

RESOLUTION 09 144

BEFORE THE BOARD OF COMMISSIONERS OF BENTON COUNTY, WASHINGTON
IN THE MATTER OF COUNTY PLANNING RE: AMENDMENT TO THE BENTON COUNTY
COMPREHENSIVE PLAN. FILE NO. CPA 08-04, APPLICANT: DAVID SPARKS, COUNTY
ADMINISTRATOR.

WHEREAS, on June 22, 1998, the Benton County Board of Commissioners adopted the Benton County Comprehensive Plan; and,

WHEREAS, Washington State Planning law requires continuing review and evaluation of the Comprehensive Plan pursuant to RCW 36.70A.130(2)(a); and,

WHEREAS, Benton County provides for annual Comprehensive Plan Amendments in BCC 16.14; and,

WHEREAS, the Benton County Planning Commission did conduct a public hearing on July 15, 2008, to review the proposed Comprehensive Plan amendment (CPA 08-04), to add specific capital projects to Tables 9.0 and 9.1 of the Capital Facilities Element of the Benton County Comprehensive Plan.

WHEREAS, the Benton County Planning Commission at the conclusion of its public hearing on CPA 08-04 forwarded a recommendation of approval of the amendments to the Board of Commissioners. The Planning Commission record was forwarded to the Board of County Commissioners on November 3, 2008 and the legal notification was published on October 30, 2008; and copies mailed to those interested parties as noted in the file maintained in the Planning Department and,

WHEREAS, the Board of County Commissioners did conduct their own public hearing on November 10, 2008 and January 26, 2009, at 9:05 a.m. in the Commissioner's Meeting Room, Third Floor, Courthouse, Prosser WA 99350; and,

WHEREAS, the proposal has been reviewed under the requirements of RCW 43.21C (SEPA) and a determination of non-significance was issued on 2008; and,

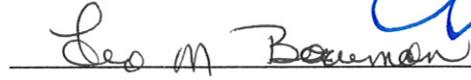
WHEREAS, the Board finds that proper legal notification, public hearing and review have been made; and,

WHEREAS, after consideration of the above mentioned request and after reviewing the Planning Commission record, staff analysis and memos, and all written and oral comments received at the public hearings, the Board of County Commissioners finds the application by David Sparks, County Administrator to be in compliance with the Growth Management Act and consistent with the Benton County Comprehensive Plan; and,

NOW THEREFORE, BE IT RESOLVED that the Board of County Commissioners hereby amend the Comprehensive Plan adding capital projects to Tables 9.0 and 9.1 of the Capital Facilities Element, as set forth in Exhibit 3 corrected.

Dated this 23 day of Feb 2009.


Chairman of the Board


Member


Member

Constituting the Board of County
Commissioners of Benton County
Washington

Attest.....

Clerk of the Board

Michael Shuttleworth/smw
cc: Prosecuting Attorney's Office

FILE NO. CR14-08-04
 Date 7-8-08
 Exhibit No. 3

TABLE 9.0 CAPITAL FACILITIES: RECREATION - INVENTORY, PROJECTS AND PROJECT SCHEDULES (to yr) 2011

Park Facility	Location	owned or leased	Size ac/dev.	Current Uses	Existing Facilities	bldg. sq. ft.	Park Plan	Current Projects	Scheduled Projects	Project Complete (date)	Est. \$ (mil)	Funding Source
Horn Rapids Park	Benton Co. on the Yakima River 5 mi. down stream of Benton Cty	owned	784/20	informal rec. model airplane field	boat launch ramp & parking area, well, electric service, restrooms, caretakers housing, RV camping spaces Event Area Extend elec to aircraft Facility	none	yes	yes	Greenway trail & interpretive signs Trail from Col. Point to the Park in phases: - from "Horn Rapids Res. Community to Park; - from Co. Pt. to Park	2006-8 2006-8 2005-10	100K 400K 406K	County Tapteal' County, IAC grant Benton County IAC Back Co. Hrsenmen
									Riverside Trail interlock with Green way Kiosk Revisions Gov. Picnic Areas Self-Pay Kiosk Flag Pole	2005 2006 2005/06 2005 2005-10	2.5K 5K 44.25K 2.75K 12.5K	Park Dev Fund Park Dev Fund Park Dev Fund Park Dev Fund Park Dev Fund

TABLE 9.0 CAPITAL FACILITIES: RECREATION - INVENTORY, PROJECTS AND PROJECT SCHEDULES (10 Yr)

Park Facility	location	owned or leased	Size ac/dev.	Current Uses	Existing Facilities	bldg. sq. ft.	Park Plan	Current Projects	Scheduled Projects	Project Complete (date)	Est.\$ (mil)	Funding Source
Horn Rapids Park Cont'									Interpretive signs WWII Camp Col.	2005	6.5K	Park Dev Fund
									Plant poplar Orchard	2007/89/10	25K	Park Dev Fund
									Landscape/Hydroseed	2005	5K	Park Dev Fund
									Convert arroyo to functional wetland	2007/8/089	10K	Park Dev Fund
									Midden redevelop	2007	20K	Park Dev Fund
									Horse Camp regrade	2007	20K	Park Dev Fund
									Trail Signage, barriers Surf amend	2007/2012	6K	Park Dev Fund
									Centennial Row botan Speciman garden	2007/2012	9K	Park Dev Fund
									Fencing, surfacing, shed/shelter Expansion	2009	55K	"
									Meacham Rstrm	2008	41.5K	"
									Plant native trees in Yak rvr raparian	2008	30K	"/Grants
Rattle-snake Mtn Public	6 mi. N. of Benton Cty, N	450 ac. of BLM &	1100/600	target range	well shooting		yes					

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Shooting Facility	side of SR225, across from Horn Rapids Park	650ac. of WDW, all used under a lease administered by BLM			range covered shooting platform Electricity pistol bay Sport clays 1000 yd range							
Two Rivers Park Two Rivers Park Two Rivers Park Cont'	Finley Area 2 Mi. E of Kennewick on the Col. River	Leased from the Corps	210/17	Picnic Swim Boating Fishing Birding/ nature	-boat ramp launch -dock -parking -restroom -pump hse -storage shed -mb home (Care-taker Residence) -Day Park Area		Yes	Yes	Revetment to protect dock Enlarge boat launch parking Bike/hike trail 16,500' from Kenn to the Park Covered. Picnic area New Carelkr Residence Water Rights Resolution Boat-Launch Upgrade lighting/ pkg-area festm Pave Drwvy Prkg area upgd to modular restroom	TBD 2008 2008 2005/06 2005 20078 2005 2008	200K 80K 530K 44.25K 136.5K 50128K 136.5K 170K	County. Corps, IAC & GA Fund Corps County Kenn. Park Dev Fund Park Dev Fund Park Dev Fund Park-Dev Fund Park Dev Fund

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									Restroom Boat-launch Kennewick Trail Interlock (levee) Boat Launch Damage Remedies Replace Main Restroom All-season Install Flag Pole	2008 20142	20K 10K	Park Dev Fund Park Dev Fund
									2005-06 2005-09	2005-06 2005-09	12.5K 104.5K	Park Dev Fund Park Dev Fund
Hover Park	S. Finley on Col. River	leased from Corps, access needed	145/0	picnic swim fishing	none	none	no	none	NA	NA	NA	NA
Wallula Gap Preserve	S. of Finley on slope above Lake Wallula	owned, (easement needed over private prop. for land access)	163/0	viewing boat land fall	none	none	no	none	investigate gaining land side access purchase access easement construct access	TBD TBD TBD	N/A N/A N/A	County County County
Vista Park	in an unincorporated "island" of Kenn. aka Tri-City Heights	owned	0.5/100	neighborhood prk	play equip.	none	no	none	none	NA	NA	NA
Horse Heaven Vista	SR221 3 mi. S.E. of Prosser	owned	2.3	Overlook	picnic shelter-interpretive sign		no	Yes	Re-grade driveway prkkg area.	2005	14K	Park Dev Fund

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Badger Mountain Preserve	Slopes & Upper ridge line of Badger Mountain	Owned	574 Ac.	Walking Trails	none	none	yes	Yes	renovate: covered picnic area Restore native vegetation Main. Sign Add: trash receptical/ Interpretive Sign Vault Rstrm Imprv Sign., waste recept, landscape, pvmnt/prk/g	NA 2007/08 2007/8/089	25K4 5K 10K	Park Dev Fund Grants Park-Dev Fund Grants
									2 nd Park access Dallas Rd. Westcliffe Park Improv	2007 2007	50K 120K	Park Dev Fund Park Dev Fund
									Vault-style Restroom	2009	20K	Grants

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Benton County Fairgrd Facility	1500 S Oak St Kennewick	owned	180	Fairgrds	5shwblldgs 8livesik pavillion horse arena horse barns rodeo arena grandstands 3 plazas tv sites parking lots restrms bldg	41.9K 47.4K 38.4K 400slts 53.2K 3K seat various 230hks various	No	none	Maint shop/ pole storage bldg Replace horsebarns ³ Office Bldg 2K sq ft	2005 6/04 2008	180K 50K 250K	Fair IMP Fund County County/ BentonCo FairAssoc
Fairgrd Maint. Projects Approved in Annual Budget	"	owned	NA	Fairgrds	Various	NA	NA	See CFP Maint. File	See CFP Maint. File Emergency Sound sytm Leasehold Improvements.	Current YR CFP Maint. File 2008 2008	See CFP Maint. File 60K 75K	REET "
Trails	Prosser to Yakima co.	Owned	4 mi.	Bike & walking	Paved asphalt	NA	Yes	None	None	11/97		

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	line			path								
County-wide	All	All	NA	All	All Horn Rapids Badger Mt. HH Vista Two Rivers	NA	NA	Yes	Parks System Master Plan & Needs Assessment Programmatic Element signage Reclamation Projects to combat weeds & restore native habitat	20078 2008 2008	50K 20K 20K	Park Develop Fund " "

1. Tapteal's participation as a funding source is always contingent upon the approval of the Tapteal Board of Directors for any specific project. Tapteal is shown as a possible resource only within the geographic area covered by the Tapteal Greenway.
2. TBD to be determined.
3. Existing horsebarns to be demolished and replaced with 108 new stalls in 3 barns.
4. Purchased with public, private and state funds.

TABLE 9.1 CAPITAL FACILITIES: ADMIN OFFICE & SUPPORT - INVENTORY, PROJECTS - SCHEDULES (40 Yr.)

#	County (or other) Facility/ Function	Location	owned/ leased	Co. Use (current)	Bldg type	Sq. ft./ floors	Size ac/%dev	Planned Project? yes/no future use	Date begin/ end	Est.\$ (mil)	Will the "project" Consolidate space?	Funding Source
1	Justice Center Campus	7320 W. Quinault, Kenn.	owned	-Courts Admin -P.A.'s Office -Sheriff Dept -Co. jail	fixed parking	970333/2	20.92/75	yes, new Admin space Main/Supply Bldg	2000/ 2002 2004	41 238K	new	GO Bond Only const. fund
					fixed	2,400sf		Coroner/ Morgue	2004	884K	new	County cap projects fund
					fixed	3,397sf		Artistic Art Improv.	2005	5K	NA	Construction Fund
					none			Food Service Provision	2005	15K	NA	Capital Proj Funds
								New Chiller HVAC 1984 Bldg	2005	950K	NA	Capital Proj Fund
								Add 32 New Courtrooms	2008	600K 4,249,890	na	Unknown Capital Proj. Fund
								Relocate Annex Bld to Campus	2008	2	yes, uses at #s 4,5,6 will be moved here	Unknown
				JC Complex Expansion	Fixed			Office Bldg	2009/10 2010/11	7,666 8,047,843	yes	Capital Projects Fund
				Benton-Franklin Health Dept.	Fixed			Medical Office Bldg	2007/08	9.6 3,114,522	yes	Benton-Health Bldg-Fund/ Cap Project Fund/Bonds
				JC Complex				PA's Expansion	2007	30K	NA	Unknown Funding Source
				"				North & South Pkg striping	2008	6.5K	NA	Unknown Funding Source
				"				Landscape Young St. Driveway	2007/8	27.530K	NA	Unknown Funding Source

Date 7-8-08
 Exhibit No. 3 *dk*

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1	Justice Center Campus Cont'd			"				South Sher. Office Empl Door	2008	20K	N/A	"
				"				New Nortel Communication System	2007	203K	N/A	Jail Depreciation Reserve
				"				Upgrade HVAC System METASYS	2007	409.5K	N/A	Capital Project Fund
				"				Clerks Office Lobby Expan	2007	78.878K	NA	Clerks Collection Fund
		County Jail			Fixed			Clean HVAC System Old Courtnm/Jail	2008	81.4K	NA	Unknown funding Source
								Kitchen EQ Upgrade	2008	50K	NA	Jail Depreciation Reserve
								Fire Alarm System	2008	60K	NA	"
								Records Storage	2009	1	Yes	Capital Project Fund
						7-12.5 k		Shower Venting	2007	49K	NA	Jail Depreciation Reserve
								Rpic locks and Sliders	2007	93K	NA	Jail Depreciation Reserve
								UPS battery replacmt	2008	25K	N/A	"
								Cell lighting	2008	35K	NA	"
								OPT022 Control & Maxxess	2008	125K	NA	"

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2		Same	Owned	-vacant		None		System New Offices 2/Booking Area	2008	22K	Yes	"
3	Co. Annex Building	5606 W. Canal Dr. Kenn.	bldg owned: 72% BC, 28% FC, prop. BC	Juvenile Justice Cntr w/detention classrooms kitchen Juv. Courtrooms	fixed prkng	102000	9.85/100	Parking Yes will go to Justice Cntr for use Juvenile Justice expanding to Annx Bldg Resurf & revise Prkg lot flow South Prkg Lot	2005 2008 2008 2008 2005 2008	1 1.5 5 600K 10K 469.4K 177,870K	yes, current prkng at #1 will be moved here yes yes yes Yes NA	GO Bond County County Unknown Unknown Unknown
4		5600 W. Canal Dr.	owned	-Bldg Dept. -Treasurer Office -Assessor -Auditor -Coop Ext.	fixed prkg	990	NA				Yes	Unknown
5	Human Services	2624 W. Kennewick Ave, Kenn	owned	-office	fixed prkng	3240	0.36ac.	no	NA	NA	NA	NA
6	Detox Center	1020 S. 7th, Pasco	bldg. owned 50/50 w/Fr.Co. which owns the land	-detox ctr.	fixed	1500	100%	no	NA	NA	NA	NA

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7	Auditor (Richland)	101 Welsian Way Ste-E	leased	satellite office	fixed	1198	NA	no	6/04	NA	NA	NA
8	Prosser Courthouse	620 Market Prosser	owned	-BOCC offices & hearing room -court room -Treasurer Off. -Assessor's Off. -Auditor's Off. -Cntrl Services -a P. A.s office -Pub. Works -Personnel Dept. - a sheriff Off. -Mail room -Court Clerk	fixed bldg	327/00/3	1.43 ac. /23%	yes, Co. Admin Offices	2006	6.63	yes, uses in #s 12,13 Dist Crt & Clerk Sheriffs Dpt Health Dst	-PILT Capital Acquisition Fund
9	Courthouse Annex bldg	1120 Prosser Ave. Prosser	Owned	Courthouse Storage	fixed bldg	5780 sf on 2 flrs		Design for remodel & expansion Replace Ballot Tabulation System Safety & Renovations	2005 2005 2007 8	307K 1 1,645K 3.5K	yes NA NA	Capital Projects Fund Capital Projects Fund Capital Projects Fund
10	Courthouse Parking (Prosser)	703 Main 608 Main 704 Market	owned " "	Parking " "	prkng " "	8625 sf. 9000 sf. 6375 sf.	8625 sf. 9000 sf. 6375 sf.	no no no	95/96 01/02 01/02	incl. In Above	yes, uses #8	Same as Above
11	Planning Annex	1002 Dudley, Prosser	owned	Current & Long Range Planning offices & Hrg. rm	fixed prkng	3776 sf.	0.29 ac.	no	NA	NA	NA	NA
12	Plng Annex parking	lots 20,21, w 9' of 19,	owned	planning & courthouse parking	prkng	NA	0.18 ac.	no	NA	NA	NA	NA

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13	Co-op Extension	1121 Dudley, Prosser	owned	-storage for elections dept. -auditor office -voting place -WSU Ag. Extension Off.	fixed	1950/1	0.09 ac.	no	NA	NA	see #10	NA
14	Public Works Yrd (Kenn.)	Ely St. Kennewick (lot 46 Highlands plat C.)	owned	-repair shop -equip strg. -fuel station asphalt storage	fixed	19000sf	2.98/15	no	NA	NA	NA	NA
15	Maint. shop prkng	(lot 29, Highlands plat C)	owned	parking	prkng	prkng	0.86 ac.	no	NA	NA	NA	NA
16	Public Works Shop Prosser			-Maint. shop -sign dept. -truckbarn -fuel station	fixed, " open c:pad	20,461 7,560 3,326	10 Ac.		2002/2003	1.64	NA	NA
17	Public Works Shop Kennewick	Kennewick area				+ or - 24379sf		-proposed Kenn Main shop	2005	2.6	yes	REET Funds PWTF
18	Communi-cations	Chandler Butte, 28, 9, 26E	owned	radio repeater station	Block	100sf.	100%	no	NA	NA	NA	NA
19	Sheriffs Satellite Office	46404 Prior Ave. Paterson	owned	sheriffs office boat storage	fixed steel	1800 sf	26000sf	No	NA	NA	NA	NA

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20	800 MHz Expansion	1 base & 5 remote	own 1/3 assets	911 Public Safety Communications	NA	NA	NA	No Upgrade the Emergency Serv. System	NA2009	600K 2 Million	NA	County Unknown
21	Capital Facilities Plan Roads	County-wide Prosser	NA	Roads PWks, Gravel Pit Environ, Cleanup	NA	NA	NA	See CFP	CUR CFP 2007	CUR CFP 110K	NA	Capital Projects Fund Current Expense
22	Capital Facilities Plan Other	County-wide	NA	Various Project Contingency	NA	NA	NA	See CFP Line Item	CUR CFP 2007/12	CUR CFP 93K	NA	Unknown Capital Projects Fund

Corrected by Board of County Commissioners during the Hearing Process

