Affordable housing has been shown to decrease everything else. The community needs access to this despite national economic shifts.

The causes listed above, like addiction and mental health issues are exacerbated by the lack of hope for a good job and accumulating wealth over time.

This is a survey that will benefit the homeless community and I think that as more people answer questions on this survey, the more will be a greater idea how to support the homeless community.

Perfect storm, cuts in services, no options for mental health and drug and alcohol treatment, especially in youth, lack of affordable housing, no community programming to support youth and population in the margins, skyrocketing health care costs, social security unease.

Senior homelessness for economic reasons is surging in our program. They need a safe place to land and affordable rentals.

OHCS is not supporting how it should. coordinated entry is terrible. Scoring system doesn't work, creates a gap

Eliminate illegal drugs and allow for enforcement of anti-camping on public properties/ROW.

Many factors lead to homelessness, and, for many homeless, there are more than one causes.

Living wage not keeping up with cost of living are huge economic hurdles. All costs play a factor in housing, market rate, lack of a broken down infrastructure, population increases and overwhelmed "systems". Federal funding continues to get more and more challenging to spend-BABA, Section 3, environmental reviews are time suckers, and developers don't need more challenges when the supply chain is still an issue. Creating a way to support more middle housing, not just multi family units, but more options for families and less infrastructure barriers for developers seems to be a smoother path. The government is not meant to support everyone all of the time. These funds are for a leg up to stability. Partnering where possible to leverage funds for a long term equitable event or product is more and more financially necessary.

Public transit, although not a direct support for affordable housing, is an affordable transportation alternative for those living within a quarter mile of a bus stop in Marion and Polk Counties. Cherrits enables low-income persons, including those experiencing houseless living, a way to get to social services and job interviews, which assists these individuals with getting back on their feet and living productive, healthy lives.

Soaring Heights provides sober living homes. A consistently, overlooked component of the continuum of care. Transitional housing has been proven to be a successful step for individuals recovering from substance use / homelessness to gainful employment and permanent housing.

Most homeless derives from loss of job, divorce and mental illness.

More inpatient treatment beds for behavioral health

I believe that poverty is the root cause of homelessness and despair

Agency Name or Interested Community Member

[Not all participants identified their agency or name]

RESPONSES

N/A

Community Member

CCS

Cherriots

Soaring Heights Recovery Homes

Crossroads Communities

Community Member

SFSD

Silverton Area Community Aid

Interested Community Member

Legacy Health

Center for Hope & Safety

Chemeketa Community College

Interested community member

Arches/ Santiam Outreach Community Center

Individual Name Removed to Protect Privacy

Community Member of Santiam Service Integration

ROCC

MPELH

Stayton city council

Bridgeway Community Health

Interested Community Member

Interested community member

Community Member

Mid-Willamette Valley Community Action Agency

ARCHES

Mid-Willamette Valley Community Action Agency

DevNW

City of Woodburn

CBEL

Prefer not to provide

MCHA

Iron Tribe Network

HIV Alliance
DevNW
CASA of Marion County
<i>Individual Name Removed to Protect Privacy</i>
Mt Angel School District
<i>Individual Name Removed to Protect Privacy</i>
HIV Alliance
Interested community member
Salem For Refugees
Valor Mentoring
United Way of the Mid-Willamette Valley
Church at the Park
City of Woodburn
Na
Bridgeway Community Health
City of Stayton
Santiam Hospital
UGM
Crossroads Communities
City of Salem
Salem Area Mass Transit District
Soaring Heights Recovery Homes
Seed of Faith Ministries
<i>Individual Name Removed to Protect Privacy</i>
Sheltering Silverton
Community Member
Keizer Chamber of Commerce
Bridgeway Community Foundation
<i>Individual Name Removed to Protect Privacy</i>
Capital Futbol Club

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CDBG and HOME Recapture and Resale Policy

DRAFT

DRAFT



Homeowner Residential Rehabilitation Program Policy

Marion County Community Services

Marion County-CDBG Homeowner Residential Rehabilitation Program

August 2, 2023

Introduction

Marion County is a participating jurisdiction in HUD's Community Development Block Grant (CDBG) Program. Marion County (County) has elected to establish a written Homeowner Residential Rehabilitation Program Policy to establish recapture requirements associated with the Homeowner Residential Rehabilitation Loan Program. This policy included in the appendices of the Annual Action Plan clearly describes the recapture provisions, the specific circumstances under which these provisions will be used, and how the County will enforce the provisions for Homeowner Residential Rehabilitation projects. HUD reviews and approves the provisions as part of the Annual Action Plan process.

The purpose of this section is to provide the policy for the Marion County's Homeowner Residential Rehabilitation Loan Program. County may use CDBG funds for different types of programs to assist with single-family residences:

- Homeowner Rehabilitation
- Construction of new housing
- Homeownership Assistance

For the purpose of this policy, only Homeowner Residential Rehabilitation will be addressed. If County chooses to engage in other allowed activities under the CDBG program, separate policies will be developed to accommodate these activities.

General CDBG Property Restrictions

For a homebuyer or homeowner to be eligible for CDBG assistance, they must have a low to moderate income, at or below 80% of area median income, as provided by HUD. The household must be rehabilitating a home that they intend to maintain as their primary residence.

Recapture Policy

Marion County uses a "recapture" model for the Homeowner Residential Rehabilitation program to assist homebuyers in the rehabilitation of the homeowner's primary residence.

Homeowner Residential Rehabilitation Program: Marion County has a Homeowner Residential Rehabilitation Program. A maximum amount of \$50,000 of total assistance is available to qualifying LMI homeowners. The \$50,000 is comprised of a 0% interest, deferred payment loan whereby 100% of the amount provided must be repaid if home is sold within the first 5 years. From years 6-10 the loan will decline at 14% of the original loan amount per year, leaving 30% of the original loan amount balance remaining. The remaining 30% of the original loan amount will

remain on the property payable at the time the property is sold, or transfer of ownership occurs. Underwriting will be conducted on each property to determine the amount of subsidy to contribute to each household. A written agreement, signed by all parties, in the form of a promissory note and trust deed will serve as the security for these loans. The lien will be recorded in the land records of Marion County.

Explanation of Recapture:

Remaining amount to be paid back to Marion County, based on the date of sale or transfer of the property.

Loan Payback Example

\$38,000 – Original loan amount (maximum loan amount allowed in up to \$50,000)

\$38,000 due if sold in Year 1

\$38,000 due if sold in Year 2

\$38,000 due if sold in Year 3

\$38,000 due if sold in Year 4

\$38,000 due if sold in Year 5

\$32,680 due if sold in Year 6

\$27,360 due if sold in Year 7

\$22,040 due if sold in Year 8

\$16,720 due if sold in Year 9

\$11,400 starting in Year 10 will remain as a lien until the property is sold or transfers ownership. In years 6 – 10 the loan balance declines by \$5,320 or 14% per year of the original \$38,000 loan amount until 30% of the original loan remains. There is no penalty for early repayment of the loan balance.



HOME Recapture/Resale & Down Payment Assistance Policy

Marion County Community Services



Marion County-Recapture/Resale Policy

August 2, 2023

Introduction

Marion County is a participating jurisdiction in HUD's HOME Investment Partnership Program. Federal regulations require the county to establish written recapture/resale policies that comply with HOME statutory and regulatory requirements for the purpose of carrying out HOME-assisted homeownership activities. This policy included in the appendices of the Annual Action Plan describes the recapture/resale provisions, the specific circumstances under which these provisions will be used, and how the county will enforce the provisions for HOME-funded homeownership projects. HUD reviews and approves the provisions as part of the Annual Action Plan process.

The purpose of this section is to provide the policies for Marion County's HOME Investment Partnership Program. Marion County may use HOME funds for different types of programs to assist with single-family residences:

- Down Payment Assistance provided to new homebuyers
- New Construction of Affordable Housing

Down payment assistance will be subject to the recapture provisions, and new construction or renovation will be subject to resale provisions.

General HOME Property Restrictions

For a homebuyer or homeowner to be eligible for HOME assistance, they must have a low to moderate income, at or below 80% of area median income, as provided by HUD. The household must be purchasing, constructing, or rehabilitating a home that they intend to maintain as their primary residence. Depending on the amount of HOME assistance provided to the residence, the property must remain affordable for the number of years indicated in the County's written agreement with the homebuyer. If the property is sold during this time, or if it is no longer the primary residence of the household, the recapture/resale provisions will be enforced.

Recapture Policy

Marion County uses a “recapture” model for the down payment assistance program to assist homebuyers in the purchase of a new home. Under HOME recapture provisions, financial assistance is provided directly to the buyer and must be repaid if the property is sold, or transferred. The home must remain occupied by the qualifying low- to moderate-income (LMI) buyer during the affordability period. Once the funds are repaid to Marion County the property is no longer subject to any HOME restrictions. At that point the County may then use the funds for other HOME-eligible activities. Recapture will be enforced over a 99-year period for the Homeownership Program.

Homeownership Program: Marion County has established a down payment assistance program with a maximum amount of \$125,000 in total down payment assistance available to qualifying LMI prospective home buyers. The assistance is provided through one loan comprised of two parts consisting of the following. The first part of the assistance is up to \$25,000 in the form of a 0% interest, deferred payment forgivable loan whereby 100% of the amount provided must be repaid if the home is sold within the first 5 years. In years 6-10 the loan will decline at an equal amount per year until there is zero balance remaining. The second part of the assistance is up to \$100,000 that will remain on the property as a 99-year lien payable at the time the property is sold, or transfer of ownership occurs. Underwriting will be conducted on each property to determine the amount of subsidy to contribute to each household. A written agreement, signed by all parties, in the form of a promissory note and trust deed will serve as the security for these loans. The lien will be recorded in the land records of Marion County.

To satisfy the recapture requirement, the home buyer must pay back the direct HOME Subsidy at the time of sale, transfer, or if they no longer occupy the property as the primary residence. Recapture is calculated by taking the sales price minus documented homeowner investment, first mortgage pay-off, and closing costs. *This amount is the “Net Proceeds.”* **The County’s recapture is limited to the net proceeds, if any.**

Marion County will prorate all loans based upon the exact amount of assistance provided as permitted by the underwriting policy of the County.

Explanation of Recapture:

Sales price minus documented homeowner investment minus loan debt (non-HOME debt) minus closing costs equals net proceeds. Net proceeds minus direct HOME subsidy recapture equals homeowner equity.

For purposes of this program, documented homeowner investment is an improvement over \$3,000 to the structure or permanently affixed major system of the home with valid, third party receipts and valid permits, if applicable. (See info under resale provisions for more details regarding eligible expenses)

Loan Payback Example (simple example is not inclusive of all potential factors that affect final first mortgage amount, but is intended to demonstrate recapture at the point of sale)

Original Purchase Price	\$350,000
HOME Down Payment Assistance	\$85,000
Total Remaining Amount of First Mortgage	\$265,000
Sale Price of Home	\$395,000

\$395,000 (sales price) - \$265,000 (1st Mortgage) - \$15,000 (closing costs and documented homeowner improvements as referenced above) = \$115,000 (Net proceeds available for recapture)

Based on \$85,000 of down payment assistance, the amount of recapture due is as follows:

\$85,000 due if sold in Year 1

\$85,000 due if sold in Year 2

\$85,000 due if sold in Year 3

\$85,000 due if sold in Year 4

\$85,000 due if sold in Year 5

\$80,000 due if sold in Year 6

\$75,000 due if sold in Year 7

\$70,000 due if sold in Year 8

\$65,000 due if sold in Year 9

\$60,000 starting in Year 10 will remain as a 99-year lien or until the property is sold or transferred.

Resale Policy

The resale method is used when Marion County provides funding directly to a developer as a subsidy to reduce development costs, thereby, making the price of the home affordable to the buyer. Commonly referred as a "Development Subsidy," these funds are not repaid by the developer to the County but remain with the property for the term of affordability. These subsidies are subject to resale provisions. It is the policy of the Marion County Board of Commissioners to offer development subsidies up to the maximum amount permitted by HUD.

The HOME statute states that “resale provision must limit subsequent purchase of the property to income-eligible families, provide the owner with a fair return on investment, including any improvements, and ensure that the housing will remain affordable to a reasonable range of low-income homebuyers.”

Affordable Maximum Monthly Housing Cost Defined

Marion County’s policy is to assist households whose income is between 60-80% of AMI through its HOME-funded homeownership activities. Marion County considers affordability as a household spending no more than the maximum allowed under Federal Housing Administration (FHA) income on the fixed costs of owning a home (payments of principal, interest, taxes, and insurance).

Restrictive covenants between the original homebuyer and the County must be signed prior to purchase. This must state the amount of HOME subsidy, the Period of Affordability, and the Fair Return Provision. The new homebuyer must be low or moderate income, meeting the HOME Program definition, and occupy the property as the principal residence during the remaining term of affordability.

Deed restrictions and Promissory Note must be executed and recorded by the County. It must include the number of years for the Period of Affordability; the amount of HOME subsidy used by the homebuyer; the terms of occupancy required as principal residence; and the restriction of the property’s sale to income-eligible homebuyers during the remaining term of affordability.

New HOME funds may be invested in the form of down payment assistance for a subsequent low-income homebuyer at resale. This will extend the Period of Affordability according to the HOME guidelines and the property will remain subject to resale provisions.

Pre-payment of HOME funds does not terminate the Period of Affordability. The owner will be required to reside in the unit until the Period of Affordability has concluded. The exception to this is the sale or transfer of the residence or foreclosure.

Fair Return on Investment

Marion County will administer its resale provisions by ensuring that the original homebuyer receives a fair return on his/her investment and that the home will continue to be affordable to a specific range of incomes. Fair return on investment means the total homeowner investment which includes the total cash contribution at the time of purchase plus the approved capital improvements.

Documented homeowner investment is an improvement over \$3,000 to the structure or permanently affixed major system of the home with valid, third party receipts and valid permits.

Eligible capital improvements could include but are not limited to the following:

- a) Any additions to the home such as a bathroom, bedroom, or garage

- b) Replacement of HVAC systems, doors, windows, etc...
- c) Accessibility improvements (bathroom modifications for disabled or elderly, installation of wheelchair ramps and grab bars, etc.) any and all of which must have been paid for directly by the homeowner and were not installed with federal, state, or locally funded grant programs; and
- d) Outdoor improvements (driveways, walkway, retaining wall, or fence)

Note: All capital improvements will be visually inspected to verify existence and require valid receipts and permits if applicable. Regular home maintenance items such as furnace filters, duct cleaning, appliance repair, lawn care are not considered capital improvements.

Continued Affordability and Resale Requirements

Non-compliance with the residency requirement will necessitate the immediate repayment of HOME funds invested into the property unless the house is reoccupied by the original homebuyer or subsequently sold.

Resale is triggered when the house is sold or occupied by a household other than the original homebuyer during the term of affordability and a direct subsidy was provided to a developer.

When resale is triggered during the Period of Affordability, the developer/sponsor or subrecipient shall notify the county who will:

1. Agree to the new sale price with consultation from the subrecipient and written determination from a realtor or appraiser.
2. Confirm the fair return calculation to the seller and/or the county.
3. Review the income eligibility of the subsequent buyer; and
4. Determine the amount of time left to assume on the period of affordability.

The period of affordability is defined in the table below:

Homeowner Assistance Amount	Minimum Period of Affordability Years
Under \$15,000	5
\$15,000 to \$40,000	10
Over \$40,000	15

At the point of resale, if the LMI buyer receives HOME funds for down payment assistance, then the period of affordability restarts and the resale provisions apply to the property. If a qualified LMI buyer purchases the home without further assistance with HOME funds, then only the remainder of the original period of affordability will remain in effect.

Marion County will use a market rate (fee simple) appraisal conducted by an independent, state licensed appraiser to establish the value of the property prior to the initial purchase of the home. Marion County follows the standard practice for all real estate purchase transactions. By obtaining a new market rate fee simple appraisal, upon notice of intent to sell by the homebuyer, the County ensures that standard methods for determining property values are always used. In this way, market values are easily measured, professionally determined, and publicly accessible. No subjective judgments are made by the County or the homeowner as to what constitutes value and how value is determined.

The owner will be required to reside in the unit until the Period of Affordability has concluded. Pre-payment of HOME funds will not terminate the Period of Affordability. The exception to this is the sale or transfer of the residence or foreclosure.

The County may invest additional HOME funds to preserve affordability of the unit in the event of foreclosure.

The County will seek to collect the HOME investment due if the house is sold or goes into foreclosure and no subsequent qualified low-income homebuyer can be identified. The collection will be limited to the net proceeds available.

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Public Meeting Materials

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DRAFT



Management Update summary Minutes

O R E G O N

July 23, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, and Danielle Bethell. Staff: Jan Fritz, Matt Lawyer, Trevor Lane, Alvin Klausen, Mike Hartford, Brian Nicholas, Chris Einmo, Dennis Mansfield, Rhett Martin, Mark Liudahl, John Pettifer, Alisa Zastoupil, Wendy Zieker, Natalie Stone, Carol Heard, Steve Dickey, Sheila Roberts, Chris Eppley, Lori Klemsen, Skylar Stangeland, and Scott Norris.

Jan Fritz called the meeting to order at 9:30 a.m.

INFORMATIONAL:

Suddath Relocation Systems of Oregon: Moving and Storage Services (HE-5614-23)

-Rhett Martin, Mark Liudahl

Summary of presentation:

- Amendment for contract extension;
- Provide moving services for various projects including several past moves;
- Want to utilize services for upcoming projects:
 - Transition into new Psychiatric Crisis Center (PCC) building;
 - Moving out of Beverly Avenue Buildings; and
 - Moving to the first floor of 3180 Center Street.
- Moving crates are provided and everything is moved over the weekend;
- Amendment adds \$150,000 and three years; and
- Will cover all projects up to July 2027.

Board Direction:

- The board of commissioners (BOC) is good to proceed with the item on consent.

Environmental Health Licensing of Recreational Vehicle Parks

-Wendy Zieker, Alisa Zastoupil

Summary of presentation:

- Continued from compliant regarding an RV Park and individuals staying long term;
- Ongoing discussion with the city of Salem, and Oregon Health Authority (OHA):
 - Provided the following guidance:
 - Leased or rented RVs within mobile home parks for three month or less can be licensed as a recreation park; and
 - The three-month time frame is based on seasonal use and fits the tourist facility concept.
 - RV parks with permanent tenants living year around in all available spaces are not licensable as it is no longer considered seasonal; and

- RV Parks with spaces for long term and transient use will require a recreational park license and must pay the fees for the spaces used for transient purposes.
- Currently all are licensed, and it is based on spaces:
 - The license reflects the number of existing spaces.
- Purposing to license only the short-term spaces;
- OHA is the regulating authority, and it has stated anything over three months is not to be licensed or regulated:
 - OHA stated they will not back the county if they choose to regulate over three months.
- City of Salem stated they do not want to do any code enforcement, in the area, as Marion County gave a license in 2001:
 - It was a temporary license which can be revoked.
- The area in question is outside of Marion County and the Environmental Health staff does not have electrical expertise.

Board Direction:

- Meeting with Commissioner Bethell and Legal Counsel to discuss rules; and
- Schedule a work session, propose legal options and invite the city of Salem and
- Follow up on illegal unlicensed roadside food vendors and carts.

Provide Psychiatric Mental Health Nurse Practitioner, Rachael Liebman, Service at the Psychiatric Crisis Center (HE-61646-24)

-Natalie Stone

Summary of presentation:

- PCC is looking for another provider as the current provider works 16 hours:
 - Evening and weekend coverage is needed
- Ms. Liebman applied for the position and has experience;
- Contract is for two years and up to \$480,000;
- Contracting instead of hiring as a county employee:
 - Able to bill for services and do not need to pay for any other expenses; and
 - Providers do not work full-time and have other practices.
- PCC needs more flexible coverage;
- Ms. Liebman is a Psychiatric Mental Health Prescriber; and
- Bill for services provided and then get reimbursed.

Board Direction:

- The BOC is good to proceed

Briefing on the Approval of the 2024-2025 CDBG/HOME Annual Action Plan

-Steve Dickey

Summary of presentation:

- Action Plan is submitted U.S Department of Housing and Urban Development (HUD) to receive funding for 2024/2025 program year;
- The plan must be approved through a public hearing process:
 - Scheduled for August 7, 2024.
- Plan is then submitted to HUD by August 16, 2024;
- The plan went out for public comment for 30 days:
 - Closed August 2, 2024; and
 - No public comment was received.
- Mt. Angel Street sidewalk is on Railroad Avenue;
- Soaring Heights is listed as a project applied for and the process it went through:

- Will not be part of the plan that is submitted to HUD.
- Chemeketa and the Housing Authority partnership is in process:
 - There have been meetings.
- CASA of Marion County is specifically funded for Woodburn's project;
- Church at the Park commercial kitchen is within the Salem city limits:
 - Provide homeless services for individuals throughout the county; and
 - The kitchen will serve all their sites.

Board Direction:

- Silverton Area Community has funding shortage:
 - Mr. Dickey to investigate this.
- The BOC is good to proceed.

Approval of Agreement with Union Gospel Mission for Simonka Place Renovation

-Steve Dickey

Summary of presentation:

- Many conversations with Simonka Place and UGM staff and board;
- An agreement has been reached and ready to be signed; and
- The agreement is for \$1,463,481.

Board Direction:

- Dan of Simonka's Place to attend and for a presentation to be prepared; and
- The BOC is good to proceed.

MCLEA Health Insurance Study Committee Member Recommendation – Gina Courson

-Lori Klemsen

Summary of presentation:

- Need an additional unrepresented member for the Marion County Law Enforcement Association (MCLEA) HISC committee;
- Seeking approval to appoint Ms. Courson to the MCLEA HISC;
- Salvador Llerenas, HR Director, discussed with the Undersheriff on who to appoint;
- FAPO, bargained to become part of the MCLEA benefits:
 - Represented FAPO joined the MCLEA HISC; and
 - An unrepresented member who was part of FAPO and now in management must join.
- Ms. Courson was a Parole and Probation deputy for FAPO previously:
 - She is currently a sergeant.
- Sergeants will be represented, and this is for an unrepresented position;
- Ms. Klemsen spoke to the Undersheriff and Ana Jefferson was proposed for approval.

Board Direction:

- Ms. Klemsen will speak with the undersheriff and get back to the BOC

Appointment and Renewal of Marion County Public Safety Council Members

-Gary White

Summary of presentation:

- Reappointing the following individuals:
 - Frank Lonergan, Mayor of Woodburn;
 - Ed McKenney as a business representative;
 - Don Fredrickson as a business representative; and
 - Michael Runyon of the Oregon Youth Authority.

- Appointment of the following new members:
 - Soraida Cross; and
 - Jonathan Castro Monroy.

Board Direction:

- The BOC is good to proceed; and
- Mr. White to ask new members if they would like to attend board session

Dick Hannah Chevrolet Purchase of 16 Chevrolet Malibu's

-Dennis Mansfield, Michael Pierce

Summary of presentation:

- The purchase total is \$374,420.32;
- 12 of the vehicles are Marion County Health and Human Services replacements;
- Purchased 36 Oregon Department of Administrative Services (DAS) vehicles:
 - Have been maintained by Marion County Public Works;
 - They have high mileage and significant maintenance issues;
 - Created a three-year plan to replace all 36 vehicles;
 - 12 vehicles to be replaced each year; and
 - This is year two of the process.
- Vehicles will be paid through the Oregon Health Authority funding;
- Some of the DAS vehicles were sold for a profit of \$10,000:
 - There are 24 vehicles left.
- Four of the vehicles are on the annual replacement plan:
 - Three for MCHHS and one for the Juvenile Department.
- Previously DAS maintained the vehicles:
 - MCPW is now maintaining and is a little behind; and
 - As they are renewed the burden is lessened.
- Pool vehicles are maintained by MCPW.

Board Direction:

- The BOC is good to proceed.

Carson Oil for Secondary Fueling System Using Key/Card-Lock

-Dennis Mansfield, Michael Pierce

Summary of presentation:

- Increased in April to \$150,000 which expired in June; and
- Renewing for \$150,000 for two years.

Board Direction:

- The BOC is good to proceed with item on consent.

Radio Technology Services (RTS) Contract PW-1355-21, Amendment #7

-Brian Nicholas

Summary of presentation:

- Services for the next project phase:
 - Engineering and deployment of the radio system.
- Budget is based on billing rate of \$95 an hour;
- 18-month extension and it will take as long to get a design, civil site improvements completed, and deploying the radio system;
- Budgeted at 40 hours a week at \$95 an hour:
 - These are up to amounts, unworked hours are not paid.
- On average RTS is used is 32 hours a week;
- Consultant will be used for at least the next 18 months;

- Beginning to negotiate Tait Contract;
- A detailed pre-negotiation position has been created;
- Briefing the Sheriff on negotiations:
 - The Sheriff is interested in ensuring needed features are included.
- Negotiations will be for the price;
- Have removed all the items that are nice but unneeded:
 - Scrubbed \$10 million out of initial proposal.
- Met with executive committee of METCOMM in June:
 - Laid out financial perspectives and what funding is needed;
 - Committee stated they are on board with the project;
 - Want to be active in the project's success; and
 - Larger fire districts may subsidize the smaller districts.
- Plan on getting User Agreements to be executed by the end of the calendar year:
 - No one will sign anything until concrete monthly user fees are known; and
 - This will take about two months to assess.

Board Direction:

- The BOC is good to proceed with item on consent.

North Santiam Canyon Sewer Project – Summer 2024 Update

-Chris Einmo

Summary of presentation:

- Oregon Department of Environmental Quality (DEQ) septic permitting rules effecting the Commercial Septic Program:
 - Not all commercial properties are affected;
 - Half the commercial properties in Detroit are proposing use for high strength waste:
 - Waste heavy in oils and greases; or
 - Waste high in sugar or carbohydrates.
 - All such waste must go through DEQ's Water Pollution Control Facilities (WPCF) permit:
 - Marion County is not able to permit this.
 - For 30 years counties permitted for this by placing pre-treatment systems:
 - Lowering waste strength to residential levels; and
 - Per DEQ this isn't allowed under OAR and is not allowed from now on.
 - There is not a repair permit under WPCF, and all new rules are in place;
 - Lots in Detroit are too small for the WPCF process and the process is longer;
 - Working with property owners and getting clarification;
 - Strategy was to rely on county permitting and when needed use DEQ:
 - Use septic care rules heavily;
 - Per DEQ unable to do this.
 - All new systems must be compliant with modern standards under the WPCF permit:
 - The Commercial Septic Program strategy has collapsed; and
 - This does not impact commercial properties that are not food service.
 - Anything above 2,500 gallons triggers other requirements:
 - Nitrogen groundwater studies and other items; and
 - This threshold is met by a 50-seat restaurant.
 - Small volume high strength waste businesses will have longer and more expensive process;
 - Large area is needed for a new system that meets standards:

- The park is not large enough as it handles the city's sewer system.
 - Run into the 3 Basin Rule issue.
- 3 Basin Rule Challenges:
 - Issues in permitting wastewater treatment plant;
 - Met with the city of Salem and are supportive with changes to the rule:
 - To allow permitting systems possible in other areas;
 - Supportive of National Pollutant Discharge Elimination System (NPDES) process:
 - A more robust system.
 - Unsupportive of WPCF process.
 - Came up with proposed rule language for the 3 Basin Rule:
 - Done with MCPW and the City Salem Public Works.
 - Helps surpass hurdles and protects the environment;
 - Will allow to permit under the Clean Water Act;
 - High standards of quality but they are being met for Mill City and Gates;
 - Make a petition to DEQ for a rule change;
 - The Environmental Quality Commission has 60 days to meet and rule after submission:
 - Public comment period;
 - Rule can take place on the spot; and
 - An emergency rule making session can take place giving them a few months to change ruling.
 - If petition is accepted publicly owned systems are permitted under the Clean Water Act and obtain normal NPDES permits;
 - Spoke to System Project Manager of the McKenzie River:
 - The system is smaller;
 - Creates a path forward for them in the future.
 - The three pathways are as follows:
 - Submit petition requesting rule making;
 - Governor can direct rule making; and
 - Legislation in the next session.
 - Petition submission targeting to be done in October;
- Brian Martin, City of Salem, is not supportive of submitting a WPCF permit application to start the process and switching to a NPDES permit:
 - Brian Nicholas will be informing him that it needs to move forward.
- Access is restored to the Mill City site:
 - Infiltration basin will be simulated;
 - DEQ is invited to observe; and
 - Will be a test for the permitting pathway.
- In the process of acquiring Mill City property and owners' concerns have been resolved through resolved offer:
 - Agree to meeting but other items are being dealt with first;
 - If acquisition does not take place, then the process starts over:
 - The first step will be going to the Linn County BOC and request a resolution.

Board Direction:

- Create memo of what has been done, its costs, and outcomes:
 - The costs, outcomes, and timeframes created because of the DEQ changes.
- Reach out to Commissioner Heather Buch in Lane County and Commissioner Tootie Smith in Clackamas County:

- Make them aware of the 3 Basin Rule proposed changes; and
- Getting commissioners support will be helpful for the petition submission.
- Begin process of working with legislatures to get a bill going as back up; and
- Set up a meeting with city of Salem, Governor's office and MCPW staff.

Board Session Agenda Review

-Kevin Cameron

- Overview of agenda;
- Walking on two items:
 - Amend contract with the City of Salem AIC Work Crew IGA; and
 - MCLA HISC member recommendation.

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- National Committee on Public Lands (NCPLC) for NACo WIR:
 - Will be attending.

Commissioner Kevin Cameron

- Joint Transportation meeting in Albany;
- Capital Futbol Club (CFC) Traffic meeting:
 - Marion County Engineering likes the created plan;
 - Potential to hire internal flaggers for traffic direction; and
 - Have a plan for signs.
- Fire Recovery Open House.

Commissioner Colm Willis

- N/A

OTHER

Commander Mike Hartford – Amend contract with the City of Salem AIC Work Crew IGA

- City of Salem's Legal Counsel had issue with the Hold Harmless clause;
- Worked with Marion County's Legal Counsel to update the contract; and
- The city and county hold each other harmless.

Board Direction:

- The BOC is good to proceed with item to be walked on the consent agenda.

Commissioner Bethell – Center Street Tree

- Mayor Elect Hoy should be reached out to regarding this:
 - This issue is likely to upset some in her community as this is in her ward.
- The tree is located on 4553 Center Street;
- The process of removing the tree will be authorized at a board session in two weeks;
- The tree is located in the right-of-way, making it the county's tree:
 - Over time it has expanded into the homeowner's property.
- Will compensate the homeowner appropriately;
- Both Councilors need to understand the pedestrian safety is a priority:
 - Per their transportation plan it is their priority too.

Board Direction:

- Commissioner Cameron to reach out to Councilor Vanessa Nordyke; and
- Scott Norris to reach out to Councilor Julie Hoy.

Adjourned – time: 11:03 a.m.
Minutes by: Mary Vityukova
Reviewed by: Gary L. White

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O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

August 6, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis. Staff: Jan Fritz, Matt Lawyer, Trevor Lane, Shawnnell Fuentes, Jon Heynen, Gary White, Nick Hunter, Brian Nicholas, Carl Lund, Kelli Weese, Lani Radtke, Ryan Crowther, Steve Brooks. Dennis Mansfield, Laura Sprouse, Kelly Martin, Phil Blea, Sheila Roberts, Steve Dickey, Tina Schwikert, Joe Malachi, Chris Eppley, Skylar Stangeland, Brian May, Scott Norris, and Chad Ball.

Jan Fritz called the meeting to order at 9:31 a.m.

INFORMATIONAL:

Reworld July 8th Work Session Response and Future Evaluation

-Brian May

Summary of presentation:

- July 8, 2024, Work session with Reworld representatives and Marion County:
 - Discussed future potential options.
- Another meeting scheduled August 14, 2024, at 11:00 a.m.;
- Reworld submitted a letter with four topics of discussion:
 - Marion County investigate creating a transfer station by lease with Reworld;
 - Marion County buys facility and partners with Reworld to operate;
 - Reworld will continue looking to sell to a third party; and
 - Reworld has researched several scenarios and factors were evaluated including capital requirements, current and future market implications and potential changes to the regulatory environment:
 - Reworld is unable to commit to long-term operation of the facility given the challenges of the factors beyond December 31, 2024.
- If nothing is done option four is most likely to happen and there will be no operation after December 31, 2024;

Board Direction:

- Schedule work session August 12, 2024, to prepare for August 14, 2024, meeting;
- Need to discuss what each option means/entails;
- Bring as much information as possible prior to meeting;
- Commissioner Bethell's e-mailed questions to be answered; and
- The board of commissioners (BOC) are good to proceed.

Cascade Highway Resurfacing Project – Centerline Rumble Strips

-Lani Radtke

Summary of presentation:

- Part of the project is reinstalling rumble strips that have been in place since 2018;
- Concern came from a Marion County resident, Ms. Schwikert regarding the strips:
 - Concern came in about two months; and
 - Would like an alternative as strips are loud to neighboring residents.
- Aware of loudness as the Oregon Department of Transportation (ODOT) began considering installing strips within 600 feet of homes;
- All Roads Transportation Safety (ARTS) program is funding to reduce fatal injuries:
 - To get funding there is a need for serious and fatal crash history that are reducible by countermeasures.
- An alternative is sinusoidal strips which are more rounded:
 - Not done in Oregon and there is concern on its effectiveness; and
 - Concern of contractor not being able to do this as it is a new method.
- Decision was made to install the original rumble strips:
 - The BOC received multiple emails from upset residents.
- Prior to rumble strips there were a couple fatal crashes in 2011 and 2017;
- Systemic treatment that looks at the corridor as a whole:
 - It looks at repeated patterns and seek countermeasures to address patterns.
- Centerline rumble strips address head on collisions and run-off road crashes;
- This is an area where individuals drive faster than posted and move into the oncoming lane at the curve to avoid slowdowns:
 - Causing them to go over the rumble strips more often.
- Accidents occur all along the corridor;
- Most vehicles go off the lane on the curve;
- There has been one fatal crash on the straightaway in 1995;
- There is a grant to do rumble strips on the fog line and center lane;
- There are 80 homes on Cascade Highway and not placing within 600 feet would mean no rumble strips at all;
- Sinusoidal strips decrease the noise and tactile experience:
 - The concern is the accompanying reduction in potential safety benefits.
- Cannot assess crash history in small sections as certain sections of this road are not more likely than others to have crashes;
- Will assess alternatives to the fog/edge line and present them to the BOC:
 - Can discuss with ODOT regarding alternative funding uses.
- ARTS allows local agencies to choose countermeasures and use ODOT funding:
 - Assess the problem and identify countermeasures;
 - An amount is placed on reduction of serious injury and fatal crashes which is compared to the cost; and
 - Obligated to maintain installation for 20 years.
- Using County Road Fund to install the rumble strips;
- There is a balance between not disturbing residents and potential liabilities:
 - The county committed to placing safety measures and then removed them.
- Fog line design has not happened yet;
- Striping happens after placing rumble strips:
 - Waiting longer without striping raises other safety issues; and
 - There is about two to three weeks before paving is completed.

Board Direction:

- Come back to the BOC with some alternatives next week.

Solid Waste Management Advisory Council (SWMAC) Appointment Considerations

-Keith Bondaug-Winn, Chair

-Bonnie Sullivan, Vice Chair

-Brian May

Summary of presentation:

- This is a 16-member council;
- By-laws state that the Chair and Vice-Chair are elected every year; and
- In May the council voted to reinstate Mr. Bondaug-Winn as Chair and Ms. Sullivan as Vice-Chair.

Board Direction:

- The BOC is good to proceed with the item on consent.

Marion Water Quality Advisory Committee (MWQAC) Appointment Consideration of Justin McGillivray

-Brian May

Summary of presentation:

- Mr. McGillivray is filling an At-Large position;
- MWQAC is an 11-member council;
- Terms are served for four years;
- To become part of the committee the following steps take place:
 - Attend a MWQAC meeting;
 - Interview process; and
 - If approved, move forward to join the committee.
- Mr. McGillivray has the following qualifications:
 - Background in water resource;
 - Bachelor's degree in geography with a minor in Water Resource Management from Portland State University;
 - Wastewater Two Certification;
 - Certified in erosion and sediment control;
 - Works at the Oregon Department of Environmental Quality (DEQ) as a Stormwater Quality Specialist:
 - He made it clear he will not be representing DEQ.
- MWQAC advises on stormwater, water quality education, regulation, and county programs:
 - Work with staff regarding requirements for permitting and bring recommendations to the BOC.
- MWQAC has representation from some of the following:
 - Builders Association;
 - Land Development, Consultants; and
 - Citizen members.
- There is a strong industry perspective on the committee.

Board Direction:

- There is a potential conflict of interest as there may be interaction with individuals within the committee that Mr. McGillivray regulates; and
- Send an e-mail to the BOC regarding what is Mr. McGillivray's DEQ jurisdiction:
 - Need transparency if there is any, or potential of, regulatory oversight of companies in Marion County.
 -

Suicide Prevention Awareness Proclamation Draft

-Kelly Martin and Laura Sprouse

Summary of presentation:

- Would like to do Suicide Prevention Month proclamation for September;
- The 'Life is Better with You Here' campaign will be continued:
 - It has been well received in the community.
- Will be doing some of the same activities of previous years;
- Working with first responders to promote 988:
 - Gave them card to handout during call responses.
- When individuals call 988, they are routed to specific hotlines including the veteran or agriculture hotlines;
- In the process of hiring a Youth Coordinator;
- Engaged in the rural communities;
- Pop-ups at local high schools and events;
- Sensory kits went out to most middle and high schools with the program's information;
- Working with the Boys and Girls Club and Teen Advisory Boards at local high schools; and
- Will bring supplies and materials with the campaign slogan to board session.

Board Direction:

- Proclamation to be e-mailed to the BOC;
- Work with Marion extension relating to the agriculture hotline;
- Reach out to various youth organizations and high schools as they are doing their own related projects:
 - To build effectiveness and collaboration.
- Commissioner Kevin Cameron will send contact information for a contact point.

Down Payment Assistance and Homeowner Residential Rehabilitation

-Steve Dickey

Summary of presentation:

- Down Payment Assistance Report:
 - Since our last meeting three new recipients have come in;
 - There are 59 application submissions for assistance;
 - Those who have received assistance in the last month include:
 - Single mother with a teenaged son found a home in Northeast Salem:
 - Manufactured home and land price are \$335,000; and
 - The down payment assistance is \$125,000.
 - Single father with three preteens found a home in Jefferson:
 - Manufactured home and land price are \$300,000;
 - The down payment assistance is \$125,000; and
 - An additional \$30,000 from DevNW.
 - A couple with two small children found a home in Mill City:
 - Older home with the price of \$300,000; and
 - The down payment assistance is \$125,000.
 - In the last two weeks an application was submitted, and another home is close to closing. Additional updates to come on these;
 - The current amount available for down payment assistance is \$952,738:
 - Will finish using the funds from 2021 and then use 2022 funding.
- Homeowner Rehabilitation Program Report:
 - The current available amount is \$1,157,123;

- There have been seven jobs completed for a total of \$249,301.75;
- There are 16 additional projects under construction:
 - With a total estimate of \$582,600.63.
- There are eight additional projects in the bidding process;
- There are 41 additional projects that are in the process of applying for the homeowner rehab program;
- To date five applicants have been denied:
 - Two exceeded the income limits;
 - Two were inside the city limits of Salem; and
 - The last was a renter and not a homeowner occupant.
- A manufactured home on owned land in Idanha is still receiving bids:
 - Mother with a child, both have disabilities;
 - The home is in rough shape; and
 - Roof work is needed, bathroom updates, water damage and light updates.
- Home in Donald replaced seven windows, furnace, shower unit, water heater, siding, and installation under the home:
 - The total cost was \$50,000.
- Many older homes have tubs replaced with a walk-in shower due to individuals have mobility issues;
- Home in southeast Salem replaced 19 windows, roof, and deck:
 - The total cost was \$49,318.92.
- Home in northeast Salem replaced the roof, gutters, water heater, and wheelchair ramp as well as ductless heat pump installation, exterior painting and re-piping:
 - The total cost was \$49,318.92.
- All projects have before and after photos.
- Homeowner residential rehabilitation payback program parameters are as follows:
 - In years one through five the full amount is owed if the home is sold or transferred;
 - In years six through ten 14 percent is removed annually; and
 - The last 30 percent is a lien to be paid at the time of sale or in 99 years.

Board Direction:

- Commissioner Bethell will facilitate an e-mail for Mr. Dickey to meet with the two Northwest Senior and Disability Services managers of Marion County:
 - Several seniors living in homes that may be rehabilitated.
- The BOC is good with the update.

Detroit Marinas Excavation – Project Grant Funding

-Lari Rupp

Summary of presentation:

- There are two potential funding opportunities:
 - Tentative approval of application to U.S. Department of Housing and Urban Development (HUD) of \$2 million for Economic Development Initiative Community;
 - Potential Oregon Department of Forestry (ODF) grant to fund portion of an existing gap:
 - The gap is \$750,000 and the grant amount is \$406,250; and
 - Application is due October 15, 2024.
- Construction is beginning fall of 2025; and

- Procurement for a contractor begins at the end of 2024.

Board Direction:

- The ODF application should highlight improved community access to the lake;
- The ODF application needs to be brought to the BOC before submission; and
- The BOC is good to proceed with the HUD applications.

Comcast 10G Internet Proposal

-Cynthia Klein, Eric Reid

Summary of presentation:

- Comcast to upgrade the internet service connection from 8G to 10G;
- Three providers were approached, and Comcast was the only timely response:
 - No response was received from Atlas Networks;
 - Link Oregon is a semi-state funded
- Link Oregon is a semi-state funded middle mile fiber and internet provider:
 - They are not a direct provider for the end point service; and
 - Handful of engineers that run the entire backbone.
- Marion County has not paid for primary internet circuit for a long time;
- About \$1,200, monthly, is paid for the Comcast back-up connection which is being used as the primary circuit;
- This will be paid through Enterprise Resource Planning (ERP) funds:
 - Recommended by Plante Moran to move to a 10G internet service to support ERP.
- There are infrastructure costs associated including pulling fiber and hardware maintenance.

Board Direction:

- Matt Lawyer to follow-up with Jan Fritz; and
- Then the BOC will decide.

Board Session Agenda Review

-Kevin Cameron

- Overview of agenda.

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- Northwest Senior and Disability Services meeting:
 - Concerns of the state public health unwinding from covid;
 - Individuals were made eligible for Medicaid during covid:
 - They will now be made ineligible.
 - Receiving supported services for housing help;
 - By the end of October 10,000 individuals will be processed;
 - Will be getting more data on this;
 - Need team navigation so disabled and senior individuals are not homeless;
 - Individuals losing care may not be able to maintain independence:
 - There are not enough facilities in Marion County to house individuals.

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

OTHER

Gary White and Jon Heynen – HB 4002 Townhall:

- Townhall is scheduled for August 22, 2024;
- Capital Media will be streaming the event;
- It will be promoted as a Facebook event;
- Suggest setting up meeting to discuss the format of the event:
 - Internal meeting; and
 - If needed invite Ryan Matthews, Paige Clarkson, and Sheriff Nick Hunter.

Board Direction:

- Stream on all available channels;
- The BOC is good to schedule a meeting to discuss townhall format; and
- The BOC will moderate the meeting.

Gary White – Proclamation

- Request came in from the League of Women Voters of Marion and Polk County;
- Would like to do proclamation in September for Voter Registration Week;
- Would like the support of the BOC; and
- Bill Burgess, Marion County Clerk, stated he will support it.

Board Direction:

- The BOC agrees that Mr. Burgess can support the proclamation; and
- The proclamation will be changed to reflect the BOC's viewpoint.

Brian Nicholas – Eagle Crest Radio Site

- Contract for \$160,000 for equipment and engineering;
- Final review is being completed;
- Final language was sent in regarding liability;
- Equipment will arrive five weeks after the order is placed;
- Within two weeks after it will be set up;
- Things will be back up by the end of September; and
- Things are run at a lower capacity.

Board Direction:

- The BOC is good to proceed with this item on August 7, 2024, board session meeting; and
- The BOC is good with the update.

Matt Lawyer – Oregon Housing Community Services (OHCS) Meeting

- Preparing substantial amendment to Homeownership Opportunities Program (HOP):
 - Renters who will be buying homes.
- Marion County will receive over \$13 million;
- Shifting to now allow renters occupancy;
- Funding can be used to build rental homes;
- How the funds will be used will be decided at a later date;
- Discussed bringing all groups together to speak across all the programs:
 - Potential options can then be discussed on the sewer system.
- Open to scheduling another meeting; and
- Final recommendations need to be ready by August 30, 2024.

Board Direction:

- A more extensive background update will be given at a later date; and

- The BOC is good with the update.

Adjourned – time: 10:58 am

Minutes by: Mary Vityukova

Reviewed by: Gary L. White

DRAFT

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, August 7, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

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

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

(Video Time 00:01:01)

Commissioner Willis moved to add an item to the Consent Agenda under Public Works: Approve the Contract for Services with Tait North America, Inc. to replace existing and outdated radio communications equipment with new equipment for the Marion County Public Safety Radio Project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:01:32)

Commissioner Bethell moved to add an item to the Contract Review Board, Action Agenda under Business Services: Consider approval of an order granting an exemption to the Marion County Public Contracting Rules (MCPCR) to allow for approval of a Special Procurement without the initial seven-day public notice required by MCPCR 20-0285(3)(b). Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:02:00)

PUBLIC COMMENT

David Beem:

- Mr. Beem expressed the following:
 - He is a spokesman for individuals with disabilities in Marion County;
 - He would like programs for individuals in the community with disabilities to continue;
 - Some individuals have challenges with transportation on the weekends, so they must wait until a weekday to receive services;

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- Services are not provided on Saturdays and Sundays if there is an emergency; and
- He would like this to be considered in the next budget.

(Video Time 00:03:28)

CONSENT

ASSESSOR'S OFFICE

1. Approve the Statement of Work with Converge Technology Solutions, US, LLC, in the amount of \$106,895.61 to provide migration and hosting services for two county servers through August 6, 2029.

BOARD OF COMMISSIONERS

2. OLCC License – Recommended Approval

- My 10 Investments, Inc., dba, Hitchin Post – Salem, Oregon; and
- 1918 Winter Street ABS, LLC., dba, Safeway #429

BOARD OF COMMISSIONERS

3. Approve the Cooperative Service Agreement with the United States Department of Agriculture (USDA) in the amount of \$425,000 to provide Animal and Plant Health Inspection Services (APHIS) and Wildlife Services (WS) for wildlife damage management activities retroactive to July 1, 2023, through June 30, 2028.

HEALTH AND HUMAN SERVICES

4. Approve the Purchase Order with Suddath Relocation Systems of Oregon, LLC to add \$150,000 for a new contract total of \$249,000 to provide moving and storage services through July 20, 2027.

PUBLIC WORKS

5. Approve the Purchase Order with Carson Oil Company, Inc. in the amount of \$300,000 for the purchase of fuel for county vehicles at secondary fueling locations retroactive to July 1, 2024, through June 30, 2026.

6. Approve the Purchase Order with Dick Hannah Chevrolet in the amount of \$374,420.32 for the purchase of four 2025 Malibu sedans as part of the county's annual scheduled light duty vehicle replacement plan, and the purchase of twelve 2025 Malibu sedans for Marion County Health and Human Services to replace twelve used vehicles purchased from the Oregon Department of Administrative Services that are at end of life, through April 30, 2026.

7. Approve Amendment #7 to the Contract for Services with Radio Technology Services to add \$272,445 for a new contract total of \$790,000 to provide project management and related consultant services for the Marion County Radio System Project through December 31, 2025.

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8. Approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AB01300 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project.

9. Approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W19DC03500 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project.

10. Approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AA01400 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project.

Approve the Contract for Services with Tait North America, Inc. in the amount of \$160,132 to replace existing and outdated radio communications equipment with new equipment for the Marion County Public Safety Radio Project through June 30, 2026.

(Motion made and approved to add this item to the agenda)

TAX OFFICE

11. Approve orders for a property tax refund for the following tax accounts:

- Costco Wholesale Corporation, account 532177, in the amount of \$115,476.80; and
- PJS Land Development, LLC, account 582448, in the amount of \$156,737.82.

12. Approve an order for the cancellation of two uncollectible personal property tax accounts as referenced in “Exhibit A”, in the total amount of \$8,381.61, for Tax ID’s 131561, Audrey Mae Bolkerm; and 125696, Joanna M. Cook.

MOTION: Commissioner Willis moved to adopt the consent agenda. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:08:07)

ACTION

BOARD OF COMMISSIONERS

13. Board Committee Appointment – Public Safety Coordinating Council

Consider approval of orders appointing Soraida Cross and Jonathan Castro Monroy as Citizens-at-Large and reappointing Frank Lonergan as a City Manager, Ed McKenney and Don Frederickson as Citizens-At-Large, Business Representatives, and Michael Runyon as the Oregon Youth Authority Committee representative to the Marion County Public Safety Coordinating Council with terms ending September 1, 2027. –Gary White

Summary of presentation:

- Mr. White is requesting approval for the reappointment of four individuals and the appoint of two individuals to the Marion County Public Safety Coordinating Council (MCPSCC):
 - Reappointed individuals include:
 - Frank Lonergan is the mayor of the City of Woodburn:
 - He will serve as a city manager/city representative.
 - Ed McKenney represents the business community:
 - He will serve as a citizen-at-large.
 - Don Frederickson represents the business community:
 - He will serve as a citizen-at-large.
 - Michael Runyon will serve as the Oregon Youth Authority Committee Representative:
 - This position is an Oregon Revised Statute mandated agency position.
 - Newly appointed individuals include:
 - Soraida Cross will serve as a citizen-at-large:
 - She has extensive experience in community and civic service.
 - Jonathan Castro Monroy will serve as a citizen-at-large:
 - He is a local business owner who has served on multiple boards.

Soraida Cross:

- Ms. Cross expressed the following:
 - She is excited to work on the council to collaborate and help provide solutions;
 - She is thankful for all the work the commissioners have performed;
 - She has worked in the City of Salem for 25 years;
 - She is a City of Keizer Council Member; and
 - She is passionate about:
 - Youth in the community; and
 - The livability and safety of county.

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Jonathan Castro Monroy:

- Mr. Castro Monroy expressed the following:
 - He moved to the City of Salem from Mexico at the age of seven;
 - He is the managing partner of the Castro Monroy Group; and
 - He is looking forward to the following:
 - Serving;
 - Understanding the dynamics of the council;
 - Determining what is going well and what is not;
 - Determining the barriers;
 - Finding out what other counties are doing to navigate the same challenges that Marion County has;
 - Learning;
 - Collaborating; and
 - Making meaningful contributions.

Board discussion:

- Commissioner Cameron expressed the following:
 - The county is statutorily required to have a PSCC;
 - The PSCC has done good things for the county; and
 - The council is working on Oregon HB 4002 to make communities safer including:
 - Holding individuals accountable; and
 - Getting individuals the help that they need.
- Commissioner Willis expressed the following:
 - The collaboration between all the partners sets Marion County apart;
 - The county has faced serious challenges;
 - Policy failures at the state level have made communities less safe;
 - Local partners have come together and put the community's safety first including:
 - Law enforcement agencies;
 - Local judges;
 - The Marion County District Attorney;
 - The Marion County Deputy District Attorney; and
 - Local defense attorneys.
 - The PSCC has tackled big challenges over the last couple of years; and
 - Individuals stepping up to serve on the PSCC and provide input and perspective helps communities.

MOTION: Commissioner Bethell moved to approve orders appointing Soraida Cross and Jonathan Castro Monroy as Citizens-at-Large and reappointing Frank Lonergan as a City Manager, Ed McKenney and Don Frederickson as Citizens-At-Large, Business Representatives, and Michael Runyon as the Oregon Youth Authority Committee representative to the Marion County Public Safety Coordinating Council with terms ending September 1, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:16:04)

BUSINESS SERVICES

14. Consider approval of the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$1,211,807 for the Marion County Health and Human Services Roof Replacement Project through June 30, 2025. –Terry Stoner and Wesley Miller

Summary of presentation:

- A Capital Improvement Project (CIP) has been approved to replace the roofs for a building located on 3180 Center Street:
 - The roofs are over 20 years old; and
 - The roofs have surpassed their life expectancy.
- The structure was built in the mid-1970s;
- The current roofs were redone in 2005;
- In 2005 a pitch evaluation was not performed:
 - The evaluation would have assessed to prevent puddling and ponding with new drains.
- Garland DBS, Inc, evaluated the roofs to determine the scope of work that needs to be done;
- The project scope will entail some of the following:
 - Adding a roof with significant pitch; and
 - Adding more drains.
- A typical Garland DBS, Inc., warranty includes parts and labor with no cap for 30 years; and
- The county received three quotes from businesses:
 - Even though this is a Cooperative Agreement, staff still went through a competitive process.

Board discussion:

- The county has been investing in the building for multiple years to ensure it is an asset to the community for many years into the future.

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MOTION: Commissioner Willis moved to approve the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$1,211,807 for the Marion County Health and Human Services Roof Replacement Project through June 30, 2025. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:19:50)

15. Consider approval of the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$999,413 for the Marion County Juvenile Detention Center Roof Replacement Project through June 30, 2025. –Tamra Goettsch, Terry Stoner, and Wesley Miller

Summary of presentation:

- The structure was built in 2005, and the original roof is still in place;
- There have not been many repairs until recently;
- The roof was evaluated to determine if the current roof can be refurbished or if a complete roof removal and rebuild is needed;
- The existing roof will remain on but anything in a vertical position will need to be redone including:
 - Seems;
 - Flashings; and
 - A new top sheet.
- The replacement will have a 30-year warranty; and
- Utilizing Garland DBS, Inc. on both roofing projects helped to keep expenses down.

Board discussion:

- None.

Motion: Commissioner Bethell moved to approve the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$999,413 for the Marion County Juvenile Detention Center Roof Replacement Project through June 30, 2025. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:21:37)

HEALTH AND HUMAN SERVICES

16. Consider approval of the Contract for Services with Rachael Liebman in the amount of \$480,000 to provide Psychiatric Mental Health Nurse Practitioner (PMHNP) services to individuals receiving mental health services at the Marion County Psychiatric Crisis Center (PCC) through June 30, 2026. –Natalie Stone

Summary of presentation:

- Ms. Liebman is a Psychiatric Mental Health Nurse Practitioner (PMHNP);

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- The Contract for Services is to provide PMHNP services at the Marion County Psychiatric Crisis Center (PCC) for two years;
- The contract is for a not-to-exceed amount of \$480,000;
- The PMHNP is an advanced practice registered nurse that specializes in providing mental health services to clients;
- A PMHNP provides some of the following:
 - Assessment and diagnosis:
 - Assesses individuals to determine the following:
 - Psychiatric disorders;
 - Substance abuse issues; and
 - Mental health illnesses.
 - Evaluates symptoms and medical history;
 - Conducts thorough assessments to diagnosis conditions;
 - Creates personalized treatment plans including:
 - Prescribing medications;
 - Recommending therapy; and
 - Coordinating care with other healthcare providers.
 - Provides therapeutic interventions; and
 - Collaborates with other specialists and professionals to provide comprehensive care.
- A PMHNP works in the following settings:
 - Hospitals;
 - Clinics;
 - Private practices; and
 - Community mental health centers.
- Ms. Liebman will work with a multi-disciplinary team at PCC;
- Ms. Liebman will collaborate with staff on:
 - Treatment plans;
 - Medicine prescriptions; and
 - Consultations.
- Service hours include weekends and late day appointments to accommodate clients; and
- Ms. Liebman has experience working in a crisis setting.

Board discussion:

- Commissioner Bethell expressed the following:
 - She appreciates Ms. Liebman's flexibility with her schedule;
 - Psychiatric Mental Health Nurse Practitioner (PMHNP) services are costly; and
 - There is an important expense as the state has challenges with their processes.
- Commissioner Willis thanked Ms. Stone for all the work that she does:
 - There are a lot of people in need of help.

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MOTION: Commissioner Willis moved to approve the Contract for Services with Rachael Liebman in the amount of \$480,000 to provide Psychiatric Mental Health Nurse Practitioner (PMHNP) services to individuals receiving mental health services at the Marion County Psychiatric Crisis Center (PCC) through June 30, 2026. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:25:52)

***Recess as Board of Commissioners.
Convene as Contract Review Board.***

CONTRACT REVIEW BOARD ACTION

BUSINESS SERVICES

Consider approval of an order granting an exemption to the Marion County Public Contracting Rules (MCPCR) to allow for approval of a Special Procurement without the initial seven-day public notice required by MCPCR 20-0285(3)(b). –Tamra Goettsch and Kathleen George
(Motion made and approved to add this item to the agenda)

Summary of presentation:

- The board order will waive the initial seven-day public notice requirement for a Class Special Procurement;
- The county's MCPCR 20-0285(3)(b) requires an initial seven-day notice:
 - The seven-day public notice is not a state requirement; and
 - The Marion County Board of Commissioners has the authority to waive the county's own rules.
- Approving the order will allow the county to continue the lease of a modular unit located in the City of Gates area:
 - The modular unit location serves individuals that were impacted by the 2020 Beachie Creek Wildfires; and
 - Multiple families utilize the location for:
 - Federal Emergency Management Agency (FEMA) supports;
 - County supports; and
 - A service hub for individuals still in the recovery process.
- The exemption will allow for continued use of the modular unit through 2026.

Board discussion:

- Commissioner Willis expressed the following:
 - The county has made a lot of progress on recovery in the Santiam Canyon following the 2020 wildfires:

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- An estimated 70 percent of the homes have been rebuilt;
 - There is still work to be done; but
 - The rebuilding efforts have been successful.
- Commissioner Bethell expressed the following:
 - Christian Aid Ministries operates out of this modular unit:
 - The organization is still working to rebuild eight homes starting in the fall.
 - The county has the ability to redesign what recovery looks like if managed properly.
- The county utilized two modular units:
 - The county had purchased one unit that was located in the City of Sublimity area:
 - The unit has been maintained and moved to the county's Center Street campus for facilities office space.
 - The second unit is the leased unit being discussed in this meeting:
 - The county would like to continue the lease per the original agreement.

MOTION: Commissioner Bethell moved to approve an order granting an exemption to the Marion County Public Contracting Rules (MCPCR) to allow for approval of a Special Procurement without the initial seven-day public notice required by MCPCR 20-0285(3)(b). Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

***Adjourn as Contract Review Board.
Reconvene as Board of Commissioners***

(Video Time 00:31:54)

PUBLIC HEARINGS 9:30 A.M.

COMMUNITY SERVICES

A. Public hearing to consider the United States Department of Housing and Urban Development (HUD), Community Development Block Grant (CDBG) and the HOME Investment Partnership programs 2024-2025 Annual Action Plan. –Steve Dickey

Summary of presentation:

- The United States Department of Housing and Urban Development (HUD) requires the development of an annual action plan from grantees;
- Marion County became an entitlement area in 2021:
 - The county received Community Development Block Grant (CDBG) and the HOME Investment Partnership funds to provide assistance to low to moderate income individuals and households; and
 - The Annual Action Plan addresses both programs.
- The Annual Action Plan documents the following:

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- Public involvement and input over the past year;
- The total amount of funding available for the upcoming year; and
- The plan for spending the funding in the upcoming year:
 - The plan is based on goals identified in the county's five-year consolidated plan.
- The county received funding for the upcoming 2024-2025 year which entails the following:
 - An estimated \$1,396,829 for the CDBG program;
 - An estimated \$509,833 for the HOME Investment Partnership program; and
 - An estimated \$161,770 in unallocated funds from previous years.
- Other funds received through the application process that are not part of the Annual Action Plan include:
 - HOME American Recovery Plan (ARP) funding in the amount of \$275,000; and
 - Opioid settlement funds in the amount of \$450,000:
 - These sources were added to help move projects forward.
- Approved CDGB projects include the following:
 - Program administration costs in the amount of \$279,366;
 - The Church at the Park for a commercial kitchen:
 - Estimated funding for the project is \$250,000.
 - Santiam Hospital and Clinics for a resiliency center:
 - Estimated funding for the project is \$250,000.
 - The City of Mt. Angel for a street and sidewalk project:
 - Estimated funding for the project is \$500,000.
 - The City of Silverton Area Community Aid Facility Remodel project:
 - Estimated funding for the project is \$250,000.
 - The Marion County Homeowner Residential Rehab Program:
 - Estimated funding for the program is \$158,499.
 - Chemeketa Community College for student housing assistance:
 - Estimated funding for the project is \$75,000.
 - Court Appointed Special Advocates (CASA) of Marion County to expand services at the City of Woodburn location:
 - Estimated funding for the expanded services is \$75,100.
- Projects not included in the Annual Action Plan that were funded by other sources include:
 - Soaring Heights Recovery Homes for acquisition of another home to expand services:
 - Estimated funding for the project is \$450,000; and
 - The project is utilizing opioid settlement funds.
 - The Center for Hope and Safety, City of Woodburn expansion:
 - Estimated funding for the project is \$100,000; and
 - The project is utilizing HOME-ARP funds.
 - Crossroads Communities for service collaboration:

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- Estimated funding for the project is \$175,000; and
 - The project is utilizing HOME-ARP funds.
- HOME Investment Partnership program projects include:
 - Funding was set aside for the Community Housing Development Organization (CHDO) as required by HUD:
 - Estimated funding is \$76,475; and
 - This was funded with HOME-ARP funds.
 - The Homebuyer Assistance Program:
 - Estimated funding for the project is 382,375.
 - HOME Program administration costs are \$50,983.

Testimony:

Support:

Mark Daniel:

- Mr. Daniel expressed the following:
 - He is the City of Mt. Angel Police Chief and City Manager;
 - The purpose of the project is to reconstruct Railroad Avenue:
 - It is 1,300 feet long; and
 - It extends from West Church Street to West Marquam Street.
 - The proposed project scope entails:
 - Constructing a 34-foot-wide, curb to curb, asphalt concrete street;
 - Parking will be allowed on one side of the street;
 - There will be a landscape median and sidewalk on the west side;
 - The east side, which is closest to the railroad tracks, will have no sidewalk due to trees;
 - Drainage is included in the design; and
 - Streetlights will be added per the national standards.
 - Railroad Avenue is one of the oldest streets in the City of Mt. Angel:
 - There are homes on the street from the early 1900's.
 - Benefits to the reconstruction of Railroad Avenue include:
 - Improves safety;
 - Widens the roadway access;
 - Provides sidewalks, curbs, and gutters;
 - Meets transportation needs; and
 - Improves pedestrian access in the city's downtown area.
 - The street is in significant deterioration;
 - A study was conducted that shows the improvements will help at least 102 individuals who are low to moderate income living in the area;
 - Neighborhood and transportation areas will be improved; and
 - The city is grateful for the funding.

Sarah DeSantis:

- Ms. DeSantis expressed the following:
 - She is the Executive Director for Silverton Area Community Aid (SACA);
 - The organization began in the 1950's as a church-based food pantry;
 - The organization assists low-income families with wraparound services including:
 - A food pantry;
 - Case management;
 - Rental assistance;
 - Utilities assistance;
 - Transportation assistance; and
 - Connections to other community resources.
 - The United States Department of Agriculture (USDA) income guidelines are used for the food pantry;
 - HUD housing guidelines are used for financial assistance program;
 - The organization serves a 260 square mile area with a lot of rural portions;
 - SACA is currently located in the basement of an old armory surplus building owned by the state that has not been well maintained:
 - The state does not have the funding to update the building; and
 - In 2017 it was determined that a new location was needed.
 - SACA's mission is to improve lives by providing food, services, and access to community resources;
 - With donor support SACA was able to purchase a building:
 - The building is at the north end of town;
 - The building is almost 20,000 square feet; and
 - The building has additional space for tenants that will provide revenue.
 - The building has enough space to allow for the expansion of programs and services;
 - The project is 80 percent funded;
 - It is anticipated that construction will be complete in three to four months; and
 - SACA hopes to have the new location open in early 2025.

Board discussion:

- The organization is currently operating in the basement of the leased state building;
- This is a non-profit project and can take multiple years to raise the needed funding;
- SACA started their capital campaign in the spring of 2023;
- Donors helped with the purchase the new building before the capitol campaign launched;
- Once the building was purchased the design and construction process began:
 - Architects donated their time; and
 - The construction contractor has extensive experience in working with non-profit organizations:
 - The contractor is familiar with projects starting when funding is available and pausing until more funding can be raised.

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- Currently the infrastructure is completed, and the project is ready for finishing touches;
- The project is utilizing CDBG funding and is required to be completed within 18 months of receipt of the funds;
- It is anticipated that the building will be complete in early 2025;
- The project is approximately 81 percent funded;
- SACA has several grant applications for the project;
- The funding gap is approximately \$850,000:
 - The total cost of the project is \$4 million.
- Commissioner Bethell expressed the following:
 - The timeline is important;
 - She is concerned with the money being tied up and not providing a current service;
 - She would like to help the project reach its goal;
 - There is funding that comes in annually;
 - It is important for the commissioners to know if there is a hiccup in the plan so that they can pivot and make sure the dollars are actively being used for community needs;
 - The community is short of service providers that have transparent intentions that can provide real outcomes;
 - She is pleased with the funding support for Crossroads Communities; and
 - The county needs more organizations that understand what personal accountability is, that can also face challenges.
- Commissioner Cameron expressed the following:
 - He recently visited a Soaring Heights Recovery Home facility and saw the work being done;
 - Small projects can make a big difference in an individual's life; and
 - The work that staff performs helps the program run smoothly.

Commissioner Cameron closed the public hearing.

(Video Time 01:00:21)

ACTION

COMMUNITY SERVICES

17. Consider approval of a resolution to adopt the Program Year 2024-2025 Annual Action Plan under the Community Development Block Grant (CDBG) and the HOME Investments Partnership Program. **(TO BE ACTED ON FOLLOWING THE PUBLIC HEARING)** –Steve Dickey

MOTION: Commissioner Willis moved to approve a resolution to adopt the Program Year 2024-2025 Annual Action Plan under the Community Development Block Grant (CDBG) and the HOME Investments Partnership Program. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 01:00:50)

Board discussion:

- Commissioner Bethell expressed for the record the following:
 - It is a pleasure to work with Commissioner Cameron and Commissioner Willis;
 - Each commissioner has a different background, but they share the same goals;
 - The work is not always exciting or positive; but
 - The commissioners are a great team that come up great solutions.

Commissioner Cameron adjourned the meeting at 10:04 a.m.


CHAIR


COMMISSIONER


COMMISSIONER

Board Sessions can be viewed on-line at

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

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BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, August 14, 2024

9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

PRESENT: Commissioner Kevin Cameron, Commissioner Danielle Bethell, and Commissioner Colm Willis. Also present were Cody Waltermann as county counsel and Brenda Koenig as recorder.

ABSENT: Jan Fritz, chief administrative officer

Commissioner Cameron called the meeting to order at 9:02 a.m.

(Video Time 00:07:41)

PUBLIC COMMENT

David Beem:

- Mr. Beem expressed the following:
 - He is a spokesman for individuals with disabilities;
 - He is concerned for individuals with disabilities who live near the wildfires and their ability to leave in an emergency; and
 - He would like an emergency evacuation plan for individuals with disabilities.

Board discussion:

- Marion County received \$1 million from the Oregon Health Authority (OHA) to create a database for individuals with disabilities for emergency management; and
- In the event of an emergency, individuals should be in the database so that emergency responders can go and engage to get them out.

(Video Time 00:09:34)

CONSENT

BOARD OF COMMISSIONERS

1. OLCC License – Recommended Approval

Whitaker Wine Group – St. Paul, Oregon

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PUBLIC WORKS

2. Receive notice of the hearings officer's decision denying Conditional Use (CU)
Case #24-006/Joy Blackman Revocable Trust.

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

(Video Time 00:10:12)

ACTION

COMMUNITY SERVICES

3. Consider approval of the Subrecipient Agreement with the Union Gospel Mission (UGM) to provide HOME Investment Partnership (HOME) American Rescue Plan (ARP) grant funding in the amount of \$1,463,481 to assist with the Simonka Place for Women and Children Renovation Project retroactive to July 1, 2024, through June 30, 2027. –Steve Dickey; and Dan Clem, Bryce Petersen, Kathy Smith, and Jodi Hack, Union Gospel Mission of Salem

Summary of presentation:

Steve Dickey:

- The Subrecipient Agreement with the Union Gospel Mission (UGM) is for the Simonka Place for Women and Children renovation;
- This project has been in the works for an extended period of time; and
- There have multiple detailed discussions with both the board and the UGM regarding the project.

Dan Clem:

- Mr. Clem is the Executive Director for the UGM of Salem;
- Mr. Clem presented a plant to the Marion County Community Services team that symbolizes growth:
 - The plant will be planted when the new building is occupied.
- In 1968, June Simonka established the first women's shelter on the west coast;
- The shelter is expanding from 86 beds to 97 beds;
- The expansion will predominantly be for families;
- Currently children use their rooms, hallways and the courtyard to play:
 - The expansion will provide the children with more space to live and thrive while their mothers are receiving help to improve their lives.
- UGM wants to address homelessness by adding beds;
- Currently there is not enough space, and individuals are being turned away;
- The projects timeline entails:
 - Starting architect and engineering design;
 - Fund-raising events;
 - Construction beginning in April 2025; and
 - Construction completed in October 2025 before the arrival of cold weather.

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- Simonka Place for Women and Children provides educational classes; and
- Future generations will benefit from the expansion:
 - This is a one-time investment, but for many it is a lifetime investment;
 - It is an economically distressed area;
 - The investment will lift people and the community up; and
 - The impact to new lives will be incalculable.

Bryce Petersen:

- Mr. Petersen is the Board of Directors, Chair, for the UGM of Salem;
- Mr. Petersen expressed his appreciation to the board and staff for their work and support;
- There have been several meetings where the details and specifics of the grant have been discussed; and
- The UGM is excited to move forward with the project.

Jodi Hack:

- Ms. Hack is the Board of Directors, Vice-Chair, for the UGM of Salem;
- Ms. Hack expressed her appreciation to the board and staff for their work and support;
- Amazing work happens every day at Simonka Place for Women and Children; and
- Providing more space for children and mothers is greatly needed.

Kathy Smith:

- Ms. Smith is the Director for the UGM of Salem, Simonka Place for Women and Children;
- Seventy-four women and children were sheltered in the facility the previous night;
- The expansion will provide more space and opportunity for more women to experience life change;
- The fiscal year for UGM is from September 1st to August 31st:
 - In the last 11 months 149 women have found permanent, stable, and safe housing; and
 - This includes an additional 42 children.
- These numbers will continue to grow with the county's support; and
- Every woman and child staying at Simonka Place for Women and Children are grateful to be there:
 - It is not a five-star hotel;
 - It is not a homeless shelter; but
 - It is a home:
 - The women and children see it as their home until they can move into permanent housing.

Board discussion:

- Commissioner Cameron expressed the following:
 - Finding permanent housing is a critical need in the community;
 - There are many organizations that work on housing needs; and
 - The UGM's results speak for themselves.
- Commissioner Bethell expressed the following:
 - The UGM relies on multiple funding sources;
 - Navigating the hurdles that come with government funding and the strings that come with government funding is uncomfortable for organizations that rely on their neighbors;
 - She is grateful to the UGM board for making the commitment to navigate the grant process;
 - This renovation will impact multiple generations;
 - Youth is a small part of life, but what a child remembers is usually how they will live their lives; and
 - Staying in a warm, safe home, surrounded by love will make a huge difference in a child's life.
- Commissioner Willis expressed the following:
 - Children do not have political action committees;
 - Children do not have lobbyist;
 - It is a testament to every community when adults get together and give their time to take care of the children in our communities;
 - Communities stand up for children that have been victims of abuse or youth who are homeless;
 - He is grateful for the following:
 - Being part of a community where taking care of the children in our communities is who we are;
 - For the integrity of the UGM and the way that they conduct themselves:
 - Organizations that have integrity stand out.
 - To the UGM for partnering with the county to do this work for the women and children in our communities that need us.
 - It is important to take care of everyone in our community especially those individuals that need a hand up for a bit of time.

MOTION: Commissioner Willis moved to approve the Subrecipient Agreement with the Union Gospel Mission (UGM) to provide HOME Investment Partnership (HOME) American Rescue Plan (ARP) grant funding in the amount of \$1,463,481 to assist with the Simonka Place for Women and Children Renovation Project retroactive to July 1, 2024, through June 30, 2027. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:31:13)

PUBLIC WORKS

4. Consider approval of the Standard Professional Services Contract with Cushing Civil Engineers, Inc. in the amount of \$768,675 for the design of civil site improvements at various radio communication sites associated with the Marion County Public Safety Radio Project through December 31, 2027. –Brian Nicholas

Summary of presentation:

- The current public safety radio system utilized by the Marion County Sheriff's Office is being replaced;
- The project entails building a radio system that will have the capacity to serve all first responder agencies within the county;
- There are 17 sites in the system:
 - They are not all broadcast and receive sites; and
 - Some of the sites are just network sites including the following:
 - The public works building; and
 - The courthouse:
 - These sites are still part of the radio system.
- The contracts funding breakdown entails the following:
 - An estimated \$638,000 is for engineering and permitting core services and required tasks at each of the sites; and
 - An estimated \$130,000 is for contingency tasks that will be performed if the need arises:
 - Staff is hoping to keep the contract funding expense around \$640,000.

Board discussion:

- The project and the contract with Cushing Civil Engineers, Inc. was discussed in detail at a prior Management Update meeting;
- The contract is part of a bigger project and is the next step in the process;
- A large percentage of the project will utilize American Rescue Plan Act (ARPA) funding:
 - Many ARPA projects need to be completed in 2026; and
 - The project will require follow-up work so the term date was extended.

Motion: Commissioner Bethell move to approve the Standard Professional Services Contract with Cushing Civil Engineers, Inc. in the amount of \$768,675 for the design of civil site improvements at various radio communication sites associated with the Marion County Public Safety Radio Project through December 31, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:35:20)

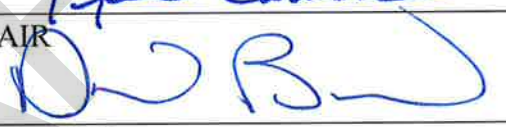
PUBLIC HEARINGS

9:30 A.M.

None.

Commissioner Cameron adjourned the meeting at 9:39 a.m.


CHAIR


COMMISSIONER


COMMISSIONER

Board Sessions can be viewed on-line at

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

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O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

September 17, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis. Staff: Jan Fritz, Matt Lawyer, Trevor Lane, Shawnnell Fuentes, Jon Heynen, Alvin Klausen, Brian Nicholas, Katrina Griffith, Chris Einmo, Tsige Woldegiorgis, Lani Radtke, Tamra Goettsch, Debbie Wells, Toby Giddings, Dennis Mansfield, Mai Cao, Rhett Martin, Tryna Luton, Greg Walsh, Sherry Linter, Chris Eppley, Steve Dickey, Brian May, Stephanie Pulvers, Kathleen George, Jeff White, Scott Norris, and Chad Ball.

Jan Fritz called the meeting to order at 9:30 a.m.

INFORMATIONAL:

1. Contract Amendment 2, with Mill City, ARPA Grant Funds Returned to Marion County; And Reallocated to Marion County Public Works for Canyon Sewer Project

-Jeff White, Toby Giddings, Chris Einmo

Summary of presentation:

- Reallocating the funds from the Mill City project to MCPW for the work to be performed:
 - The Mill City project is related to the Canyon sewer project; and
 - It will be done by the same contractor.
 - Creates economies of scale and moves the project forward faster.
- Mill City used \$200,000.00 of the original \$ 1,000,000.00 and is returning the rest to be used by PW for the canyon sewer project.

Board Direction:

- The board of commissioners (BOC) are good to proceed on consent.

2. Consider Solid Waste Management & Marion County Water Quality Advisory Board Appointments

- **Ryan Zink – Reappointment**
- **Gary White, Chair Position**
- **Brenda Sanchez, Vice Chair Position**

-Brian May

Summary of presentation:

- Mr. Zink would like to serve a second term in the Solid Waste Management Advisory Council (SWMAC):
 - Mr. Zink is the community representative liaison;
 - He is a budget officer/franchise coordinator for the city of Salem;
 - Involved in the Cost of Service Analysis (COSA); and

- Unanimous agreement for reappointment.
- Marion Water Quality Advisory Committee (MWQAC):
 - For the chair and vice chair positions:
 - Mr. White has served as an at large member since 2021:
 - Excited for him to be chair and bring in meeting organization.
 - Ms. Sanchez has served as a past vice chair:
 - Currently a member at large;
 - District manager for Soil and Water Conservation District; and
 - Work experience on water rights, regulations, water and soil management.

Board Direction:

- The BOC is good to proceed with item on consent.

3. ARPA Fargo Sewer Collection System Improvements

-Brian Nicholas

Summary of presentation:

- A few years ago, an ARPA grant of \$600,000 was awarded to Fargo:
 - Intended to pay for Fargo's share of the city of Donald's treatment plant expansion; and
 - This project has been put on hold.
- Funds will be used for improvements to the Fargo sewer collection system;
- Improvements will include:
 - Capping and sealing areas with ground water intrusion.
- One area to be capped, once done, may get under the 50,000 gallon per day cap;
- Agreement redirects ARPA funding to another project from original project;
- The city of Donald is aware;
- Almost ready for bidding on the Fargo project; and
- Want to complete this fall so reduction in gallons per day is seen during the winter.

Board Direction:

- The BOC is good to proceed.

4. North Santiam River Gates Bridge Repair Project

-Ryan Crowther

Summary of presentation:

- Marion County maintains this bridge;
- There is a bump, and the road is beginning to settle:
 - Structurally there are items under the bridge causing this.
- This repair has been budgeted;
- Has been advertised and ready to award contract;
- Contract amount is \$316,194.44;
- HP Civil, Inc in Aumsville is the lowest bidder; and
- Will come to board session to present.

Board Direction:

- The BOC is good to proceed.

5. Approval of Contract with University of Oregon

-Greg Walsh, Mike Hintz

Summary of presentation:

- For the Marion County Underserved and Rural Continuity Population and Infrastructure Vulnerability Assessment;

- Provides in depth look of the county to create a comprehensive hazard vulnerability assessment and risk assessment:
 - Eventually evacuation plans for Marion County.
- Funding received from Federal Emergency Management Agency (FEMA) and Office of Emergency Management (OEM):
 - Post disaster hazard mitigation funding.
- Contract allows using funding and working with the University of Oregon;
- Large part is assessing routes for evacuation from hard to reach areas:
 - Entire county will be assessed.
- Per FEMA cannot call it an evacuation plan:
 - Want vulnerability assessment with priority routes.
- Looking at hard to reach areas and limitations for evacuating individuals will allow to build better plans and processes;
- Marion County Emergency Management will do more work in addition to this plan;
- This will inform the Multi-Jurisdictional Vulnerability Assessment:
 - Done every four to five years;
 - Must be approved; and
 - This contract will give more data than previously had before.
- A program is used that requires the language;
- Full assessment for all including those fully mobile:
 - Then the focus will be on those that are harder to reach and not mobile.
- The consulting team does majority of the work with the county guiding;
- Marion County Sheriff's Office (MCSO) is part of the process:
 - This is being done for MCSO as it will be a primary tool for them.

Board Direction:

- MCSO must be specifically listed as a representative; and
- Work with Clackamas and Linn County's Sheriff's Office and Emergency Management team.

6. Janitorial Service, HHS Department with Garten Services

-Mark Liudahl, Rhett Martin

Summary of presentation:

- Amending contract to add two years and \$500,000:
 - New contract total will be \$1.3 million; and
 - Will expire on September 30, 2026.
- Since 2021 Garten provides scheduled and on call cleanings for leased locations:
 - Silverton Road;
 - Crisis Center;
 - Beverly Buildings;
 - Woodburn; and
 - The cottages.

Board Direction:

- The BOC is good to proceed.

7. Sole Source Determination Clearinghouse Vendor-Availity, LLC- Essentials

-Tryna Luton, Mai Cao, Toby Giddings

Summary of presentation:

- Marion County Health and Human Services (MCHHS) completed a specification documenting the need to continue using Availity Essentials;
- Request for Information was publicly noticed for seven days:

- Notify of specification and intent to conduct sole source determination; and
- No comments were received.
- This would be a three-year contract for \$36,000;
- This is to allow to create a contract;
- There is an existing contract with Availity:
 - Works with the Electronic Health Record (EHR) tool.
- Clearinghouse is a third party business working with the county's EHR system:
 - Providers and hospitals use it to submit claims to health plans;
 - Talks to health plans services are provided for; and
 - Claims are scrubbed, sent to health plans and paid through system.
- Changing to a different clearinghouse would cause a major financial and administrative burden;
- This is an existing interface; and
- Cloud system used, DrCloudEHR, is compatible with Availity.

Board Direction:

- The BOC is good to proceed.

8. IGA with OHA, Amendment 7, Aid Assist Client Services, Additional Funding

-Ryan Matthews

Summary of presentation:

- Adding funds in the amount of \$597,639.39;
- During 2023, worked with Association of Oregon Community Mental Health Programs (AOCMHP) to revise the funding formula;
- Mr. Matthews worked with AOCMHP to advocate for Marion County relating to aid and assist;
- The funding formula was revised as several counties did not receive funds;
- This funding was previously received;

Board Direction:

- The BOC is good to proceed

9. Contract with Salem Health for Mental Health Screenings

-Debbie Wells

Summary of presentation:

- Marion County Health and Human Services provides 24/7 mental health screenings to Salem Health in the Emergency Room (ER) department;
- MCHHS requested an increase for a flat rate for of \$200 per assessment:
 - Previously charged \$100.
- Back date the contract to September 1, 2024;
- Contract expires August 31, 2026, with an option to extend for an additional year; and
- Will continue to provide services at Salem Health Emergency Department even after relocation of Crisis Center.

Board Direction:

- The BOC is good to proceed.

10. Secretary of State Security Pilot Program Drop Site Cameras

-Bill Burgess

Summary of presentation:

- US Department of Homeland Security recommends several items for the election as some may decide to disturb the process including:

- Surveillance cameras on the election drop boxes;
- Tamper evidence seals;
- Openings in drop boxes that will not accept items larger than a ballot:
 - Marion county already does this.
- Unique locks:
 - Marion County does this.
- Secure base that connects to an immovable object:
 - Most boxes are in cement with rebar; and
 - The rest are bolted in.
- Ballot boxes to be made of sturdy and heavy materials:
 - Marion County boxes weigh between 600 to 1,000 pounds.
- Would like to have cameras on all drop boxes but it may not be feasible at this time;
- Secretary of the State's program gave \$9,466.86 for cameras on two drop boxes:
 - It will be used on the busiest; and
 - Expect about 4,000 ballots per box:
 - The health department location; and
 - The city of Keizer location.
- The funds will cover the following:
 - Pay for the cameras;
 - Pay for the first year of licensing; and
 - There is a ten-year warranty on the cameras.
- The Keizer location currently does not have cameras;
- All the data will be kept by the state and the county will have access to it online;
- The cost is \$136 per camera per year licensing agreement;
- The grant has already been applied for and received:
 - Need to know if the BOC is good to proceed with this.

Board Direction:

- Would like to see the IGA, costs, and meet with Business Services and Information Technology before proceeding. More information/discussion is required.

11. Employee Assistance Program Services for County Employees

-Lori Klemsen

Summary of presentation:

- Marion County uses Canopy for its Employee Assistance Program;
- Canopy provides the following:
 - Counseling for individual, family, and work;
 - Legal assistance; and
 - Coaching services.
- Looking to add \$15,000 to the contract:
 - This will cover costs for the remainder of the year.
- Currently pay \$3.10 per employee per month;
- Any additional services such a training and crisis intervention are an additional cost;
- After December a new two-year contract will be done;
- Switched to Canopy as there were issues with the previous provider:
 - Can research if there are other companies.
- There have been 81 individual session visits through the end of quarter two;
- Employees contact Canopy through a 1-800 number or through the website; and
- Have called Canopy when encountering loss of employees.

Board Direction:

- The BOC is good to proceed with the item on consent.

12. Special Procurement of Absorb Enterprise Learning Management System (LMS)

-Lori Klemsen

Summary of presentation:

- Special procurement to continue with Absorb;
- Currently in the process of obtaining a new Enterprise Resource Planning (ERP):
 - Unsure, at this time, if LMS will be part of the new system.
- This system is used countywide;
- If LMS is not part of the ERP then a competitive process will be done; and
- This is a two year extension.

Board Direction:

- The BOC is good to proceed with item on consent.

13. Appointing Tamra Goettsch as the Marion County Section 504 Coordinator, and HIPPA Officer

-Tamra Goettsch

Summary of presentation:

- Appoint Tamra Goettsch as the Marion County Section 504 Coordinator, and HIPPA Officer

Board Direction:

- The BOC is good to proceed.

14. 2023-2024 Consolidated Annual Performance Evaluation Report (CAPER)

-Steve Dickey

Summary of presentation:

- This report is for the US Department of Housing and Urban Development (HUD);
- This provides information on how HUD funding was used through CDBG and HOME over the past year;
- This satisfies all of HUD's questions, including:
 - Who was served;
 - How they were served; and
 - How funds were used.
- This is a requirement for receiving HUD funding;
- Provides report and status on the following:
 - Each active project through CDBG and HOME;
 - Public outreach efforts; and
 - Project accomplishments through the funds.
- The activities and projects in the report are from 2023/2024;
- Open for public comment and no public comments received:
 - Published in various publications.
- The submission deadline is September 30, 2024; and
- There will be a public hearing.

Board Direction:

- The BOC is good to proceed.

15. Board Session Agenda Review

-Commissioner Kevin Cameron

Summary of presentation:

- Overview of agenda.

Board Direction:

- The BOC is good to proceed.

16. Contract Review Board Contract Specific Special Procurement

-Matt Wilkenson

Summary of presentation:

- This is a purchase to replace a boat;
- The standard process for purchasing a new boat is as follows:
 - The Oregon State Marine Board (OSMB) conducts a three quote procurement process; and
 - Then the funds are given to the county for purchase.
- Seeking special procurement as the boat will be over \$100,000:
 - This makes it the formal process for Marion County;
 - An intermediate process for the OSMB; and
 - Special procurement will allow to follow OSMB's process.
- This will replace the 2003 boat, North River;
- New one will likely be an enclosed cabin;
- The other two boats are open on the sides;
- Marion County Sheriff's Office is responsible for all waterways between Labor Day and Memorial Day, during the winter including:
 - Willamette River;
 - Santiam River;
 - Detroit Lake; and
 - Other lakes.
- Closed cabin is helpful during the cold rainy winters; and
- Hope to have the boat in by June 2025

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE**Commissioner Danielle Bethell**

- N/A

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

OTHER**Tamra Goettsch - MCPW Generators**

- There were two month rented generators for \$40,000 a month;
- Contract is coming to board session October 9, 2024:
 - Would like to bring it in earlier to save \$40,000.

Board Direction:

- The BOC is good to proceed in bringing the contract to an earlier board session.

Adjourned – time: 10:30 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, September 18, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

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

Commissioner Cameron called the meeting to order at 9:00 a.m.
Commissioner Willis arrived at 9:02 a.m.

(Video Time 00:00:49)

PUBLIC COMMENT

Jessica Howard:

- Ms. Howard is the President of Chemeketa Community College (CCC);
- Ms. Howard shared how Chemeketa serves Marion County:
 - A 2,600 square mile district is served which includes two other counties and a part of Linn County;
 - Of the seven locations, four are located in Marion County:
 - Chemeketa center for Business and Industry (CCBI), Salem, Brooks, and Woodburn.
 - Marion County residents are three quarters of the student population;
 - Chemeketa has the greatest rate of Marion County high school students going to it;
 - By dual credit Marion County high school students saved almost \$12 million in the last decade;
 - The Chemeketa Scholars Program, offered by no other community college in Oregon, has saved Marion County residents \$15.5 million:
 - This is 79 percent of the total amount given out in the last decade.
 - Oregon Promise has saved Marion County residents \$13.6 million;
 - Chemeketa was part of an economic impact study, and it said every dollar a student invested in their education there is an \$8.50 return;
 - The community invested in Chemeketa, in 2008, through a \$92 million bond measure:
 - It was a 27 cent per \$1,000 property tax rate and it is retiring this year.
 - The new bond measure is for \$140 million:

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- Reflects the increase in properties and property values;
- The rate remains the same;
- Will fund the following:
 - Careers in healthcare, trades, and emergency services;
 - Upgrade building seven as a disaster resource site at the Salem campus;
 - Upgrading teaching and learning spaces;
 - Safety and security;
 - Science lab on the Woodburn campus; and
 - Upgrading all campuses for student success such as math and writing tutoring centers.

Board discussion:

- Chemeketa is the first community college to offer a bachelor's degree in leadership and management; and
- Chemeketa is working on adding two more bachelor's degrees.

(Video Time 00:07:29)

PROCLAMATION

BOARD OF COMMISSIONERS

1. Consider approval of a proclamation designating the week of September 17-23, 2024, as Constitution Week in Marion County. –Arleta Day, National Society Daughters of the American Revolution (NSDAR), Chemeketa Chapter

Summary of presentation:

- The US Constitution was written in 1787 and signed on September 17, 1787;
- It was ratified by the states in 1788;
- The US constitution is the oldest and shortest of all constitutions;
- The constitutional convention was attended by 55 delegates and was signed by 39 delegates, three dissented and Rhode Island did not attend;
- The Bill of Rights was added to the constitution in 1791;
- More than 11,000 amendments have been introduced to congress and 33 went to the states to be ratified and 27 received approval from the states to become part of the constitution;
- National Archives in Washington D.C displays the constitution; and
- After the attack on Pearl Harbor the constitution was moved to Fort Knox for safekeeping.

Board discussion:

- Commissioner Willis expressed gratitude for the constitution;
- Commissioner Bethell stated more people should read it;

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- Commissioner Cameron stated more people should understand what it means; and
- Commissioner Willis read the preamble of the constitution.

MOTION: Commissioner Willis moved to approve a proclamation designating the week of September 17-23, 2024, as Constitution Week in Marion County. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

The commissioners read the proclamation.

(Video Time 00:17:58)

PRESENTATIONS

2. Accreditation Recognition for the Marion County Sheriff's Office, Institution and Enforcement Divisions. –Commander Tad Larson and Commander Jason Bernards

Summary of presentation:

Commander Tad Larson:

- Previously Oregon jails were inspected under jail statute 169.076;
- About 20 years ago Jail Command Council and State Sheriff's Association met to discuss higher level of inspection standards;
- The previous model worked fairly well but the push to independent auditing has seen a transition to an accreditation model;
- In 2022, Sheriff's in the state voted unanimously to change to an accreditation model which includes 313 jail standards:
 - Statutes and statutory requirements are still encompassed within the new model; and
 - The standards are broken into Tier One and Tier Two objectives.
- Tier One is health, safety, and well-fare;
- Tier Two is non-health, safety and well-fare:
 - Exercise and commissary schedules are considered Tier Two, transportation, scheduling, clothing, etc. are Tier One.
- In 2023, jail inspectors began training and Clackamas County did a test run;
- Marion County was the first jail to be inspected under the new standard:
 - Marion County passed.
- A few of the inspectors' comments included:
 - Adults in custody were well-behaved, compliant, and respectful;
 - Staff were professional, knowledgeable of their areas and their responsibilities; and
 - The jail was clean, quiet and well-maintained.
- The jail staff and inspectors had to prepare beforehand for all 313 standards:
 - Including providing documentation proving standards were being followed.

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- A single standard was not applicable as it involves interns and the medical unit which Marion County Jail does not have; and
- A single standard needed improvement:
 - A contract was signed to inspect the medical files; and
 - The county's doctors can no longer inspect their own medical files.

Commander Jason Bernards:

- The enforcement division must be accredited through ORS 181.657;
- The division has gone through three reaccreditations:
 - The first was in 2014; and
 - The last was done in 2023.
- There are three steps in the accreditation process:
 - The application phase;
 - The self-assessment phase; and
 - The on-site assessment.
- During the entire process regular job duties are still being performed;
- The reaccreditation process takes about six to 18 months; and
- Director of the Accreditation Alliance, Scott Hayes, stated he would like to recognize the outstanding work of the accreditation team and their attention to detail.

Board discussion:

- Commander Larson has provided 30 years of service to Marion County:
 - He has loved his career in the county and is proud of it;
 - He has been given many opportunities and he has enjoyed it; and
 - He is thankful for the support given to the Marion County's Sheriff's Office.
- Commissioner Bethell stated the following:
 - Commander Larson knows much about the jail, and this is a testament to the passion he has for his work;
 - Appreciate the safe environment given to adults in custody;
 - Expectations are set by Commander Larson to the staff; and
 - She appreciates the good food in the building.
- Commissioner Willis stated the following:
 - Grateful for the work done by Commander Larson;
 - What individuals do make a place functional to work at;
 - Commander Larson takes responsibility for all parts of the jail; and
 - Individual work and care for community matters.
- Commissioner Cameron stated the following:
 - Commander Larson's response during covid was great;
 - His leadership has mattered; and
 - Marion County is a better place because of Commander Larson.
- Jan Fritz stated the following:
 - Commander Larson has worked under six sheriffs;

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- Each has depended on the commander and his leadership;
- The work done with the jail deputies and increasing the standards; and
- National consultants stated Marion County Jail is one of two in the nation where others go to learn how to run a jail professionally.
- Thankful to the enforcement division and Commander Bernards' work to get it accredited;
- Commissioner Bethell would love to learn more about the enforcement division and its accreditation:
 - The board can share with the public the work being done.

(Video Time 00:35:55)

3. United Way 2024 Employee Contribution Campaign Kick-off. –Gary White; and Melinda Freshour and Cathy McInnis, United Way of the Mid-Willamette Valley

Summary of presentation:

- Last year's employee contribution campaign was successful;
- This year's employee contribution campaign will feature many of the same items from last year;
- The United Way has changed over the years, it changes as the community voices its desires and wants;
- Thankful to Marion County for continuing to support the work of United Way and helping to meet the community's needs;
- The latest project was the Back-to-School Community Cares project:
 - Every staff member and teacher in the school district was served a meal before school began; and
 - Community partners came together to show they care.
- United Way has over 700 partners in Oregon:
 - They use these partners to meet specific needs of individuals.
- The funds provided for United Way help support many events and causes;
- Some of the ways United Way helps include:
 - Awesome 3000;
 - Enrichment Academy before and after school;
 - Safe Sleep United for homeless women, their children and pets;
 - Work with Willamette University to teach philanthropy;
 - Give funds to non-profits who apply;
 - Community Resource Center saves items from the landfill:
 - Last year \$7 million worth of goods was reused.
 - Cottages for seniors:
 - There are ten of them;
 - Keeping seniors from being homeless; and
 - Hoping to keep the project going.

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Board discussion:

- The cottages are 400-foot studio style homes:
 - Installed washer and dryer; and
 - A full bathroom.
- Rent for the senior living cottages is \$500 a month;
- This is a growing need and will continue to grow as the populations ages and individuals struggle to pay the cost of living;
- There are 188 individuals waiting for housing:
 - Every day more calls and e-mails come in with more needs.
- United Way works with the Marion County Housing Authority; and
- October 1, 2024, is the kick-off event for the Employee Contribution Campaign:
 - It will begin with biscuits and gravy with eggs;
 - Throughout October there will be more activities; and
 - It will be more competitive, this year, among departments.

(Video Time 00:52:05)

CONSENT

PUBLIC WORKS

4. Approve the Purchase Order with Dick Hannah Chevrolet in the amount of \$145,074.18 for the purchase of four Chevrolet Silverado 1500 half-ton pick-ups as part of the county's annual scheduled light duty replacement plan through April 30, 2025.

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

(Video Time 00:53:06)

BUSINESS SERVICES

5. Consider approval of the Public Improvement Agreement with Hermanson Company in the amount of \$755,061 for the renovation of the HVAC system at the Marion County Court Annex through November 30, 2025. –Terry Stoner

Summary of presentation:

- The heating and cooling system in the annex broke down;
- Went out for public bids to get it replaced:
 - There were two bids received.
- Hermanson Company was chosen as the bid to move forward with.

Board discussion:

- None.

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MOTION: Commissioner Willis moved to approve the Public Improvement Agreement with Hermanson Company in the amount of \$755,061 for the renovation of the HVAC system at the Marion County Court Annex through November 30, 2025. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:54:56)

COMMUNITY SERVICES

6. Consider approval of the Contract for Services with Cascade Sound, Inc., in the not-to-exceed amount of \$101,761 to provide sound, stage, and lighting services for the Marion County Fair through December 31, 2027. –Kelli Weese

Summary of presentation:

- A contractor is utilized for delivery, set-up, operations, labor, and maintenance of stages and sound at and during the fair;
- In the spring a Request for Proposal (RFP) was issued:
 - The Fair Board reviewed the proposals;
 - Cascade Sound, Inc was recommended; and
 - The board of commissioners (BOC) looked over the recommendation on August 27, 2024, during Management Update.
- The BOC chose to proceed with a three-year contract with an option to extend it for two years;
- Will be working with provider through the 2027 fair with the opportunity to go through the 2029 fair; and
- The funds will come from the Fair Fund:
 - The revenue comes from fair revenues and state subsidies.

Board discussion:

- The \$101,761 is for three years.

Motion: Commissioner Bethell moved to approve the Contract for Services with Cascade Sound, Inc., in the not-to-exceed amount of \$101,761 to provide sound, stage, and lighting services for the Marion County Fair through December 31, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:57:24)

DISTRICT ATTORNEY'S OFFICE

7. Consider approval of a Sole Source Determination to award a contract to Karpel to provide prosecutor case management software and related services with an anticipated term date of five years. –Brendan Murphy and Toby Giddings

Summary of presentation:

- The current management system does not meet the department's needs;
- The DA's office, Finance and IT, met to come up with a procurement strategy:
 - Learned that there is a platform, which 34 Oregon counties use; and
 - Brand name specification, and sole source determination is the most appropriate pathway.
- There are four requirements and at least one needs to be met:
 - There are three that have been met.
- This allows the DA's office to meet with Karpel to discuss the contract's framework and if this is a workable solution; and
- The current system is a burden to the DA's office and the IT department.

Board discussion:

- None.

MOTION: Commissioner Willis moved to approve a Sole Source Determination to award a contract to Karpel to provide prosecutor case management software and related services with an anticipated term date of five years. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 01:00:36)

HEALTH AND HUMAN SERVICES

8. Consider approval of the Contract for Services with Pelton Project, Inc. in the not-to-exceed amount of \$150,000 to provide Mental Health Services (MHS 28), Inpatient or Residential Treatment Services, to individuals who are not Medicaid eligible or without Social Security Income (SSI) benefits retroactive to January 1, 2024, through June 30, 2025. –Jennifer Chun

Summary of presentation:

- This will allow the sub-contractor to continue providing services and align with the delayed Inter Governmental Agreement (IGA);
- This allows Marion County Health and Human Services (MCHHS) to act as a fiscal intermediary and process payments to Pelton Project, Inc; and
- This pays for the licensed care, room and board of individuals who are unable to pay for themselves.

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Board discussion:

- The contract is retroactive because of the delays with OHA;
- Marion County case managers work with individuals to help them apply for Medicaid:
 - Often individuals come from the state hospital and are not enrolled in health insurance; and
 - This takes a few months.
- Individuals with Medicare only receive assistance in applying for a special type of Medicaid:
 - This takes a few months.
- There are individuals that are waiting to for social security, and this can take many months for approvals to happen.

MOTION: Commissioner Bethell moved to approve the Contract for Services with Pelton Project, Inc. in the not-to-exceed amount of \$150,000 to provide Mental Health Services (MHS 28), Inpatient or Residential Treatment Services, to individuals who are not Medicaid eligible or without Social Security Income (SSI) benefits retroactive to January 1, 2024, through June 30, 2025. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 01:04:33)

PUBLIC WORKS

9. Consider approval of the Purchase Order with Pape Machinery in the amount of \$575,061.75 for the purchase of one new Gradall hydraulic excavator to replace a 2001 excavator that is at end-of-life through June 30, 2025. –Scott Wilson

Summary of presentation:

- Marion County Public Works (MCPW) uses a diversified fleet of heavy and medium equipment for road maintenance tasks;
- This excavator is able to drive to work sites without a trailer which improves the response time;
- It is able to do various tasks with the ability to extend and tilt the bucket; and
- It replaces equipment that was purchased in 2001.

Board discussion:

- MCPW uses a model for replacing equipment which factors the following:
 - Age of the equipment;
 - The number of miles on it;
 - The number of hours on it;
 - Repair costs of it; and
 - It if it is being properly utilized.

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MOTION: Commissioner Willis moved to approve the Purchase Order with Pape Machinery in the amount of \$575,061.75 for the purchase of one new Gradall hydraulic excavator to replace a 2001 excavator that is at end-of-life through June 30, 2025. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 01:08:09)

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

COMMUNITY SERVICES

A. Public hearing to consider the 2023-2024 Consolidated Annual Performance Evaluation Report (CAPER) for the Community Development Block Grant (CDBG) and HOME Investment Partnership programs. –Steve Dickey

Summary of presentation:

- This report is required by the U.S. Housing and Urban Development (HUD) for the CDBG and HOME program funds;
- Not included in the report is projects that were funded by the HOME ARP funds;
- Consolidated Annual Performance Evaluation Report (CAPER) documents include the following:
 - Available resources;
 - Investments of the available resources;
 - Geographic distribution and location of investments;
 - Families and people assisted;
 - Actions taken to affirmatively further fair housing; and
 - Other actions indicated in the strategic and action plan.
- Program project highlights of the 2023-2024 CAPER include:
 - Construction costs for the Center for Hope and Safety Hope Plaza for \$138,630;
 - Operation costs for the Center for Hope and Safety Woodburn location for \$30,282;
 - Operation costs for United Way Safe Sleep Salem for \$200,000;
 - Operation costs for the Boys and Girls Club for the Center for Development Education programs for \$59,048;
 - Operational costs for the Boys and Girls Club Healthy Lifestyle program for \$15,703;
 - Purchase an additional house for Soaring Heights Recovery Homes for \$350,000;
 - Homeowner Residential Rehabilitation Program and oversight for \$503,037;
 - Homebuyer Assistance and program oversight \$500,741; and
 - Marion County administrative costs for \$321,309.
- The CAPER identifies how the CDBG and HOME projects from this year provide a solid foundation for future program years;
- Program contact highlights include:

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- Contacts with 65 different community partners;
- Notable connections awarded projects during the year:
 - Silverton Area Community Aid (SACA) for \$250,000;
 - Santiam Hospital Regional Resiliency Center for \$250,000;
 - Church at the Park Commercial Kitchen for \$250,000;
 - Court Appointed Special Advocates (CASA) of Marion County for \$75,100; and
 - City of Mt. Angel Street Reconstruction Project for \$500,000.
- Notable contacts with either existing or potential partners:
 - DevNW;
 - Mid-Willamette Valley Council of Governments;
 - Sheltering Silverton; and
 - Home Ownership Pilot Project group.
- Policy highlights include:
 - Homeowner Residential Rehabilitation Program; and
 - Down Payment Assistance Program.
- Continue to build the program for next year.

Board discussion:

- Commissioner Bethell expressed the following:
 - The renewal process will be happening again as this is the fifth year;
 - Need to work harder to advertise to the public what programs exist and what services they offer;
 - Requestors are vetted to ensure they achieve outcomes and use funds as far as possible;
 - Not everyone is able to set funds aside for a home and these programs help individuals achieve homeownership;
 - Individuals may be experiencing challenges and are not able to participate in financial literacy education; and
 - These programs are very critical and advertising them more effectively needs to be a priority.
- Commissioner Willis expressed the following:
 - The downpayment assistance program is a loan not a blank check;
 - We must figure out how to house more people; and
 - Teaching financial literacy needs to be compassionate.
- Commissioner Cameron expressed the following:
 - Programs that enhance financial literacy are valuable;
 - Financial illiteracy becomes a cycle when previous generations were not taught;
 - Opportunities to educate on financial literacy should be taken; and
 - It is important to give back to the community and share what you have learned or experienced.
- No one signed up for public comment.

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Commissioner Cameron closed the public hearing.

(Video Time 01:28:18)

ACTION

COMMUNITY SERVICES

10. Consider a resolution to adopt the Program Year 2023-2024 Consolidated Annual Performance Evaluation Report (CAPER) for the Community Development Block Grant (CDBG) and HOME Investment Partnership programs. **(TO BE ACTED ON FOLLOWING THE PUBLIC HEARING)** –Steve Dickey

Summary of presentation:

- None.

Board discussion:

- Commissioner Willis expressed the following:
 - Finances are not interesting, but the services provided, and individuals helped are fascinating; and
 - Seeing the results is the key to getting work done.

MOTION: Commissioner Bethell moved to approve a resolution to adopt the Program Year 2023-2024 Consolidated Annual Performance Evaluation Report (CAPER) for the Community Development Block Grant (CDBG) and HOME Investment Partnership programs. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 01:34:50)

Commissioner Cameron adjourned the meeting at 10:35 a.m.



CHAIR



COMMISSIONER



COMMISSIONER

Board Sessions can be viewed on-line at

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

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O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

October 1, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis. Staff: Jan Fritz, Shawnnell Fuentes, Jon Heynen, Andrew Derschon, Nick Hunter, Matt Wilkinson, Troy Gregg, Justin Sparrow, Scott Wilson, Carol Heard, Leanna Linville, Chris Einmo, Ausin Barnes, John Speckman, Brian Nicholas, Brandon Reich, Sherry Linter, Chris Eppley, Steve Dickey, Kellie Weese, Lari Rupp, Gary Christofferson, Jacob Ramsey, Brian Wallace, Scott Norris, Matt Lawyer, and Trevor Lane.

Kevin Cameron called the meeting to order at 10:00 a.m.

INFORMATIONAL:

1. Livescan Replacement for Addition to IT's List of Business Initiatives

-Jacob Ramsey, Brian Wallace

Summary of presentation:

- The jail and Concealed Handgun Licensing (CHL) to purchase digital fingerprint stations for \$42,130;
- The jail uses them for criminal bookings and charges:
 - They are sent to the state police.
- Used to issue CHL permits;
- Grant through Oregon State Police to purchase both scanners:
 - The county will pay 10 percent.
- The vendor is DataWorks Plus:
 - Have had a continual contract with them; and
 - Support devices very well.

Board Direction:

- The board of commissioners (BOC) is good to proceed.

2. Automated License Plate Readers

-Jason Bernards

Summary of presentation:

- Adding readers into Marion County jurisdictions;
- Work with Salem and Keizer Police Departments, who have 16 cameras each;
- Cameras are used for investigative purposes;
- Will be paid by the Justice Assistance Grant (JAG);
- Total cost will be \$9,795:
 - Cost of four cameras, their software, other equipment, and a monthly subscription fee.
- Installation will be done by Marion County;
- The cameras are run through the city of Salem's server;

- Readers are mounted on street poles and Salem's fiber is used;
- Placed in high crime areas:
 - Addressing shootings and other violent crimes.
- Use scanner to see what vehicles are in the area during violent crimes;
- Placed in public view;
- Brought to the BOC before applying for the grant;
- Grant covers \$10,782;
- No cost to IT as it is stored on Salem's server and ran on their lines;
- This allows a larger area to be covered;
- The grant provides the capital for start of this project;
- Salem received grants to build a server to store information:
 - Willing to host at no cost.
- Would like to make this a countywide concept;
- Systems costs would be greater if Marion County did it on its own;
- Memorandum of Understanding (MOU) draft with Salem and Keizer:
 - Marion County is not part of it yet as it owns no hardware.
- Salem, Keizer and Marion County will have their own Rekor accounts:
 - All can access the same information.
- Salem can pull out and Marion County's system will not work; and
- District Attorney is aware as Salem and Keizer are currently using this.

Board Direction:

- Send MOU to BOC;
- Bring the contract from the camera company; and
- IT would like MOU and contract copies.

3. PO Consideration for 4 Ford Trucks from Northside Ford

-Jeniffer Scales, Scott Wilson

Summary of presentation:

- A single truck is for the Marion County Juvenile Department:
 - Current truck is about 20 years old; and
 - Repairs are needed and a replacement is recommended.
- The other three trucks are for Marion County Public Works (MCPW):
 - F550 will replace a 12 year old truck for the bridge crew;
 - F450 will replace a 25 year old truck; and
 - F350 will replace a 20 year old truck and will be assigned to Salem district.
- All trucks have exceeded their useful life:
 - They are used year-round to support various road work and maintenance.
- The total amount is \$307,585.62;
- Many vehicle and equipment purchases are coming in because it is the start of the fiscal year:
 - Quotes and other information is gathered at this time; and
 - Last fall the same process happened.
- Light duty fleet uses the Mercury Program, a financial model assessing vehicles:
 - Determines the financial breakeven point of vehicles:
 - Sell when it still has a high resale value; and
 - Buy vehicles when maintenance costs are lowest.
- Heavy duty fleet vehicles are replaced depending on the amount of time a vehicle spends on the deadline, the liability and how often it is fixed;
- F450's and F350's are great utility trucks that do not require Commercial Driver's License (CDL);

- The 130 fund is the road fund;
- Currently going through a fleet audit process:
 - Consultant is overweighing;
 - Mercury Study is over 20 years old; and
 - Looking into a new study.
- The following items are looked at when determining replacement:
 - Vehicle age;
 - Depreciation;
 - Repair costs; and
 - Parts availability.
- Juvenile Department's truck delivered wood during the ice storms.

Board Direction:

- Further discussion on how the vehicles purchases are determined; and
- Send analysis metrics to the BOC.

4. North Santiam Septic to Sewer Grant – Commercial Septic Exceeding \$100,000

-Chris Einmo

Summary of presentation:

- First grants of the program that will be coming to board session;
- The total estimated cost is \$125,374;
- Grant process was implemented last year:
 - Permitting process determines what is needed;
 - Property owner solicits bids from contractors;
 - Work done, according to permit; and
 - Receive reimbursement checks.
- Grant is for Lakeview RV Park on the northeast side of Highway 22:
 - Serves about 14 to 18 RV spots.
- The spots are connected to multiple tanks, given treatment and discharged;
- The owner has obtained three bidders;
- A few others have already been executed as they were under \$50,000:
 - Signed by MCPW director, Brian Nicholas.
- The system is for under 2,500 gallons a day.

Board Direction:

- The BOC is good to proceed with item on consent.

5. FEMA Endangered Species Act Pre-Implementation Measures

-Brandon Reich

Summary of presentation:

- FEMA is expediting process as there was a lawsuit that stated they were moving too slowly;
- Marion County has until December 1, 2024, to choose a path forward;
- Marion County, the governor, and congress have pushed back:
 - FEMA has not responded to this pushback.
- There are four pathways:
 - Two of them are unrealistic and the other two are possible.
- Will default to the permit by permit option:
 - Habitat assessment will be needed for each permit.
- The other feasible path is FEMA's model ordinance;
- January 31, 2025, will be when data needs to be collected:

- Floodplain quality and function; and
 - Areas removed and added.
- Next year this data will be required for every permit;
- If this is not done compliance will begin:
 - Visit, audit, and offer help.
- If not followed it will lead to eventual suspension of the National Floodplain Insurance:
 - Following or not homeowners will be harmed.
- Oregonians for Floodplain Protection group is looking for possible litigation:
 - Think it will be several years until FEMA did anything;
 - Looking to raise money for this; and
 - Tillamook County is taking lead.
- FEMA is motivated by the lawsuits and not excited about the updates;
- Association of Oregon Counties is working on this;
- Attended training and conferences;
- Have codes that are ready for implementation;
- Will begin collecting needed floodplain data;
- Can update, with Legal Counsel's help, the disclaimer on the floodplain permits:
 - Disclaimer was placed after receiving FEMA's letter eight years ago; and
 - No action was taken by FEMA at that time.
- Will connect Legal Counsel with the Oregonians for Floodplain Protection group's lawyer.

Board Direction:

- The BOC is good to proceed; and
- Continue to attend meetings.

6. Behavioral Health Resource Network Request for Grant Application

-Ryan Matthews

Summary of presentation:

- This is for the 2025-2029 funding cycle of BHRN;
- Funding from Measure 110 aims to support comprehensive community based services like substance use disorder screening, treatment, and recovery support;
- Marion County Health and Human Services (MCHHS) will apply for funding to begin July 2025 and continue until June 2029;
- The grant application is different from the 2022 version:
 - Encourages organizations to apply independently instead of as a regional group.
- Some of the categories that MCHHS will be applying for are as follows:
 - Substance use disorder screening;
 - Comprehensive behavioral health needs assessment;
 - Substance use disorder treatment; and
 - Peer support services.
- Supported employment services has been integrated into peer support services:
 - These services will continue to be provided.
- Not planning to apply for the supportive housing category but allocated \$480,000 in the budget for housing barrier removal funds:
 - Assists individuals with expenses like application fees and outstanding utility bills.
- Anticipated four year budget is \$14,847,295.90:
 - This includes 25.5 full time equivalent (FTE) including:

- Bilingual Screening Specialists;
- Addiction Treatment Associates;
- Addiction Recovery Mentors;
- Behavioral Health Aides (2);
- Housing Navigator; and
- Family Support Specialist.
- New staff will help to meet the growing needs of the community.
- MCHHS will continue working with current BHRN partners and new agencies:
 - This helps ensure comprehensive and accessible care.
- Application will not fund any Community Based Organizations (CBO):
 - Organizations are encouraged to apply on their own.
- Soaring Heights Recovery Homes and Willamette Valley Partners have applied on their own;
- Funds are used for individuals with substance abuse and no Medicaid or other types of insurance:
 - Primary goal is to connect eligible individuals with the Oregon Health Plan (OHP).

Board Direction:

- Send the BOC the application;
- Need to see specific reporting of the CBO's work;
- Application should say funds will be used on CBO's who were not successful in getting funds as they benefit the community; and
- Provide scale of positions funded by this and how gaps will be filled if there is not enough funding.

7. IGA Amendment 11 with OHA for Public Health Adding Program Elements

-Wendy Zieker

Summary of presentation:

- Carries forward eligible unspent funding from the first year of the biennium and appropriates some, previously unknown, federal pass through funding;
- Public Health Emergency Preparedness and Response added funds of \$137,446:
 - Adds funds for the remainder of the fiscal year.
- Maternal, Child and Adolescent Health Perinatal General funds and Title XIX added \$33,331:
 - Within budget estimates and historical models.
- There are two new program elements:
 - Public Health Emergency Preparedness and Response; and
 - Covid Response Cooperative Agreement for Emergency Response:
 - No funds in this one.
- Acute and Communicable Disease Prevention (ACDP) Infection Prevention Training:
 - Tuberculosis training; and
 - Adds \$1,517.82.
- All Marion County Public Health IGA awards are reimbursement based:
 - Reimbursed for only the money spent.

Board Direction:

- Send information on the Maternal, Child and Adolescent Health Perinatal General funds and Title XIX program element;
- E-mail information on the Local Public Health Authority (LPHA) Leadership, Governance and Program Implementation; and
- The BOC is good to proceed.

8. International Volunteer Managers Day – November 5, 2024

-Sherry Linter

Summary of presentation:

- Done on an annual basis;
- Recognizes volunteer managers;
- A lot of work and time goes into the volunteers;
- There are about 90 Volunteer Managers;
- A thank-you note, and small item of appreciation is sent on behalf of the BOC;
- Open to ideas on other gift items;
- Recipients are direct volunteer supervisors and volunteer on-boarders.

Board Direction:

- The BOC will sign the awards.

9. Resilient Headwaters Coalition Request for a Work Session

-Lari Rupp

Summary of presentation:

- Marion County Economic Development administers the Emerging Economic Opportunity Program (EEOP) grant:
 - Small one-time investments for various economic development initiatives in the county.
- Last year the BOC directed to give \$28,950 for plan development of a regional outdoor recreation system in the North Santiam Canyon:
 - Create jobs and further economic development by helping reopen trails in the canyon and drive economic activity for communities throughout the county.
- Plan was received June 28, 2024;
- They would like a work session to discuss.

Board Direction:

- Send link of information to the BOC; and
- Schedule a work session.

10. Home Buyer Assistance/Homeowner Rehab Report #4

-Steve Dickey

Summary of presentation:

- Home Buyer Assistance Program:
 - In total 10 have received assistance;
 - There are 55 that applied and are waiting;
 - Three more have been provided with down payment assistance:
 - Couple with a two year old child:
 - Home in northeast Salem, outside the city limits;
 - Home price is \$370,000; and
 - Received \$125,000 in downpayment assistance.
 - Single mom with three teenagers:
 - Lived in a mobile home;
 - Manufactured home in Silverton;
 - Home price is \$365,000;
 - Received \$125,000 in downpayment assistance; and
 - Received \$41,000 from DevNW.
 - Couple in their sixties:

- Found home in Jefferson;
 - U.S. Department of Housing and Urban Development (HUD) sale;
 - Waiting on repairs before funds can be given;
 - Home is \$325,000; and
 - Received \$125,000 in downpayment assistance.
- Another family is almost ready to place offers.
- Homeowner Rehabilitation Program:
 - There are 14 jobs that have been done;
 - Total of repairs \$514,874,41;
 - There are 12 under construction:
 - Totaling \$433,991.
 - There are six in the bidding process;
 - There are 56 in the process of applying for the program;
 - There have been six denials:
 - Three for exceeding income limits;
 - Two are inside the city limits of Salem; and
 - One was not an owner occupied home.
- New applications are temporarily suspended as funds are almost all used:
 - Will process applications that have already submitted.
- Home Buyer Assistance Program:
 - This is an up to amount of \$125,000;
 - In years one to five it is repaid fully if it is sold or changes owners;
 - Years six to ten \$5,000 comes off until it gets to \$100,000; and
 - \$100,000 stays for the remainder of the 99 year lien.
- Homeowner Rehabilitation Program:
 - In years one to five it is repaid fully if it is sold or changes owners;
 - Years six to ten it goes down 14 percent per year; and
 - After ten years 30 percent of the loan remains as a lien to be repaid.
- Both have zero percent interest;
- All who receive help are citizens of the U.S.;
- Funds that are repaid go back into the program to help other families;
- New builds do not qualify for the Home Buyer Assistance program; and
- Small market shifts opened the door for some to begin looking for homes.

Board Direction:

- Will send the detailed spreadsheet to the BOC; and
- Discuss with the BOC if Salem asks to partner with HOME programs.

11. Board Session Agenda Review

-Commissioner Kevin Cameron

Summary of presentation:

- Remove the IGA with the University of Oregon from the agenda.

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- Hillcrest Youth Correctional Facility tour:
 - Need to discuss if BOC would like to help those with substance abuse; and
 - Beds can be bought for the juvenile department.

Commissioner Kevin Cameron

- Oregon Department of Environmental Quality meeting:
 - Marion County staff, Detroit city council, Mid-Willamette Valley Council of Governments, and Beth Wytoski;
 - Discussed commercial septic in Detroit;
 - Expedited review process for fire effected areas.

Commissioner Colm Willis

- Marion County public contracting rules meeting:
 - There will be a follow up meeting.

OTHER

Commissioner Kevin Cameron – Detroit Lake Meeting with the Lunski's

- Ms. Rupp of Community Services and engineer, Josh, joined the meeting;
- Constituents believe the project is a waste of money as boats must be removed at a certain date;
- Lunski's agree with the project;
- Marinas project is going out to bid;
- Going further north of the docks area;
- Need to ensure the county and engineers do not have liability with the docks;
- Engineers are doing a soil excavation project;
- Expansion to the dock area will not add costs to the project;
- Sent thank-you note to the meeting attendees:
 - Included what was discussed.

Board Direction:

- The BOC is good with the update.

Adjourned – time: 11:15 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White



Management Update Summary Minutes

O R E G O N

October 8, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell and Colm Willis. Staff: Jan Fritz, Trevor Lane, Shawnnell Fuentes, Jon Heynen, Alvin Klausen, Nick Hunter, Jason Bernards, Mark Ferron, Greg Walsh, Brian Nicholas, Max Hepburn, Dennis Mansfield, Nate Combs, Natasha McVey, Kevin Thompson, Ryan Wade, Ryan Crowther, Chris Eppley, Steve Dickey, Jeremy Landers, Gary Christofferson, Scott Norris, and Stephen Elzinga.

Jan Fritz called the meeting to order at 9:34 a.m.

INFORMATIONAL:

1. Courthouse Camera Upgrade Project

-Jeremy Landers

Summary of presentation:

- This will replace current cameras;
- The total amount is \$761,383.68;
- Will replace three stand alone systems and consolidate them:
 - New cable and wiring.
- Will bring everything up to standard;
- Current system is over 30 years old;
- Replace panic buttons in the courthouse building and courthouse square;
- The control room will be updated with a sufficient monitoring system;
- This was approved in 2017/2018;
- This is the last facility in the county to be brought to standard;
- No work has been done on the project until this year;
- Most camera projects in the county were done through a cooperative;
- Cooperatives are the simplest route for this:
 - Only specific vendors are qualified in the state of Oregon.
- Project implementation is about five months;
- Coming from the general fund;
- Project placed on hold while Marion County came up with a standard;
- Every campus has Axix now; and
- Axix cameras and software.

Board Direction:

- The board of commissioners (BOC) is good to proceed; and
- Get contracting information to Commissioner Bethell.

2. Letter of Support for Recreational Trail Grant

-Kevin Thompson

Summary of presentation:

- Grant is for resorting the North fork Trails after the fires and logging in the area;
- Getting full trail system for increased access;
- The grant \$97,700 and match is \$24,000 in volunteering staff and in kind;
- The total project is about \$122,000;
- The kiosk is wooden will have signage and picnic tables;
- Trying to increase mobility availability by using packed crushed rock;
- Funding is from Oregon Parks and Recreation (OPRD); and
- The grant comes with the restriction that the park must remain a park for 25 years.

Board Direction:

- Send letter to Alvin Klausen to use appropriate template; and
- The BOC is good to proceed.

3. Letter of Support for Oregon Watershed Enhancement Board Restoration Grant

-Kevin Thompson

Summary of presentation:

- This is for reforestation and replanting work;
- Helps reduce erosion and stabilizes infrastructure;
- Keeps water quality clean;
- Maintain wetland plants for the next few years;
- This is a \$720,000 project;
- Grant funding ask is about \$531,000;
- Some matching sources:
 - Earmarked \$100,000 from Oregon Parks Forever;
 - \$10,000 for temporary irrigation; and
 - Staff time.
- Ryan Wade is the project manager.

Board Direction:

- The BOC is good to proceed.

4. Advancing Tax Levies to Small Taxing Districts Pursuant to ORS 311.392

-Natasha McVey

Summary of presentation:

- Marion County will give the 204 small taxing districts their full budgeted amount in one lump sum instead of monthly:
 - The cost is \$75 per check.
- The total amount is \$315,000 for the taxing districts;
- These are small lighting districts:
 - Previously there were over 400 districts; and
 - Tom Rohlffing has helped to combine over the years.
- There is three percent taken off if Marion County pays the districts early;
- Marion County loses \$10,000; and
- Advanced funds that are then not collected cannot be taken back from the districts.

Board Direction:

- The BOC is good to proceed with item in consent; and
- Schedule a work session to further discuss the issues.

5. Approval of Contract with University of Oregon

-Greg Walsh

Summary of presentation:

- Will include Marion County Sheriff's Office (MCSO);
- Important to engage all stakeholders and relevant parties;
- Evacuations are the responsibility of MCSO; and
- Add MCSO into the objectives.

Board Direction:

- The BOC is good to proceed; and
- Send the redline version of the contract to the BOC.

6. Contract Amendment #1 with ODOT to Improve Operations with Wheatland Ferry and Buena Vista Ferry

-Ryan Crowther

Summary of presentation:

- Federal ferry funding;
- Additional ferry funding was received;
- Funds will be used to purchase various parts and equipment for the ferries;
- The grant pays 80 percent, and the county is responsible for 20 percent;
- This agreement will allow to purchase parts to build a catwalk;
- Catwalk helps with access on the towers;
- The project is being designed;
- Previously funds could only be used for capital funds;
- Funds can now be used for maintenance and staffing;
- Yamhill County pays half of the 20 percent for capital projects:
 - Cover half when money is lost.
- Polk County is not involved and ODOT takes care of their portion.

Board Direction:

- The BOC is good to proceed.

7. Capital Futbol Club Cordon Access

-Carl Lund, Max Hepburn

Summary of presentation:

- Discussed CFC leasing the strip of property owned by the fire district;
- It will be a right in and right out only road:
 - Center median of 400 feet.
- The area has a traffic problem;
- The median will not be in front of the fire house;
- Southbound drivers cannot turn left:
 - Terra Gardens may get drivers using the business to turnaround.

Board Direction:

- Confirm if Fire Chief is agreeable with the median placement; and
- The BOC is good to proceed.

8. Contract with the City of Mt. Angel for Reconstruction of Railroad Avenue

-Steve Dickey

Summary of presentation:

- This is the Community Development Block Grant (CDBG) process;
- Provides \$500,000 for Railroad Avenue, adjacent sidewalks, and drainage;
- There will be one side parking only;
- Mt. Angel's funding is in place and ready to go; and

- Project will be complete the end of next spring.

Board Direction:

- The BOC is good to proceed on consent.

9. Facility Condition Assessment of the Reworld Marion Waste-to-Energy Facility

-Brian Nicholas

Summary of presentation:

- To continue operations and permits going will be \$3 million annually;
- Reworld Marion will try to sell or recondition the facility;
- Will take about six months to clean up all chemicals on site;
- Six months may be the sell window;
- Selling the facility for \$15 million;
- Reworld will still own the property and be responsible for security;
- Cost to properly access the facility condition is around \$500,000;
- Likely to have issues with the facility as the boiler is 38 years old;
- Met with JR May regarding the facility assessment, about potentially running the facility;
- Need to assess the condition of the facility;
- Who can generate electricity and who can make money doing so;
- Facility may not fall under Environmental Health or the Solid Waste sector of MCPW:
 - Something new may be needed.

Board Direction:

- Agreement with the MCSO so they are able to patrol the area;
- Analyze who can make funds from generating electricity;
- The BOC is good with the update; and
- The public needs to be made aware of the facility's closure.

10. FY 2024-2025 First Supplemental Budget

- Daniel Adatto, Zivile Sliosoraite

Summary of presentation:

- The total supplemental budget increased by \$24.5 million;
- There is 16 new Full Time Equivalent (FTE):
 - Adding the Cost of Living Adjustment (COLA);
 - Marion County District Attorney Association [previously negotiated a COLA of 3.5 percent; and
 - Marion County Sheriff Sergeant's Association is still bargaining.
- Oregon HB 4002 is budgeted about \$810,202 and 7 FTE in the supplemental;
- 16 new FTE:
 - DA's Office is adding two FTE;
 - Marion County Health and Human Services (MCHHS) is adding 3.8 FTE;
 - Human Resources is adding 1 FTE;
 - IT decreased a Support Technician from 1 FTE to .80 FTE; and
 - MSCO adds 10 FTE.
- List of Marion County projects and their status;
- General fund carried forward \$2.7 million:
 - Distributed across all operating departments for the COLA;
 - Clerk's Office requested \$62,500 for one time postage costs;
 - MCSO increased by \$989,613 after market review for Sheriff Deputies:
 - Also outfitted a donated vehicle for \$6,288.

- Materials and Services decreased by \$1.87 million:
 - Resulted in increase of \$1.4 million in ARPA revenue replacement funds; and
 - Decrease of \$3.2 million to cover COLA within general and other associated funds.
- Transfers Out increased by \$1.3 million:
 - Community services COLA increase coverage of \$1.16 million;
 - Juvenile Department dump truck for \$114,000; and
 - Parks Fund mover purchase carried forwards for \$96,942.
- Central Services Fund:
 - All departments receiving COLA increases totaling \$938,634;
 - Surplus sales increase of \$7,500; and
 - BOC increase of \$2,532 to cover COLA of office specialist position.
- Dog Services decrease of \$13,889 in Net Working Capital:
 - Net Working Capital is made of 100 percent donations.
- Will be posted a week after noticing; and
- Expenditures associated with HB 4002 and HB 5204 are detailed in the narratives.

Board Direction:

- Want more information on the capital project changes table:
 - Asterick next to general funding sources.
- The BOC is good to proceed.

11. Commissioners Day

-Jon Heynen

Summary of presentation:

- Commissioners Day to be used as a floating holiday between November 15, 2024, to January 1, 2025.

Board Direction:

- The BOC is good to proceed.

12. Board Session Agenda Review

-Commissioner Danielle Bethell

Summary of presentation:

- Overview of the agenda.

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- N/A

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

OTHER

Adjourned – time: 11:32 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, October 23, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

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

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

(Video Time 00:01:15)

PUBLIC COMMENT

None.

(Video Time 00:01:39)

CONSENT

COMMUNITY SERVICES

1. Approve the Subrecipient Agreement with the City of Mt. Angel to provide Community Development Block Grant (CDBG) funding in the amount of \$500,000 to help support the Railroad Avenue Reconstruction Project retroactive to July 1, 2024, through June 30, 2027.

FINANCE

2. Approve an amended quitclaim deed for the private sale of tax foreclosed lot 533053 from Marion County to the Cain Joint Revocable Living Trust.

HUMAN RESOURCES

3. Approve the recommendation to update the classification and adjust the pay grades upward for class codes #433, Mechanic; #434, Fleet Shop Supervisor; #435, Mechanic Senior; #437, Parts Specialist; #438, Fleet Specialist; #540, Environmental Health Specialist 1; and #541, Environmental Health Specialist 2; and update the classification and uphold the pay grades for class codes #184, Data Specialist Senior; #185, Data Specialist; and #539, Environmental Health Specialist 3.

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

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(Video Time 00:03:13)

ACTION

INFORMATION TECHNOLOGY

4. Consider approval of the Contract for Services with ConvergeOne, Inc. in the amount of \$761,383.68 for the Marion County Courthouse Surveillance System Upgrade project through June 30, 2025. –Commander Jeremy Landers

Summary of presentation:

- The camera upgrades at the Marion County Courthouse have been an ongoing project;
- The Contract for Services with ConvergeOne, Inc. is for \$761,383.68;
- The project will upgrade the camera infrastructure within the courthouse building;
- Currently there are three standalone systems operating that do not function well together;
- The upgraded surveillance system will bring the cameras up to the county's standard;
- The current surveillance system hardware is 30 years old and has dated technology;
- The upgrade will enhance the video monitoring stations for improved courthouse surveillance; and
- Courthouse security is mandated to the Marion County Sheriff's Office.

Board discussion:

- None.

MOTION: Commissioner Bethell moved to approve the Contract for Services with ConvergeOne, Inc. in the amount of \$761,383.68 for the Marion County Courthouse Surveillance System Upgrade project through June 30, 2025.
Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:05:26)

Commissioner Cameron recessed the meeting at 9:05 a.m.
Commissioner Cameron reconvened the meeting at 9:29 a.m.

(Video Time 00:06:01)

PUBLIC HEARINGS 9:30 A.M.

FINANCE

A. Public hearing to consider adopting the Fiscal Year 2024-25 First Supplemental Budget.
–Daniel Adatto

Summary of presentation:

- The public hearing is to consider the Fiscal Year 2024-25 First Supplemental Budget;
- The total budget is increasing by \$24.5 million with a new total of \$757.3 million;
- Appropriations increased by \$16.9 million;

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- There were 16.6 Full Time Equivalents (FTE) positions added:
 - The county has a total of 1,675 FTE's.
- A Cost Of Living Adjustment (COLA) has been added to the budget:
 - COLA adjustments for five Collective Bargaining Agreements (CBA) were not included due to ongoing negotiations with unions; and
 - Funds were set aside in the county's budget to be reallocated to the individual department budgets during the first supplemental budget.
- The budget includes a four percent COLA adjustment for the following units:
 - Oregon Nursing Association (ONA);
 - Marion County Law Enforcement Association (MCLEA);
 - Marion County Employees Association (MCEA);
 - Federation of Parole and Probation Officers (FOPPO);
 - Marion County Juvenile Employees Association (MCJEA); and
 - All other non-represented units.
- Oregon House Bill (HB) 4002 funds were allocated to the budget;
- HB 4002 provided the following:
 - Reclassified certain drug violations as misdemeanors; and
 - Funding for deflection and addiction treatment programs.
- Marion County received approximately \$1.4 million for the initiatives in 2024;
- The county is utilizing HB 4002 funds to support diversion services for the following:
 - The Marion County District Attorney's Office received \$207,000 to fund two full time positions;
 - Marion County Health and Human Services (MCHHS) received \$96,000 to fund one full time position; and
 - The Marion County Sheriff's Office (MCSO) received \$506,000 to fund four full time positions.
- Other staffing changes include:
 - MCHHS receive 2.8 full time positions for the following:
 - Mental health and administrative staff; and
 - A senior project manager to assist with the Enterprise Resource Planning (ERP) replacement project.
 - Marion County Information Technology reduced FTE by 0.2 for support technicians; and
 - MCSO is adding six parole and probation deputy positions.
- Net Working Capital was adjusted to actual for all funds with carry forward balances;
- Capital Improvement Projects changed to reflect the status of one of the following:
 - Carry forward;
 - Modified;
 - Completed in the prior year; or
 - New.
- The supplemental budget was discussed in detail at a Management Update meeting; and
- The public hearing was noticed in the following:

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- The Woodburn Independent newspaper;
- The Marion County Board of Commissioners Office; and
- The Marion County Finance website page.

Board discussion:

- Carry forward when it is a positive number means that any unspent funds that were appropriated for a project in the last budget will carry forward to the new budget;
- A negative number can entail the following:
 - An estimate is made during the budget development period;
 - An estimate is made for how much of a project will remain uncompleted;
 - The estimate is reviewed and adjusted during the supplemental budget period; and
 - If more funding was budgeted for a project, then what was needed, then the project budget is negatively reduced.
- The county does not typically amend a budget downward in the year that it is budgeted for:
 - If a project is completed that has funding left over, then funding is carried forward.
- Many Capital Projects are multiple year projects:
 - A Capital Project can be reflected in multiple budgets.
- If a modification is needed, then what is driving the change is stated in the budget;
- No one signed up for public comment; and
- The budget breaks down the county departments that are receiving funding for HB 4002.

MOTION: Commissioner Cameron moved to close the public hearing and approve a resolution to adopt the Fiscal Year 2024-25 First Supplemental Budget. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

Commissioner Cameron closed the public hearing.

ACTION

FINANCE

5. Consider approval of a resolution to adopt the Fiscal Year 2024-25 First Supplemental Budget.
(TO BE ACTED ON FOLLOWING THE PUBLIC HEARING) –Daniel Adatto

MOTION: Commissioner Cameron moved to approve a resolution to adopt the Fiscal Year 2024-25 First Supplemental Budget. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

Commissioner Cameron adjourned the meeting at 9:44 a.m.



CHAIR



COMMISSIONER



COMMISSIONER

Board Sessions can be viewed on-line at

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

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O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

October 1, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis. Staff: Jan Fritz, Shawnnell Fuentes, Jon Heynen, Andrew Derschon, Nick Hunter, Matt Wilkinson, Troy Gregg, Justin Sparrow, Scott Wilson, Carol Heard, Leanna Linville, Chris Einmo, Ausin Barnes, John Speckman, Brian Nicholas, Brandon Reich, Sherry Linter, Chris Eppley, Steve Dickey, Kellie Weese, Lari Rupp, Gary Christofferson, Jacob Ramsey, Brian Wallace, Scott Norris, Matt Lawyer, and Trevor Lane.

Kevin Cameron called the meeting to order at 10:00 a.m.

INFORMATIONAL:

1. Livescan Replacement for Addition to IT's List of Business Initiatives

-Jacob Ramsey, Brian Wallace

Summary of presentation:

- The jail and Concealed Handgun Licensing (CHL) to purchase digital fingerprint stations for \$42,130;
- The jail uses them for criminal bookings and charges:
 - They are sent to the state police.
- Used to issue CHL permits;
- Grant through Oregon State Police to purchase both scanners:
 - The county will pay 10 percent.
- The vendor is DataWorks Plus:
 - Have had a continual contract with them; and
 - Support devices very well.

Board Direction:

- The board of commissioners (BOC) is good to proceed.

2. Automated License Plate Readers

-Jason Bernards

Summary of presentation:

- Adding readers into Marion County jurisdictions;
- Work with Salem and Keizer Police Departments, who have 16 cameras each;
- Cameras are used for investigative purposes;
- Will be paid by the Justice Assistance Grant (JAG);
- Total cost will be \$9,795:
 - Cost of four cameras, their software, other equipment, and a monthly subscription fee.
- Installation will be done by Marion County;
- The cameras are run through the city of Salem's server;

- Readers are mounted on street poles and Salem's fiber is used;
- Placed in high crime areas:
 - Addressing shootings and other violent crimes.
- Use scanner to see what vehicles are in the area during violent crimes;
- Placed in public view;
- Brought to the BOC before applying for the grant;
- Grant covers \$10,782;
- No cost to IT as it is stored on Salem's server and ran on their lines;
- This allows a larger area to be covered;
- The grant provides the capital for start of this project;
- Salem received grants to build a server to store information:
 - Willing to host at no cost.
- Would like to make this a countywide concept;
- Systems costs would be greater if Marion County did it on its own;
- Memorandum of Understanding (MOU) draft with Salem and Keizer:
 - Marion County is not part of it yet as it owns no hardware.
- Salem, Keizer and Marion County will have their own Rekor accounts:
 - All can access the same information.
- Salem can pull out and Marion County's system will not work; and
- District Attorney is aware as Salem and Keizer are currently using this.

Board Direction:

- Send MOU to BOC;
- Bring the contract from the camera company; and
- IT would like MOU and contract copies.

3. PO Consideration for 4 Ford Trucks from Northside Ford

-Jeniffer Scales, Scott Wilson

Summary of presentation:

- A single truck is for the Marion County Juvenile Department:
 - Current truck is about 20 years old; and
 - Repairs are needed and a replacement is recommended.
- The other three trucks are for Marion County Public Works (MCPW):
 - F550 will replace a 12 year old truck for the bridge crew;
 - F450 will replace a 25 year old truck; and
 - F350 will replace a 20 year old truck and will be assigned to Salem district.
- All trucks have exceeded their useful life:
 - They are used year-round to support various road work and maintenance.
- The total amount is \$307,585.62;
- Many vehicle and equipment purchases are coming in because it is the start of the fiscal year:
 - Quotes and other information is gathered at this time; and
 - Last fall the same process happened.
- Light duty fleet uses the Mercury Program, a financial model assessing vehicles:
 - Determines the financial breakeven point of vehicles:
 - Sell when it still has a high resale value; and
 - Buy vehicles when maintenance costs are lowest.
- Heavy duty fleet vehicles are replaced depending on the amount of time a vehicle spends on the deadline, the liability and how often it is fixed;
- F450's and F350's are great utility trucks that do not require Commercial Driver's License (CDL);

- The 130 fund is the road fund;
- Currently going through a fleet audit process:
 - Consultant is overweighing;
 - Mercury Study is over 20 years old; and
 - Looking into a new study.
- The following items are looked at when determining replacement:
 - Vehicle age;
 - Depreciation;
 - Repair costs; and
 - Parts availability.
- Juvenile Department's truck delivered wood during the ice storms.

Board Direction:

- Further discussion on how the vehicles purchases are determined; and
- Send analysis metrics to the BOC.

4. North Santiam Septic to Sewer Grant – Commercial Septic Exceeding \$100,000

-Chris Einmo

Summary of presentation:

- First grants of the program that will be coming to board session;
- The total estimated cost is \$125,374;
- Grant process was implemented last year:
 - Permitting process determines what is needed;
 - Property owner solicits bids from contractors;
 - Work done, according to permit; and
 - Receive reimbursement checks.
- Grant is for Lakeview RV Park on the northeast side of Highway 22:
 - Serves about 14 to 18 RV spots.
- The spots are connected to multiple tanks, given treatment and discharged;
- The owner has obtained three bidders;
- A few others have already been executed as they were under \$50,000:
 - Signed by MCPW director, Brian Nicholas.
- The system is for under 2,500 gallons a day.

Board Direction:

- The BOC is good to proceed with item on consent.

5. FEMA Endangered Species Act Pre-Implementation Measures

-Brandon Reich

Summary of presentation:

- FEMA is expediting process as there was a lawsuit that stated they were moving too slowly;
- Marion County has until December 1, 2024, to choose a path forward;
- Marion County, the governor, and congress have pushed back:
 - FEMA has not responded to this pushback.
- There are four pathways:
 - Two of them are unrealistic and the other two are possible.
- Will default to the permit by permit option:
 - Habitat assessment will be needed for each permit.
- The other feasible path is FEMA's model ordinance;
- January 31, 2025, will be when data needs to be collected:

- Floodplain quality and function; and
 - Areas removed and added.
- Next year this data will be required for every permit;
- If this is not done compliance will begin:
 - Visit, audit, and offer help.
- If not followed it will lead to eventual suspension of the National Floodplain Insurance:
 - Following or not homeowners will be harmed.
- Oregonians for Floodplain Protection group is looking for possible litigation:
 - Think it will be several years until FEMA did anything;
 - Looking to raise money for this; and
 - Tillamook County is taking lead.
- FEMA is motivated by the lawsuits and not excited about the updates;
- Association of Oregon Counties is working on this;
- Attended training and conferences;
- Have codes that are ready for implementation;
- Will begin collecting needed floodplain data;
- Can update, with Legal Counsel's help, the disclaimer on the floodplain permits:
 - Disclaimer was placed after receiving FEMA's letter eight years ago; and
 - No action was taken by FEMA at that time.
- Will connect Legal Counsel with the Oregonians for Floodplain Protection group's lawyer.

Board Direction:

- The BOC is good to proceed; and
- Continue to attend meetings.

6. Behavioral Health Resource Network Request for Grant Application

-Ryan Matthews

Summary of presentation:

- This is for the 2025-2029 funding cycle of BHRN;
- Funding from Measure 110 aims to support comprehensive community based services like substance use disorder screening, treatment, and recovery support;
- Marion County Health and Human Services (MCHHS) will apply for funding to begin July 2025 and continue until June 2029;
- The grant application is different from the 2022 version:
 - Encourages organizations to apply independently instead of as a regional group.
- Some of the categories that MCHHS will be applying for are as follows:
 - Substance use disorder screening;
 - Comprehensive behavioral health needs assessment;
 - Substance use disorder treatment; and
 - Peer support services.
- Supported employment services has been integrated into peer support services:
 - These services will continue to be provided.
- Not planning to apply for the supportive housing category but allocated \$480,000 in the budget for housing barrier removal funds:
 - Assists individuals with expenses like application fees and outstanding utility bills.
- Anticipated four year budget is \$14,847,295.90:
 - This includes 25.5 full time equivalent (FTE) including:

- Bilingual Screening Specialists;
- Addiction Treatment Associates;
- Addiction Recovery Mentors;
- Behavioral Health Aides (2);
- Housing Navigator; and
- Family Support Specialist.
- New staff will help to meet the growing needs of the community.
- MCHHS will continue working with current BHRN partners and new agencies:
 - This helps ensure comprehensive and accessible care.
- Application will not fund any Community Based Organizations (CBO):
 - Organizations are encouraged to apply on their own.
- Soaring Heights Recovery Homes and Willamette Valley Partners have applied on their own;
- Funds are used for individuals with substance abuse and no Medicaid or other types of insurance:
 - Primary goal is to connect eligible individuals with the Oregon Health Plan (OHP).

Board Direction:

- Send the BOC the application;
- Need to see specific reporting of the CBO's work;
- Application should say funds will be used on CBO's who were not successful in getting funds as they benefit the community; and
- Provide scale of positions funded by this and how gaps will be filled if there is not enough funding.

7. IGA Amendment 11 with OHA for Public Health Adding Program Elements

-Wendy Zieker

Summary of presentation:

- Carries forward eligible unspent funding from the first year of the biennium and appropriates some, previously unknown, federal pass through funding;
- Public Health Emergency Preparedness and Response added funds of \$137,446:
 - Adds funds for the remainder of the fiscal year.
- Maternal, Child and Adolescent Health Perinatal General funds and Title XIX added \$33,331:
 - Within budget estimates and historical models.
- There are two new program elements:
 - Public Health Emergency Preparedness and Response; and
 - Covid Response Cooperative Agreement for Emergency Response:
 - No funds in this one.
- Acute and Communicable Disease Prevention (ACDP) Infection Prevention Training:
 - Tuberculosis training; and
 - Adds \$1,517.82.
- All Marion County Public Health IGA awards are reimbursement based:
 - Reimbursed for only the money spent.

Board Direction:

- Send information on the Maternal, Child and Adolescent Health Perinatal General funds and Title XIX program element;
- E-mail information on the Local Public Health Authority (LPHA) Leadership, Governance and Program Implementation; and
- The BOC is good to proceed.

8. International Volunteer Managers Day – November 5, 2024

-Sherry Linter

Summary of presentation:

- Done on an annual basis;
- Recognizes volunteer managers;
- A lot of work and time goes into the volunteers;
- There are about 90 Volunteer Managers;
- A thank-you note, and small item of appreciation is sent on behalf of the BOC;
- Open to ideas on other gift items;
- Recipients are direct volunteer supervisors and volunteer on-boarders.

Board Direction:

- The BOC will sign the awards.

9. Resilient Headwaters Coalition Request for a Work Session

-Lari Rupp

Summary of presentation:

- Marion County Economic Development administers the Emerging Economic Opportunity Program (EEOP) grant:
 - Small one-time investments for various economic development initiatives in the county.
- Last year the BOC directed to give \$28,950 for plan development of a regional outdoor recreation system in the North Santiam Canyon:
 - Create jobs and further economic development by helping reopen trails in the canyon and drive economic activity for communities throughout the county.
- Plan was received June 28, 2024;
- They would like a work session to discuss.

Board Direction:

- Send link of information to the BOC; and
- Schedule a work session.

10. Home Buyer Assistance/Homeowner Rehab Report #4

-Steve Dickey

Summary of presentation:

- Home Buyer Assistance Program:
 - In total 10 have received assistance;
 - There are 55 that applied and are waiting;
 - Three more have been provided with down payment assistance:
 - Couple with a two year old child:
 - Home in northeast Salem, outside the city limits;
 - Home price is \$370,000; and
 - Received \$125,000 in downpayment assistance.
 - Single mom with three teenagers:
 - Lived in a mobile home;
 - Manufactured home in Silverton;
 - Home price is \$365,000;
 - Received \$125,000 in downpayment assistance; and
 - Received \$41,000 from DevNW.
 - Couple in their sixties:

- Found home in Jefferson;
 - U.S. Department of Housing and Urban Development (HUD) sale;
 - Waiting on repairs before funds can be given;
 - Home is \$325,000; and
 - Received \$125,000 in downpayment assistance.
- Another family is almost ready to place offers.
- Homeowner Rehabilitation Program:
 - There are 14 jobs that have been done;
 - Total of repairs \$514,874,41;
 - There are 12 under construction:
 - Totaling \$433,991.
 - There are six in the bidding process;
 - There are 56 in the process of applying for the program;
 - There have been six denials:
 - Three for exceeding income limits;
 - Two are inside the city limits of Salem; and
 - One was not an owner occupied home.
- New applications are temporarily suspended as funds are almost all used:
 - Will process applications that have already submitted.
- Home Buyer Assistance Program:
 - This is an up to amount of \$125,000;
 - In years one to five it is repaid fully if it is sold or changes owners;
 - Years six to ten \$5,000 comes off until it gets to \$100,000; and
 - \$100,000 stays for the remainder of the 99 year lien.
- Homeowner Rehabilitation Program:
 - In years one to five it is repaid fully if it is sold or changes owners;
 - Years six to ten it goes down 14 percent per year; and
 - After ten years 30 percent of the loan remains as a lien to be repaid.
- Both have zero percent interest;
- All who receive help are citizens of the U.S.;
- Funds that are repaid go back into the program to help other families;
- New builds do not qualify for the Home Buyer Assistance program; and
- Small market shifts opened the door for some to begin looking for homes.

Board Direction:

- Will send the detailed spreadsheet to the BOC; and
- Discuss with the BOC if Salem asks to partner with HOME programs.

11. Board Session Agenda Review

-Commissioner Kevin Cameron

Summary of presentation:

- Remove the IGA with the University of Oregon from the agenda.

Board Direction:

- The BOC is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- Hillcrest Youth Correctional Facility tour:
 - Need to discuss if BOC would like to help those with substance abuse; and
 - Beds can be bought for the juvenile department.

Commissioner Kevin Cameron

- Oregon Department of Environmental Quality meeting:
 - Marion County staff, Detroit city council, Mid-Willamette Valley Council of Governments, and Beth Wytoski;
 - Discussed commercial septic in Detroit;
 - Expedited review process for fire effected areas.

Commissioner Colm Willis

- Marion County public contracting rules meeting:
 - There will be a follow up meeting.

OTHER

Commissioner Kevin Cameron – Detroit Lake Meeting with the Lunski’s

- Ms. Rupp of Community Services and engineer, Josh, joined the meeting;
- Constituents believe the project is a waste of money as boats must be removed at a certain date;
- Lunski’s agree with the project;
- Marinas project is going out to bid;
- Going further north of the docks area;
- Need to ensure the county and engineers do not have liability with the docks;
- Engineers are doing a soil excavation project;
- Expansion to the dock area will not add costs to the project;
- Sent thank-you note to the meeting attendees:
 - Included what was discussed.

Board Direction:

- The BOC is good with the update.

Adjourned – time: 11:15 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White



MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

October 29, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Colm Willis, Kevin Cameron, and Danielle Bethell.

Board's Office: Jan Fritz, Matt Lawyer, Trevor Lane, Shawnnell Fuentes, Jon Heynen, Alvin Klausen, and Chris Eppley.

Legal Counsel: Steve Elzinga.

Public Works: Chris Einmo and Brian Nicholas.

Business Services: Wesley Miller and Terry Stoner.

Community Services: Sheila Roberts, Steve Dickey, and Kelli Weese.

Health and Human Services: Ryan Matthews.

Discussion Items:

Public Works Roof Replacement

- Discussed the need to replace the roof of Building 13 at the Silverton Road campus due to leaks and multiple repairs.
- The new roof will not include skylights and will be awarded to Garland Contract with the lowest bid of \$194,806.
- The new roof will come with a 30-year labor and material warranty.

Community Service District Reallocation

- Discussed the reallocation of funds from a wastewater project to water projects for the Brooks community service district.
- Explained the need to move the focus to water due to identified critical needs and adequate capacity in the wastewater system.
- Proposed keeping \$500,000 in the wastewater budget and moving the rest to water projects.

Pacific Source Provider Agreement Negotiations

- Discussed the annual renewal of the Pacific Source provider agreement and the need to negotiate a new rate for the next contract.
- The current contract ends on December 31, and the new proposal requests \$12.81 per Medicaid member per month.
- The previous year's negotiations resulted in a 1.9% COLA, leading to a rate of \$10.27 per member per month.
- The new proposal aims to address rising costs, increased medical benefits, and additional capacity needs.

Public Hearing and Action for HUD, CDBG, and HOME Funds

- Discussed the administrative process of managing federal funds and the need to reallocate unused funds.
- \$250,000 from the year one CDBG set aside for Habitat for Humanity will be moved to home buyer assistance.
- An additional \$250,000 will be added to the Mount Angel street improvement project, bringing the total to \$500,000.
- The public hearing for these reallocations will be held tomorrow.

Grant Agreements for Community Projects

- Several grant agreements for community projects, including:
 - Church at the Park for commercial kitchen equipment and a meal delivery vehicle.
 - Silverton Area Community Resource Center to complete renovations.
- Crossroads Communities to provide services in rural areas, focusing on homeless individuals.

Other

- Discussed the Veterans Day proclamation and coordination with VFW and department heads.
- Provided updates on initiatives related to juvenile substance use disorder, an OSHA rule affecting farm worker housing, and the status of Opal Creek and renewable energy credit bills.
- Discussed the Homeless Alliance, the sheriff's banquet, public safety and community engagement efforts.

Action Items

- Verify the exhibit details for the Church at the Park project.
- Follow up with the Silverton Area Community Resource Center on their funding gap.
- Obtain a scope of work and budget from Crossroads Communities for their rural household services contract.
- Schedule a meeting with Crossroads Communities to discuss their service plan.
- Follow up with Representative Kramer to introduce a house version of the renewable energy credit bill.
- Coordinate a work session with the Sheriff's Office to discuss the gun violence study.

Adjourned – time: 10:22 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, October 30, 2024

9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

PRESENT: Commissioner Kevin Cameron, Commissioner Danielle Bethell, and Commissioner Colm Willis. Also present were Steve Elzinga as county counsel and Brenda Koenig as recorder.

ABSENT: Jan Fritz, chief administrative officer

Commissioner Cameron called the meeting to order at 9:04 a.m.
Commissioner Bethell arrived at 9:06 a.m.

(Video Time 00:00:59)

PUBLIC COMMENT

None.

(Video Time 00:01:02)

PRESENTATION

1. Youth Employment Grant Program Biannual Report. –Kelli Weese; Kim Parker-Llerenas and Dean Craig, Willamette Workforce Partnership

Summary of presentation:

- Annual allocation of \$60,000;
- Project did not start at the beginning of summer because of contract issues;
- There were 19 businesses who applied:
 - Collectively proposed to hire 53 youth;
 - There were nine different Marion County communities;
 - There were eight different business categories; and
 - With an average of 13 employees.
- There were 24 youths that completed the Oregon Employability survey:
 - Need to figure out how to help youth understand the survey correctly.
- There were four businesses that were reimbursed;
- Youth follow-up will begin in November;
- The survey has 10 topics and 25 questions in total;

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- Emailed hundreds of Marion County businesses;
- Often shared on social media outlets:
 - As did the county.
- Partner organizations shared in emails and social media platforms:
 - SEDCOR;
 - Chambers of Commerce;
 - North Marion Business Alliance;
 - Latino Business Alliance; and
 - Be Blac Foundation.
- Best response was word of mouth;
- Beginning the 2025 summer work campaign in April:
 - Will target businesses and schools.
- Some challenges include:
 - Not promoting in schools because of the late start;
 - Several businesses were interested but outreach was too late; and
 - Slow to get youth to complete the survey.
- Reimbursed \$2,758.20 and 557.04 hours; and
- This can be promoted year-round.

Board discussion:

- Commissioner Bethell expressed the following:
 - Youth do not use the words that are part of the survey, so they have difficulty understanding;
 - Asking the same questions in the beginning and end can help show how skills have grown;
 - Challenge school districts to figure out the issues;
 - Employers have extra required steps when hiring through this and it is complicated; and
 - The board's office to help with advertising this program.
- Commissioner Cameron expressed the following:
 - Can be shown as a credit to labor costs instead of revenue.

(Video Time 00:20:13)

2. Strategic Economic Development Corporation (SEDCOR) of the Mid-Willamette Valley Quarterly Report. –Kelli Weese; Erik Andersson and Kip Morris, SEDCOR

Summary of presentation:

- The goal is to grow, retain and attract high value jobs and capital investment;
- There were 25 business visits this quarter;
- Introduced Agility Robotics to a few suppliers;
- Cascade Fruit Growers is looking to expand in the next three to five years;
- Hazelnut Growers of Oregon closed, and Northwest Hazelnut Company moved in:

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- See various opportunities for growth and working with various companies; and
 - The region produces 99 percent of hazelnuts to the United States.
- Oregon Mining & Agriculture Fabrication is discussing relocating and/or expanding;
- GK Machine is expanding and purchasing equipment;
- Chromo24:
 - European based E-commerce business;
 - Tailored to high end watches;
 - Looking for west coast operation locations;
 - Liked the Willamette Valley; and
 - About 30 to 50 call center jobs.
- Sunshine Produce:
 - Chinese company processing pumpkin seeds;
 - Diversifying their supply chain;
 - Pleased with the pumpkin growth in the region; and
 - Require 32-foot clearance buildings.
- City of Silverton:
 - Create a business retention expansion program; and
 - Working with Willamette Workforce Partnership.
- Latino Microenterprise Development Program:
 - Planning next Marion County cohort.
- Launch Mid-Valley Regional Innovation Hub:
 - Business Oregon awarded \$270,000;
 - Launch Mid-Valley Coffee Clubs;
 - Funded a Navigator position;
 - Pitch Willamette event; and
 - Food and beverage pop-up marketplace.
- North Marion Business Service Alliance:
 - Heavily involved with Woodburn;
 - Identifying what services business need help with; and
 - Business Retention and Expansion (BRE) survey.
- AgTech Roundtable with SBA Administrator Guzman:
 - Panel of businesses from the region.
- Marion County has had a 160 percent increase in new business startups according to the Oregon Employment Department;
- Warehouse & Distribution Roundtable Gap Analysis:
 - Help fill jobs that are available; and
 - Presented it to Chemeketa Community College.
- SEDCOR construction project:
 - Gilbert project in the works; and
 - Collaborate with the city to go forward.
- Workforce housing employer roundtables:
 - Working with Council of Governments; and

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- Will recreate in Marion County.
- Constantly visiting businesses;
- Visit various committee meetings because of collaborations;
- There are various events happening in the next couple months; and
- Want the region to be known as the following:
 - A great place to start and grow a business;
 - An equitable and inclusive business community; and
 - A region with strengths in agriculture, food production, manufacturing and technology.

Board discussion:

- Commissioner Bethell stated the following:
 - Marion County gave covid relief funds to county business for relief;
 - Businesses became more interested in working in Marion County;
 - Marion County works hard to keep businesses going; and
 - Interested in the workforce housing roundtables.
- Commissioner Willis stated the following:
 - The covid crisis was tense and the board realized funds had to be distributed;
 - About 800 applications were received and Jan Fritz agreed to help;
 - The board's office worked together to help everyone; and
 - Businesses needed the help to stay open.

(Video Time 00:51:54)

CONSENT

CLERKS OFFICE

3. Approve Amendment #2 to the Contract for Services with Lynx Group, Inc., to add \$216,000 for a new not-to-exceed contract total of \$716,000, and extend the term date to December 31, 2025, for ballot printing services for Marion County's 2024 general elections and anticipated elections in 2025.

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

(Video Time 00:52:57)

ACTION

HEALTH AND HUMAN SERVICES

4. Consider approval of Amendment #2 to the Contract for Services with Caroline Grady Castillo to add \$100,000 for a new not-to-exceed contract total of \$800,000 to provide medical director services for Marion County's Public Health Program and serve as a health officer through December 31, 2025. –Wendy Zieker

Summary of presentation:

- Dr. Castillo is working on a couple population-based health initiatives as well as her other duties.

Board discussion:

- None.

MOTION: Commissioner Willis moved to approve Amendment #2 to the Contract for Services with Caroline Grady Castillo to add \$100,000 for a new not-to-exceed contract total of \$800,000 to provide medical director services for Marion County's Public Health Program and serve as a health officer through December 31, 2025. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:54:46)

5. Consider approval of Amendment #12 to the incoming funds Intergovernmental Agreement with the Oregon Health Authority (OHA) to add \$255,833.46 for the following Program Elements (PE), for a new contract total of \$16,191,083.95, effective August 1, 2024, through June 30, 2025:

- PE07, HIV Prevention Services, in the amount of \$151,971.46; and
- PE43-01, Public Health Practice (PHP) – Immunization Services, in the amount of \$103,862.

–Wendy Zieker

Summary of presentation:

- The original contract was budgeted for one month:
 - This change reflects a full year which is in line with what the Oregon Health Authority (OHA) awarded Marion County.

Board discussion:

- The contract was discussed in detail at a prior meeting.

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Motion: Commissioner Bethell moved to approve Amendment #12 to the incoming funds Intergovernmental Agreement with the Oregon Health Authority (OHA) to add \$255,833.46 for the following Program Elements (PE), for a new contract total of \$16,191,083.95, effective August 1, 2024, through June 30, 2025: PE07, HIV Prevention Services, in the amount of \$151,971.46; and PE43-01, Public Health Practice (PHP) – Immunization Services, in the amount of \$103.862. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:57:06)

PUBLIC WORKS

6. Consider approval of the Purchase and Sale Agreement between Marion County and Donna J. Berning, Trustee of the Lucas Joint Revocable Living Trust, and Scott J. Baughman and Shelley J. Baughman, that utilizes federal American Rescue Plan Act (ARPA) funding in the amount of \$1,639,000, for the purchase of a 12.25-acre portion of Tax Lot 09S03E32 00100, located in Linn County, Oregon, for the North Santiam Canyon Sewer Project. –Chris Einmo

Summary of presentation:

- Negotiated with the landowners to divide their land into four pieces:
 - The Mill City wastewater treatment facility and access road will use two portions.
- The project will be 100 percent funded with federal American Rescue Plan Act (ARPA) funds;
- Part of an agreement signed with Business Oregon;
- Marion County will construct the facility and Mill City will own and run it;
- Facility will serve Gates and Mill City;
- About 20 to 25 sites were assessed:
 - Between Mill City and Gates;
 - There were five candidates;
 - Shallow test pits and percolation was done;
 - Deep soil drilling and groundwater monitoring was done; and
 - Sites further from the river were non-viable because of subsurface characteristics.
- The site is on Fairview Street;
- All facility components and expansion opportunities are in one place;
- Trees will surround the facility;
- The facility will be about 10 acres;
- About two acres will be given to Linn County as a right-of-way:
 - They will vacate existing Fairview right-of-way to be part of the site.
- Fairview Street alignment will be done to city and county standards;
- The new street will provide access and wet/dry utilities to the facility;
- Soil testing was performed on multiple sites; and
- The purchase timeline entails the following:
 - As soon as land is purchased there will be immediate site access;

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- NEPA clearance and hydrogeological testing will continue;
- County to purchase and take possession within 45 days;
- Develop Fairview Street in early spring of 2025; and
- Site civil development around May or June of 2025.

Board discussion:

- Taking major equipment through the road needs to be avoided and give the least amount of disruptions; and
- Each road to the site will go past homeowners and it can't really be avoided.

MOTION: Commissioner Willis moved to approve the Purchase and Sale Agreement between Marion County and Donna J. Berning, Trustee of the Lucas Joint Revocable Living Trust, and Scott J. Baughman and Shelley J. Baughman, that utilizes federal American Rescue Plan Act (ARPA) funding in the amount of \$1,639,000, for the purchase of a 12.25-acre portion of Tax Lot 09S03E32 00100, located in Linn County, Oregon, for the North Santiam Canyon Sewer Project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 01:09:22)

PUBLIC HEARINGS
9:30 A.M.

COMMUNITY SERVICES

A. Public hearing to consider Substantial Amendment #1 to the fiscal year 2022-2023 Annual Action Plan under the federal Community Development Block Grant (CDBG) and the HOME Investment Partnerships programs to reallocate funds from projects that have been canceled. – Steve Dickey

Summary of presentation:

- Any new action plan activity or cancelled activity requires a public hearing;
- There is a 30-day public comment period before the public hearing date:
 - No public comment was received.
- No one signed up for public comment;
- Change to the action plan include:
 - Removing \$150,000 from Habitat for Humanity as a new source was found;
 - Removing \$406,957 from Mill City's housing project as it did not take place;
 - Adding \$250,000 to the homebuyer assistance program;
 - Adding \$207,636 for the Mt. Angel Street Improvement project; and
 - Adding \$199,321 for the homeowner rehabilitation program.

Board discussion:

- Amendment #1 was discussed in detail at a prior meeting; and

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- This renewal process for the action plan is beginning next year.

Commissioner Cameron closed the public hearing.

(Video Time 01:12:22)

ACTION

COMMUNITY SERVICES

7. Consider a resolution approving Substantial Amendment #1 to the fiscal year 2022-2023 Annual Action Plan under the federal Community Development Block Grant (CDBG) and the HOME Investment Partnerships programs to reallocate funds from projects that have been canceled. **(TO BE ACTED ON FOLLOWING THE PUBLIC HEARING)** –Steve Dickey

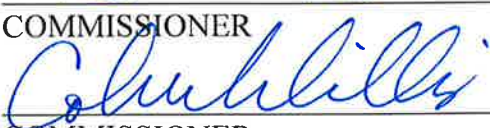
MOTION: Commissioner Bethell moved to approve a resolution approving Substantial Amendment #1 to the fiscal year 2022-2023 Annual Action Plan under the federal Community Development Block Grant (CDBG) and the HOME Investment Partnerships programs to reallocate funds from projects that have been canceled. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 01:23:40)

Commissioner Cameron adjourned the meeting at 10:27 a.m.


CHAIR


COMMISSIONER


COMMISSIONER

Board Sessions can be viewed on-line at

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

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BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, November 6, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

PRESENT: Commissioner Kevin Cameron, Commissioner Danielle Bethell, and Commissioner Colm Willis. Also present were Jan Fritz, chief administrative officer, Steve Elzinga and Scott Norris as county counsel, and Brenda Koenig as recorder.

Commissioner Cameron called the meeting to order at 9:00 a.m.
Commissioner Willis arrived at 9:09 a.m.

(Video Time 00:05:48)

PROCLAMATION

BOARD OF COMMISSIONERS – Action

1. Consider approval of a proclamation recognizing Marion County as a Purple Heart County and declaring November 6, 2024, through November 11, 2024, as Green Light for Veterans week in Marion County. –Alvin Klausen

Summary of presentation:

- Marion County is grateful to its 19,000 veterans and the sacrifices that they made;
- Honored of Marion County employees that are veterans and continue to give back to the community;
- The county supports veterans by collaborating with partners that help veterans; and
- This is a time of remembrance and appreciation.

Board discussion:

- Commissioner Cameron stated the following:
 - What veterans have done for this nation is amazing; and
 - He joined service into politics to give back to the citizens and the nation.
- Commissioner Bethell stated the following:
 - Veteran's housing, like Courtney's Place, is something that needs to continue to happen in the community;
 - Thankful to everyone that made it happen; and
 - Everyone can participate by thanking a veteran and changing their lights to green for the month of November.

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MOTION: Commissioner Bethell moved to approve a proclamation recognizing Marion County as a Purple Heart County and declaring November 6, 2024, through November 11, 2024, as Green Light for Veterans week in Marion County. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

The commissioners read the proclamation.

(Video Time 00:22:01)

PUBLIC COMMENT

None.

(Video Time 00:22:04)

PRESENTATION

2. 2024 Project Joy Fundraiser kickoff. –Kathy Bolen and Erin Hampton, Project Joy

Summary of presentation:

- The fundraiser kicks off on November 18, 2024, until December 6, 2024;
- There has been an increase in the number of youths in the foster care system;
- In the year 2023:
 - There were 495 kids in foster care;
 - 62 percent are under the age of 12; and
 - The average stay is 18 months.
- There is no extra funding to provide kids gifts for Christmas and Project Joy helps fill this gap;
- Last year Marion County employees provided the following:
 - Helped 61 families and 178 kids;
 - Gave 362 gifts; and
 - Provided \$8,865.
- Gifts will be collected on December 9 and 10;
- Donations can be sent to 555 Court Street NE Suits 4250 Salem, OR 97309;
- Currently 615 kids submitted applications to receive a gift;
- The Brother's Collection is taking place December 8, 2024;
- An after-school event took place with the Marion County Sheriff's Office participating:
 - Teens and deputies enjoyed hamburgers together.
- There are a lot more children with disabilities that are participating; and
- Project Joy appreciates the county and Ms. Bolen's help.

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Board discussion:

- Working with local and state partners to ensure that the time youth spend in foster care is shortened;
- Reuniting families is something the county helps to do;
- There is a high need for resource families;
- Individuals can also give foster families breaks by taking care of foster kids for the weekend;
- Project Joy works with the Oregon Department of Human Services (DHS) and will begin working with Oregon Resource Family Alliance;
- Recently found out what the needs of DHS are and was able to meet some of them:
 - Helped to ensure that kids come into foster homes with essential items such as toiletries.
- There are local youth that have aged out of foster care that live on the street:
 - Punks with a Purpose helps youth navigate resource centers; and
 - Project Joy may want to partner with them.

(Video Time 00:40:53)

CONSENT

PUBLIC WORKS

3. Receive the hearings officer's decision denying Conditional Use (CU)
Case #24-005/Hector Fregoso.

4. Receive the hearings officer's decision approving Administrative Review (AR)
Case #24-012/Glen W. and Marjorie Morley Revocable Trust.

***Scott Norris served as legal counsel on this matter since Steve Elzinga recused himself.**

5. Approve Amendment #1 to the Contract for Services with Ash Creek Forest Management, LLC, to add \$601,955 of which an estimated \$582,500 will utilize Oregon Watershed Enhancement Board (OWEB) grant funding and an estimated \$19,455 will utilize county funding for a new contract total of \$1,391,955 for herbicide treatment, seeding, and the supply and planting of trees and shrubs for wildfire impacted county parks and road right-of-way through January 31, 2026.

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

(Video Time 00:42:08)

ACTION

COMMUNITY SERVICES

6. Consider approval of the Subrecipient Agreement with The Church at the Park to provide \$250,000 in Community Development Block Grant (CDBG) funding to support the purchase of commercial kitchen equipment and a meal delivery vehicle retroactive to July 1, 2024, through June 30, 2027. –Steve Dickey

Summary of presentation:

- This will help centralize the production of their meal services that is provided throughout Salem and Keizer; and
- There funds were part of the Annual Action Plan.

Board discussion:

- Commissioner Cameron declared a potential conflict of interest due an equipment donation.

MOTION: Commissioner Bethell moved to approve the Subrecipient Agreement with The Church at the Park to provide \$250,000 in Community Development Block Grant (CDBG) funding to support the purchase of commercial kitchen equipment and a meal delivery vehicle retroactive to July 1, 2024, through June 30, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:00:00)

7. Consider approval of the Subrecipient Agreement with Crossroads Communities to provide \$175,000 in HOME-ARP (American Rescue Plan) funding for staffing and administrative expenses to provide service connections and support to vulnerable rural households retroactive to July 1, 2024, through June 30, 2029. –Steve Dickey

Summary of presentation:

- This will help expand already provided services into Marion County;
- They work in primarily rural areas with individuals that are homeless or at risk of homelessness;
- They connect existing resources, find and bridge gaps; and
- An office has been located in Sublimity and staff has been hired.

Board discussion:

- None.

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Motion: Commissioner Willis move to approve the Subrecipient Agreement with Crossroads Communities to provide \$175,000 in HOME-ARP (American Rescue Plan) funding for staffing and administrative expenses to provide service connections and support to vulnerable rural households retroactive to July 1, 2024, through June 30, 2029. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:46:19)

8. Consider approval of the Subrecipient Agreement with Silverton Area Community Aid (SACA) to provide \$250,000 in Community Development Block Grant (CDBG) funding to assist in the rehabilitation and renovation of the Silverton Area Community Aid property for a social services hub retroactive to July 1, 2024, through June 30, 2027. –Steve Dickey

Summary of presentation:

- They have provided services for multiple years in the Silverton area;
- Currently they are located in the basement of the community center;
- They have purchased a building in Silverton, that is being renovated:
 - It will have a food pantry, meeting locations, resource office spaces.
- The project has begun, this fund with various other funds will help finish it.

Board discussion:

- There is a 15 percent gap in funding;
- There are six categories of funding for the project:
 - Secured, anticipated, solicited, planned, and in-kind funds.
- There is \$3.22 million of the funds secured:
 - Remaining funds will come from applied for grants which will have decisions in the next three months;
 - Planned funds are from pledges, donations; and
 - In-kind funds are for the services of the architects and contractors.
- They need about \$1 million more;
- The facility will be used in portions as renovations are completed;
- The building currently has two tenants at this time who pay rent; and
- The location is centrally located and is close the following cities:
 - Silverton
 - Mt. Angel; and
 - Scotts Mills.

MOTION: Commissioner Bethell moved to approve the Subrecipient Agreement with Silverton Area Community Aid (SACA) to provide \$250,000 in Community Development Block Grant (CDBG) funding to assist in the rehabilitation and renovation of the Silverton Area Community Aid property for a social services hub retroactive to July 1, 2024, through June 30, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:53:40)

PUBLIC WORKS

9. Consider approval of an order to establish a temporary speed zone on a portion of Ehlen Road located between the cities of Aurora and Donald at the Interstate 5 Interchange through November 2027. –Ryan Crowther

Summary of presentation:

- The zone would be reduced from 35 miles an hour to 25 miles an hour;
- The 55 miles an hour section would be reduced to 40 miles an hour;
- Construction will be completed in November 2027;
 - Speed zones will go back to their original miles after construction completion.

Board discussion:

- This project needed to be done for a very long time.

MOTION: Commissioner Willis moved to approve an order to establish a temporary speed zone on a portion of Ehlen Road located between the cities of Aurora and Donald at the Interstate 5 Interchange through November 2027. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:56:10)

10. Consider approval of Early Work Amendment #2 to the Construction Manager/General Contractor Agreement with Slayden Constructors, Inc. to add \$1,621,567 in American Rescue Plan Act (ARPA) funding for a new contract total of \$2,100,044 for the purchase of essential wastewater treatment plant equipment for the North Santiam Canyon Sewer Project (NSCSP) through December 31, 2026. –Chris Einmo

Summary of presentation:

- This is for the early procurement of main components of the treatment plant;
- It will use a biological reactor to treat and clean wastewater before it is released:
 - Only a few manufacturers make this.
- The CM/GC put out bids based on the specifications of the engineers;
- Evaluations were done to assess costs, overall impact costs, control lifelong costs, and ability to meet permitting challenges;

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- Lead times are long and can be over a year;
- An up-flow moving bed filter is included in the contract; and
- The plant will be built around the components to be purchased.

Board discussion:

- The scoring matrix was placed before the contract review board last summer.

MOTION: Commissioner Bethell moved to approve an Early Work Amendment #2 to the Construction Manager/General Contractor Agreement with Slayden Constructors, Inc. to add \$1,621,567 in American Rescue Plan Act (ARPA) funding for a new contract total of \$2,100,044 for the purchase of essential wastewater treatment plant equipment for the North Santiam Canyon Sewer Project (NSCSP) through December 31, 2026. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 01:01:16)

11. Consider an appeal of the hearings officer's decision denying Conditional Use (CU) Case #24-006/Joy Blackman Revocable Trust. –John Speckman

Summary of presentation:

- The permit was applied for to establish a non-farm dwelling on a 5.98 acre located in the 3300 block of Little Haven Lane South;
- The hearing's officer held a publicly noticed hearing on May 2, 2024:
 - The application was denied on July 30, 2024, because a variance would be required for Marion County Code 17.110.800 to allow more than four dwellings to be accessed off the private road; and
 - The decision was appealed by the applicant.
- The board held a noticed public hearing on October 16, 2024:
 - The record was held open until November 6, 2024.
- Comments were received between that time period; and
- Evidence that the parcel was created prior to 1977 was not found.

Board discussion:

- Commissioner Cameron noted for the record that the public hearing was closed;
- The county has always interpreted the code that if there are two roads next to a property the property is not counted as a property being served:
 - Those against the appellant say this is not practical.
- An engineer stated that the applicant needs a vision easement from the property owner as the area is not safe;
- The hearing's officer thought practicality is required;
- The presumption is access onto a public street is possible as a last resort;
- This is not considered a high traffic area;

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- The location and terrain of the easement was stated to be impractical;
- If approved the applicant can improve the easement by gravel or pavement up to their property:
 - An access easement will be needed; and
 - Then it will be reviewed by Marion County Public Works.
- Access review is part of the building permitting process;
- Upholding Marion County Planning Department's decision will allow for an additional home to be added to the easement:
 - Additional homes can apply for a variance; and
 - Must show that impact to the neighborhood and roadway would be small.
- An easement was filed in 1971; and
- Other properties were noticed that the existing property will go over their property to get to their own property.

MOTION: Commissioner Bethell moved to overturn the hearings officer's decision and uphold the planning departments decision. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 01:27:21)

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

None.

Commissioner Cameron adjourned the meeting at 10:28 a.m.


CHAIR


COMMISSIONER


COMMISSIONER

Board Sessions can be viewed on-line at
<https://www.youtube.com/playlist?list=PLSUQ1gg6M78UsBE3q6w4rdf59Z5rXkEi5>

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BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, November 13, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

PRESENT: Commissioner Kevin Cameron and Commissioner Danielle Bethell. Also present were Jan Fritz, chief administrative officer, Steve Elzinga as county counsel, and Brenda Koenig as recorder.

ABSENT: Commissioner Colm Willis

Commissioner Cameron called the meeting to order at 9:02 a.m.

(Video Time 00:03:55)

PUBLIC COMMENT

None.

(Video Time 00:03:59)

CONSENT

BOARD OF COMMISSIONERS

Board Committee Appointment – Budget Committee

1. Approve an order appointing David Kinney to the Marion County Budget Committee with a term ending June 30, 2027.

HUMAN RESOURCES

2. Approve the recommendation to update the classification, adjust the pay grade upward for class code #206, Assistant Director of Juvenile Department, and retitle to Juvenile Deputy Director; update the classification, adjust the pay grade upward for class code #227, Assistant Juvenile Supervisor, and retitle to Juvenile Assistant Program Supervisor; update the classification, uphold the pay grade for class code #225, Juvenile Detention Supervisor, and retitle to Juvenile Detention Manager; and update the classification and uphold the pay grade for class code #230, Juvenile Program Supervisor.

TAX OFFICE

3. Approve an order for a property tax refund in the amount of \$23,233.63 for Gene R. Oster, tax account 516760.

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

(Video Time 00:02:54)

ACTION

BOARD OF COMMISSIONERS

4. Consider approval of Amendment #1 to two Memorandums Of Understanding (MOU) with Marion County Public Works to reallocate American Rescue Plan Act (ARPA) funding for the following two projects through December 31, 2026:

- Decrease funding in the amount of \$4,500,000 for the Brooks Community Service District (BCSD) Wastewater System Improvement Project for a new MOU total of \$500,000; and
- Increase funding in the amount of \$4,500,000 for the Brooks Community Service District (BCSD) Drinking Water System Improvement Project for a new MOU total of \$14,348,000.

—Brian Nicholas

Summary of presentation:

- In 2023 the board awarded the county with American Rescue Plan Act (ARPA) funds for two projects for the City of Brooks Community Service District:
 - Phase one improvements to the City of Brooks sewer system; and
 - Phase one construction of a new water supply system.
- Master plans were completed for both projects:
 - It was determined that it would be more beneficial to transfer sewer system funds into the water system project.
- This would complete phase one of the water project:
 - This project has a greater need.
- Minor improvements will be done to the sewer system; and
- Both projects are on track to be completed in 2026.

Board discussion:

- None.

MOTION: Commissioner Bethell moved to approve Amendment #1 to two Memorandums Of Understanding (MOU) with Marion County Public Works to reallocate American Rescue Plan Act (ARPA) funding for the following two projects through December 31, 2026:

Decrease funding in the amount of \$4,500,000 for the Brooks Community Service District (BCSD) Wastewater System Improvement Project for a new MOU total of \$500,000; and

Increase funding in the amount of \$4,500,000 for the Brooks Community Service District (BCSD) Drinking Water System Improvement Project for a new MOU total of \$14,348,000.

Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:05:53)

Commissioner Cameron requested unanimous consent to move to item #6 on the Board Session Agenda.

(Video Time 00:10:49)

BUSINESS SERVICES

5. Consider approval of the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$194,806 for the removal of skylights and a roof replacement at the Marion County Public Works Building #13 through June 30, 2025. –Terry Stoner and Wesley Miller

Summary of presentation:

- A Capital Improvement Project has been approved to replace the roof on building 13 on the Marion County Public Works campus;
- The skylights on the roof have been leaking for an extended period of time;
- The entire roof will be replaced, and the skylights will be discarded;
- The previous skylights were incorrectly installed;
- The entire roof will be dismantled and replaced with a newly expanded structural panel;
- There will be no skylights on the replaced roof;
- Insulation will be replaced;
- The replaced roof will have a 30-year warranty; and
- This is the roof of the shop in an area where trucks park.

Board discussion:

- The structure does not need any new lighting;
- Trucks park on one side of the structure so there is very little activity;
- The other side of the structure contains archived material and is well lit; and
- The structure is not part of the main building.

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Motion: Commissioner Bethell move to approve the Public Improvement Agreement with Garland DBS, Inc. in the amount of \$194,806 for the removal of skylights and a roof replacement at the Marion County Public Works Building #13 through June 30, 2025. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:06:00)

PUBLIC WORKS

6. Consider approval of the Contract for Services with Coastal Forest Products, dba, Highway Fuel Company in the not-to-exceed amount of \$350,000 for the acceptance of yard debris materials collected from the Salem-Keizer Recycling and Transfer Station (SKRTS) and the North Marion Recycling and Transfer Station (NMRTS) through October 31, 2027.

–Andrew Johnson

Summary of presentation:

- Yard debris collected from the public at Salem-Keizer Recycling and Transfer Station (SKRTS) and the North Marion Recycling and Transfer Station (NMRTS) goes to the Brown's Island compost facility;
- During the winter months Brown's Island is hard to access because of the high water:
 - There was also road damage causing a six-month closure.
- The contract is a long-term back-up plan for when Brown's Island is not accessible:
 - Another company can haul the yard debris from the transfer stations.

Board discussion:

- None.

MOTION: Commissioner Bethell moved to approve the Contract for Services with Coastal Forest Products, dba, Highway Fuel Company in the not-to-exceed amount of \$350,000 for the acceptance of yard debris materials collected from the Salem-Keizer Recycling and Transfer Station (SKRTS) and the North Marion Recycling and Transfer Station (NMRTS) through October 31, 2027. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:08:37)

Technical difficulties. Commissioner Cameron moved to item #4 on the agenda to allow time to address the issue.

(Video Time 00:14:19)

7. Consider approval of Amendment #1 to the Contract for Services with Tait North America Inc. to add \$12,346,144 in American Rescue Plan Act (ARPA) funds for a new contract total of \$12,506,276 to provide design, supply, installation, commissioning, and technical support for the Marion County Public Safety Radio Communications System Project through June 30, 2026.

–Brian Nicholas

Summary of presentation:

- Marion County operates multiple radio networks:
 - A two channel Very High Frequency (VHF) system utilized by the Marion County Sheriff's Office (MCSO);
 - A one channel Ultra High Frequency (UHF) system utilized by Marion County Public Works (MCPW) for daily operations; and
 - The two radio systems combined occupy 14 different broadcast and receive sites around Marion County:
 - Seven send and receive sites are for the MCSO;
 - Seven receive only sites are available to fill in coverage gaps; and
 - MCPW has two antennas.
- Staff are proposing to migrate to five channel trunked radio system:
 - The current two channel system does not meet the needs of the MCSO.
- Trunked radio systems provide for the following:
 - Increased capacity that can serve all first responder agencies; and
 - One VHF system will be maintained as a technical channel.
- Staff anticipate moving away from some radio sites to new radio sites;
- Coverage will be more evenly spread around the county to eliminate coverage issues that the current system has;
- There is a large list of prospective user agencies including members of Metcom 911;
- Public safety radio communications within the county will improve;
- The project timeline entails the following:
 - In February 2022, the board awarded ARPA funds for the project;
 - A technical specification was developed that describes what a radio vendor will need to provide to meet the county's needs;
 - Discussion with prospective users occurred between February of 2022, and October of 2023 to determine needs;
 - In October 2023 a Request for Proposal (RFP) was issued for a radio vendor;
 - In March 2024 the proposal process opened:
 - The county received five proposals.
 - In June 2024 Tait North America Inc. was selected as the preferred vendor;
 - In August 2024 a contract was executed;
 - In July 2025 factory acceptance testing will occur;
 - In February 2026 the system will be deployed out to the radio sites and then optimized; and
 - October 2026 will be the system migration.

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- The contract scope entails the following:
 - Tait North America Inc. will provide the following:
 - A five channel, trunked Land Mobile Radio (LMR) System;
 - An Aviat Digital IP Backhaul Data System;
 - A Scout EX Dispatch Console System:
 - Metcom's 911 current system is not P25 compliant;
 - The new system will be P25 compliant; and
 - The contractor will install:
 - Nine new 911 dispatch console seats at Metcom's 911 primary dispatch center;
 - Five console seats at the Santiam Communication Center; and
 - Three console seats at MCPW.
 - An Eltek DC Power System;
 - The installation of 557 dual band radios;
 - An estimated 1,233 portable radios;
 - Provide all engineering, design, testing, and installation processes; and
 - Three years of factory support to allow for a transition time to run and manage the system.
 - The financial summary entails the following:
 - Tait North America, Inc.:
 - The original contract is for \$160,132;
 - Amendment #1 adds funds in the amount of \$12,346,144; and
 - The new contract total is \$ 12,506,276.
 - Other project components include:
 - Consultant services for \$2,218,675;
 - Civil site improvements for \$4,500,000;
 - Tower climbing services for \$500,000; and
 - A three percent contingency is \$880,064.
 - The total project estimate is \$20,605,015.
- The board is considering Amendment #1 to the contract today; and
- Amendment #1 is for \$12,506,276.

Board discussion:

- Mobile radios are installed in vehicles and portable radios are worn by emergency personnel;
- The project will not be completed until 2026;
- The radios being utilized will be the most current and will be functional in 2026;
- A seat is defined as a workstation;
- Improvements are needed at the radio sites;
- Funding sources for the project include:
 - Marion County Public Works road funds;

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- American Rescue Plan Act (ARPA) funding;
- Congressionally directed spending of \$1.2 million; and
- Agencies that will utilize the system.
- This is an important project for the community in terms of public safety and emergency response;
- The City of Salem's system already uses P25 compliant radios:
 - Agencies will be able to connect with each other; and
 - There will be different preprogramed talk groups for different types of work.
- The funding dollars will help with cross collaboration:
 - Response will be better and cleaner.
- The board will be provided with information on how each group or category is funded; and
- Commissioner Bethell expressed her appreciation to former United States Representative Kurt Schrader and current Oregon State Senator Fred Girod for their support and assistance in getting some funding for the project.

MOTION: Commissioner Bethell moved to approve Amendment #1 to the Contract for Services with Tait North America Inc. to add \$12,346,144 in American Rescue Plan Act (ARPA) funds for a new contract total of \$12,506,276 to provide design, supply, installation, commissioning, and technical support for the Marion County Public Safety Radio Communications System Project through June 30, 2026. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:39:03)

***Recess as Board of Commissioners.
Convene as Contract Review Board.***

CONTRACT REVIEW BOARD ACTION

HUMAN RESOURCES

1. Consider approval of an order denying a protest to the approved Special Procurement to allow Human Resources to directly award a contract for the Absorb Enterprise Learning Management System. –Jeff White

Summary of presentation:

- The county is in the process of looking for a new Enterprise Resource Planning (ERP) system:
- The county would like to obtain different modules for some of the following:
 - Payroll;
 - General ledger; and
 - Learning management:

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- It is unknown what the options will be until the proposals are received and a vendor is selected.
- The county's current contract for the learning management system has expired;
- In October the board approved a Special Procurement process that allows the county to keep the current system until more information is received;
- A Special Procurement requires public notice:
 - A protest was received requesting an open and competitive process; and
 - The protest expressed that they could provide the same service.
- The ERP system has not progressed enough to know what is needed for all components to work as one integrated system;
- Staff recommended denying the protest and allowing the ERP process to move forward; and
- The county is not ready to perform a Request For Proposal (RFP) process for the learning management system at this time but may do so in the future.

Board discussion:

- The contract that was awarded was for up to two years;
- The ERP process is extensive;
- The county performs an RFP or Open Procurement process the majority of the time:
 - Contracts have been modified to be three year terms, with options to extend; and
 - This allows other companies to be involved.
- It is in the best interest of the taxpayers to perform a short contract extension for the early learning management system;
- Going through an RFP process now would be lengthy for a temporary transition;
- Packages may be decided later after the county's needs are assessed;
- It can be a waste of money and time to perform another process; and
- It would impact employee trainings.

MOTION: Commissioner Bethell moved to approve an order denying a protest to the approved Special Procurement to allow Human Resources to directly award a contract for the Absorb Enterprise Learning Management System. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

***Adjourn as Contract Review Board.
Reconvene as Board of Commissioners.***

(Video Time 00:44:50)

The commissioners welcomed new employee Toni Whitler to the Board of Commissioners Office.

(Video Time 00:47:11)

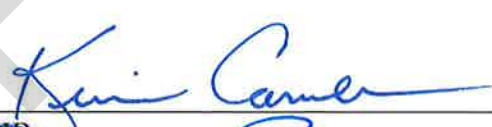
Commissioner Bethell recognized an organization for veterans:

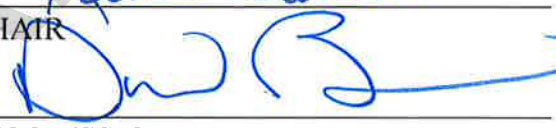
- Stay Alive Vets (SAB) invests in activities and opportunities for veterans who are navigating life challenges;
- The organization works to reduce veteran suicides;
- She encouraged individuals to support the organization that helps veterans;
- Veterans can be overlooked; and
- Veterans can face benefit challenges.

PUBLIC HEARINGS
9:30 A.M.

None.

Commissioner Cameron adjourned the meeting at 9:50 a.m.


CHAIR


COMMISSIONER

Not Present At Meeting

COMMISSIONER

Board Sessions can be viewed on-line at

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

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Management Update Summary Minutes

OREGON

December 3, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis.

Board's Office: Matt Lawyer, Chad Ball, Chris Eppley, Alvin Klausen, Toni Whitler, Shawnnell Fuentes, and Trevor Lane.

Legal Counsel: Steve Elzinga.

Public Works: Max Hepburn, Lani Radtke, Kevin Thompson, and Brian Nicholas.

Health and Human Services: Karin Perkins, and Katrina Griffith.

IT: Steve Brooks, and Gary Christofferson.

Community Services: Kellie Weese, and Steve Dickey.

Human Resources: Sherry Linter.

Kevin Cameron called the meeting to order at 9:30 a.m.

INFORMATIONAL:

1. Contract with AppliChat Limited for Digital Marketing Recruitment

-Katrina Griffith

Summary of Presentation:

- The contract includes cyber liability coverage, which was a point of negotiation.
- The contract is up to \$75,000:
 - Funded by behavioral health workforce incentive funds.
- Place on the consent agenda.

2. Intellectual and Development Disabilities Advisory Committee (IDDAC) Re-Appointment of Daniel Atsbaha

-Karin Perkins

Summary of Presentation:

- Mr. Atsbaha has been a member of IDDAC since 2021.
- Mr. Atsbaha brings a unique perspective as a provider and family member of an individual with intellectual disabilities.
- The commissioners agree to reappoint Danielle to IDDAC.

3. Purchase Order for Network Infrastructure Maintenance for FY 24/25

-Steve Brooks

Summary of Presentation:

- This is for software maintenance.
- This will be funded by the Capital Improvement Plan (CIP) budget.
- Placed on the consent agenda.

4. Purchase Order for IT Network Hardware, License, and Support

-Steve Brooks

Summary of Presentation:

- This is for hardware that is \$352,000.
- This will be funded by the Capital Improvement Plan (CIP) budget and is approved for equipment replacement
- Placed on the consent agenda

5. Contract with Soaring Heights for Funding to Purchase Property for Transitional Housing

-Steve Dickey

Summary of Presentation:

- Transitional housing for individuals recovering from substance abuse addiction.
- This is funded with opioid settlement funds and is scheduled for approval on December 18.
- The budget is \$450,000.
- The commissioners agree to move the approval to December 11 to expedite the process.

6. Contract with Santiam Memorial Hospital for Funding for the Santiam Resiliency Center

-Steve Dickey

Summary of Presentation:

- The center will serve the Santiam canyon area.
- The project sponsor is seeking \$250,000 in Community Development Block Grant (CDBG) funds that will support pre-construction costs.
- The commissioners are concerned about the funding and timeline and agree to postpone the approval until more information is gathered.

7. Contract with Knife River for Parkdale Park Improvements

-Kevin Thompson

Summary of Presentation:

- Construction contract with Knife River for the Parkdale Park project, with a bid of \$353,770.
- Project funded by the American Rescue Plan Act (ARPA) and local government grants, with no county funds used.
- The commissioners discuss the potential for leftover funding and the need for a construction contingency.

8. Proposed Board Order for Secondary Access Requests

-Max Hepburn

Summary of Presentation:

- Changes include allowing for loop driveway provisions and modifying the director's discretion to be consistent with engineering standards language.
- Also included is an appeal process to the board if an individual disagrees with the determination for their driveway request.
- Item will come to board session on December 18, 2024.

9. Transportation Safety Action Plan Performance Measures

-Lani Radtke

Summary of Presentation:

- The TSAP performance measures include output and outcome measures for safety projects.
- Discussed the inclusion of pedestrian infrastructure and the need for robust data collection.
- Agree to remove bicycle infrastructure from the performance measures and add pedestrian crossings.
- Required to demonstrate implementation of the plan.

10. Rumble Strip Projects

-Lani Radtke

Summary of Presentation:

- Rumble strips and sinusoidal strips for safety enhancements on various roads.
- The board is concerned about rumble strip effectiveness and potential pavement impact.
- Schedule a work session to discuss rumble strips data and recommendations.

11. Surveyor Office Fee

-Lani Radtke

Summary of Presentation:

- Discussed financial impact and the need for a long-term plan for fee adjustments.
- The board agree to go forward with the fee adjustments and monitor the impact on the Surveyor's Office.

12. Oregon Department of Transportation (ODOT) Transportation Safety Office Grant Agreement

-Ryan Crowther

Summary of Presentation:

- Grant received from ODOT and the National Highway Transportation Safety Association.
- The grant provides \$399,000 in funding to focus on safety work, including finishing, implementing, conducting more outreach and education on the TSAP.
- Concerns about the "Safely Home" program component and request more information before moving forward.
- The grant IGA will be on the consent agenda for the next board session.

13. Amendment #1 for Hayesville Dr. Project, for Funding

-Ryan Crowther

Summary of Presentation:

- This project is coming to an end.
- Discussed an amendment to shift funding from the Surface Transportation Block Grant account to the Hayesville Drive project.
- This allows the county to use federal funds for the project instead of county funds.
- The commissioners approve moving this amendment to the board session.

14. Contract with Alpha Environmental Services, Inc. for Fargo Sewer Collection System

-Ryan Crowther

Summary of Presentation:

- Project to reduce groundwater infiltration into the Fargo sewer system.

- Funded with ARPA funds.
- Discussed potentially reallocating \$220,000 from this project to another project.
- Track where the \$220,000 was reallocated to.
- The board agrees for this contract to be on the December 18th board session agenda.

15. Amendment #1 with Cushing Civil Engineers for Radio Project Services

-Brian Nicholas

Summary of Presentation:

- This will include additional tasks, corrects typos and adds the Marion County Jail radio system integration
- Discussed the cost and need for ongoing negotiations with the sheriff's office, Medcom and other partners.
- Work includes tying existing jail radio system into the new sheriff's radio system.
- The commissioners approve moving this amendment forward.

16. Federal Agenda Draft Review

-Alvin Klausen

Summary of Presentation:

- N/A

17. Board Session Agenda

-Commissioner Cameron

- N/A

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- N/A

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

OTHER

ARPA Funds and Contract Obligations

-Jeff White

- When funds were first available, there was lack of clarity around obligation requirements.
- The initial understanding was that funds needed contracts in place with their subcontractors by December 31, 2024.
- Later revisions to the ARPA rules, rule 17.7, allows more flexibility.
- The requirement is met by the county stating they will provide funds to the cities, without them needing contracts in place by December 31, 2024.
- There are four cities (Stayton, Jefferson, Hubbard, and Donald) that are struggling to meet the December 31, 2024, deadline.
- Recommend amending contracts with these cities to remove the requirement, as the obligation has already been met.

- The cities need to spend funds by 2026, but the board can set an internal deadline of June 30, 2025, for contracts placement.

Republic Rate Increase and Franchise Fee

-Dennis Mansfield

- Discussed the board's decision not to give Republic a rate increase and the potential impact on public perception.
- Consider imposing an additional 2% franchise fee on Republic, which would not be an allowable expense for them to pass on to customers.
- This would allow the county to generate additional revenue from Republic without directly impacting their customers' rates.
- The commissioners discussed the need to potentially adjust the county's franchise fee cap if the 2% additional fee was not sufficient to address the concerns.
- Need a solution that would not negatively impact Republic's customers while still asserting the county's position and maintaining leverage in the relationship.

Letter of Agreement with Marion County, Bureau Land Management (BLM) and Department of Forestry

-Kevin Cameron

- Related to a grant the county is administering for a planning process in North Fork
- The entities have all agreed to the letter of agreement.
- The board to review the agreement before signing it.
- Any challenges or changes go back to Ms. Radtke to be addressed.
- The entities are ready to sign the agreement.

East Park Challenges

-Kevin Cameron

- Amendment to the East Park plat.
- Originally, the plat needed the developer to build a traffic signal at Cordon Road and State Street.
- The developer requested an amendment to not be forced to build the signal.
- The board said no to the amendment and bond.
- Then proposed a \$3 million cash deposit solution:
 - Developer has until July 15, 2025, to install the signal themselves.
 - If not, they pay the \$3 million for the county to install it.
 - Any leftover funds from the \$3 million go to the county.
 - Three proportional share payments due right after the amendment is signed.
- Potential risks of the developer not building the signal discussed
- Schedule meeting with the developer to finalize proposal.

Adjourned – time: 11:02 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary White

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, December 11, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

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

Commissioner Cameron called the meeting to order at 9:00 a.m.
Commissioner Willis arrived at 9:04 a.m.

(Video Time 00:00:54)

PUBLIC COMMENT

David Beem:

- Mr. Beem expressed the following:
 - He is an advocate for individuals with special needs in the City of Salem;
 - He wished county employees a happy holiday; and
 - He would like the city and the county to work together on the budget.

(Video Time 00:02:01)

CONSENT

HUMAN RESOURCES

1. Approve the Contract for Services with Cascade Centers, Inc., dba, Canopy Wellbeing in the not-to-exceed amount of \$130,000 to provide Employee Assistance Program (EAP) services to Marion County employees effective January 1, 2025, through December 31, 2026.

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

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(Video Time 00:02:39)

MOTION: Commissioner Bethell moved to remove item number #2 under Action from the Board Session Agenda. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:03:30)

ACTION

BOARD OF COMMISSIONERS

2. Consider approval of the Memorandum of Understanding with Marion County Public Works to utilize American Rescue Plan Act (ARPA) funding in the amount of \$600,000 for the ARPA - Fargo Interchange Service District Sewer Collection System Improvements project through December 31, 2026. –Brian Nicholas

Motion made and approved to remove this item from the agenda.

(Video Time 00:03:32)

3. Consider approval of the Beneficiary Agreement with Hope Pregnancy Clinic to utilize American Rescue Plan Act (ARPA) funding in the amount of \$749,000 through December 31, 2026, to assist with the construction of a pregnancy clinic that will provide medical services to disadvantaged women with a low-to-moderate income within Marion County. –Chris Eppley

Summary of presentation:

- The Beneficiary Agreement between Marion County and Hope Pregnancy Clinic is for the construction of a pregnancy clinic including:
 - Staff offices; and
 - Counseling offices.
- The clinic will provide medical services to disadvantaged individuals and families with a low-to-moderate income;
- The center will be located in a designated census tract that has been identified by the United States Department of Housing and Urban Development (HUD) as meeting the low-to-moderate income requirements;
- The total project is anticipated cost is \$4,383,920;
- Marion County has agreed to provide grant funding in the amount of \$749,000 for the project; and
- The anticipated occupancy date is December of 2025.

Board discussion:

- Commissioner Bethell expressed the following:
 - The county provided funding two years prior to increase the capacity in their original clinic;

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- The county also provided funding for the clinic to collaborate with Marion County Health and Human Services (MCHHS) and Catholic Community Services to provide a wraparound stabilization system of care for women navigating pregnancy;
- The funding assistance improves community health;
- Facts and data matter;
- The current facility is located in a predominantly white, low-income community, in north Salem;
- The largest population that the organization provides service to is Hispanic;
- The clinic is doing a great job with outreach and breaking down cultural barriers;
- The clinic incentivizes women to get appropriate care;
- The agreement will assist with closing the funding gap;
- The agreement expands access to services that the county provides;
- The clinic can take the funding dollars further because they have fewer restrictions; and
- The clinic's unique services will help more individuals.
- Commissioner Willis expressed the following:
 - The county supports things that work;
 - If there is no data to support, then the county does not support:
 - Programs need to work and help individuals;
 - The county may provide resources to assist; and
 - If programs do not work, then the resources need to be used somewhere else.
 - Hope Pregnancy Clinic does a good job of coordinating with Salem Health for women struggling with substance abuse:
 - Substance abuse negatively impacts babies.
 - The clinic helps women who have different life challenges.

Motion: Commissioner Willis moved to approve the Beneficiary Agreement with Hope Pregnancy Clinic to utilize American Rescue Plan Act (ARPA) funding in the amount of \$749,000 through December 31, 2026, to assist with the construction of a pregnancy clinic that will provide medical services to disadvantaged women with a low-to-moderate income within Marion County. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:10:36)

COMMUNITY SERVICES

4. Consider approval of the Emergent Economic Opportunity Program Agreement with Salem Baseball Club, LLC, in the amount of \$300,000 to support synthetic turf and lighting improvements at Willamette University's baseball and softball stadiums with an ending term date of one year from execution –Kelli Weese

Summary of presentation:

- The agreement will support improvements for Willamette University's softball and baseball fields;
- Willamette University will be able to add synthetic turf fields and lights to both facilities;
- The goal is to improve the stadiums so that they can provide additional resources for the Salem-Keizer School District (SKSD):
 - High schools will be able to utilize the fields for games and tournaments.
- The grant application's estimated total cost is \$8.08 million:
 - The organization has raised \$6.6 million to date.
- The proposed grant agreement entails the following:
 - The one-time allocation of \$300,000 will utilize lottery funding from the county's economic development program;
 - The term is for one year with an option to extend up to two years; and
 - Requirements to receive the funding include:
 - A presentation to the Marion County Board of Commissioners during the development phase; and
 - The project's marketing must include Marion County Economic Development as a funding source.

Luke Emanuel:

- Mr. Emanuel expressed the following:
 - He is the owner of Salem Baseball Club, LLC;
 - The original goal was to find synthetic turf for local high schools to use:
 - Local high schools cannot afford synthetic turf.
 - Other jurisdictions in Oregon turfed one or two fields and made it available to all youth in the school district;
 - Baseball teams were created as a funding mechanism to utilize the fields during the summer:
 - This method will also be used for future replacements.
 - Willamette University's fields are centrally located and easily accessible;
 - The university has contractually agreed to make the fields available to SKSD every day of the week;
 - A district wide athletic director and not the university will perform the scheduling;
 - There will be set times every day for field usage;

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- Additional organizations that will utilize the fields include:
 - The Young Men's Christian Association (YMCA);
 - The Boys and Girls Club; and
 - The Special Olympics.
- A wider spectrum of abilities and athletes will be able to utilize the fields during the summer; and
- It is a good start for obtaining fields that kids can use on a year-round basis.

Board discussion:

- Commissioner Willis expressed his appreciation to Mr. Emanuel for:
 - Envisioning the project;
 - Seeing the potential;
 - Explaining the vision to other people;
 - Bringing people together to accomplish the project; and
 - His passion for youth sports and the project.
- This project has been in the works for three years; and
- Transportation challenges have been a barrier in school sports:
 - Currently schools are busing teams to the cities of McMinnville or Wilsonville during the spring when it is wet;
 - Utilizing the university fields will create significant travel savings;
 - Schools will be able to play closer to home;
 - Some schools cannot afford to travel;
 - Utilizing the university fields provides schools with the opportunity to host a spring break tournament locally; and
 - Schools cannot control the cost of transportation.

MOTION: Commissioner Bethell moved to approve the Emergent Economic Opportunity Program Agreement with Salem Baseball Club, LLC, in the amount of \$300,000 to support synthetic turf and lighting improvements at Willamette University's baseball and softball stadiums with an ending term date of one year from execution. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:24:02)

5. Consider approval of the Grant Agreement with Soaring Heights Recovery Homes to utilize Health Opioid Grant Program funding in the amount of \$450,000 to support the acquisition of property for a new sober living home facility for individuals recovering from a substance abuse disorder through June 30, 2027. –Steve Dickey

Summary of presentation:

- Soaring Heights Recovery Homes provides transitional housing for individuals recovering from a substance abuse disorder;
- The Grant Agreement will assist with the purchase of another home for transitional housing;
- The request was submitted through the Community Development Block Grant (CDBG) and the HOME Investment Partnerships program's application process:
 - The applications were reviewed and discussed in detail at a prior Work Session meeting; and
 - The county can utilize opioid grant funding as the program is related to substance abuse.
- Soaring Heights Recovery Homes has identified a property, and an offer has been accepted.

Eric Rasor:

- Mr. Rasor expressed the following:
 - He is the Executive Director of Soaring Heights Recovery Homes;
 - He is thankful for the support from Marion County;
 - The property is located in the City of Keizer;
 - The home is about 2,200 square feet with five bedrooms;
 - The home is ready for move-in; and
 - The home will be for women and children.

Board discussion:

- Neighbors of the proposed house are supportive with no negative feedback;
- There was a previous property that did have concerns from neighbors:
 - The purchase of the property was never finalized; and
 - Soaring Heights Recovery Homes selected another property for the transitional housing.
- More homes are needed that can accommodate animals:
 - Individuals experiencing homelessness will not part with their pets; and
 - There is a large cost associated with housing animals.
- The commissioners expressed their appreciation to Mr. Rasor for the work that he is doing.

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MOTION: Commissioner Willis moved to approve the Grant Agreement with Soaring Heights Recovery Homes to utilize Health Opioid Grant Program funding in the amount of \$450,000 to support the acquisition of property for a new sober living home facility for individuals recovering from a substance abuse disorder through June 30, 2027. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:32:02)

HEALTH AND HUMAN SERVICES

6. Consider approval of the incoming funds Grant Agreement with the United States Department of Justice (DOJ) in the amount of \$550,000 for the Connect and Protect: Law Enforcement Behavioral Health Response Program through September 30, 2027. –Ryan Matthews.

Summary of presentation:

- The incoming funds federal grant award from the United States Department of Justice (DOJ) is for \$550,000;
- The grant contract has a term date of three years;
- The federal government was looking for projects that fostered law enforcement and behavioral health collaboration;
- The county has historically had four Mobile Crisis Response Teams (MCRT) consisting of one Qualified Mental Health Professional (QMHP) and one law enforcement officer that would respond to emergency calls:
 - A QMHP was paired with an officer from the following:
 - One QMHP with the Marion County Sheriff's Office;
 - Two QMHP's with the City of Salem Police Department; and
 - One QMHP with the City of Woodburn Police Department.
- Federal changes related to funding eliminated the MCRT;
- The county currently has a Community Response Team (CRT) that does not include a law enforcement officer;
- The county applied for and received grant funding to restore one MCRT:
 - Staff will continue to look for other funding options that can provide more MCRT's.
- Marion County Health and Human Services (MCHHS) and the Marion County Sheriff's Office (MCSO) are in the process of recruiting one MCRT;
- It is anticipated that the MCRT will be ready in February 2025;
- The team will work 10-hour shifts and be available four days a week;
- Data and outcomes will be collected and reported as part of the federal grant requirements; and
- There is a subset of calls that require a law enforcement presence.

Board discussion:

- Commissioner Bethell requested to see the grant application packets:

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- She would like to review the data in the packets;
- Visual aid is a great tool to describe the number of calls that have escalated for this type of response in the last two years;
- Calls for this type of crisis have grown exponentially in a year; and
- State and federal government agencies are unaware of the issue.
- Being able to dispatch an MCRT serves a lot of needs and provides safety;
- The board discussed the issue with United States Senator for Oregon, Ron Wyden and advocated for funding that supports MCRT; and
- If more data is available, then people have more support and can advocate for this model.

MOTION: Commissioner Bethell moved to approve the incoming funds Grant Agreement with the United States Department of Justice (DOJ) in the amount of \$550,000 for the Connect and Protect: Law Enforcement Behavioral Health Response Program through September 30, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:42:52)

Commissioner Cameron stated that Board Session Agenda items #7, #8, and #9 are very similar and are connected to the same project. Staff will provide one presentation for all three agenda items followed by three separate motions.

(Video Time 00:43:12)

PUBLIC WORKS

7. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AB01300 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

Summary of presentation:

- Marion County received federal funds for improvements to Center Street located in the City of Salem:
 - The improvements will be from Lancaster Drive to 45th Place NE.
- The project scope entails:
 - Widening Center Street on the north side of the road;
 - Installing the following:
 - A center turn lane;
 - Bike lanes; and
 - Sidewalks.
 - Stormwater improvements; and
 - Enhanced pedestrian crossings.
- Staff presented the resolutions to the board at a prior Board Session meeting:

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- During final review of the appraisals, it was determined that easement language needed to be updated for the benefit of the property owners.
- Language revisions entail the following:
 - A four-year term date was added for a temporary easement:
 - This allows the county to access properties in the event additional work is needed; and
 - The county will pay the property owner for this right.
 - The language for an open drainage channel was removed from the easement language:
 - The county will not be able to construct an open drainage channel across a property's easement.
 - The language "We shall restore the topsoil and landscaping to as good of condition as it was prior to any such work" was included; and
 - The language "Grantee shall not construct storm improvements that would permanently block or impede access to the Grantor across said easement" was added.
- The county's intent is to not harm property owners with the easements; and
- The county wanted to make sure the easement language was clear.

Board discussion:

- The property owner's driveway will remain;
- Property owners will have access to their property;
- The county will not use the easement to cut the property owner off from their property;
- An issue regarding a tree on one of the properties has not been resolved:
 - Staff have updated the appraisal and continue to work with the property owner to find a resolution.
- The commissioners appreciate staff gently navigating and respectfully conversing with the property owners to try to come to an agreement that works for all parties.

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AB01300 as referenced in "Exhibit A", for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:48:39)

8. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W19DC03500 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W19DC03500 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:49:05)

9. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AA01400 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AA01400 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:49:29)

Board discussion:

- Mr. Crowther expressed the following for the Marion County project:
 - Staff are still working through the right-of-way acquisition;
 - Construction will not occur in the summer of 2025;
 - Staff do not have enough time to work through the federal process and still be able to bid on the project; and
 - Utilities work will start soon.
- Commissioner Bethell requested a schedule for contractors, on-site work dates, and the work location be posted on social media;
- More out-reach notices to neighbors and the community related to the project was requested; and
- Construction is anticipated to begin in 2026.

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(Video Time 00:52:20)

Commissioner Cameron requested unanimous consent to return to Consent to allow Commissioner Willis the opportunity to vote on the agenda. Commissioner Willis voted aye for the Consent agenda.

(Video Time 00:52:36)

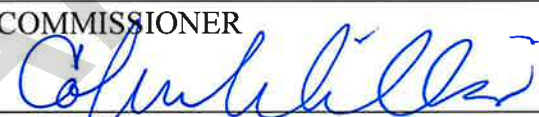
PUBLIC HEARINGS
9:30 A.M.

None.

Commissioner Cameron adjourned the meeting at 9:56 a.m.



CHAIR



COMMISSIONER

Board Sessions can be viewed on-line at

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

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O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Agenda

BOARD OF COMMISSIONERS

Kevin Cameron
Danielle Bethell
Colm Willis

CHIEF ADMINISTRATIVE OFFICER

Jan Fritz

MARION COUNTY

555 Court St. NE, Ste. 5232
P.O. Box 14500
Salem, OR 97309-5036
(503) 588-5212
(503) 588-5237 – FAX

www.co.marion.or.us

The purpose of the Board of Commissioners Management Update is for staff to provide information to the Board and for the Board to direct staff regarding operational issues or the development of Board policy. The Board of Commissioners is responsible for matters of county concern pursuant to ORS 203.35 including, but not limited to, administration of county government. The Board may take action on any item listed above pursuant to Oregon Public Meetings Law (ORS 192.610 to 192.690).

Tuesday, December 17, 2024, 9:30 a.m. – 11:00 a.m.
Courthouse Square, 555 Court St. NE, Salem 5th Floor,
Suite 5231, Commissioners' Boardroom
Join Zoom Meeting- <https://us06web.zoom.us/j/86891408353>
Meeting ID: 868 9140 8353

INFORMATIONAL

- 1. RESTORE Court_HB4002**
-Commander Mike Hartford
- 2. Contract Amendment #3 to the Oxford House Subsidy Services Price Agreement**
-Commander Mike Hartford
- 3. Towing Cars Outside Right-of-Way**
-Commissioner Willis, Sergeant Mark Ferron
- 4. Scotts Mills Rd. NE: Butte Creek Bridge Right-of-Way Services Agreement**
-Ryan Crowther
- 5. Marion County Planning Commission Reappointments of Gary Monders, Mike Long, Stanley Birch & Direction on Cases Heard**
-John Speckman
- 6. ORPD Local Government Grant Program Agreement**
-Kevin Thompson
- 7. Request for IT review of Trial Service Agreement with eHawk Solutions**
-Julie Miller
- 8. Contract with Santiam Memorial Hospital for CDBG Funding for the Santiam Resiliency Center**
-Steve Dickey
- 9. Contract Amendment #1 with School Health Corporation for Critical Care and Emergency Medical Equipment**
-Karin Perkins

If you require interpreter assistance, an assistive listening device, large print material or other accommodations, call 503-588-5212 at least 48 hours in advance of the meeting. TTY 503-588-5168

Si necesita servicios de interprete, equipo auditivo, material copiado en letra grande, o cualquier otra acomodacion, por favor llame al 503-588-5212 por lo menos 48 horas con anticipación a la reunion. TTY 503-588-5168
Marion County is on the internet at:
<http://www.co.marion.or.us>

10. Fair Board Member Re-Appointments, Dana Castano, Shannon Gubbels, and Amy Goulter-Allen

-Kelli Weese

11. Personal Credit Card Policy

-Trevor Lane

12. Update and Review of Veteran Services Office

-Gary White

13. Meeting Minutes Review System

-Shawnnell Fuentes

14. Draft Environmental Impact Statement County Commissioner Letter

-Commissioner Bethell

15. Board Session Agenda

-Commissioner Cameron

OTHER

COMMISSIONERS' COMMITTEE ASSIGNMENTS UPDATE



O R E G O N

MARION COUNTY BOARD OF COMMISSIONERS

Management Update Agenda

Tuesday, January 14, 2025, 9:30 a.m. – 11:00 a.m.

Courthouse Square, 555 Court St. NE, Salem 5th Floor, Suite 5231
Commissioners' Boardroom

Join Zoom Meeting- <https://us06web.zoom.us/j/86891408353>

Meeting ID: 868 9140 8353

**BOARD OF
COMMISSIONERS**

Danielle Bethell
Colm Willis
Kevin Cameron

**CHIEF ADMINISTRATIVE
OFFICER**

Jan Fritz

MARION COUNTY

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INFORMATIONAL

- 1. Environmental Health Licensing of Mobile Unit**
-Alisa Zastoupil, Ryan Matthews
- 2. Aerial Imagery for GIS Imagery Data**
-Tom Roling
- 3. Emergency Management Performance Grant with Oregon Department of Emergency Management**
-Brian Nicholas
- 4. North Marion Recycling & Transfer Station Concrete Repair**
-Ryan Crowther
- 5. Shaff Road ADA Improvements**
-Ryan Crowther
- 6. IT Service Agreement with Paradigm Software for Solid Waste Management System**
-Brian May
- 7. Emergency Operations Plan Grant with Oregon Department of Emergency Management for Emergency Operations Planning Services**
-Greg Walsh
- 8. Mobile Crisis Services**
-Debbie Wells
- 9. PacificSource Community Solutions Share Initiative MOU**
-Christina Bertschi

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Si necesita servicios de interprete, equipo auditivo, material copiado en letra grande, o cualquier otra acomodacion, por favor llame al 503-588-5212 por lo menos 48 horas con anticipación a la reunion. TTY 503-588-5168 Marion County is on the internet at:
<http://www.co.marion.or.us>

10. Tax Account 535516 Update

-John Carlson

11. Medical Examiner Office Relocation & Remodel

-Tamra Goettsch

12. Church at the Park Project Location Discussion

-Steve Dickey

13. Board Session Agenda

-Commissioner Bethell

14. Legislative Update

-Alvin Klausen

OTHER

COMMISSIONERS' COMMITTEE ASSIGNMENTS UPDATE



Work Session Summary Minutes

OREGON

2025-2026 CDBG and HOME Application Review

January 16, 2024. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Colm Willis, and Danielle Bethell.

Board's Office: Shawnnell Fuentes, and Alvin Klausen.

Legal Counsel: Steve Elzinga.

Liberty House: Peter Carrillo.

Marion County Housing Authority: Jason Icenbice, and Christine Sommer.

Community Services: Steve Dickey, Kelli Weese, and Sheila Roberts.

Boys and Girls Club of Salem, Marion and Polk Counties: Robbin Kerner.

Mid-Willamette Valley Council of Governments: McRae Carmichael, Linda Hansen, and John Schmidt.

Santiam Hospital: Kim Klotz, and Jamie Sampson.

Catholic Community Services: Joshua Graves.

Church at the Park: DJ Vincent.

City of Silverton: Jason Gottgetreu.

Marion Polk Food Share: Jason McDonald.

Family Building Blocks: Patrice Altenhofen.

Danielle Bethell called the meeting to order at 9:30 a.m.

Summary

Nine projects were presented, with total requests exceeding \$10 million. The board emphasized the need for accurate financial projections and long-term sustainability plans for funded initiatives.

Presentation of Applications

- Catholic Community Services Foundation:
 - Requested \$225,000.
 - Renovation, commercial kitchen equipment and vocational training center.
 - Aims to enhance services for partners, including Church at the Park, Salvation Army, and others.
- Marion County Housing Authority:
 - Requested \$500,000.
 - Demolish and rebuild farmworker housing:
 - Multi-family rentals and owner-occupied homes.
 - The total project cost is \$31,628,119, with a funding gap of \$28,047,725.

- Marion Polk Food Share:
 - Requested \$500,000.
 - New facility to increase capacity in order to meet increased demand for food supply and meal programs.
 - The total project cost is \$15,512,000, with a gap of \$15,012,000.
- Santiam Memorial Hospital:
 - Requested \$500,000.
 - Renovation to add a Women's Health Clinic.
 - The total project cost is \$3,150,000, with a gap of \$2,150,000.
- City of Silverton:
 - Requested \$262,000.
 - Extend roadways and utilities to support an affordable housing development.
 - The total project cost is \$26,000,000.
 - Funding from Hacienda Community Development Corporation and CDBG funds.
- Valor Mentoring:
 - Requested \$25,000.
 - Van for transporting school-aged youth to and from their facilities.
 - The total project cost is \$50,000, with a gap of \$30,000.
- Boys & Girls Club:
 - Requested \$200,000.
 - Power Hour program helps enhance academic success for low-income students.
- Family Building Blocks:
 - Requested \$100,000.
 - Expansion of services at the Norris House location, including hiring additional staff and expanding therapeutic early childhood classrooms.
- Liberty House:
 - Requested \$200,000.
 - Expansion of services to provide additional resources for child abuse prevention and early childhood trauma response in North Marion County.

Other

- Homeowner Residential Rehabilitation Program:
 - Completed 16 home repairs to date:
 - Replaced roofs, HVAC systems, water heaters, and installed wheelchair ramps.
- The Down Payment Assistance Program:
 - Helped 10 families per year get into homes.
 - Funding available to support 3 down payments going forward with the current annual allocation.
- The board interested in reviewing the selection criteria and process for the Homeowner Residential Rehabilitation Program to ensure an equitable distribution of funds across the county.
- Programs help prevent homelessness and help seniors and low-income residents remain in their homes.

Next Steps

- The board requested additional information from several applicants:
 - Catholic Community Services Foundation:
 - Budget and funding sources.
 - Family Building Blocks:
 - Long-term stabilization plan and funding sources for the program.
 - Liberty House:
 - Data on billable referrals and community partnerships to support the service expansion.
- Breakdown of the 15% administrative percentage for the CDBG funds from staff.
- A follow-up meeting to be scheduled once final CDBG and HOME funding amounts are known from the U.S. Department of Housing and Urban Development:
 - Around July.
 - Allows board to make final funding decisions and allocations.

Adjourned – time: 10:48 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary L. White

DRAFT



Management Update Summary Minutes

O R E G O N

January 28, 2025. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Danielle Bethell, and Colm Willis.

Board's Office: Jan Fritz, Chad Ball, Matt Lawyer, Alvin Klausen, Shawnnell Fuentes, Toni Whitler, Chris Eppley, and Skylar Stangeland.

Legal Counsel: Cody Waltermann, and Steve Elzinga.

Sheriff's Office: Nicholas Hunter, Jeremy Landers, and Jacob Ramsey.

Public Works: Greg Walsh, Brandon Reich, Austin Barnes, Kent Inman, Brian May, Roxanne Toepfer, Kevin Thompson, Ryan Crowther, Ryan Wade, Lani Radtke, and Stephanie Pulvers.

Health and Human Services: Debbie Wells, Carol Heard, and Phil Blea.

Community Services: Steve Dickey, and Kelli Weese.

Finance: Jeff White.

Human Resources: Sherry Linter.

Jan Fritz called the meeting to order at 9:32 a.m.

INFORMATIONAL:

1. Investment Policy Adoption

-Sam Brentano, Jeff White

Summary of Presentation:

- The board is required to review and approve the county's annual investment policy, by state law.
- The policy has not changed since it was last reviewed and adopted in 2023.
- The county currently has \$290 million invested with its investment advisors, GPA.

Board Direction:

- The board approved re-adopting the current investment policy without any changes at the upcoming board meeting.

2. FY 23-25 Jail-Based Medication of Opioid Use Disorder Program Grant Agreement

-Commander Jacob Ramsey

Summary of Presentation:

- \$372,000 in grant funding from the Oregon Criminal Justice Commission.
- Funds will improve the medication-assisted treatment program for opioid use disorder:
 - Provide injectable medications to inmates that are more difficult to divert than oral medications.

- Will fund an employee to help transition inmates back into the community after receiving treatment.

Board Direction:

- The board would like information regarding the source of the funds and the formula used by the Criminal Justice Commission to allocate the funding.

3. Procedures for Managing Land Use Case Timelines

-Brandon Reich & Steve Elzinga

Summary of Presentation:

- Challenges in managing land use case timelines due to changes in state laws that give applicants certain rights and timelines.
- To give the board an opportunity for a hearing, several procedures are outlined:
 - 30-day initial period before the timeline takes effect, where planning gets land use cases out.
 - The hearings officer must decide within 3 weeks after the record closes.
 - The board has the power to hold a hearing even if the timeline is surpassed, as long as the applicant does not object.

Board Direction:

- Explore the possibility of having a backup hearings officer for land use cases.
- Provide feedback on the draft memo regarding procedures for managing timelines on land use cases.

4. House Bill 3209 – Increase Vehicle Registration Fees

-Dennis Mansfield

Summary of Presentation:

- House Bill 3209 proposes to increase various vehicle registration fees:
 - Create an abandoned RV fund to cover costs of disposing of abandoned RVs.
 - Increase RV registration fees by 50% to support the maintenance of parks.
- Concerns about the equity of the fee, as it places the burden on RV owners rather than all park users.
- The board questioned whether the funding formula adequately accounts for the population of RV users versus the overall population.

Board Direction:

- The board indicated it would wait for further discussion and support from the Association of Oregon Counties before taking a position on the bill

5. Emergency Operations Plan Grant with Oregon Department of Emergency Management for Emergency Operations Planning Services

-Greg Walsh

Summary of Presentation:

- Contract amendment with the state to provide emergency operations planning services for 9 additional cities.
- The original contract was for \$87,000, and the amendment would add additional funding.

Board Direction:

- The board requested to see the original contract to better understand the scope and costs of the services.

6. Alley Vacation – East Side of Trullinger Tracts Subdivision

-Kent Inman

Summary of Presentation:

- Petition to vacate a 20-foot alley on the east side of the Trullinger Tracts subdivision.
- During the utility locates, a PGE line was found in the alley, and a draft easement document has been prepared.
- All abutting landowners have consented to the proposed vacation.

Board Direction:

- The board agrees to proceed with this as a consent item at board session.

7. Mercury Total Maximum Daily Load (TMDL) Construction Site Runoff Control

-Stephanie Pulvers, Brian May

Summary of Presentation:

- Plan to incorporate erosion control requirements into county building permits to comply with mercury TMDL regulations.
- The plan includes three options, with the water quality advisory committee and homebuilders' association preferring the least impactful option:
 - Adds language to building permits referring applicants to educational resources on erosion control, rather than requiring inspections.
- The board emphasized the importance of a complaint-based inspection system and minimizing the impact on development.

Board Direction:

- Move forward to try to implement a plan by September 2025.

8. Request for Approval to Pursue NOAA Fishing Passage Grant

-Ryan Crowther & Ryan Wade

Summary of Presentation:

- Assesses and classifies 13 culverts and 2 bridges for fish passage.
- Covers 100% of the planning and assessment costs, with the county only forfeiting its indirect rate as a match.
- Board concerned of potential enforcing fish passage regulations and the impact on the county's ability to make emergency culvert repairs.

Board Direction:

- Schedule a follow-up discussion to address concerns and decide.

9. Right-of-Way Acquisition at 1023 Connecticut Ave, Salem

-Ryan Crowther

Summary of Presentation:

- Strip of right-of-way from an owner for a sidewalk project on Connecticut Ave.
- The property owner has not been responsive to negotiations, despite attempts by public works to reach an agreement.
- Requesting authorization to proceed with a resolution of eminent domain to acquire the necessary right-of-way.

Board Direction:

- The board agreed to proceed with notice provided to the owner ahead of time

10. Amendment #1 to Supplemental Project Agreement with ODOT to for Ehlen Road and Butteville NE Roundabout Project

-Ryan Crowther

Summary of Presentation:

- Add \$1.75 million in congressionally directed spending to the Ehlen and Butteville Roads roundabout project.
- Funding will be used for preliminary engineering, right-of-way acquisition, and construction of the roundabout project.
- Currently scheduled for construction in 2027.

Board Direction:

- Keep the congressional representative's office informed of the progress.
- The board is good with the update.

11. Behavior Health Customer Satisfaction Survey Review

-Carol Heard, Phil Blea, Debbie Wells

Summary of Presentation:

- The survey was conducted in late 2024, which had a 20% response rate.
- Included feedback on services provided by staff across all client-facing positions:
 - Reception, therapists, case managers, skills trainers, and prescribers.
- The results showed high satisfaction levels, with median scores ranging from 4.75 to 4.47 for all provider roles.
- The open-ended comments highlighted positive feedback about staff supports and a welcoming environment.
- Some concerns about staff workload and emotional support.

Board Direction:

- Need to address issues around translation services and new appointment scheduling system impacts.

12. Mental Health Advisory Committee Appointments, Teresa Joslin, Kara Hunter, and Maria Torres

-Phil Blea

Summary of Presentation:

- Theresa Jocelyn has experience with the persistently mentally ill population and community outreach.
- Kara Hunter has lived experience with mental health challenges and has worked on committees for the last 20 years.
- The board stated the importance of members understanding the committee's role and for the work not being disrupted.

Board Direction:

- The board approves all three committee appointments.

13. Mobile Crisis Services

-Debbie Wells, Rhett Martin

Summary of Presentation:

- Removed from the agenda

Board Direction:

- N/A

14. Contract Amendments #1, #2 with Peace of Mind Cleaning, LLC for Cleaning Services with HHS

-Debbie Wells

Summary of Presentation:

- This is for cleaning and waste removal services at behavioral health facilities.
- The first amendment extended the contract by one year to February 2025 and updated service rates and locations.
- The second amendment proposes extending the contract by an additional two years to February 2027 and increasing the maximum compensation from \$99,000 to \$149,000.

Board Direction:

- The board requested that the next contract be put out for an RFP to ensure competitive pricing and market rates.
- The board is good to proceed.

15. IGA Amendment #15 with Oregon Health Authority (OHA) for Decrease of Program Elements Public Health Services for CARES, and OIP Bridge COVID

- Ryan Matthews

Summary of Presentation:

- Decrease funding for certain public health program elements in the 2023-2024 contract with OHA.
- This reflects a reconciliation of unspent funds from the 2017-2019 biennium, which the county will pay back to OHA in the amount of \$299,650.
- The board discussed the state's delayed reconciliation process:
 - Impacts fund availability for future use.
 - The county had \$808,000 in unspent funds set aside.

Board Direction:

- The board is good with the update.

16. 2017-2019 IGA with OHA Settlement Summary Report Preliminary Settlement Figures

-Ryan Matthews

Summary of Presentation:

- Update on the reconciliation of the 2017-2019 biennium contract with OHA.
- The state determined the county owes \$299,650:
 - Will be paid from the \$808,000 in unspent funds the county had set aside.
- State's delayed reconciliation process:
 - Leaves funds tied up for multiple biennia.
 - It is important to resolve these contracts to free up funds for future use.

Board Direction:

- The board is good to proceed.

17. CDBG/HOME Consolidated Plan RFP Review and Funding Options

-Steve Dickey

Summary of Presentation:

- RFP for the next five-year CDBG/HOME Consolidated Plan focus:
 - Affordable housing
 - Infrastructure
 - Social services
 - Economic development

- It is important that the needs of the community, not just bureaucratic expectations, are met.
- Must avoid the issues experienced with the previous consultant.
- The estimated cost of the consultant is \$65,000 to \$85,000.
- Potential funding sources:
 - General fund, lottery funds, and HOME funds.

Board Direction:

- The board requested more time to review the RFP and provide feedback before it is released.

18. Appointment of Joseph Billington to Marion County Fair Board

-Kelli Weese

Summary of Presentation:

- Mr. Billington participates on the Fair Board as the Future Farmers of America (FFA) liaison and applied to continue serving on the board.
- Mr. Billington declined the offer to introduce himself at board session.

Board Direction:

- The board approved the appointment of Mr. Billington to the Marion County Fair Board.

19. Self-Insurance Fund Payment to Public Works for House Mountain Generator Fire

-Tamra Goettsch

Summary of Presentation:

- Marion County Public works requested reimbursement from the self-insurance fund for \$217,456.69 in costs associated with repairs from a fire on House Mountain.
- The fire damaged generators and other operations on House Mountain:
 - The costs have been documented and vetted.

Board Direction:

- The board authorized the reimbursement to be processed, with the understanding that the county is still waiting for the insurance claim to be settled.

20. Update Public Hearing Procedure – Land Use

-Cody Waltermann

Summary of Presentation:

- The focus was on the opening statement the board provides at the beginning of the land use public hearings.
- The opening statement has been updated to reflect the requirements in the county code and state statute.
- The updated opening statement acknowledges there is no ex parte communications and that the board will be reviewing the applicable criteria.
- Planning staff will clearly state the applicable criteria at the start of the hearing, in addition to the board reading the updated opening statement.
- The goal of the updated procedure is to provide the board with better control over witness testimony and ensure proper appeals if necessary.
- The board was assured that planning staff are managing the workload and communicating with the hearings officer to prevent delays in decisions.

Board Direction:

- The board is good to proceed.

21. Legislative Update

-Alvin Klausen

Summary of Presentation:

- House Bill 3119:
 - Prohibits the Department of Environmental Quality from implementing or enforcing the Advanced Clean Trucks regulations before January 1, 2027.
 - Would delay the implementation of the California Advanced Clean Trucks regulation in Oregon.
- Reviewed draft talking points and a one-pager on the benefits of waste energy, which will be used for upcoming legislative hearings.
- The board was updated on the status of federal funding for county projects, including the potential freeze on COPS and other grant funds.
- The board directed staff to coordinate access to the legislative tracking tool with relevant department heads.

Board Direction:

- Provide a fiscal analysis on the impact of House Bill 3119 (the California Advanced Clean Trucks regulation) on Marion County's fleet.
- Coordinate with other departments and organizations to have representatives testify at the upcoming hearing on the waste energy bill.
- Request that the draft materials be reviewed by staff before dissemination.
- Provide the board with a list of staff who should have access to the legislative tracking tool.

22. Board Session Agenda

-Commissioner Bethell

- Overview the agenda.

Board Direction:

- The board is good to proceed.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE

Commissioner Danielle Bethell

- Met with Siletz Tribal Chairwoman Dee Pigsley:
 - Discussed natural resources.
- Reached out to Grand Ronde to restart regular meetings:
 - Have not occurred for almost a decade.

Commissioner Kevin Cameron

- City of Salem meeting:
 - Memorandum of understanding with the Grand Ronde Tribe for payment in lieu of taxes.
- Solid Waste Management Advisory Council (SWMAC) meeting.
- Aviation Grant Review meeting.
- City Club:
 - Presentation on the city's budget.

Commissioner Colm Willis

- N/A

OTHER

Adjourned – time: 11:46 a.m.

Minutes by: Mary Vityukova
Reviewed by: Gary L. White

DRAFT



Work Session summary Minutes

O R E G O N

2025-26 CDBG / HOME Project Funding Direction

April 1, 2025. 1:30 PM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Colm Willis, and Danielle Bethell.

Board's Office: Matt Lawyer, Trevor Lane, Heather Inyama, Alvin Klausen, and Jan Fritz

Legal Counsel: Steve Elzinga.

Community Services: Steve Dickey, Kelli Weese, and Sheila Roberts.

Commissioner Danielle Bethell called the meeting to order at 1:34 p.m.

Summary

There were 9 applications received, totaling \$2.5 million. Key projects included Catholic Community Services' \$250,000 for space renovation, Marion County Housing Authority \$500,000 for the demolition and construction of permanent farm worker housing, Marion & Polk Food Share \$500,00 for the purchase of a new facility and Santiam Memorial Hospital's \$500,000 for renovation to create a regional women's health clinic. City of Silverton \$262,000 street extension to support low-income housing and the consideration of funding for the Marion Homeowner Residential Rehabilitation Program. Discussed the need of clear communication on funding policies and the potential for amendments to applications. Specific concerns were raised about the financial stability of Church of the Park and the need for detailed plans from applicants like Family Building Blocks and Liberty House. The board aims to finalize funding recommendations by the next work session.

Funding; Application Overview

- Total CDBG funding:
 - Estimated CDBG public service funding is \$198,930.
 - Estimated CDBG non-public service funding is \$862,030.
- There is a 20% administrative cost allocation:
 - Concerns raised about high administrative percentage.
 - Staffing includes personnel from CDBG and HOME programs.
 - Half-time contract specialist shared across multiple departments.
- Nine total applications received for 2025-2026 funding cycle:
 - Non-Public Service Applications:
 - Catholic Community Services:
 - \$250,000 for space renovation and kitchen equipment.
 - Marion County Housing Authority:
 - \$500,000 for farm worker housing infrastructure.

- Marion Polk Food Share:
 - \$500,000 for new facility purchase.
- Santiam Memorial Hospital:
 - \$500,000 for women's health space renovation.
- City of Silverton:
 - \$262,000 for street extension supporting low-income housing.
- Marion County Homeowner Residential Rehabilitation Program.
- Public Service Applications:
 - Valor Mentoring:
 - \$250,000 for coffee shop/cafe opening.
 - Boys and Girls Club:
 - \$200,000 for operating funds (potentially withdrawn).
 - Family Building Blocks:
 - \$100,000 for Doris House service expansion
 - Liberty House:
 - Operating expenses for North Marion County expansion.

25-26 CDBG/HOME Applications Direction

- Amendment Policy Discussion:
 - No formal written policy on funding amendments.
 - Consensus to allow amendments for this funding cycle.
 - Recommendation to create clear guidelines for future applications.
- Project Prioritization Considerations:
 - Preference for one-time project funding over ongoing operational costs.
 - Emphasis on detailed project plans and financial transparency.
 - Specific concerns about:
 - City of Silverton's SDC forgiveness.
 - Hospital funding requests.
 - Operational sustainability of proposed projects.
- Preliminary Funding Priorities:
 - Catholic Community Services kitchen project.
 - Marion Public Food Share (suggested \$100,000).
 - Santiam Hospital emergency services/ambulance bay.
 - Potential support for Valor Mentoring and Liberty House.

Next Steps

- Request comprehensive budget details from:
 - Valor Mentoring (project scale, minimum funding needs).
 - Family Building Blocks (operational costs, expansion details).
 - Liberty House (one-time funding application).
 - Santiam Hospital (project priorities).
- Administrative Process:
 - Schedule follow-up meeting.
 - Prepare for annual action plan drafting.
 - Await official United States Department of Housing and Urban Development (HUD) funding allocation.
 - Conduct 30-day public comment period.
 - Schedule final public hearing for funding decisions.
- Additional Recommendations:
 - Develop clear communication about funding preferences.

- Create written guidelines for future grant applications.
 - Improve transparency in project evaluation process.
 - Establish more rigorous project planning requirements.
- Potential Future Improvements:
 - Review 20% administrative cost allocation.
 - Develop more structured amendment process.
 - Create more detailed application requirements.
 - Establish clearer funding priority guidelines.

Adjourned – time: 2:30 p.m.

Minutes by: Mary Vityukova

Reviewed by: Gary L. White

DRAFT



Work Session Summary Minutes

OREGON

2025-26 CDBG/HOME Project Funding Direction

May 1, 2025. 1:30 PM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, Colm Willis, and Danielle Bethell.

Board's Office: Trevor Lane, Heather Inyama, and Matt Lawyer.

Legal Counsel: Steve Elzinga, and Cody Waltermann

Community Services: Sheila Roberts, Kelli Weese, and Steve Dickey

Commissioner Colm Willis called the meeting to order at 1:30 p.m.

Review of 4/1/25 Follow-Up Materials from Applicants

- Reviewed responses from applicants after January, and April work sessions.
- Catholic Community Services provided clarification on equipment ownership with Church at the Park:
 - The lease agreement will specify equipment ownership if the project is not completed
- Family Building Blocks detailed expansion plan:
 - \$100,000 would increase staffing from 6 to 11 Full Time Equivalents (FTE).
 - New positions include two teachers, one receptionist, and one kitchen staff.
 - The sustainability plan includes fundraising and potential classroom leasing.
- Liberty House explained the North Marion County expansion:
 - \$200,000 request for startup services.
 - Funding would cover staff salaries and initial lease costs.
 - Anticipate becoming self-sustaining after establishing client base.
- Santiam Hospital discussed the Resiliency Center project:
 - Ambulance base to be located separately near Cascade Highway and Highway 22.
 - Previous ARPA funding of \$1 million for generator.
- Valor Mentoring confirmed funding needs:
 - \$100,000 minimum considered meaningful for project implementation.

25-26 CDBG/HOME Applications Direction

- Public Service Projects Funding:
 - \$98,930 to Family Building Blocks.
 - \$50,000 to Liberty House.
 - \$50,000 to Valor Mentoring.
- Other Project Funding:
 - \$225,000 to Catholic Community Services.

- \$300,000 to Marion Polk Food Share.
 - \$337,030 to Homeowner Rehabilitation Program
- Specific Decisions:
 - Rejected Santiam Hospital's Resiliency Center project.
 - Expressed interest in future ambulance bay project funding.
 - Noted existing \$250,000 from previous year's award not yet executed.

Next Steps

- Wait for United States Department of Housing and Urban Development (HUD) to drop official funding amounts.
- Prepare for potential special hearing if funds are not released soon.
- Follow up Santiam Hospital about the ambulance bay project.
- Staff prepare draft documents with potential funding scenarios.
- Anticipate potential extension of submission deadlines due to congressional budget process.

Adjourned – time: 2:40 p.m.

Minutes by: Mary Vityukova

Reviewed by: Gary L. White

DRAFT



Management Update Summary Minutes

OREGON

May 13, 2025. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Kevin Cameron, and Colm Willis.

Board's Office: Chad Ball, Chris Eppley, Trevor Lane, Heather Inyama, Matt Lawyer, and Toni Whitler.

Legal Counsel: Steve Elzinga, and Marissa Terwilliger.

Public Works: Austin Barnes, John Speckman, Carl Lunds, Steve Preszler, Scott Wilson, and Brian Nicholas.

Health and Human Services: Rhett Martin, Naomi Hudkins, Christina Bertschi, and Debbie Wells.

Information Technology: Eric Reid.

Business Services: Terry Stoner.

Community Services: Steve Dickey, Ashley Jackson, and Sheila Roberts.

Assessor's Office: Nate Combs.

Colm Willis called the meeting to order at 10:00 a.m.

INFORMATIONAL:

1. Contract with Pictometry International Corp. for GIS Imagery Data

-Tom Rohlifing/Nate Combs

Summary of Presentation:

- A two-year contract for \$228,000 annually.
- The total budgeted amount is \$275,000.
- Previously used in 2016, 2019, 2021, and 2023.
- Provides ortho-mosaic and oblique imagery.
- Includes web capture form and Application Programming Interface (API) for viewing imagery.

Board Direction:

- Approved for the May 28, 2025, board session.

2. Contract with Blacktop Northwest, LLC for Delivery and Application of Soil Stabilization Products

-Scott Wilson

Summary of Presentation:

- Petroleum-based product for gravel road stabilization.
- Targets 9+ miles of high-maintenance road sections.
- For fiscal year 2025-2026 with a budget of \$125,000.

- Reduces dust, prevents washboarding.
- Only one responsive bid was received.
- Helps to reduce annual gravel road maintenance costs.

Board Direction:

- Approved May 28, 2025, board session.

3. Contract with Mid Valley Excavation, LLC for Guardrail Replacement Project 2025

-Ryan Crowther

Summary of Presentation:

- Total project cost is \$111,770.
- Replacing guardrails on Viewcrest and Skyline roads.
- Short sections located on sharp curves.

Board Direction:

- Approved to move forward.
- Requested slide show presentation.
- Scheduled for May 28, 2025, board session.

4. Marion County Planning Commission Reappointments

- **George Grabenhorst, Reappointment**
- **Dennis Pearson, Reappointment**
- **Britany Randall, Reappointment**

-John Speckman

Summary of Presentation:

- Their terms are expiring May 31, 2025.
- The recruitment period was April 25th - May 9th.

Board Direction:

- Approved for May 28, 2025, board session.

5. Marion County Radio Project – Generator Purchases

-Brian Nicholas

Summary of Presentation:

- Purchasing 6-7 generators.
- Price adjustment to include Customs and Trade (CAT) tax.
- Electronic controls are compatible with radio systems.
- Part of broader radio project infrastructure.

Board Direction:

- Approved to move forward.
- Scheduled for May 28, 2025, board session.

6. Marion County Emergency Operation Plan Update

-Brian May

Summary of Presentation:

- The current plan expires June 30.
- Transitioning from emergency support functions to lifeline functions.

- Draft plan ready for board dissemination.
- Aims to create a more cohesive emergency response team.
- Maintains eligibility for Federal Emergency Management Agency (FEMA) funding.

Board Direction:

- Approved draft plan distribution.
- Requested redline version of changes.
- Work session planned for July 2025.

7. Seeking Approval for 2025 Health Related Social Needs Community Capacity Grant

-Naomi Hudkins

Summary of Presentation:

- The first round received \$780,000.
- Second round targeting:
 - A 0.5 Full Time Equivalent (FTE) registered dietitian.
 - Additional navigator position.
- Supports nutrition services and housing.
- Becoming co-convenor organization with Polk County.
- Grant application is due May 31.
- Total available funding is \$5.5 million.

Board Direction:

- Approved to move forward.

8. Mobile Crisis Services

-Debbie Wells, Rhett Martin

Summary of Presentation:

- Total contract value is \$627,280.
- Funding breakdown:
 - \$550,000 from grant.
 - Remaining funds from opioid settlement and funds from House Bill 4002.
- Pairs a law enforcement with qualified mental health professional.

Board Direction:

- Approved to move forward.
- Scheduled for May 28, 2025, board session.

9. Guaranteed Detention Beds for Washington County

-Troy Gregg

Summary of Presentation:

- There are 16 guaranteed new beds for Washington County and 4 existing for Clackamas County.
- Total of 20 beds managed by Marion County for others.
- Three-year contract with 5% annual increase.
- Brings total contract value to approximately \$12 million over four years.

Board Direction:

- Approved contract with modification
- Add requirements for annual facility tour.

- Scheduled for May 28, 2025, board session.

10. CDBG & HOME Consolidated Plan Development Contract Award

-Steve Dickey

Summary of Presentation:

- Cloudburst Consulting Group selected.
- Total contract cost is \$75,000.
- Only firm with Oregon-based staff.
- Four planned meetings with commissioners.
- Developing five-year Consolidated Plan.
- The submission deadline is May 2026.

Board Direction:

- Approved to move forward.
- Scheduled for May 28, 2025, board session.

11. Contract Amendment #1 with Professional Credit Services for Debt Collections

-Jeff White

Summary of Presentation:

- The extended contract value is up to amount of \$200,000.
- Covers period through June 2025.
- Allows time to complete the Request for Proposal process.

Board Direction:

- Approved to move forward.

12. Review of Request for Proposal for Debt Collections

-Jeff White

Summary of Presentation:

- The current collection agency is Professional Credit Services.
- Total accounts over 10 years are 44,000.
- Total account value is nearly \$20 million.
- Collected \$6 million.
- Considerations include:
 - Translation services.
 - Local office presence.
 - Handling of existing accounts.

Board Direction:

- Approved to move forward
- Requested exploration of multiple vendor options.

13. Lease for 3876 Beverly Ave Building G

-Tamra Goettsch

Summary of Presentation:

- One-year lease extension to June 30, 2026.
- Allows time for health building first-floor remodeling.
- Anticipated final extension.

Board Direction:

- Approved for a final extension.

14. Marion County Fair Schedule of Events

-Gary White, Shawnnell Fuentes

Summary of Presentation:

- The date of the event is July 10, 2025.
- Pie judging at 4:30 PM.
- Volunteer awards are at 5:15 PM:
 - Veteran recognition to follow.
- Legislative dinner at the end.
 - Invited guests: Mayors, state representatives, judges.

Board Direction:

- Approved to move forward with the event schedule.
- Agreed to invite mayors, state representatives, and judges.
- Commissioners to personally invite guests.

15. Board Session Agenda Review

-Commissioner Danielle Bethell

Summary of Presentation:

- Overview of agenda.

Board Direction:

- Focused on meeting efficiency.
- Commitment to staying on schedule.
- Anticipating quick resolution of most items.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE**Commissioner Danielle Bethell**

- N/A

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

Other**Transient Occupancy Tax (TOT) House Bill 3962**

-Chris Eppley

Summary of Presentation:

- Bill will allow counties and cities receiving transit occupancy tax to use post-2003 restricted funds for tourism-impacted services.
- Bill proponents are Representatives Nathanson and Walters
- Association of Oregon Counties (AOC) asked for information from counties to support the bill.

Board Direction:

- Will not provide supporting information.
- Concerns about potential misuse of TOT funds.
- Suggested gathering broader information about TOT collection across cities.

Adjourned – time: 11:23 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary L. White

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Public Notices

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NOTICE OF PUBLIC HEARING AND PUBLIC COMMENT

MARION COUNTY, OREGON PROPOSED AMENDMENT TO ANNUAL ACTION PLAN (CDBG)

Notice is hereby given that Marion County, Oregon proposes to amend its U.S. Department of Housing and Urban Development (HUD) Annual Action Plan for fiscal years 2022-23 to reprogram unused Community Development Block Grant (CDBG) funds from the accounts below to be used in FY 2024-2025. The funds targeted for reprogramming consist of unused funds, balances for programs that no longer exist, or are funds unlikely to be used in a timely manner. If these funds are not expended, the County's federal grant allocations will be at risk of recapture by the U.S. Department of Housing and Urban Development (HUD). Funds will be allocated for activities that will allow for timely expenditures.

In accordance with Consolidated Plan requirements at 24 CFR Part 91 Subpart B and the County's Citizen Participation Plan, the Community Services Department (MCCS) has posted the changes to the Action Plan through this Substantial Amendment in order to provide opportunity for public comment. The public review period will begin on September 24, 2024, and end on October 25, 2024. A Public Hearing will be held by the Board of Commissioners on October 30, 2024, at 9:00 am. The Public Hearing will be held in the Senator Hearing Room, Marion County Courthouse Square, 555 Court St. NE, Salem, OR 97301.

A summary of the proposed changes are as follows:

Project Reducing Funding or Being Canceled

Funding Source	Project	Current Funding	Amount to Reduce
HOME	Habitat for Humanity	\$250,000	\$250,000
CDBG	TBD	\$406,957	\$406,957

Project Receiving Additional Funding or Being Added

Funding Source	Project	Current Funding	Amount to Add
HOME	Homebuyer Assistance	\$228,974	\$250,000
CDBG	Mt. Angel Street Improvement	\$292,364	\$207,636
CDBG	Homeowner Rehab	\$0	\$199,321

Hard copies of the detailed accounts are available and anyone wishing to comment on these proposed changes may transmit such comments in writing to the address below:

Marion County
Community Services Department
P.O. Box 14500
555 Court St NE, Suite 1236
Salem, OR 97309
E-mail address: CommunityServices@co.marion.or.us

In addition, questions may be directed to the Community Services Department at: (503) 588- 7975. Public comments will be received for a minimum of 30 days from the date of this publication.

The Substantial Amendment is subject to approval by the Marion County Board of Commissioners.

DRAFT

AVISO DE AUDIENCIA PUBLICA Y COMENTARIOS PUBLICOS

MARION COUNTY, OREGÓN PROPUESTA DE ENMIENDACION AL PLAN DE ACCIÓN ANUAL (CDBG)

Por la presente se da aviso que el condado de Marion, Oregón, propone enmendar su Plan de Acción Anual del Departamento de Vivienda y Desarrollo Urbano de EE. UU. (HUD, por sus siglas en inglés), para el año fiscal 2022-2023 para reprogramar los fondos no utilizados de Subvención en Bloque para el Desarrollo Comunitario (CDBG por sus siglas en inglés), de las cuentas a continuación y asignar estos fondos para el año fiscal 2024-2025. Los fondos destinados para reprogramación consisten en fondos no utilizados, saldos de programas que ya no existen, o fondos que probablemente no se utilizarán de manera oportuna. Si estos fondos no se gastan, las asignaciones de subvenciones federales del Condado correrán el riesgo de ser recuperadas por HUD. Se asignarán fondos para actividades que permitan realizar gastos puntuales.

De acuerdo con los requisitos del Plan Consolidado en 24 CFR Parte 91 Subparte B y el Plan de Participación Ciudadana del Condado, el Departamento de Servicios Comunitarios (MCCS por sus signos en inglés) ha publicado los cambios al Plan de Acción a través de esta Enmienda Sustancial para brindar la oportunidad de comentarios públicos. El período de revisión pública comenzará el 24 de septiembre del 2024 y finalizará el 25 de octubre del 2024. La Junta de Comisionados llevará a cabo una Audiencia Pública el 24 de octubre del 2024 a las 9:00 am. La Audiencia Pública se llevará a cabo en la Sala de Audiencias del Senado, Marion County Courthouse Square, 555 Court St. NE, Salem, OR 97301.

A continuación se presenta un resumen de los cambios propuestos:

Proyecto Recibiendo Reducción de Financiación o Siendo Cancelado

Fuente de Financiación	Proyecto	Financiación Actual	Cantidad para Reducir
HOME	Habitat for Humanity	\$250,000	\$250,000
CDBG	por determinar	\$406,957	\$406,957

Proyecto recibiendo financiación adicional o siendo añadido

Fuente de Financiación	Proyecto	Financiación Actual	Cantidad para Añadir
HOME	Asistencia para Comprador de Vivienda	\$228,975	\$250,000
CDBG	Mejoramiento de la calle Mt. Angel	\$292,364	\$207,636
CDBG	Rehabilitación de Vivienda	\$0	\$199,321

Las copias impresas de las cuentas detalladas están disponibles y cualquier persona que

desea comentar sobre estos cambios propuestos puede transmitir dichos comentarios por escrito a la dirección que se indica a continuación:

Marion County
Community Services Department
P.O. Box 14500
555 Court St NE, Suite 1236
Salem, OR 97309
Correo electrónico: CommunityServices@co.marion.or.us

In adición, las preguntas pueden dirigirse al MCCS al: (503) 588-7975. Los comentarios públicos se recibirán durante un mínimo de 30 días a partir de la fecha de esta publicación.

La Enmienda Sustancial está sujeta a la aprobación de la Junta de Comisionados del Condado de Marion.

DRAFT



**Carpenter Media Group
OREGON**

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E-mail: legals@commnewspapers.com

AFFIDAVIT OF PUBLICATION

State of Oregon, County of Marion, ss I, Kristine Humphries, being first duly sworn, depose and say that I am the Principal Clerk of the Business Tribune, a newspaper of general circulation, published in Marion County, Oregon, as defined by ORS 193.010 and 193.020, that

Ad#: 336673

Owner: Marion County

**Description: PUBLIC NOTICE
NOTICE OF PUBLIC HEARING**

A copy of which is hereto annexed, was published in the entire issue of said newspaper for 1 week(s) in the following issue:
08/20/2024

Kristine Humphries (Principal Clerk)

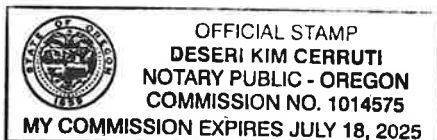
Subscribed and sworn to before me this
08/20/2024.

NOTARY PUBLIC FOR OREGON

Acct #: 147178

Attn: TERRI DARVELL

MARION COUNTY COMMUNITY SERVICES
555 COURT ST, NE STE 3120
SALEM, OR 97301



SEE EXHIBIT A

PUBLIC NOTICE NOTICE OF PUBLIC HEARING Notice of Public Hearing and Comment Period on Marion County's Consolidated Annual Performance and Evaluation Report (CAPER) Marion County's Community Development Division announces a 15-day comment period on its 2023 Consolidated Annual Performance and Evaluation Report (CAPER), prior to the submission of the report to the U.S. Department of Housing and Urban Development (HUD). The public comment period is August 20, 2024 – September 4, 2024. The Draft CAPER report can be found at: www.co.marion.or.us/CS/Pages/Community-Development. The CAPER summarizes annual accomplishments and assesses progress toward meeting the vision in the Consolidated Plan for the use of Community Development Block (CDBG) and HOME Investment Partnership funds. A public hearing will be held on Wednesday, September 18, 2024 at 9:30 a.m. in the Senator Hearing Room located at 555 Court Street NE, Salem OR, 97301. Comments may be submitted in writing from August 20, 2024 through September 4, 2024 to Steve Dickey, CDBG/HOME Program Manager, P.O. Box 14500 Salem, OR, 97309 or sent via e-mail to: sdickey@co.marion.or.us. If you require interpreter assistance, an assistive listening device, large print material or other accommodations, please call 503-588-5212 at least 48 hours in advance of the meeting. TTY 503-588-5168 Published August 20, 2024.	AVISO PÚBLICO AVISO DE AUDIENCIA PÚBLICA Aviso de Audiencia Pública y Período de Comentarios sobre el Informe Anual Consolidado de Rendimiento y Evaluación del Condado de Marion (CAPER) La División de Desarrollo Comunitario del Condado de Marion anuncia un período de comentarios de 15 días sobre su Informe Anual Consolidado de Rendimiento y Evaluación (CAPER) de 2023, antes de la presentación del informe al Departamento de Vivienda y Desarrollo Urbano de los Estados Unidos (HUD). El período de comentarios públicos es del 20 de agosto al 4 de septiembre de 2024. El borrador del informe CAPER se puede encontrar en: www.co.marion.or.us/CS/Pages/Community-Development. El resumen del CAPER resume los logros anuales y quinquenales y evalúa el progreso hacia el cumplimiento de la visión en el Plan Consolidado para el uso de los fondos de Subvención en Bloque para el Desarrollo Comunitario (CDBG) y Programa de Sociedades para la Inversión de Vivienda (HOME). Se celebrará una audiencia pública el miércoles 18 de septiembre de 2024 a las 9:30 a.m. en la Sala de Audiencias del Senador ubicada en 555 Court Street NE, Salem OR, 97301. Los comentarios pueden presentarse por escrito el 20 de agosto del 2024 hasta el 4 de septiembre de 2024 a Steve Dickey, Gerente del Programa CDBG/HOME, P.O. Box 14500 Salem, OR, 97309 o por correo electrónico a sdickey@co.marion.or.us. Si necesita servicios de interpretación, un equipo auditivo, material copiado en letra grande o cualquier otra acomodación, por favor llame al 503-588-5212 al menos 48 horas antes de la reunión. TTY 503-588-5168 BT336673
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PUBLIC NOTICE

NOTICE OF PUBLIC HEARING

DRAFT ANNUAL ACTION PLAN FOR LOCAL FISCAL YEAR 2025-2026 PROJECTED USE OF COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) and HOME INVESTMENT PARTNERSHIPS (HOME) FUNDS

Purpose of Annual Action Plan: The Annual Action Plan presents a strategy for the use of CDBG and HOME Funds expected to be received from the U.S. Department of Housing and Urban Development .Marion County intends to allocate these funds during Local Fiscal Year 2025-2026 forligible activities to achieve objectives of the County’s Consolidated Plan.

Public Comments on Annual Action Plan: The Draft Annual Action Plan for FY 2025-2026 will be available on the Marion County Community Services website beginning June 2, 2025. Residents without access to the internet can contact Steve Dickey, CDBG/HOME Program Manager at 555 Court Street NE P.O. Box 14500 Salem, OR 97309 to request a printed copy. Oral and written comments received by 5:00 p.m. on July 7, 2025, will be considered and changes made if such changes are deemed appropriate prior to submitting the final plan to HUD. A summary of all comments, with reasons provided for any comments not incorporated, will be included in the Annual Action Plan submitted to HUD.

A Public Hearing will be held on July 9, 2025, at 9:00 a.m. in the Senator Hearing Room located at 555 Court Street NE, Salem OR 97301.

Access by Persons with Disabilities and Limited English Persons: Copies of the Draft Annual Action Plan and/or an executive summary will be made available in a form accessible to persons with disabilities and persons with limited English proficiency upon request. If you require interpreter assistance, an assistive listening device, large print material or other accommodation, call 503-588-7975 at least 48 hours in advance of the meeting. Hearing impaired persons are encouraged to use the relay service at (800) 735-2900 should they wish to call the above offices.

AVISO PÚBLICO

AVISO DE AUDIENCIA PÚBLICA

PROYECTO DE PLAN DE ACCIÓN ANUAL PARA EL EJERCICIO FISCAL LOCAL 2025-2026

PROYECCIÓN DE UTILIZACIÓN DE LOS FONDOS DE LA SUBVENCIÓN DE DESARROLLO COMUNITARIO (CDBG) y DE LAS SOCIEDADES DE INVERSIÓN EN EL HOGAR (HOME)

Propósito del Plan de Acción Anual: El Plan de Acción Anual presenta una estrategia detallada para el uso de los Fondos CDBG y HOME que se espera reciba el Condado durante el Año Fiscal Local 2025-2026 para implementar actividades elegibles en el logro de los objetivos del Plan Consolidado del Condado: Año Fiscal 2021-2025.

Comentarios públicos sobre el Plan de Acción Anual: El proyecto del Plan de Acción Anual para el año fiscal 2025-2026 estará disponible en el sitio web de los Servicios Comunitarios del condado de Marion a partir del 2 de Junio de 2025. Los residentes que no tienen acceso a Internet pueden ponerse en contacto con Steve Dickey, Gerente del Programa CDBG/HOME en 555 Court Street NE P.O. Box 14500 Salem, OR 97309 para solicitar una copia imprimida. Los comentarios orales y escritos que se reciban hasta las 5:00 p.m. del 7 de Julio de 2025, serán considerados y se harán cambios si se consideran apropiados antes de presentar el plan final al HUD. Se incluirá un resumen de todos los comentarios, con las razones de cualquier comentario no incorporado, en el Plan de Acción Anual presentado al HUD.

Se realizará una Audiencia Pública el 9 de Julio de 2025, a las 9:00 a.m. en la Sala de Audiencias del Senador ubicada en 555 Court Street NE, Salem OR 97301.

Acceso de personas con discapacidades y de personas con un nivel de inglés limitado: Se pondrán a disposición copias del Proyecto de Plan de Acción Anual y/o un resumen ejecutivo en una forma accesible para las personas con discapacidades y personas con conocimientos limitados de inglés, a petición de los interesados. Si necesita la ayuda de un intérprete, un dispositivo de ayuda a la audición, material con letra grande u otras adaptaciones, llame al 503-588-7975 por lo menos 48 horas antes de la reunión. Se anima a las personas con discapacidad auditiva a utilizar el servicio de retransmisión al 503-588-5168 si desean llamar a las oficinas mencionadas.

CDBG and HOME SF-424 Forms and Certification Forms

DRAFT

DRAFT

Application for Federal Assistance SF-424

*** 1. Type of Submission:**

- ☐ Preapplication
☒ Application
☐ Changed/Corrected Application

*** 2. Type of Application:**

- ☒ New
☐ Continuation
☐ Revision

*** If Revision, select appropriate letter(s):**

*** Other (Specify):**

*** 3. Date Received:**

07/09/2025

4. Applicant Identifier:

5a. Federal Entity Identifier:

5b. Federal Award Identifier:

State Use Only:

6. Date Received by State:

7. State Application Identifier:

8. APPLICANT INFORMATION:

*** a. Legal Name:**

Marion County

*** b. Employer/Taxpayer Identification Number (EIN/TIN):**

93-6002307

*** c. UEI:**

V41YWDPFVWWS

d. Address:

*** Street1:**

555 Court Street #1236

Street2:

*** City:**

Salem

County/Parish:

*** State:**

OR: Oregon

Province:

*** Country:**

USA: UNITED STATES

*** Zip / Postal Code:**

97301-3736

e. Organizational Unit:

Department Name:

Division Name:

f. Name and contact information of person to be contacted on matters involving this application:

Prefix:

*** First Name:**

Steve

Middle Name:

*** Last Name:**

Dickey

Suffix:

Title:

Organizational Affiliation:

*** Telephone Number:**

503-373-4334

Fax Number:

*** Email:**

sdickey@co.marion.or.us

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

US Department of Housing and Urban Development

11. Assistance Listing Number:

14.218

Assistance Listing Title:

Community Development Block Grants/Entitlement Grants

* 12. Funding Opportunity Number:

* Title:

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

2025 CDBG Community Development

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	1,420,109.00
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	50,000.00
* g. TOTAL	1,470,109.00

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

*** 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

21. *By signing this application, I certify (1) to the statements contained in the list of certifications and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances** and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 18, Section 1001)**

☒ ** I AGREE

** The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

Application for Federal Assistance SF-424			
* 1. Type of Submission: ☐ Preapplication ☒ Application ☐ Changed/Corrected Application		* 2. Type of Application: ☒ New ☐ Continuation ☐ Revision	
		* If Revision, select appropriate letter(s): * Other (Specify): 	
* 3. Date Received: 07/09/2025		4. Applicant Identifier: 	
5a. Federal Entity Identifier: 		5b. Federal Award Identifier: 	
State Use Only:			
6. Date Received by State:		7. State Application Identifier:	
8. APPLICANT INFORMATION:			
* a. Legal Name: Marion County			
* b. Employer/Taxpayer Identification Number (EIN/TIN): 93-6002307		* c. UEI: V41YWDPFVWW8	
d. Address:			
* Street1: 555 Court Street #1236 Street2: * City: Salem County/Parish: * State: OR: Oregon Province: * Country: USA: UNITED STATES * Zip / Postal Code: 97301-3736			
e. Organizational Unit:			
Department Name: 		Division Name: 	
f. Name and contact information of person to be contacted on matters involving this application:			
Prefix: Middle Name: * Last Name: Dickey Suffix:		* First Name: Steve	
Title:			
Organizational Affiliation: 			
* Telephone Number: 503-373-4334		Fax Number:	
* Email: sdickey@co.marion.or.us			

Application for Federal Assistance SF-424

* 9. Type of Applicant 1: Select Applicant Type:

B: County Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

* Other (specify):

* 10. Name of Federal Agency:

US Department of Housing and Urban Development

11. Assistance Listing Number:

14.239

Assistance Listing Title:

HOME Investment Partnerships Program

* 12. Funding Opportunity Number:

* Title:

13. Competition Identification Number:

Title:

14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

* 15. Descriptive Title of Applicant's Project:

2025 HOME Investment Partnerships (Homebuyer Assistance)

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

Application for Federal Assistance SF-424**16. Congressional Districts Of:*** a. Applicant * b. Program/Project

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

17. Proposed Project:* a. Start Date: * b. End Date: **18. Estimated Funding (\$):**

* a. Federal	494,533.61
* b. Applicant	
* c. State	
* d. Local	
* e. Other	
* f. Program Income	
* g. TOTAL	494,533.61

*** 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
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☒ ** I AGREE

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Authorized Representative:

Prefix: * First Name:

Middle Name:

* Last Name:

Suffix:

* Title: * Telephone Number: Fax Number: * Email:

* Signature of Authorized Representative:

* Date Signed:

CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

Affirmatively Further Fair Housing --The jurisdiction will affirmatively further fair housing.

Uniform Relocation Act and Anti-displacement and Relocation Plan -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

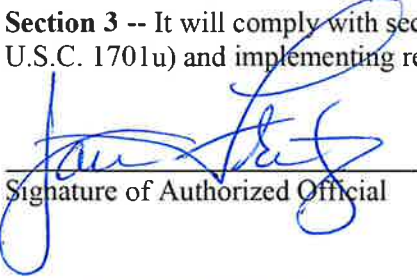
Anti-Lobbying --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

Authority of Jurisdiction --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

Consistency with plan --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

Section 3 -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 75.


Signature of Authorized Official


Date

Chief Administrative Officer
Title

Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

Citizen Participation -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

Community Development Plan -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

Following a Plan -- It is following a current consolidated plan that has been approved by HUD.

Use of Funds -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).
2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2024,2025,2026[a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.
3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

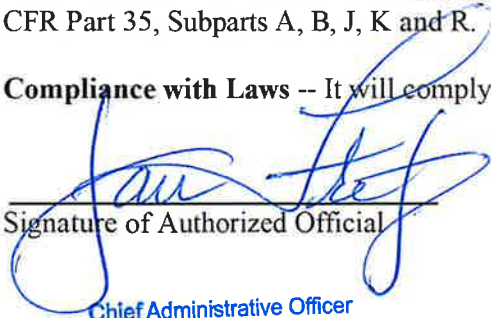
Excessive Force -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

Compliance with Anti-discrimination laws -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

Lead-Based Paint -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

Compliance with Laws -- It will comply with applicable laws.


Signature of Authorized Official


Date

Chief Administrative Officer

Title

DRAFT

APPENDIX TO CERTIFICATIONS

INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:

Lobbying Certification

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.

DRAFT

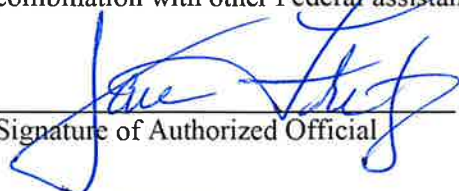
Specific HOME Certifications

The HOME participating jurisdiction certifies that:

Tenant Based Rental Assistance -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

Eligible Activities and Costs -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

Subsidy layering -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;


Signature of Authorized Official


Date

Chief Administrative Officer

Title