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MINUTES - TILLAMOOK COUNTY BOARD OF COMMISSIONERS' STAFF MEETING
Friday, June 5, 1987
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COMMISSIONERS PRESENT: Dean J. Kinkade, Chairman
Gerald J. Creasy, Vice-Chairman
Gerald A. Woodward, Commissioner

STAFF PRESENT: Dorene Sheldon, Recording Secretary

STAFF PRESENT FOR PORTIONS OF MEETING: Karen Richards,
Treasurer; Vic Affolter, Community Development Director; Sue
Becraft, Executive Secretary; Nancy Abrahamson, Building Offi-
cial; Palmer Kjemperud, Plans Examiner

CALL TO ORDER: By Chairman Kinkade at 10:00 a.m. in the Commis-
sioners' Conference Room.

ITEM NO. 1: CALENDAR REVIEW OF APPOINTMENTS FOR COMING WEEK:
The Commissioners reviewed their calendars.

ITEM NO. 2: REVIEW OF WEDNESDAY, JUNE 10, 1987 AGENDA: The
agenda was approved with corrections.

ITEM NO. 3: SUGGESTION BOX: There was a suggestion to have
quarterly meetings regarding the budget and financial planning.
It was referred to the Budget Officer and Treasurer.

There were two suggestions that the radio station on the PA
System be changed. The Courthouse Receptionist will try to tune
to KXL or another station. If these are not satisfactory, the
radio may be turned off altogether.

ITEM NO. 4: LIAISON REPORTS: Commissioner Creasy attended an
OCZMA meeting with the State Land Board Director who gave the
impression state departments do not have to rely on a Supreme
Court ruling if it doesn't directly relate to that department.

The Director of Agriculture was also present at the OCZMA meeting
and said Oregon is primarily made up of resource-based jobs. If
the base continues to erode, there will be no business at all.

Commissioner Creasy said CAT is trying to stabilize the Zwald
farmhouse as a permanent location. Mrs. Zwald would like to
sell, but CAT is not prepared to buy it yet.

Commissioner Creasy said a report was done to see how well Fish
and Wildlife runs their hatcheries. It appears they only operate
at 70% capacity and their returns are 2/10 of one percent, com-
pared to a 6 percent return from the private sector. Research is
being done to see why they are not running at capacity when they
are requesting to build more hatcheries.

Commissioner Woodward said NOHA has funds to acquire the Tilla-
mook Catholic Nunnery for elderly housing, and it also received
an offer to acquire the Tillamook Hotel.

Commissioner Woodward said the Oregon Consortium is renewing all their contracts except those that require competitive bidding. He said there has been a problem with Sally O'Donnell regarding the incubator program. She wants to use Job Training Partnership Act (JTPA) money to run the incubator program. Those JTPA funds are for job placement, not for the incubator program. The incubator program furnishes free rent and support services during the first year of operation for new businesses.

Commissioner Creasy asked if Commissioner Woodward was in favor of the incubator concept. Commissioner Woodward said not unless someone came up with a good product.

Chairman Kinkade said he has been attending Board of Equalization meetings. There are about 200 petitions, compared to over 600 from last year.

ITEM NO. 5: MONTHLY UPDATE BY COMMUNITY DEVELOPMENT: Mr. Affolter said the Supreme Court fully acknowledged the county's plan regarding forest issues.

Mr. Affolter said there are two problems with the Botts Marsh situation. The first deals with statutes. The Attorney General's opinion indicates the Supreme Court decision does one thing and DSL does another. The other problem is Ed Zajonc. Mr. Affolter felt the only way the problem would be resolved would be through legislation.

Mr. Affolter said the department applied for a grant from NCRI (National Coastal Research Institute) for a flow lane disposal project in Garibaldi, and was turned down. The projects that won all had PhD.'s associated with them and seemed more research oriented than practical.

Commissioner Creasy said Tom McGinnis told him the paperwork was not turned in on time.

Mr. Affolter said there are two motel proposals in Pacific City that are being worked on. There is a parking problem with one of them that his department is working with.

Mr. Affolter said Pete Jacob will not be using the county bar because the Fish and Wildlife said there has not been enough recruitment of rock to justify taking any off. They looked at another potential site, but there was an argument over who owns what. With the lesser recruitment of gravel in the river, it is a scarcer resource and people are fighting over it. Mr. Jacob withdrew his application.

Mr. Affolter said there is another problem with a gravel issue in Nehalem.

Mr. Affolter is writing a letter to the Chamber of Commerce regarding Bed and Breakfasts. They need a Conditional Use, and he will explain the requirements.

Mr. Affolter said Happy Camp is under new ownership. There is a question if Tillamook County or the State Department of Commerce should be regulating their application as an RV park. The new Building Codes Division Director, Dan Smith, is working well with the county on this matter.

Mr. Affolter said the county did \$1,300 worth of inspections and collected the fees. Then the State Building Codes Division said they should be doing the inspections. Mr. Smith said they would do the required plan review for no fee and acknowledge the work done by the county. Representative Hanneman's office is also working on this issue. There is a bill in the legislature now that would allow counties to make inspections for RV parks.

Mr. Affolter said he is working with Jim Good from OSU and someone from CREST on potential candidates for the Coastal Planner position. July 1st is the application deadline, and he hopes to have the selection process completed by August 1st.

Mr. Affolter reviewed the agreement with Judy Jackson, the temporary employee for three months. There was an understanding that his department could pay for her as long as there were funds available from the Coastal Resource Planner position. He said there are enough funds to employ her full-time for three months and there is enough work to justify it. However, she may not be able to work more than 20 hours a week.

Mr. Affolter asked if there would be an objection to her working 20 hours a week for five months, instead of full time for three months. This will require her going to 19 hours a week the last two months, changing her status from temporary to part-time, as long as he stayed within his budget.

Mr. Affolter said Ms. Kelso had no problem with the issue, but she wanted the Board's approval.

There was consensus to allow the request.

Mr. Affolter made a recommendation that in the future when budgets are determined the Department Head be given discretion as long as he/she stays within his budget. Chairman Kinkade said the Board should have the final decision.

UNSCHEDULED: DISCUSSION CONCERNING BUILDING OFFICIAL: Ms. Abrahamson will be gone the week of June 7th and the week of July 5th. She asked Mr. Young if Mr. Kjemperud would be able to sign building permits, and he said the Board could appoint Mr. Kjemperud pro-tem.

Mr. Affolter asked if this should be a general appointment or for those specific dates.

There was discussion whether Mr. Affolter could sign in Ms. Abrahamson's absence.

The Board will check with Mr. Young and Ms. Kelso and make a decision later in the day.

UNSCHEDULED: DISCUSSION CONCERNING ORDER NO. 87-31 CONCERNING ADVERTISING IN MINORITY NEWSPAPERS: Chairman Kinkade said Mr. Oshel has been advertising in minority newspapers for road jobs, and the cost is extremely high. The order requiring this was done to fulfill a grant requirement and is not required for most road jobs.

Mr. Young said the order could be amended stating advertising costs were high and no responses were received, deleting Paragraph 4 of that order. Mr. Young said it would not affect grant monies because the county could advertise in those papers when required.

Commissioner Creasy moved, Commissioner Woodward seconded to approve Order #87-74 amending Order #87-31.

The Commissioners signed Order #87-74 later in the day.

UNSCHEDULED: CONTRACTS FOR CHIP SEAL BIDS: Chairman Kinkade said the three contracts were approved at Wednesday's meeting.

The Commissioners signed two copies of each contract.

DISCUSSION CONCERNING ECONOMIC DEVELOPMENT: Chairman Kinkade said House Bill 3011 regarding Economic Development states there will be a delay of the final hearings of the Northwest Region. It recommended the County Commission delay final hearings on adoption of a strategy until the administrative rules are available.

Chairman Kinkade recessed the meeting at 10:20 a.m. and reconvened at 2:35 p.m. Present were: Chairman Dean Kinkade, Commissioner Woodward, and Dorene Sheldon, Recording Secretary.

DISCUSSION CONCERNING BUILDING OFFICIAL (CONTINUED): Mr. Affolter told Chairman Kinkade before the meeting reconvened that

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Ms. Kelso said the contract states if a person doesn't work more than two hours a day in a higher capacity, there is no monetary compensation.

Commissioner Woodward moved, Chairman Kinkade seconded to approve Order #87-75 appointing the Plans Examiner as the Building Official, not to exceed two hours a day five days a week, in the absence of the Building Official, passed with two aye votes.

The Commissioners signed Order #87-75 later in the day.

Chairman Kinkade adjourned the meeting at 2:40 p.m.

RESPECTFULLY Submitted this 11th day of June, 1987.

Dorene Sheldon
Dorene Sheldon, Recording Secretary

APPROVED BY:

DJK
DJK

GJC
GJC

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