

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, March 13, 2019  
9:00 a.m.

Senator Hearing Room  
555 Court Street NE  
Salem, OR 97305

PRESENT: Commissioner Kevin Cameron, Commissioner Sam Brentano, and Commissioner Colm Willis. Also present were Jane Vetto as county counsel, John Lattimer as chief administrative officer, and Brenda Koenig as recorder.

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

**PUBLIC COMMENT**

None.

**CONSENT**

*(Technical difficulties/No video time)*

BOARD OF COMMISSIONERS

OLCC Applications – Recommended Approval

Bren’s Baskets and Gifts – Salem, OR

JJ’s Mexican Food #2 – Salem, OR

Approve an order recommending renewal of Oregon Liquor Control Commission applications.

BUSINESS SERVICES

Approve Amendment #4 to the lease agreement with Nub Hub, LLC to add \$44,026.72 for tenant improvements.

COMMUNITY SERVICES

Approve the retroactive Board Allocation Agreement with the Oregon Garden Foundation for \$400,000 for capital improvement projects at the Oregon Garden.

Approve an order appointing Kim Lemman to the Marion County Children and Families Commission with a term ending March 31, 2023.

PUBLIC WORKS

Approve reaffirmation of Amendment #1 to the Intergovernmental Agreement with East Salem Service District (ESSD) to update the language regarding the billing process.

G:\BOARD SESSIONS\BOARD SESSION MINUTES\2019\03-13-2019

## TAX OFFICE

Approve an order designating the Woodburn Independent as the newspaper for publication of the 2019 tax foreclosure list.

## TREASURER'S OFFICE

Approve an order distributing Oregon State Forestry timber revenue as per ORS Chapter 530.

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

## **ACTION**

*(Technical difficulties/Action item already in progress)*

## SHERIFF'S OFFICE

1. Consider approval to reaffirm the Intergovernmental Agreement (IGA) for incoming funds in the amount of \$4,943,139 with the East Salem Service District (ESSD) to provide law enforcement services. - Undersheriff Troy Clausen and Commander Joe Kast

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

- On April 4, 2018, the board initiated a process to add law enforcement services to the ESSD;
- On June 6, 2018, the board approved an order adding public safety services to the ESSD;
  - The East Salem Service District public safety assessment fee will fund patrol deputy positions; and
  - All associated costs for the positions assigned to patrol the District.
- The IGA allows the Sheriff's Office to interact with the ESSD and provides details on those services;
- Ten deputies will be assigned to the area providing basic patrol services 24 hours a day, seven days a week;
- The Hayesville and Four Corners area is comprised of 31,000-32,000 people:
  - If this area was incorporated as a city, it would be the second largest city in Marion County; and
  - 54 percent of calls for services come from this area:
    - As a result, response times in other areas of the county are longer.
- Will be able to focus on the needs of the ESSD with dedicated deputies:
  - Will allow the Sheriff's Office to use the deputies that they currently have to serve the outlying areas without the constraints of the ESSD calls.
- The IGA will set the terms and conditions of when deputies may leave the district in order to assist other deputies on calls for services that are outside the ESSD; and
- It is similar to other contracts that are in place with other cities and service districts.

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

- The ESSD will have access to the Sheriff's Office:

- Enforcement Division;
- Institutions Division;
- Parole and Probation;
- Operations Division; and
- Provides sworn and non-sworn employees.
- The IGA will fund the following:
  - Deputies;
  - Equipment; and
  - Vehicles.
- The IGA will give access to other services such as:
  - Detectives;
  - Search and Rescue;
  - Forensics; and
  - Coroner services.
- The county's patrol force will increase by more than 30 percent in this area;
- Ten deputies are in addition to the current deputies already working in the area;
- The IGA will improve livability:
  - Community presence has already increased at public meetings.
- Will give the Sheriff's Office an opportunity for community policing:
  - Be more proactive rather than reactive in the community;
  - Work in conjunction with the citizens;
  - Determine what the problems are; and
  - Find solutions.
- Will give the Sheriff's Office the opportunity to work with the community:
  - School districts;
  - Churches; and
  - Non-profit organizations.
- The two substations will be located at a church and at Chemeketa Community College.

**MOTION:** Commissioner Willis moved for approval to reaffirm the Intergovernmental Agreement for incoming funds in the amount of \$4,943,139 with the East Salem Service District (ESSD) to provide law enforcement services. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 0:10:09)*

PROCLAMATION

HEALTH AND HUMAN SERVICES

2. Consider approval of a proclamation designating the month of March as National Problem Gambling Awareness Month in Marion County. – Michael Keuler

***Summary of presentation:***

- Health and Human Services has prevention services for the following:
  - Chronic disease;

- Tobacco;
- Substance abuse;
- Suicide; and
- Problem gambling.
- The Problem Gambling Prevention Program does community based work, connecting with partners to educate and increase awareness:
  - This includes youth education:
    - Presentations in middle schools;
    - Middle school art searches; and
    - Technical assistance for teachers.
- The program also raises awareness in the general population:
  - Providing technical assistance to businesses and clinics;
  - Social media; and
  - A newsletter.
- Problem gambling awareness within the county is low and is a public health concern that impacts many county residents;
- Gambling can have negative personal, social, and financial consequences;
- An estimated 6,900 county residents meet the criteria for a gambling disorder;
- 21,000 county residents show some sort of gambling problem behavior, and are potentially at risk;
- Problem gambling can affect all ages, incomes, and education levels, and have the following consequences:
  - Debt and financial issues;
  - Alcohol and drug problems;
  - Depression and suicide;
  - Productivity and employment problems; and
  - Relationship issues.
- Resources available to county residents to assist with problem gambling include:
  - Free problem gambling helpline; and
  - Residential treatment through Bridgeway Recovery and Marion County.
- The Oregon Council on Problem Gambling has resources that raise awareness about the risks and effects of this addiction through:
  - Billboards;
  - Bus ads;
  - Television; and
  - Radio.
- Research shows that county residents have little recognition and knowledge about this issue;
- The “All in the Family” event will be held on March 19, 2019, from 11:30 a.m. to 1:30 p.m. and will feature the following:
  - Paneled discussion on the effects of gambling on families;
  - Submitted artwork from local middle school students; and
  - Information and resources from local vendors.

*Commissioner Cameron left board session at 9:28 a.m. to attend a meeting.*

***Board discussion:***

- Bars and restaurants with video lottery machines are required to have postings that supply people with a number to call if they have a problem with gambling;
- Problem gambling can affect everybody in business and in government:
  - There have been examples of government employees gambling away government funds.
- People with gambling addictions can often have other addictions such as substance abuse:
  - Rates of depression or suicide are higher.

**MOTION:** Commissioner Willis moved for approval of a proclamation designating the month of March as National Problem Gambling Awareness Month in Marion County. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

The commissioners read the proclamation.

*(Video Time 0:27:43)*

**BOARD OF COMMISSIONERS**

3. Consider approval of an order recommending denial of seven Oregon Liquor Control Commission liquor license renewals. – John Lattimer

***Summary of presentation:***

- Two businesses in Salem are recommended for denial by the Sheriff's Office:
  - Giorgio's Bar and Grill; and
  - Remmy's Night Club Sports Bar.
- Four businesses are delinquent on their property taxes, and denial is recommended:
  - Elkhorn Golf Course, Lyons, is delinquent \$129,000;
  - Hubbard 76 Gas Station, Hubbard, is delinquent \$2,000;
  - Los Dos Amigos Hacienda, Salem, is delinquent \$1,800; and
  - Salem Gas and Grocery, Salem, is delinquent \$11,000.
- One business is not licensed with Health and Human Services, Environmental Health, and denial is recommended:
  - Midnight Sports Bar and Grill, Salem.

***Board discussion:***

- The Sheriff's Office has received calls for Remmy's Night Club Sports Bar for noise complaints and fighting; and
- They have been cited by the Health and Human Services, Environmental Health for improperly cooked meat.

**MOTION:** Commissioner Willis moved for approval of an order recommending denial of seven Oregon Liquor Control Commission liquor license renewals. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 0:31:29)*

#### INFORMATION TECHNOLOGY

4. Consider approval of the Contract for Services with Wiremap Systems, LLC for \$686,179 for upgrade and replacement of the jail video surveillance system and ongoing maintenance. – Scott Emry and Ken Pearson

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

- The contract is for the replacement and upgrade of the Marion County Jail video surveillance system;
- The Information Technology (IT) Department initiated a competitive bid process to replace and maintain the security surveillance video system;
- The project goal was to replace the existing system with a reliable and state compliant system for all five buildings at the facility;
- The system monitors campus activities from the central control system located at the sub-control stations:
  - Allows operators to oversee the following:
    - Inmate and staff movement;
    - Intercom activation; and
    - Interlocking and viewing of all the doors that are opening and closing.
- The contract covers the following:
  - System design;
  - Installation and ongoing maintenance of the central monitoring system:
    - Cameras;
    - Video recorders;
    - The networking that runs through it; and
    - Long term video retention requirements.
- The contract is broken into separate design and design-build phases that will last nine months.
  - The county may execute a design-build amendment if design is accepted.

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

- The total cost of this project over the next five years will be \$686,179:
  - No further contracts related to this system are anticipated at this time.
- The bulk of the funds are in the first year when the system is actually replaced:
  - The design itself is \$30,000.
- IT went with a Design Build Contract in order to mitigate risk:
  - Provides the county with the chance to assess the designs that vendors present;
  - Allows the opportunity to make any adjustments if needed; and
  - If a job exceeds what was allocated, then work can be stopped and reassessed.

- The new system provides the following:
  - Better picture quality;
  - More complete coverage of jail space;
  - Improved resolution on cameras;
  - More storage capabilities; and
  - Better views.
- The county is using the declared standards in the Washington State Correctional Guidelines as a tool to define resolution and storage requirements;
- Work will start in 30-60 days; and
- IT anticipates having the job completed this calendar year.

**MOTION:** Commissioner Willis moved to approve the Contract for Services with Wiremap Systems, LLC for \$686,179 for upgrade and replacement of the jail video surveillance system and ongoing maintenance. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 0:38:40)*

#### PUBLIC WORKS

5. Consider an order approving Partition (P) Case 18-011/O'Brien. – Joe Fennimore

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

- The request is to divide a 9.7-acre parcel located on O'Brien Avenue S, in a Special Agricultural (SA) zone, into three parcels under a Measure 49 approval;
- On May 9, 2018, the planning director issued a decision approving the request subject to conditions;
- The applicant appealed the decision to the hearings officer, objecting to the conditions of approval related to roadway improvements needed to ensure safe vehicle access to the property;
- The hearings officer conducted a de novo hearing on June 21, 2018;
- On August 29, 2018, a decision denying the request was issued stating the following reasons:
  - The impacts of the development did not justify imposing the required conditions; and
  - The application could not be approved if public safety standards were not met.
- The decision was appealed to the board on September 13, 2018;
- After the appeal was accepted, the applicant hired an engineer that submitted a report identifying mitigation measures that could be used to improve safety for vehicles accessing the property;
- The applicant met with Public Works staff to discuss the proposed mitigation measures:
  - Public Works Engineering revised their recommended conditions.
- A public hearing on the appeal was held on February 27, 2019, where the board reversed the hearing officer's decision and granted the partition subject to the following conditions:
  - A plat is required;

- Septic approvals are needed;
- Roadway and intersection improvements;
- Placement of a limited sight distance warning sign:
  - Estimated cost to produce and install the sign is \$180 to \$200.
- The applicant has reviewed and agreed to the conditions;
- The board has the following options:
  - Approve the order as written;
  - Direct staff to make changes to the order; or
  - Take no action at this time.
- Staff recommends the order be approved as written.

**MOTION:** Commissioner Willis moved to approve an order approving Partition (P) Case 18-011/O'Brien. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 0:41:47)*

6. Consider approval of the Intergovernmental Agreement with the Salem-Keizer School District for the sale of Auburn Park to the district for \$375,000. – Brian May

***Summary of presentation:***

- The county has been working on the agreement with the Salem-Keizer School District for two years;
- The park is located at 4650 Auburn Road, just west of Cordon Road, and adjacent to Auburn Elementary School;
- The school district approached the county expressing an interest in purchasing the property for expansion of the elementary school;
- The land was purchased from the City of Salem in the late 1970's;
- In 2006, using federal land water conservation funds through the state of Oregon, the county developed the property with the following:
  - A playground;
  - Picnic tables;
  - A backstop;
  - Soccer goals; and
  - Parking lot expansion.
- Utilizing these federal funds came with property requirements on future investments for the site;
- The county has been working with the Oregon Parks and Recreation Department to ensure all the requirements are being met for the sale of this property:
  - One requirement is for a yellow book appraisal to assess the property to meet the federal guidelines:
    - The property was assessed at \$360,000;
    - An additional \$15,000 will be used to assess property to replace Auburn Park as mandated by federal guidelines; and
    - The total purchase price will be \$375,000.



- The county has been working with the school district's timeline for the property sale, and will be working to find a replacement site for Auburn Park as mandated.

**Board discussion:**

- The \$360,000 must be used for new park land, and cannot be used for further development of existing parks;
- \$15,000 will cover two yellow book appraisals;
- The county plans to acquire a larger piece of land for the new park;
- The county will not be able to apply for additional grants for existing parks, until the new park is completed;
- The Salem-Keizer School District has expressed their appreciation to the county for the sale of Auburn Park:
  - They will now be able to address some of the space issues they have been encountering at Auburn Elementary.

**MOTION:** Commissioner Willis moved to approve the Intergovernmental Agreement with the Salem-Keizer School District for the sale of Auburn Park to the district for \$375,000. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 0:48:22)*

7. Consider an order approving the adoption of changes to the Solid Waste Management Advisory Council (SWMAC) to combine the Bylaws and the Handbook into one document. – Brian May

**Summary of presentation:**

- In February 1989, SWMAC was established to make recommendations to the board for the following:
  - Waste reduction;
  - Recycling;
  - Composting; and
  - Disposal of waste.
- The council reviews the bylaws on a regular basis and makes revisions when needed;
- During the review process, it was determined that the handbook had not been revised in its entirety:
  - As a result, old bylaws were still being noted.
- The intent is to combine the bylaws and the handbook into one document;
- It was also determined that the exact month to elect a SWMAC Chair and a Vice-chair was not stated in the document:
  - The month of May has now been set for selection of these positions.
- Additionally, in an effort to streamline the process, a new SWMAC nominee only has to attend one meeting for their application:
  - The committee will go through the nominations cycle after the application; and
  - Appointments will be made at the next meeting.

- The county expresses their thanks to the bylaws subcommittee for their efforts in making multiple edits and revisions:
  - The document will be on the website for reference.
- On January 22, 2019, the council approved the subcommittee recommendations;
- The sixteen member council currently has four openings:
  - Two positions are available for any resident within Marion County;
  - A Chamber of Commerce position is available for any representative of any jurisdiction within the county; and
  - A community organization or non-profit position is open.

**Board discussion:**

- The commissioners expressed their appreciation to the council for their knowledge and hard work and stated that they are an asset to the county.



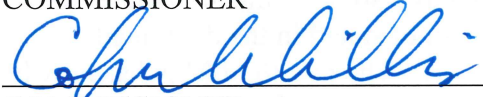
**MOTION:** Commissioner Willis moved to approve an order approving the adoption of changes to the Solid Waste Management Advisory Council (SWMAC) to combine the Bylaws and the Handbook into one document. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

**PUBLIC HEARINGS**

**9:30 A.M.**

None.

Commissioner Brentano read the calendar;  
Commissioner Brentano adjourned the meeting at 10:01 a.m.

  
 \_\_\_\_\_  
 CHAIR  
  
 \_\_\_\_\_  
 COMMISSIONER  
  
 \_\_\_\_\_  
 COMMISSIONER

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

G:\BOARD SESSIONS\BOARD SESSION MINUTES\2019\03-13-2019