

Morrow County Court
April 22, 2015
Heppner, Oregon
Pioneer Annex Conference Room

Present

Judge Terry Tallman
Commissioner Leann Rea
Commissioner Don Russell
Karen Wolff, Executive Secretary/Personnel Director
Richard Tovey, Deputy District Attorney/Interim County Counsel
Mike Gorman, Assessor/Tax Collector
Roberta Lutchter, Court Executive Assistant

Audience

Sue Oliver, Irrigon

Judge Tallman called the meeting to order at 9:01 a.m.

City and Citizen Comments – Ione/Lexington

No comments

Open Agenda

No items

Judge Tallman noted the Surveyor and Public Health Department Updates on today's agenda have been rescheduled.

New Business – Contracts

Community Counseling Solutions

Ms. Wolff explained this is a biennium contract for 2013-2015 and the County should get the new contract for 2016-2018 soon.

Commissioner Rea moved to approve the contract between Morrow County and Community Counseling Solutions, Inc., with effective dates of July 1, 2013 through June 30, 2015. Commissioner Russell seconded. Unanimous approval.

Request from Morrow Development Corporation (MDC)

The Court received a letter signed by Jerry Healy, MDC President, in which the MDC Board requests the \$50,000 loan from the County Equity Fund not require repayment.

Judge Tallman asked for comments from the Commissioners regarding the request. Commissioner Rea said from the day the loan agreement was signed by Greg Smith, March 4, 2008, he realized he was to pay it back within seven years. Judge Tallman said he had the same thoughts and we made a point of emphasizing that. Commissioner Russell commented MDC

used the funds as a loan loss reserve and were able to leverage another \$750,000. Judge Tallman said he doesn't question what MDC has done, but it was never meant as a grant.

To clarify, Ms. Wolff said the original source of the loan was Video Lottery Funds but the County lacked a mechanism to carry receivables so it was transferred to the Equity Fund.

Judge Tallman said we still have a contract. County Counsel, Richard Tovey said there is not a lot of legal-ease in the contract, it states the County is loaning them money and they have to pay it back.

Judge Tallman said we let Mr. Smith know last year the loan would come due this year and the option of renewing the contract was mentioned. Commissioner Rea said if the contract is renewed, MDC would have to apply through Greater Eastern Oregon Development Corporation (GEODC) and this loan would have to be current. The Commissioners directed Mr. Tovey to draft a letter to MDC.

Minutes

Commissioner Rea moved to approve the Executive Session minutes of March 25th, as presented. Commissioner Russell seconded. Unanimous approval.

Commissioner Russell moved to approve the minutes of April 8th, as presented. Commissioner Rea seconded. Unanimous approval.

Commissioner Rea moved to approve the minutes of April 15th, as presented. Commissioner Russell seconded. Unanimous approval.

Permit

Matt Scrivner, Assistant Road Master

Mr. Scrivner explained the request is from Windwave Communication and they have permits from the Oregon Department of Transportation, as well. Windwave plans a directional bore under Paterson Ferry Road to a vault and then continue across Highway 730; Public Works recommends approval, he said.

On the recommendation of Public Works, Commissioner Rea moved to approve Permit Application #OJI from Windwave Communication, allowing them to bore under County Road #930, Paterson Ferry Road, for fiber optic conduit. Commissioner Russell seconded. Unanimous approval.

Claims

There were two invoices added to the Accounts Payable:

- City of Irrigon - \$2,493.20 for the City Manager performing support services for the Morrow County Special Transportation Fund Advisory Committee. The funding source for this invoice will be the Special Transportation Fund.
- Chevron/Texaco Card for the Morrow County Public Health Department - \$364.32.

Commissioner Rea moved to approve the Payroll Payables, Immediate & Electronic, dated April 8, 2015; and the Accounts Payable, dated April 23, 2015, in the total amount of \$48,262.71, including the two Add-ons. Commissioner Russell seconded. Unanimous approval.

County Court Meeting of April 29th

Ms. Wolff asked the Commissioners if they would like to meet next week, which is the fifth Wednesday of the month. They decided to meet to review Claims, either in-person or by telephone.

Correspondence Reviewed:

- Flyer from Oregon State University Extension Service, Union County, on upcoming Fire Workshops
- County Veterans' Service Officer Quarterly Report of Activities

New Business – Purchasing Pre-Authorization Request

Dave Pranger, Weed Coordinator/Inspector

Mr. Pranger is requesting to replace an undependable 1997 Arctic Cat with a new Polaris Ranger 570. He is also requesting a trailer and 50-gallon sprayer for a total amount of \$12,998. He solicited five quotes and received three responses. The quote from Morrow County Grain Growers is the lowest and offers an \$800 rebate through April and another \$500 government rebate.

Commissioner Rea moved to approve the Purchasing Pre-Authorization Request from Public Works for \$13,000 to purchase a Polaris Ranger 570 with trailer and sprayer, and authorize Judge Tallman to sign on behalf of the County. Commissioner Russell seconded. Unanimous approval.

Equity Fund Request – Oregon Trail Library District (OTLD) – Irrigon Branch

Rex Baker, Senior Loan Officer, GEODC

Mr. Baker explained OTLD applied for a \$175,000 loan for this same building project in 2012 but did not complete the loan process. The building is now almost 100% complete, but needs a title report, which should be issued next week when a boundary line is adjusted. The Library District has completed a new application and Mr. Baker said he is requesting the Court recommend approval or decline the application, at this point. Commissioner Rea asked Mr. Baker if he recommends approval. Mr. Baker replied, "Absolutely." Brief discussion.

On the recommendation of GEODC, Commissioner Russell moved to approve the loan from the Morrow County Equity Fund to the Oregon Trail Library District in the amount of \$175,000 with terms outlined in the agreement. Commissioner Rea seconded. Unanimous approval.

Irrigon resident Susan Oliver said she has been attending OTLD Board meetings with two goals in mind, 1.) To get the new library building opened and, 2.) Resolve issues with the Board by having it operate within Oregon Public Meeting Laws. She then asked if the County Court will have any oversight or ability to ask for additional information, if needed. Mr. Baker said

GEODC services the loan annually by requiring updated financial information, a copy of the audit statement, and a copy of the Board structure. If GEODC discovers something that alarms us or the loan becomes past due, we would notify the County Court, he added.

Equity Fund Update

In his update of the Equity Fund, Mr. Baker said the active loans are doing well with no defaults or delinquencies. He said he estimates there is over \$240,000 in this fund available to loan now and mentioned he's received a few inquiries for possible loans.

Other GEODC Loan Programs

Mr. Baker also discussed the Baker/Morrow Program which has just over \$62,000 available to loan toward anything non-residential in Morrow County, such as something agriculture related.

The Boardman Housing Development Fund has \$100,000 available as gap financing during the construction of a new home, stated Mr. Baker. This program is lender-driven and Jill Parker with the Bank of Eastern Oregon is in contact with a builder who wants to build three spec homes in Boardman. Currently, this fund has never been used. Commissioner Russell said the source of the funds was the Columbia River Enterprise Zone II (CREZ II) Board.

Parking Lot/Courthouse Accessibility During Construction

Bobbi Childers, Clerk

In her letter, and in person, Ms. Childers expressed concerns over accessibility during construction to the ballot box in the parking lot and to the Courthouse itself, especially with an election on May 19th. Judge Tallman said he assured Ms. Childers yesterday that accessibility is an absolute necessity, including the handicap parking spaces. Commissioner Rea asked when the power lines will be buried since this will also impact the parking lot. Ms. Wolff said there is a tentative date in early June being discussed with Department Heads because it will require a Courthouse closure due to no electricity that day.

On another subject, Commissioner Rea asked Ms. Childers to notify her if she hears of any Special Districts providing board training because she thinks this would be helpful for the Neighborhood Center Board. Commissioner Russell said the Fire District and the Port District have a variety of training DVDs available upon request.

Ms. Childers said there have been people coming in to the North End Office in Irrigon asking about naturalization training and it would be nice if we could try and help these folks be a part of our communities. The Commissioners agreed and offered several suggestions for Ms. Childers to pursue.

New Vehicles and Fueling Question

Mike Gorman, Assessor/Tax Collector

Mr. Gorman said the new vehicles for the motor pool and Justice Court were picked up yesterday and he now has a question about who is responsible for keeping fuel in vehicles. Judge Tallman said the policy is when someone drives the vehicle, he/she is to fill the tank. Commissioner Rea

said the vehicle should always start out on a full tank and this should be stressed to people. Judge Tallman said he would issue a memo reminding everyone of this policy.

Training for Boards, continued

Commissioner Russell suggested to Ms. Oliver she encourage the OTLD Board to do training because there is free training available. He said after attending some of the OTLD Board meetings, he thanked the Fire Department and the general manager of the Port of Morrow for requiring he attend training as a member of those boards. Ms. Oliver said it's been a point of discussion on more than one occasion but the OTLD Board, so far, hasn't done it. She said they may be reviewing their by-laws and she suggested they conduct a half-day work session for training and to review by-laws.

Ms. Oliver said to the Commissioners the County does not appear to have a lot of information available on-line, such as minutes, and she'd encourage a little more on-line accessibility if possible.

Commissioner Reports

Commissioner Rea said she attended a recent Neighborhood Center Board meeting where an issue with the Internal Revenue Service (IRS) was talked about. In clearing up a problem about whether or not the Neighborhood Center filed its taxes, the IRS denied receiving the Center's most recent correspondence. Upon further investigation by a more diligent IRS employee, the correspondence was found and their assets will not be impounded. The problem has been resolved and the Neighborhood Center is expecting a letter from the IRS stating as much.

Commissioner Russell said he attended County College last week where economic development was the primary focus. He also attended the Irrigon/Boardman Emergency Assistance Center Board meeting and they remain busy, having assisted 25 people yesterday alone. Commissioner Russell said he attended a Juvenile Hearing where he observed cases and it all went well.

Commissioner Russell reported on the Willow Creek Valley Economic Development Group (WCVEDG) meeting he and Commissioner Rea attended this morning. WCVEDG will take some of the Community Enhancement money given to them by the CREZ II Board and conduct a business retention program with Oregon State University's Bruce Sorte, Extension Community Economist, Rural Studies Program – Eastern Oregon, heading this up. Commissioner Russell said the housing program in the Willow Creek Valley which grants up to \$5,000 when purchasing a home, has been exceptionally successful and he hopes CREZ II will continue to fund this program...as well as a similar program in Boardman.

Judge Tallman relayed information from the weekly telephone conference regarding the construction of the new Administration Building –

- These are public meetings and, as such, are open to the public.
- A Bureau of Labor and Industries (BOLI) complaint from iron workers was determined to be unfounded.
- Tentative completion date is October.

Ms. Wolff said landscaping may be done through a collaborative effort with the FFA programs in both the Heppner and Ione schools and WestWinds Nursery. She also said the schools may involve their Finance classes in the project.

Department Report – Personnel Update

Ms. Wolff

Ms. Wolff discussed her memo outlining the recommendations of the Compensation Committee, which are:

- A flat three percent Cost of Living Adjustment (COLA) for all Elected Officials, for Fiscal Year 2014/2015, with the exception of the Sheriff.
- The Sheriff should be paid more than the Undersheriff, per State law. The Committee defers the decision as to how much more to the County Court.
- The County Court should review the Sheriff's Department duties and workloads and take a close look at the Undersheriff position and duties.
- Human Resources should investigate a policy/recommendation regarding the difference between Elected Officials wages and their subordinates and be prepared to discuss this at the next Compensation Committee meeting.
- The Committee recognizes we still have to evaluate Elected Officials based on wages for other Elected Officials in similar size counties. It is recommended that Human Resources check with other counties to see if they have any way to address longevity and be prepared to discuss this at the next Compensation Committee meeting.

Discussion ensued.

In order to comply with State Statute, Commissioner Russell moved to approve an increase to the Sheriff's annual salary of \$100 more than the annual salary of the Undersheriff, or anyone else working in that department, effective July 1, 2014 to fiscal year end June 30, 2015.

Commissioner Rea seconded. Unanimous approval.

Comments Prior to Executive Session

Ms. Wolff stated we may come out of Executive Session and make a decision.

11:55 a.m. Executive Session

ORS 192.660(2)(d) To conduct deliberations with persons designated by the governing body to carry on labor negotiations.

12:04 p.m. Closed Executive Session

Commissioner Rea moved to approve the Collective Bargaining Agreement with the General Employee Unit with the changes outlined in Article 1, Section 1.2 Statutory Division of Responsibility – deleting unnecessary departments; Article 14, Section 14.1 Wage Schedules – changes in compensation to three percent each year for three years, effective July 1, 2015, July 1, 2016 and July 1, 2017; Article 14, Section 14.5 On-Call Pay – changes in language; Article 18, Section 18.1 Medical – deleting reference to previous health insurance plan; no changes to

existing health insurance; and adding a Reopener in 2017 for insurance, if needed; Article 18, Section 18.8 Health Reimbursement Agreement – deleting this reference. Commissioner Russell seconded. Unanimous approval.

Commissioner Rea thanked Ms. Wolff for all her hard work on this matter.

Oregon Heritage Commission Award

Ms. Wolff said Morrow County will be receiving an Oregon Heritage Excellence Award for the restoration of the Courthouse Clock Tower and Clock at the Oregon Heritage Commission annual conference in Coos Bay on April 23rd. Representing Morrow County will be Commissioner Rea, Ms. Wolff, Gary Kopperud, Master Clockmaker and Rod Wilson, Contractor for Construction Services. Ms. Wolff said Eastern Oregon Correctional Institution is working to recognize the people who worked on this project and she indicated Morrow County would be willing to assist in this.

Adjourned: 12:12 p.m.