

MINUTES

BOARD OF BENTON COUNTY COMMISSIONERS

Regular Board Meeting
Tuesday, January 26, 2016, 9:00 a.m.
Commissioners' Conference Room
Benton County Courthouse, Prosser, WA

Present: Chairman Shon Small
Commissioner Jerome Delvin
Commissioner James Beaver
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; County Engineer Matt Rasmussen; Assistant County Engineer Robert Blain; Planning Manager Mike Shuttleworth; DPA Ryan Brown; Auditor Brenda Chilton; Clerk Josie Delvin; District Court Administrator Jacki Lahtinen; Assessor Bill Spencer; RJ Lott and Clark Posey, Planning; Yuliana Perez Castillo, Treasurer's Office; Mary Heather Ames, Road Department; Mary Phillips, GIS Manager; Kyle Sullivan, Human Services Manager; Larry Hueter, Project Manager.

Approval of Minutes

The Minutes of January 12, 2016 were approved.

Review Agenda

Discussion of the Homeless Grant by Kyle Sullivan was added to "Other Business".

Consent Agenda

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

Assessor

- a. Letter of Authorization w/Manatron, Inc. for Computer Assisted Mass Appraisal System

Commissioners

- b. Line Item Transfer, Fund No. 0000-101, Dept. 115 to 107
- c. Letter to Dept of Energy Regarding PILT Payment

Facilities

- d. Line Item Transfer, Fund No. 0000-101, Dept. 110
- e. Payment Authorization to Kone, Inc. for ADA Phones & Alarms on Elevator

Fairgrounds

- f. Lease Agreement w/Tri-City Racing Association for Use of "South of the Rail"

Information Technology

- g. Purchase of 12 Audience Seats for E-Learning Training From Skillssoft Corporation
- h. Purchase of One Dell Workstation, Dual Monitor & DVD Drive for Facilities

Juvenile

- i. Amended Contract w/DSHS for Aggression Replacement Training Consultation
- j. Contract w/Inter-City Legal Processing & Messenger Service for Process Service & Delivery

Office of Public Defense

- k. Juvenile Public Defense Services Agreement w/H Villani
- l. Juvenile Public Defense Services Agreement w/D Purcell
- m. Juvenile Public Defense Services Agreement w/K Oldfield
- n. Juvenile Public Defense Services Agreement w/C Bennett
- o. Termination of District Court Public Defense Contract w/M Mendoza
- p. Compensation for Public Defense Services for A Tindell

Personnel

- q. Contract w/Dade Moeller & Associates for Noise Monitoring Service

Public Safety

- r. Line Item Transfer, Fund No. 0148-101, Dept. 112

Public Works

- s. Agreement w/City of Prosser to Seal Coat Roads
- t. Purchase of Mounted Snow Plow Kit from Titan Truck Equipment & Accessories
- u. Certification of Road Levy for 2016 & Estimated Revenue
- v. Improvement of Prosser to Grandview Pedestrian & Bicycle Pathway
- w. Purchase of Crushed Rock from C and E Trenching for Fairgrounds

Sheriff

- x. Contract w/Apollo Sheet Metal for Plumbing Repair & Valve Replacement
- y. Line Item Transfer, Fund No. 0116-101, Dept. 000
- z. Salary Request Statement

Superior Court

- aa. Purchase Authorization From Trial Court Improvement Fund

Sustainable Development

- bb. 2015 Ecology Report for Development of Hanford Lands

Treasurer

- cc. Cancelling Taxes Assessed Upon Personal Property Determined to be Uncollectible

Public Hearing - Short Plat Vacation – SPV 2015-008

RJ Lott said the Planning Department received a request for the vacation of the 30-foot Ingress Egress Easement over the western portion of Lots 2 and 3 on Short Plat 982. He said this vacation would not impact the access to Lots 2 and 3 as they already had legal access via Ponderosa PR NE and the proposed easement to be vacated was unimproved. Owners of property within 300 feet of the outer perimeter of Short Plat 982 were notified, and all owners of the Lots within Short Plat 982 signed the short plat vacation application. All concerned agencies were notified. Based upon the information received, the Planning Department recommended approval.

Testimony

Bernard Lueck, applicant, spoke in favor of vacation.

Dave Blanchard (spelling), asked if this was only on the adjacent property, and not his property. Mr. Lott confirmed that it would not affect his property. Mr. Blachard said he did not have a problem with the request.

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

MOTION: Commissioner Beaver moved to approve vacation of the 30-foot Ingress Egress Easement over the western portion of Lots 2 and 3 of Short Plat 982, records of Benton County. Commissioner Delvin seconded and upon vote, the motion carried.

2016 Boat Safety Program Federal Financial Assistance Grant Application

Lt. Caughey (via/videoconference) requested the Board authorize the application for the boat safety grant in the amount of \$14,860.63, with a 50% match requirement. He said it was the same grant that had been applied for in the past.

MOTION: Commissioner Beaver moved to authorize the Benton County Sheriff to sign and submit the applications of the Request for Federal Financial Assistance Grant and Boating Safety Program Approval, and the Washington State Parks & Recreation Commission 2016 Marine Patrol Federal Financial Assistance Grant Program for consideration of grant funding in the amount of \$14,860.63, to offset the cost of marine law enforcement hours for patrol, vessel inspections, education, training, and equipment. Commissioner Delvin seconded and upon vote, the motion carried.

Capital Projects Update

Larry Hueter updated the Board on the following capital projects:

Roof Replacement

Benton County contracted with Alliant Roofing to complete some repair work on the roofs of several Justice Center complex buildings and to make recommendations on further repairs. It was determined the entire roof structure on the Jail, Justice Center, Health Building, and Coroner Building needed to be replaced. He said they were requesting to contract with Meier Architects to design and engineer the necessary structure for each of the buildings within the Justice Center Complex as they had experience and certified staff on hand that specialized in roof design for a contract amount in the amount of \$31,600.

Commissioner Delvin asked about the age of the roofs. It was stated they were 15+ years, except for the Health Department but it was deteriorating and recommended they not continue to repair the roof since the material and product used was not holding up. Mr. Hueter said he could not say the approximate cost because he needed to know the square footage; Mr. Sparks said the capital

fund could support \$1 to \$2 million for this project. Commissioner Delvin also asked about a warranty on the Health Building and Mr. Hueter said he would investigate that.

MOTION: Commissioner Beaver moved to approve the contract with Meier Enterprises for the design and engineering of the roof replacement at the Benton County Justice Center. Commissioner Delvin seconded and upon vote, the motion carried.

Engineering Building

Mr. Heuter said the Planning Annex needed repairs to the building and parking lot. He requested the Board conduct a feasibility study on the Old Engineering Building behind the Courthouse to determine if the building could be repurposed back into a modern office space to house the Planning Department. He said they could possibly apply for a grant as was used for the Courthouse renovation.

MOTION: Commissioner Beaver moved to approve the County advertise for a Request for Qualifications (RFQ) from Architects and Engineers to conduct a study of the Engineering Building. Commissioner Delvin seconded and upon vote, the motion carried.

Mental Health Jail Addition

Mr. Hueter said that Integrus Architecture was at the end of the design completion and the stakeholders were at almost 100% agreement and he was requesting the Board authorize them to continue on to the construction documents. He said the budget at conceptual design was approximately \$3.6 million but did not reflect soft costs. The new estimate was at \$4.6 million and with softs costs including sales tax at \$5.6 million.

Mr. Sparks anticipated they would use the 1/10% jail/juvenile sales tax for the project. Commissioner Beaver discussed asking the State for some assistance. Commissioner Delvin talked about having a workshop and another conversation with the Sheriff about whether the diversion program with Lourdes was working before committing to \$5.6 million.

Chairman Small said he felt this was an important issue and wanted to have a workshop sooner than later and the Board shouldn't hold its breath waiting for the State to kick out some money. Mr. Sparks said this issue had a lot to do with suicide prevention, not just mental health issues and it was important to figure out why they were building the addition.

Mr. Hueter agreed there would be some value in talking about the issue.

Reconveyance of Lands Along Columbia River

Brad Fisher, former Congressman Doc Hastings, and Gary Peterson, TRIDEC talked to the Board about the reconveyance of lands along the Columbia River.

They said they were asking for a resolution or letter supporting the concept and requesting The Army Corps of Engineers reconvey the properties along Columbia River back to the community.

Congressman Hastings said they had seen a move to have more local control and there was much more acceptance of deeding federal land back to the local community. Additionally, it was much easier to present an idea if local community supported the idea and that Congressman Newhouse and Senator Murray had shown an interest in supporting the issue.

Mr. Peterson said this area needed to be taken advantage of, not only for commercial activity but mainly for public access. He said there were four major studies that reflected they had a gem hat could not be used and the City of Kennewick currently spent \$900,000 annually to maintain the park and levy.

Mr. Fisher stated this area was considered the crown jewel in the McNary project and the City of Kennewick spent \$900,000/year for 14 years and the Army Corps had spent zero.

Commissioner Beaver said he was a strong supporter of river shore and waterfront activities and believed it was underutilized and was in support of any resolution or letters to support the issue.

The Board agreed to have it on the next week's agenda.

Hanford Communities & Hanford Advisory Annual Report - 2015

Pam Larsen and Bob Suyama updated the Board and discussed the following issues:

Hanford Communities

- Environmental Monitoring
- Outreach
- Televised Issue Briefings
- Newsletters/Media Relations/Community Briefings
- Coordinated Meetings
- Historic Preservation/B Reactor
- CRESP – Risk Analysis

Hanford Advisory Board

Mr. Suyama gave a handout focusing on advice points the Board completed last year.

Commissioner Delvin asked if the tri-party agreement was being considered to be changed. Ms. Larsen said it had been amended multiple times and was currently in negotiations.

Road Maintenance Policy & Procedure #1 for Snow & Ice Control

Matt Rasmussen presented an amendment to the Snow & Ice Control Policy that was approved in December, 2014. He said as part of that new policy, they were going to update on an annual basis; he indicated they had received feedback from the public and had taken those into consideration and wanted to have the Board's approval of the policy.

MOTION: Commissioner Beaver moved to approve the Benton County Road Maintenance Policy and Procedure Statement No. 1, Snow and Ice Control, as presented. Commissioner Delvin seconded and upon vote, the motion carried.

Change Order No. 13 w/Fowler General Construction for Road Maintenance Facility

Matt Rasmussen presented Change Order No. 13 for the contract with Fowler General Construction. He said the construction was now complete and the contractor was off site and the change order involved a credit for plywood and installing low voltage wiring to control modules for a total amount of \$1,161.73 plus WSST.

MOTION: Commissioner Delvin moved to approve Change Order No. 13 with Fowler General Construction as presented. Commissioner Beaver seconded and upon vote, the motion carried.

Speed Limit Change – County Well Road & Anderson Road

Mary Heather Ames presented a resolution temporarily reducing the speed on portions of County Well Road and Anderson Road (being used as detours) during the construction of Sellards Road.

MOTION: Commissioner Beaver moved to approve a resolution temporarily reducing the speed limit on County Well Road and SW Anderson Road to 35 MPH. Commissioner Delvin seconded.

Discussion

Ms. Ames said she understood the Board might want to separate speed limits between traffic and trucks and indicated she had an alternate resolution that addressed that issue.

The original motion was withdrawn.

MOTION: Commissioner Delvin moved to approve the resolution temporarily changing the speed limit on portions of County Well Road and SW Anderson Road to 35 MPH as presented with the changes to reflect a different speed limit for vehicles and trucks as permitted per RCW 46.61.410. Commissioner Beaver seconded and upon vote, the motion carried.

Final Plat of Beverly Meadows – SUB 2015-002

Clark Posey presented the final plat of Beverly Meadows Phase 1 and said that all conditions of approval were satisfied and all signatures obtained.

MOTION: Commissioner Beaver moved to approve the final plat of Beverly Meadows Phase 1 – SUB 2015-002. Commissioner Delvin seconded and upon vote, the motion carried.

Other Business

CHG Grant – Homeless Grant

Kyle Sullivan said the agreement was for an 18 month grant for the coordinated entry system and two programs that CAC operated. He said the State was not willing to shorten the agreement but if there was a change in the relationship between the counties, she would be inclined to work with the county if that changed.

MOTION: Commissioner Beaver moved to approve the grant between WA State Department of Commerce and Human Services and authorize the chair to sign. Commissioner Delvin seconded and upon vote, the motion carried.

GCBH Interlocal Agreement

Chairman Small said he received a revised interlocal agreement between GCBH and the participating counties that needed to be signed by January 29. He asked the Board if it was willing to authorize the signing of the agreement upon review by the prosecuting attorney.

MOTION: Commissioner Delvin moved to present the agreement between GCBH and Benton County for Ryan Brown's legal review and approval and authorize the Chairman to get the signatures of the other members upon that approval before January 29. Commissioner Beaver seconded and upon vote, the motion carried.

Vouchers

Check Date: 01/11/2016

P-Cards #0116

Total all funds: \$218,581.09

Check Date: 01/15/2016

Payroll Draw Checks

Warrant #: 239335-239339

Direct Deposit #: 110915-111099

Total all funds: \$102,731.88

Payroll Draw Deductions Transfers

Taxes #: 101160115

Total all funds: \$33,884.76

Warrants #: 133309-133371

Total all funds: \$1,320.03

Transfers #: 12191501-12191511
Total all funds: \$246,068.41

Warrants #: 133372-133517
Total all funds: \$542,791.94

Transfers #: 01151601
Total all funds: \$3,653.16

Warrants #: 133518-133551
Total all funds: \$401,202.51

Check Date: 01/22/2016

Transfers #: 12121501-12121507
Total all funds: \$573,900.61

Warrants #: 133620-133717
Total all funds: \$339,033.93

Warrants #: 133718-133770
Total all funds: \$260,928.21

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

Resolutions

- 2016-050: Line Item Transfer, Fund No. 0000-101, Dept. 115 to 107
- 2016-051: Line Item Transfer, Fund No. 0000-101, Dept. 110
- 2016-052: Payment Authorization to Kone, Inc. for ADA Phones & Alarms on Elevator
- 2016-053: Lease Agreement w/Tri-City Racing Association for Use of "South of the Rail"
- 2016-054: Purchase of 12 Audience Seats for E-Learning Training From Skillsoft Corporation
- 2016-055: Purchase of One Dell Workstation, Dual Monitor & DVD Drive for Facilities
- 2016-056: Amended Contract w/DSHS for Aggression Replacement Training Consultation
- 2016-057: Contract w/Inter-City Legal Processing & Messenger Service for Process Service & Delivery
- 2016-058: Juvenile Public Defense Services Agreement w/H Villani
- 2016-059: Juvenile Public Defense Services Agreement w/D Purcell
- 2016-060: Juvenile Public Defense Services Agreement w/K Oldfield
- 2016-061: Juvenile Public Defense Services Agreement w/C Bennett
- 2016-062: Termination of District Court Public Defense Contract w/M Mendoza
- 2016-063: Compensation for Public Defense Services for A Tindell
- 2016-064: Contract w/Dade Moeller & Associates for Noise Monitoring Service
- 2016-065: Line Item Transfer, Fund No. 0148-101, Dept. 112
- 2016-066: Agreement w/City of Prosser to Seal Coat Roads
- 2016-067: Purchase of Mounted Snow Plow Kit from Titan Truck Equipment & Accessories

- 2016-068: Certification of Road Levy for 2016 & Estimated Revenue
- 2016-069: Improvement of Prosser to Grandview Pedestrian & Bicycle Pathway
- 2016-070: Purchase of Crushed Rock from C and E Trenching for Fairgrounds
- 2016-071: Contract w/Apollo Sheet Metal for Plumbing Repair & Valve Replacement
- 2016-072: Line Item Transfer, Fund No. 0116-101, Dept. 000
- 2016-073: Purchase Authorization From Trial Court Improvement Fund
- 2016-074: 2015 Ecology Report for Development of Hanford Lands
- 2016-075: Cancelling Taxes Assessed Upon Personal Property Determined to be Uncollectible
- 2016-076: Vacation of 30-Foot Ingress Egress Easement; SPV 2015-008
- 2016-077: Grant – 2016 Marine Patrol and Boating Safety Program
- 2016-078: Road Maintenance Policy & Procedure No. 1 – Snow & Ice Control
- 2016-079: Contract Change Order No. 13 – Fowler General Construction
- 2016-080: Temporarily Changing Speed Limit – Portions of County Well Road and SW Anderson Road
- 2016-081: Final Plat Of Beverly Meadows Phase 1 - Sub 2015-002
- 2016-082: Awarding Architectural And Engineering Services To Meier Enterprises Inc. For The Design And Engineering Of The Roof Replacement At The Benton County Justice Center
- 2016-083: Executing Grant 14-46108-03 – Consolidated Homeless Grant Between Dept. of Commerce and Human Services
- 2016-084: Approving Signature of Board of Commissioners for Fourth Amended Interlocal Agreement with Greater Columbia Behavioral Health Upon Approval of PA

There being no further business before the Board, the meeting adjourned at approximately 11:00 a.m.

Clerk of the Board

Chairman