

**MINUTES**

**BOARD OF BENTON COUNTY COMMISSIONERS**

Regular Board Meeting  
Tuesday, August 16, 2011, 9:00 a.m.  
Commissioners' Conference Room  
Benton County Courthouse, Prosser, WA

**Present:** Chairman Leo Bowman  
Commissioner James Beaver  
Commissioner Shon Small  
County Administrator David Sparks  
Clerk of the Board Cami McKenzie

**Benton County Employees Present During All or a Portion of the Meeting:** Deputy Administrator Loretta Smith Kelty; Adam Fyall, Sustainable Development Manager; Finance Manager Keith Mercer; Personnel Manager Melina Wenner; Public Works Manager Steve Becken; Planning Manager Mike Shuttleworth; County Engineer Malcolm Bowie; Treasurer Duane Davidson; Central Services Manager Randy Reid; Susan Walker, Valerie Smith, and Clark Posey, Planning Department.

**Approval of Minutes**

The Minutes of August 9, 2011 were approved.

**Consent Agenda**

**MOTION:** Commissioner Beaver moved to approve the consent agenda items "a" through "c". Commissioner Small seconded and upon vote, the Board approved the following:

**Commissioners**

- a. Interlocal Cooperation Agreement w/City of Richland Relating to Revitalization Area for Industry, Science and Education
- b. Property Surplus and Authorization for Private Negotiation

**Facilities**

- c. Authorization for Request for Proposals for OPT 022 Control System Upgrade

The Board briefly recessed, reconvening at 9:05 a.m.

## **Public Hearings – Comprehensive Plan Amendments**

### **CPA 11-01**

Ms. Walker said this was a request by Barker Ranch, LTD to change the land use designation from Rural Lands Five Acre (RL-5) to Open Space Conservation (OS-C). She said the Planning Commission and Planning staff recommended approval.

### **Testimony**

Michael Crowder, Barker Ranch manager, spoke in favor. He also thanked Adam Fyall and Susan Walker for their help during the process. He said he also wanted to discuss the proposed land swap (separate issue) and Chairman Bowman said that Mr. Fyall could bring back that issue and the appropriate time.

As there was no one else present to testify, public testimony was closed.

**MOTION**: Commissioner Beaver moved to approve CPA 11-01 and adopt the Planning Commission's findings of fact. Commissioner Small seconded and upon vote, the motion carried.

### **CPA 11-02**

Requested by Public Works to add two proposed road projects (extension of Locust Grove Road between Clodfelter and Edwards and extension of Coffin Road between Nine Canyon and Meals). She said the Planning Commission and Planning staff recommended approval.

Malcolm Bowie said this completed the transportation mapping as adopted in the Six-Year Road program and agreed it contributed to upgrading the "farm to market roads".

As there was no one present to testify, public testimony was closed.

**MOTION**: Commissioner Small moved to approve CPA 11-02 and adopt the Planning Commission's findings of fact. Commissioner Beaver seconded and upon vote, the motion carried.

### **CPA 11-04**

Ms. Walker said these were proposed housekeeping amendments to update and improve information in the plan and its maps. Ms. Walker also identified a few word changes and minor edits to the map since the last workshop.

As there was no one present to testify, public testimony was closed.

**MOTION**: Commissioner Small moved to approve CPA 11-04 and adopt the Planning Commission recommendations and findings as their own. Commissioner Beaver seconded and upon vote, the motion carried unanimously.

### **Preliminary Plat SUB 11-01**

Mr. Posey presented the proposed preliminary plat of Dove Ridge and said the Planning Commission recommended approval as presented with conditions.

**MOTION:** Commissioner Small moved to approve the preliminary plat of Dove Ridge SUB 11-01 and adopt the Planning Commission's findings with conditions. Commissioner Beaver seconded and upon vote, the motion carried unanimously.

### **Unscheduled Visitors**

Michael Crowder, Barker Ranch, discussed the trail connectivity with Barker Ranch and said they were still looking forward to the land swap with the City of Richland. Mr. Fyall said originally there was going to be an agreement with the cities and he was not sure why it had not moved forward. He suggested the Board send a letter to the cities. The Board requested Mr. Fyall draft a letter and bring back a recommendation.

### **Board Assignment Update**

Commissioner Small said he had been receiving a lot of positive feedback regarding departments, including a call thanking Mr. Posey and the Planning Department and a call thanking Steve Brown and Code Enforcement Department.

Chairman Bowman said the County now had a brochure to hand out at the fair booth and thanked the county employees for their assistance. He also reported on the following: Congressman Hastings' new transportation staff person would be visiting the area on Wednesday and had requested a tour of Red Mountain; provided a draft list of projects proposed by the Council of Governments to be spent on RTPO money and asked the Board to review (he suggested they might want to consider starting a fund to be used for future projects); provided a draft of regional/state road improvements projects as proposed by the Local Good Roads Association for the Board to review and comment.

### **Distinguished Budget Award**

Keith Mercer presented the plaque that Benton County received for "Distinguished Budget Award". Mr. Sparks said it showed that Benton County was taking care of its finances and the award would continue to assist with its bond rating.

### **Claim for Damages**

CC 2011-22: Received on August 10, 2011 from Daniel Kingma

CC 2011-23: Received on August 15, 2011 from Duane Travis

## **Vouchers**

Check Date: 07/01/2011  
Warrant #: 37181-37432  
Total all funds: \$5,554.21

Check Date: 08/05/2011  
Warrant #: 232701-232817  
Direct Deposit #: 66050-66642  
Total all funds: \$2,129,291.64

Check Date: 08/05/2011  
Warrant #: 39380-39402  
Taxes #: 10111081-10111086  
Total all funds: \$1,904,730.92

Check Date: 08/05/2011  
Direct Deposit #: 66643  
Total all funds: \$3,644.07

Check Date: 08/12/2011  
Warrant #: 39555-39792  
Total all funds: \$822,482.37

Check Date: 08/15/2011  
Warrant #: 232818-232841  
Direct Deposit #: 66648-66848  
Total all funds: \$114,908.72

Check Date: 08/15/2011  
Taxes #: 10111087  
Total all funds: \$32,265.16

Total amounts approved by fund can be reviewed in the Benton County Auditor's Office.

## **Resolutions**

- 11-520 Interlocal Cooperation Agreement w/City of Richland Relating to Revitalization Area for Industry, Science and Education
- 11.521 Property Surplus and Authorization for Private Negotiation
- 11.522 Authorization for Request for Proposals for OPT 022 Control System Upgrade
- 11.523 Approval of CPA 11-01 – Barker Ranch Property
- 11.524 Approval of CPA 11-02 – Public Works Dept.
- 11.525 Approval of CPA 11-04 – Planning Staff
- 11.526 Approval of Preliminary Plat Application of Dove Ridge; File SUB 11-01

There being no further business before the Board, the meeting adjourned at approximately 9:50 a.m.

\_\_\_\_\_  
Clerk of the Board

\_\_\_\_\_  
Chairman