

final

MINUTES - TILLAMOOK COUNTY BOARD OF COMMISSIONERS' MEETING
Wednesday, August 19, 1987
Page 1

COMMISSIONERS PRESENT: Dean J. Kinkade, Chairman
Gerald J. Creasy, Vice-Chairman
Gerald A. Woodward, Commissioner

STAFF PRESENT: Fred Young, County Counsel
Karen Richards, Treasurer
Susan Becraft, Recording Secretary

STAFF PRESENT FOR PORTIONS OF MEETING: Neal Lemery, District Attorney; Kathy Kelso, Personnel Director; Lynda Willard, Planner; Judy Wagner, Tax Collector; Jon Oshel, Public Works Director

GUESTS: Mike Sims, Headlight Herald; Howard Wilson, Manzanita City Manager

ITEM NO. 1: CALL TO ORDER: By Chairman Kinkade at 10:03 a.m. in the Justice Courtroom.

UNSCHEDULED: LABOR NEGOTIATIONS: Chairman Kinkade said Mr. Scott wants to know if the County will be using his services this year.

Ms. Kelso suggested the Board obtain Mr. Oshel's input before a decision is made. Last year there was discussion about going out for bids.

Mr. Young said the bill had been "hefty."

General consensus was to obtain Mr. Oshel's input.

UNSCHEDULED: DANGEROUS TREES IN BAY CITY AND CAPE MEARES: Commissioner Woodward reported that the Surveyor had found one tree in the requested area in Bay City is on county property. The other trees are on other people's property. Commissioner Woodward considered the dead tree dangerous.

By consensus, it was agreed to discuss this item later in the meeting with Mr. Oshel.

Commissioner Woodward has also turned Mr. Dolan's request about dangerous trees in Cape Meares over to the Surveyor to see if they are on county property.

UNSCHEDULED: H.G.E. BILL FOR HEBO SERVICE DISTRICT: Commissioner Woodward said he had obtained information with Ms. Richard's help and he will meet with Mr. Young.

UNSCHEDULED: LIBRARY INSURANCE COVERAGE: Commissioner Woodward said the Manzanita Library Board would like to be covered under the county's liability insurance. G & M has obtained a quote of \$45/year. Commissioner Woodward felt there was no problem if the Manzanita Library Board paid for it.

MINUTES - TILLAMOOK COUNTY BOARD OF COMMISSIONERS' MEETING
Wednesday, August 19, 1987
Page 2

Commissioner Woodward discussed Mr. Miller's request concerning insuring books in the bookmobile and at the branch libraries. He referred to a letter from G & M for a quote of \$146.00 with a \$1,000 deductible. Commissioner Creasy asked if \$146.00 was for coverage of all the libraries or if it was the amount for each one. Commissioner Woodward will check with G & M.

UNSCHEDULED: RATES FOR RV PARKS AT HEBO: Commissioner Woodward reported the Board had requested him to come up with rates for an RV park outside the Hebo Service District. He will discontinue this project as the property has been sold.

ITEM NO. 2: INTERGOVERNMENTAL COOPERATIVE AGREEMENT WITH DEPARTMENT OF HUMAN RESOURCES FOR SUPPORT ENFORCEMENT: Mr. Lemery said this was an annual agreement and the county is reimbursed 68%. The auditor says everything is in good shape, but the county is entitled to additional funds if the employee's benefits are reported.

Commissioner Creasy made a motion to approve the agreement, Commissioner Woodward seconded, passed with three aye votes.

Four copies of the agreement were signed by the Chairman.

ITEM NO. 3: REQUEST TO WAIVE RECORDING FEES FOR TWO CANCELED PARCELS IN 1986 FORECLOSURE: Commissioner Creasy said he had investigated the request and found these taxes were for two old mobile homes which had been moved and cannot be located.

Ms. Wagner said the recording fee to remove the parcels from the Judgment Decree is \$6.00 each. Issuing checks would create an accounting mess. These taxes should have been canceled several years ago.

Commissioner Creasy made a motion to approve waiving the fees, Commissioner Woodward seconded, passed with three aye votes.

ITEM NO. 4: ORDER TRANSFERRING FUNDS BETWEEN BUDGETED LINE ITEMS: Chairman Kinkade said this would transfer funds from contingency to indigent soldier. Ms. Richards said the county had to pay to bury an indigent.

Commissioner Creasy made a motion to approve Order 87-105, Commissioner Woodward seconded, passed with three aye votes.

The Commissioners signed Order 87-105.

ITEM NO. 5: ORDER ADOPTING THE ANNUAL OEDP REPORT AND PROGRAM PROJECTION FOR 1987-88: Commissioner Creasy made a motion to approve Order 87-106, Commissioner Woodward seconded, passed with three aye votes.

The Commissioners signed Order 87-106.

SITTING AS THE BOARD OF
THE HEBO SERVICE DISTRICT

ITEM NO. 6: MISCELLANEOUS SERVICE DISTRICT MATTERS: H.G.E.
Bill: Commissioner Woodward requested approval from the Board for himself and Mr. Young to negotiate with H.G.E. on their \$4,100 bill. Approval was given by general consensus.

Water Pressure at Farrell Property: Chairman Kinkade said he could not understand how there can be only 30 pounds of pressure at Farrell's property. Mr. Thompson told Chairman Kinkade he had walked the line and there are no leaks.

Chairman Kinkade asked if the other owners on the line have pumps. Commissioner Woodward said they do. Chairman Kinkade felt a pump would alleviate the problem.

Chairman Kinkade recessed the meeting from 10:24 to 10:30 a.m.

SITTING AS THE BOARD OF
THE SOLID WASTE SERVICE DISTRICT

ITEM NO. 7: MISCELLANEOUS SERVICE DISTRICT MATTERS: Grants and Loans: Mr. Oshel reported that he had tracked all funding sources he is aware of and has found no one willing to go with a grant or low interest loan. Mr. Mason is getting the same response.

Alternative Proposals: Commissioner Woodward asked if the advisory committee had acted on all the proposals including recycling. Mr. Oshel said they have not come up with a formal final decision. Recycling is a separate issue as the recycling shacks are pretty well independent of what type of facility is ultimately chosen.

Commissioner Creasy did not agree. He said if the county went with a major recycling concept with a tipping floor, the recycling shacks would be in direct competition.

Mr. Oshel said if the items can be put in recycle shacks requirements for sorting are greatly reduced, the quality of the product increases and can be gotten rid of more economically. He did agree it would take revenue away from a major volume reduction facility and said the Board would have to decide what policies to set regarding independent recycling.

Wood Pellets: Commissioner Creasy asked Mr. Oshel to check wood pellet combustion pollution versus pollution from pellets made from refuse derived fuel (from our solid waste material).

Mr. Oshel said if pellets were made by a private business there would be no problem. If the same material came to the landfill pellets could not be made because the material would be considered solid waste. The pollution factor doesn't matter. Commissioner Creasy suggested putting the facility out away from the landfill.

SITTING AS THE
BOARD OF COMMISSIONERS

ITEM NO. 8: LANEDA AVENUE FEDERAL AID SECONDARY PROJECT: Mr. Oshel handed out price estimates for proposed projects.

Mr. Oshel said the county receives approximately \$110,000 every year which he expects will continue. The county can borrow three years ahead. The State estimates projects on the basis of \$100,000 per 1,000 feet and on this basis estimated Laneda Avenue will cost \$627,000 which is triple the original estimate.

Mr. Oshel said the Worthington Bridge approach needs major work and will probably be put on Federal Aid in 1994. Another project could be extending the Third Street improvements.

Mr. Oshel explained if the county increases the Laneda project it will put the county one to two years in the red. Then if the Worthington Bridge is done the county will go into the red again. The county will need to make a decision whether it wants to do the projects.

Mr. Oshel recommended before the county signs off on doing Laneda it would need a written agreement with the City of Manzanita to take over the roads.

There was a lengthy discussion about which roads the City of Manzanita would be required to maintain. Mr. Young said the county is in a good bargaining position to ask the City to take over all the roads. Mr. Oshel said the original agreement was they would take them all except Ocean and some others that criss-cross city and county lines.

Commissioner Woodward asked about Necarny Boulevard. Mr. Oshel said the city will take the portion within the city limits.

Mr. Young's recommendation was if the Board would go ahead with the project to dump all county roads within the City limits onto the City to manage and that there be no negotiation on that at all. Commissioner Creasy agreed.

Mr. Young thought there was an agreement that the county would bring all the roads up to standard before the transfer. This was not Mr. Oshel's understanding. Mr. Young recommended the City take the roads "as is."

Commissioner Creasy moved that if the county were to spend \$627,000 the City of Manzanita would take over all county roads within the city limits "as is." Commissioner Woodward seconded the motion.

Mr. Oshel said he would write a letter to the City of Manzanita saying the county would proceed with the project if the City would agree to the conditions. If the City Council comes back with something else, he will bring the matter to the Board again.

Chairman Kinkade called for the vote and the motion passed with three aye votes.

Mr. Wilson, Manzanita City Manager, arrived at this time.

Messrs. Oshel and Young explained the Board's decision to Mr. Wilson. Mr. Wilson asked about the Ocean road exception. Chairman Kinkade said the portion within the City is not excepted. Mr. Wilson said he could not make a commitment. Originally the city had not wanted to assume Ocean Road because it doesn't get much use.

ITEM NO. 9: MISCELLANEOUS PUBLIC WORKS: Dangerous Tree in Bay City: Chairman Kinkade explained the situation and asked Mr. Oshel to write a Work Order to drop the tree.

Mr. Oshel said the normal policy is cut a tree, chip the limbs and the rest disappears. He asked what line item to bill. General consensus was to bill it to landsales.

Road Approach Permit for Country Smoker: Mr. Oshel said he had established a policy for developing businesses which two Board members did not approve. He has quickly changed the policy.

Mr. Oshel said he would explain why he chose that policy, but wanted the Board to know that he has worked for Commissioners who have gone the total gauntlet and he is perfectly happy to do whatever the Board wants.

The Tillamook Country Smoker came in for a conditional use request and he used a policy which most cities and counties use. The philosophy is to look at the amount of money it would take to maintain and make improvements to the road. If the developer coming in is causing additional costs for improvements, he pays for it.

Mr. Oshel said The Country Smoker destroyed the drainage and its trucks have torn up the road. He made it a condition that they improve the road to get a conditional use. The Country Smoker objected so Mr. Oshel's counter policy is based on the philosophy to encourage economic development the county would use tax payer dollars to encourage businesses.

Mr. Oshel read excerpts from his second letter to the City of Bay City. It reads in part that the county plans to assist in the construction of public facilities for the Country Smoker expansion by constructing Warren Street from Highway 101 to the Country Smoker's north property line in the 1988 season. The Tillamook Country Smoker will still be required to meet the drive in and drainage requirements of the previous letter.

Mr. Oshel asked which businesses the county will help. No capital improvements have been made since 1982. A policy like this would put businesses on a higher priority than fixing up existing problems on county roads. It opens the potential for existing businesses to ask for improvements or to repair roads they are using.

Commissioner Creasy said this is an existing business which is expanding. He felt the county should not tack on road improvements. New businesses coming in should pay their part or assist in improving the road.

Mr. Oshel said if the county is going to try to obtain funds from developers the only time we can legally require it is when they come in for a conditional use, zone change or something like that.

Mr. Oshel said in this case he was only asking The Country Smoker to fix the portion they were tearing up with their trucks. Commissioner Creasy said Mr. Oshel should work with them and get them to do the drainage. Mr. Oshel said that is currently what is being asked.

Mr. Oshel said every time someone asks for an improvement or for a conditional use where restrictions can be applied he will come to the Board for direction until he knows how the Board feels. This shouldn't happen very often.

Commissioner Woodward felt the county is setting a trap with this policy because it is repairing damage the business did. He felt the City of Bay City should help the county and The Country Smoker should repair the drainage and put in a culvert. Commissioner Woodward explained how the City originally got a revolving loan which was to have been used county-wide.

Mr. Young said they still have the benefits from the loan and asked about a percentage allocation, a portion to the Smoker, county and city. Commissioner Creasy said he liked that idea.

Chairman Kinkade said The Country Smoker had no problem with the driveway and drainage. Commissioner Creasy said they spent \$24,000 to move the creek and put in a culvert.

MINUTES - TILLAMOOK COUNTY BOARD OF COMMISSIONERS' MEETING
Wednesday, August 19, 1987
Page 7

Mr. Young was concerned the county would not have a policy which could subject the county to attack. Chairman Kinkade said the county has a policy, but exceptions are made. This is the second one in a month. Skyline Drive was the first.

Commissioner Creasy said the difference between Skyline Drive is individuals can have districts. The policy for individuals and businesses is unrelated. Businesses should not be singled out to do roads.

Neskowin Bridge: Mr. Oshel said all the agreements came back signed. Atwills and Sligers signed agreements permitting work on private property which do not need Board signature.

Beatrice Brandt, Mark and Paul Carbaugh, Frank & Ruth Spears, and William and Kerri Martin signed agreements to allow traffic to be routed onto Hawk Creek during the reconstruction of the Salem Avenue Bridge for a year. This road was constructed by the county, vacated and then paved by the county around 1980. The county agrees to repair and maintain the road for a year, but will not do any widening or shoulders.

Commissioner Woodward explained how the paving came about.

Commissioner Creasy made a motion to sign the agreements, seconded by Commissioner Woodward, passed with three aye votes.

The Commissioners signed the five agreements.

Mr. Oshel said he never received signed agreements from Proposal Rock or Neskowin Resort allowing signs to be posted directing traffic from the wayside across the bridge over Hawk Creek. At the pre-construction conference posting and payment for the signs will be dropped from the contract.

Commissioner Woodward said the project was delayed until after Labor Day because of the objection of a couple of businesses. He had asked Mr. Oshel to obtain from the contractor the amount of increase to the bid.

Mr. Oshel said one risk is that the road may remain a gravel road during the winter if it can't be paved quickly enough.

Policy for Signs: Mr. Oshel gave copies of proposed policies to hand out to people to help explain why the county does not put up some traffic devices such as "Children" signs. He asked that the Board get back to him.

UNSCHEDULED: ROADS FOR PRIVATE BUSINESSES: Mr. Wilson said he had arrived late for the item he wanted to attend on Laneda Avenue. He did want to give input as a private citizen that he saw a problem with spending tax dollars to fix roads for private

MINUTES - TILLAMOOK COUNTY BOARD OF COMMISSIONERS' MEETING
Wednesday, August 19, 1987
Page 8

enterprises. He said he might have full input and every case should be carefully reviewed.

UNSCHEDULED: NOTICE TO REMOVE SIGN: Ms. Willard said she received a certified notice from the State Highway Division to remove a "Welcome to Tillamook County" on Highway 101 at milepost 98.8 within ten days or we will be fined.

Mr. Oshel said he is almost sure the county has a permit to put up the sign on county road right-of-way in Neskowin on Slab Creek Road. He asked for a copy of the notice and he'll follow it up.

Chairman Kinkade adjourned the meeting at 11:16 a.m.

RESPECTFULLY Submitted this 21 day of August, 1987.

Susan Becraft
Susan Becraft, Recording Secretary

APPROVED BY:

DJK
DJK

gjc
gjc

GAW
GAW

FEDERAL AID SECONDARY HIGHWAY PROGRAM
FUNDING PLAN

	EST. INCOME	PROPOSED PROJECT	EST. COST	BALANCE
1987				\$150,933
1988	\$110,000	Kilchis Riv Br--Approaches	\$30,000	\$230,933
1989	\$110,000	Laneda Avenue	\$627,000	(\$286,067)
1990	\$110,000			(\$176,067)
1991	\$110,000			(\$66,067)
1992	\$110,000			\$43,933
1993	\$110,000			\$153,933
1994	\$110,000	Worthington Bridge-Approac	\$500,000	(\$236,067)
1995	\$110,000			(\$126,067)
1996	\$110,000			(\$16,067)
1997	\$110,000			\$93,933
1998	\$110,000			\$203,933