

**NOTICE TO THE PUBLIC  
CITY COUNCIL - COUNTY COMMISSION MEETING**

The Madras City Council and Jefferson County Commission are scheduled to meet at 12:00 p.m. on Wednesday, September 11, 2013 in the Madras City Hall Council Conference Room, located at 125 SW 'E' Street, to discuss the following issues:

I     Call to Order

II    Consent Agenda

    A. Approval of Meeting Agenda

    B. Approval of Minutes from the July 10, 2013  
        City Council - County Commission Meeting

III   Update on Possible RFP for Jefferson County Dog Kennel Operations

        County Administrator, Jeff Rasmussen

IV    Old City Hall Site

        City Administrator, Gus Burrell

V     Milepost Marker Install on Willow Creek Trail  
        Friends of the Willow Creek

        Councilor Walt Chamberlain  
        Beth Ann Beamer

VI    Additional Discussion

VII   Adjourn

Pursuant to ORS 192.640, this agenda includes a list of the principal subjects anticipated to be considered at the above referenced meeting; however, the agenda does not limit the ability of the City Council or County Commissioners to consider additional subjects. Meetings are subject to cancellation without notice.

This meeting is open to the public and interested citizens are invited to attend. This is an open meeting under Oregon Revised Statutes, not a community forum; therefore, audience participation is at the discretion of the City Council-County Commission. The meeting may be audio taped. The meeting place is handicapped accessible; those requiring assistance will need to contact the City Recorder two (2) days in advance of the meeting.

Posted at: Jefferson County Clerk's Office  
Madras City Hall  
U.S. Post Office

## OFFICIAL MINUTES

### CITY COUNCIL - COUNTY COMMISSION MEETING JULY 10, 2013

#### I CALL TO ORDER

The City Council / County Commission meeting was called to order at 12:07 p.m. by Jefferson County Commissioner, Wayne Fording, on Wednesday, July 10, 2013 in the Madras City Hall, Council Conference Room, located at 125 S.E. 'E' Street.

#### JEFFERSON COUNTY COMMISSION MEMBERS IN ATTENDANCE WERE:

Commissioners Wayne Fording and John Hatfield.

#### ABSENT WERE:

Commissioner Mike Ahern.

#### JEFFERSON COUNTY STAFF MEMBERS IN ATTENDANCE WERE:

Jefferson County Administrator, Jeff Rasmussen; Jefferson County Sheriff, Jim Adkins, and Jefferson County Building Official / Community Development Director, Chet Singleton.

#### CITY COUNCIL MEMBERS IN ATTENDANCE WERE:

Mayor Melanie Widmer, and Councilor Tom Brown.

#### ABSENT WERE:

Councilors Walt Chamberlain, Royce Embanks Jr., Jim Leach, Richard Ladeby, and Chuck Schmidt.

#### CITY STAFF MEMBERS IN ATTENDANCE WERE:

City Administrator, Gus Burrell; Assistant Police Chief, Tanner Stanfill; Finance Director, Kathy Snyder, and City Recorder, Karen J. Coleman.

Assistant to the City Administrator, Sara Puddy, Public Works Director, Jeff Hurd, Police Chief, Tom Adams, and Community Development Director, Nick Snead, were not required to be in attendance.

#### VISITORS IN ATTENDANCE WERE:

Joe Krenowicz, Executive Director, Madras-Jefferson County Chamber of Commerce; Janet Brown, Jefferson County Manager, Economic Development for Central Oregon, and Holly Gill, News Editor with the Madras Pioneer.

#### II CONSENT AGENDA

A. Approval of Meeting Agenda

B. Approval of Minutes From the May 8, 2013  
City Council - County Commission Meeting

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Commissioner Hatfield asked that the following item be added to the meeting agenda:

- ♦ Jefferson Street Area

**A MOTION WAS MADE BY COUNCILOR TOM BROWN AND SECONDED BY COMMISSIONER JOHN HATFIELD TO APPROVE THE CONSENT AGENDA, AND [REGULAR MEETING AGENDA] AS AMENDED. THE MOTION PASSED, 4/0.**

### III DEPARTMENT OF ENVIRONMENTAL QUALITY DRY HOLE / DRY WELL ISSUE

County Administrator Rasmussen explained that he and City Administrator Burril met with the Department of Environmental Quality a month ago, and they offered some long-term solutions. They do not like dry wells and at the meeting indicated that they have no willingness to have any flexibility.

He mentioned that he had wanted to talk about this today to see where the City and County would like to go. They had discussed being a little pro-active in trying to identify people who they think may have a dry well, and let them know the risk they have of not taking care of it. For example, if at some point they get in a time crunch or want to do something, it could throw a real wrinkle into their life if they have a dry well versus a potential long-term grant solution that may be 10-15 years away.

City Administrator Burril indicated that the Council had asked, with the Griffin Apartments, that they be more proactive, whatever their issues were for not knowing. Part of it is that we don't want to lose track of property owner responsibility to find out, if they don't know. How can we be proactive if we do know, to let somebody know about that?

Jefferson County Sanitarian, Rich Black, had raised a concern that there is some code at the State level that if you know about it then you are defaulted into doing something about it. If we proactively went and mapped these, our concern with the DEQ was that they are going to then use that against us and the property owner, and require that they stop using the system or connect to the City system.

He explained that they had pinned them down and told them that we are focusing on much bigger ones, and do not have the resources to do that, nor is it our intent to do that at this time. This was the best that they could get from the DEQ staff at that meeting. There is probably some overriding concern that if you get a different administration in there, a different group of folks, they could use that and say that technically it says that you have to do that.

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He said that he thinks at this time, we just want to figure out how to be proactive but maybe use a bit of caution with how we map, how we use that information, and how we educate the property owner if they don't know how to go about finding out.

County Administrator Rasmussen told those in attendance that Jefferson County Sanitarian, Rich Black, has some flexibility that they can probably help him find.

County Building Official / Community Development Director Singleton mentioned that he believes that County Sanitarian Black met with Utility Supervisor, Keith Bedell, and they kind of set out where those areas may be. Keith was going to come up with potentials of those areas on where the existing sewer lines were located and if a problem did arise what the avenue would be to get to connect to the City sewer; just kind of map out something so that if we are faced with that problem we have an avenue that we can proceed with.

City Administrator Burril indicated that right now the most proactive thing we can do is suggest they check our building department records to see if they have any record, and if there is no record there, then they would be in exploration with the contractor. This might be our most proactive move (e.g. you should know and here are some ways to figure out). You can check with us, our records, and if it is not there you would go to step B or C.

County Administrator Rasmussen explained that he thinks that it would be a good idea to list two, three, or four things that if not taken care of it could cause (e.g. they may not be able to get a Building Permit out there).

County Commissioner Fording indicated that they might apply for a Building Permit and all of the sudden they are identified as having a dry well.

County Administrator Rasmussen added that if you plan on selling your house, some mortgage companies won't give you a loan on a house that has a drywell. He said that his concern is always trying to be upfront as possible. If we know that someone is going to get hung up and they are in a transition and have this grand plan to move out of that neighborhood in two years and they have their down payment saved and have made an offer on a house and great they have three months to sell their house and all of the sudden they find that they are not going to be able to sell it for quite awhile. They have used all of their money to put a down payment on a house so they don't have the \$15,000 to connect to a sewer in order to be able to sell the house unless they have a cash buyer. The cash buyer would be mad because they didn't know about it.

City Administrator Burril asked if they create that informational handout if this is something that they need to educate the public with, or hold a forum for questions.

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County Administrator Rasmussen explained that his thought is that we map these two or three neighborhoods and identify who is already connected to the sewer and send the handout to everybody else in those areas. He questioned going through the mechanism of screening who has obtained a septic permit in the last ten years as they are probably okay. Do we send it to everybody that is not hooked up to the City sewer in certain identified neighborhoods?

County Building Official / Community Development Director Singleton suggested that they set this up to where it is more of an information type thing on the pretense that if you suspect, as a property owner, that you have a drywell, that these could be the steps that you need to look into.

County Administrator Rasmussen mentioned that we could attempt to have an educational meeting, but he would guess that not too many people would show up.

Councilor Brown wanted to know if they could do some sort of a press release rather than try and get them to come to a meeting, because they probably are not going to attend.

County Administrator Rasmussen agreed as they will not want to be identified. He indicated that the Department of Environmental Quality did say once that a long-term plan can be adopted which they believe would give them more flexibility. For example, we found one and they probably aren't going to have a sewer line for at least fifteen years according to the City's long-term plan. They feel that they have a little more flexibility to allow these to continue if something has been identified to fix it.

City Administrator Burril explained that the City's approach with the Building Department has been to have the Building Department make the call on whether they can repair it on-site or that it is not possible to do that. They do have that option and then they start to look at whether it is more costly to make the repairs then it is to connect to the sewer system. That has been our typical approach and seems to be the friendliest to the property owners.

County Building Official / Community Development Director Singleton reiterated that County Sanitarian Black is saying that once it is identified he is kind of bound by state law to eradicate the drywell. He said that they have gone so far as to determine that if they have enough property, and there is the possibility that they can establish a standard system or some other kind of approved system on there that might be less cost incurring than trying to tie into an existing sewer, they have been open to both of those, whichever would work out best for the property owner.

City Administrator Burril pointed out that sometimes it is sand filter or City and the cost can be upward to a \$10,000 difference, so people actually want to go to the City sewer system at that time because even though you put a \$20,000 sand filter in, it doesn't

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mean that in 10 or 15 years it will still be working and you won't have to do it again. It is expensive both ways.

County Building Official / Community Development Director Singleton said that he got the impression that the DEQ had opened the conversation for possibly coming up with some kind of grant method program to assist in some of that.

City Administrator Burril mentioned that the TOPS trailer park was a good example of them assisting. They did a principal forgiveness loan, not all of it, but a good portion of it. If we have property owners that cannot use their property for an on-site septic as there is not enough room on their site to go to a septic, then they need to be on City sewer. If we can get enough of them together, then our approach has been to get two or three property owners in the City and get them approved, but no one entity usually has enough money to make it happen as it is a costly venture that is further away.

He wanted to know what those in attendance would prescribe for our action steps.

County Administrator Rasmussen asked if everybody is kind of comfortable with identifying the people who aren't on sewer in the two or three neighborhoods that are most likely to have drywells.

City Administrator Burril explained that the North Madras area and Bel-Air have some of them. He said that he is sure that there are others around town.

County Administrator Rasmussen pointed out that there is going to be some people surrounding the City that are never going to have sewer as the City is never going to run a sewer line up there.

City Administrator Burril advised County Administrator Rasmussen that all of those neighborhoods have a plan to get sewer in. Some sewers are already in part of those neighborhoods in town. The Jefferson Street area has sewer going into it. We are up into TOPS. We are not completely tree branched out, but we have a main line to those neighborhoods. The opportunity to get to them is getting better and better.

County Administrator Rasmussen suggested the use of a flyer with a follow-up meeting in the evening so people can come and ask further questions. Possibly something indicating that the City is preparing a long-term solution, but here are some short-term concerns that they may want to be aware of.

City Administrator Burril explained that this is impacting the people on the sales right now (e.g. if they are trying to get a loan or trying to refinance, or buy a home).

County Administrator Rasmussen indicated that it could affect a remodel permit as well.

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County Commissioner Fording agreed that they could run into difficulty if they try to remodel, refinance, or sell their property.

Mayor Widmer wanted to know if anyone has talked with the realtor community and lenders about making sure that they are aware of this issue.

County Commissioner Fording mentioned that he knows that Commissioner Ahern has run into this and thinks that a lot of them are starting to wise up to the need to determine what type of system they have when considering listing their house. They have to fill in all of the boxes on the listing. If they don't know, you would be hiring a contractor just to tell you whether you have a drywell or not if they want to sell their home. It is definitely good to get this information out as people need to know.

City Administrator Burril suggested that Public Works Director Hurd and Utility Supervisor Bedell work with County Sanitarian Black and Building Official / County Community Development Director Singleton to draft the press release.

County Commissioner Fording clarified that it is not that we are trying to identify, we are just trying to make individuals aware of this situation.

#### IV ENTERPRISE ZONE AND MULTIPLE SPONSOR APPROVAL PROCESS

City Administrator Burril thanked Janet Brown for going around to three cities and the applicant that is trying to build in the Airport / Industrial Park area to obtain necessary approvals. It was pretty clear early on that he does not think that Madras or any of the other cities want to have to do this in the future with their property applicants.

He mentioned that Janet Brown had gone to more than three Council meetings and back to a Jefferson County Commission meeting, so has probably done five public hearings for one application. He wanted to know what can be done to streamline this process.

He explained that if his understanding is right, we let other cities in because it helped them get in and have a zone. He said that he does not think that in the end we were trying to say okay each city check off for each other city if you get an applicant in your jurisdiction. In his opinion, he believes that the intent was always that you would deal with your jurisdiction.

The question right now is what can we do? Would we need to do a Memorandum of Understanding or an Intergovernmental Agreement that says here is what we do through the process? We are all in this zone together, but when we go with an applicant if they are in whichever city's jurisdiction, that city, the County, and that applicant will process this. It is not necessary for the neighboring cities to do the other cities.

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County Commissioner Fording asked if this was something that had been missed in the agreement to begin with. How did we end up with that?

Janet Brown explained that we have other areas in the state that have multiple zone sponsors. They have not put together Intergovernmental Agreements either and have run up against the same issues that we just did. Art Fish over at the state put out a call to see if there was a template out there that we could start from and there isn't so we might be the first in developing one.

If they would have had their Site Plan in like we thought that they might have had originally, we could have been in a world of hurt with the company in getting the Enterprise Zone approved. When you are trying to deal with four legal counsels and lack of response, and when deadlines are set it could have caused some real issues. Luckily it didn't.

She reminded those in attendance that it does take all four zone sponsors to agree on things so that is why you would need an Intergovernmental Agreement to say that we agree. It does make sense to have whatever business that is in the jurisdiction of the City and the County, just two of the four, work with the company to come to an agreement. This happens only with the five year and the long-term Enterprise Zone agreements. It does not happen on the three year agreement as the three year agreement is pretty basic and actually only takes her and the Jefferson County Assessor to approve. She noted that she always keeps the City and the County in the loop.

County Commissioner Hatfield wanted to know if the next step was to have County Administrator Rasmussen draw up an IGA for that.

County Administrator Rasmussen said that he thinks that they are working on it. He mentioned that he thought that County Counsel, Alexa Gassner, had a draft of that.

Janet Brown told County Administrator Rasmussen that she is not aware of a draft as Attorney Gassner has not had the time. She advised those in attendance that this is up to the zone sponsors as she cannot direct legal counsels in what to do.

City Administrator Burril mentioned that from his perspective we will probably have more of these, so we want to get this refined soon and upfront because before it is over with, our legal counsel is talking with the legal counsels from the other cities. Each city is spending some resources for something that isn't necessary, but the way this is set up now, we have to.

County Commissioner Fording did not think that anybody would have a problem with it.

Janet Brown stressed that timing is critical. The Cities of Metolius and Culver only meet once each month, so it really puts a crunch on what we are doing.

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City Administrator Burril offered to help County Attorney Gassner draft a proposal. He explained that basically he thinks that the other entities just want to know that we are all in this program and what their responsibilities are, if any. It needs to clearly state that the jurisdiction that the business is locating in is the primary responsible party. He said that he thinks that is what the other jurisdictions clearly want to see happen (e.g. we will deal with ours, you can deal with yours).

County Administrator Rasmussen mentioned that County Attorney Gassner is kind of struggling with how to craft it because it is kind of vague that there are four partners and there is really no IGA that created the Enterprise Zone.

Janet Brown explained that there isn't an IGA in place that anyone has found. There are the applications, the approvals, and subsequent resolutions, but not an IGA.

County Administrator Rasmussen indicated that this will be an agreement for the four entities. We are going to have an Intergovernmental Agreement that randomly says that we have an Enterprise Zone and we all agree that two jurisdictions are not going to speak for the other two.

Janet Brown told those in attendance that Art Fish will be a huge help in this as he knows the Oregon Revised Statutes and Rules and Regulations off of the top of his head.

City Administrator Burril advised those in attendance that Art Fish administers the Enterprise Zone Program for the State of Oregon. He explained that he had been on a conference call with them on the current application that is in the process. He suggested the possibility of City Attorney Green scheduling about a 30 minute meeting with Mr. Fish to explain that this is what we are trying to do. He will provide some feedback, and that will lead to a draft for him to look at, and we can refine it from there.

County Commissioner Fording invited Janet Brown to keep on County Attorney Gassner and County Administrator Rasmussen to get the IGA drafted. He said that they will look forward to getting it signed and getting it out to the other cities.

Janet Brown offered to set up a meeting with the Elected Officials in all four jurisdictions so they can talk about this, but she thinks that it would be helpful to have a draft at that meeting to start with. She mentioned that she would like to pin down the time frame a little more.

City Administrator Burril questioned whether she would get a firm commitment and advised her that we are working on it.

He noted that he and Janet Brown had discussed this with the City Attorney yesterday.

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Janet Brown agreed that a majority of these applications will probably happen in Madras. She wanted to know who will be the lead in drafting the IGA.

County Administrator Rasmussen suggested that both City Attorney Green and County Attorney Gassner work on this.

City Administrator Burril assured Janet that he would give City Attorney Green authorization to move forward on this because we do not want to delay this any longer. He reminded her that he cannot speak for Jeremy's work load (e.g. if he is three weeks out to start on it, but he is guessing that he is probably in that neighborhood). He is finishing up the current application.

County Administrator Rasmussen agreed that the County is willing to take the initial draft and when the City reviews it, they will only need to pay City Attorney Green at that point instead of to draft it.

City Administrator Burril told County Administrator Rasmussen that if County Attorney Gassner is available fine, but if she is a few weeks out he should let him know. He explained that the only reason he mentioned this is because City Attorney Green might have the most knowledge on this right now.

County Administrator Rasmussen offered to talk with County Attorney Gassner and as far as he is concerned, they will have Alexa and Jeremy figure out who has the best ability to get something into draft form the quickest.

City Administrator Burril agreed with his offer.

Janet Brown advised them that after 3:00 p.m. today she would be by to collect their signatures.

#### V ADDITIONAL DISCUSSION

##### ♦ JEFFERSON STREET AREA

County Commissioner Hatfield wanted to know if we were going to be able to do anything with the Jefferson Street area or not. This area has been bad for all of the 50 years he has been here. There is one poor guy that has been calling him about living out there in the middle of it. He asked if this would be an impossible task.

City Administrator Burril requested clarification as to the task that County Commissioner Hatfield was referring to.

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County Commissioner Hatfield explained that there is a lot of drug dealing out there, and a particular health issue.

Sheriff Adkins told County Commissioner Hatfield that he could not remember what he had promised him the last time they met.

County Commissioner Fording reminded him that he had agreed to take care of it.

Sheriff Adkins mentioned that he had seen Mrs. Metteer yesterday and the Metteer's own that property. He was wondering if anyone had said that they were going to send her a letter reminding her that she is the landlord and is allowing an individual to live there. Several of his deputies have stopped about 10 cars coming out of there, searched half of them, and would get a little bit of Marijuana. They keep telling him that they are going to do a search warrant on his place. Beyond this he does not know what more they can do.

County Commissioner Fording wanted to know if this is somebody thinking that there is more going on there, then there actually is.

Sheriff Adkins noted that there is a foot path that goes up the hill to his place so obviously people are going back and forth. They claim that they see him go out there and defecate in the tall grass. He has a motor home but does not have any plumbing.

They are upset. He has listened to an individual complain and he has a reason to complain. He said that he is willing to do whatever. There is no septic there and there isn't a drywell.

County Commission Hatfield suggested the possibility of pursuing the health part of it.

Councilor Brown asked if this is in or out of the City.

Sheriff Adkins advised Councilor Brown that it is in the County, but it is in the City's Urban Growth Boundary. He indicated that this seems to be an issue between Tonya, County Community Development Department, and the City about who does what.

County Administrator Rasmussen mentioned that he thinks that they failed to get the two planning staffs together on code enforcement because we are in that gray area. It is in the UGB and the UGB agreement says that the City will enforce code enforcement, but City Administrator Burril raised the question as to whether it gives the City authority to impose city code violations or county code

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violations and what authority does the City have to enforce a County Code or City Code outside of the City.

County Commissioner Fording pointed out that the County can't enforce a City code.

County Administrator Rasmussen explained that the County could if it is a septic issue as they go countywide. He said that he thinks that they had talked about trying to get everybody together and possibly both write a letter saying that we are threatening to enforce both of our codes and let a Hearings Officer or Judge figure out who has jurisdiction.

City Administrator Burril told County Administrator Rasmussen that he thinks that Community Development Director Snead wanted to meet with County Attorney Gassner and City Attorney Green on the phone and ask that they clarify our abilities here under what the agreement currently says and if that drives amendments to get authority then fine, but until then if it doesn't give the City clear authority our safest spot is that we are under County Authority as we know this for sure.

County Administrator Rasmussen agreed that for septic definitely, but you are not allowed to live in an RV on property. He wanted to know if they should send it as a County violation or if the City should send it.

City Administrator Burril could not answer this question.

County Administrator Rasmussen pointed out that they already have the hearings process established so at some point they may be able to take a run at it and if the property owner wants to raise an issue that this is in the wrong venue then let a Hearings Officer decide.

City Administrator Burril explained that the attorney may be able to tell us if we have the authority to do it though, if the City is going to try to do it.

Councilor Brown said that at this point it is clearly County jurisdiction, and the County has jurisdiction.

Sheriff Adkins suggested the possibility of having County Attorney Gassner write a letter outlining the County Commission and the Sheriff's concerns about possible drug dealing and sewage, and mentioning the need for the property owner to go and clean it up.

He indicated that this individual is just going to move somewhere else, and noted that he moved from TOPS down to his present location.

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He offered to get with County Attorney Gassner, look it up, and come up with a letter that they can sign. He asked those in attendance if they should try that.

County Administrator Rasmussen asked Sheriff Adkins if he was correct in that he had said that he thinks that they might respond better to his jurisdiction. He recommended that they do a joint letter from the County Community Development Department and Sheriff's Department, even though the Sheriff's Department does not enforce the County Zoning Code.

Sheriff Adkins was agreeable with this suggestion.

Councilor Brown mentioned the possibility of placing a trail camera out there somewhere.

#### ♦ COMMUNITY DEVELOPMENT BLOCK GRANT - WESTSIDE ELEMENTARY

Mayor Widmer wanted to know where the County is on the Community Development Block Grant process with Westside and asked if it is still proceeding.

County Administrator Rasmussen advised Mayor Widmer that they were scheduled to meet with the MAC (Madras Aquatic Center) on the 15th of July. They changed the meeting date to July 18, 2013, but he will be unable to attend. He and Commissioner Ahern has met a couple of times with school officials and the school has indicated that they are willing to sell.

He explained that the County has asked their architect to put together a four option schematic or drawing of potential projects. He indicated that Option 1 is to attempt to build the Courthouse on the two acres that the City donated to the County. Option 2 is to go west into that City block. They would have to purchase twelve or thirteen homes. Option 3 is to purchase the property and Westside and attempt to rehab the building for kind of a community center with the Community Development Block Grant Funds and be able to expand the Courthouse Project into the track area footprint. Option 4 is to look at purchasing the property and let it use its useful life until a Courthouse would be built, deconstruct Westside, look at potentially using the same dollar value that you would use to go west to buy those homes, and build new replacement infrastructure for a Kid's Club, and exhibition space for the Museum over where the City has donated the property.

This would give the Commissioners an opportunity to look at the public input on Option 4 if there is any acceptance of the deconstruction of Westside. He told those in attendance that they do not expect this until September.

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Mayor Widmer told County Administrator Rasmussen that the City had another agency, Best Care, approach us about sponsoring a Community Development Block Grant to do some consolidating, and purchase and remodel a building downtown.

County Commissioner Fording said that their first step was to try to find somebody that wanted to operate the building. He mentioned that his fear as a Commissioner is that he does not want to get into the business of being a property manager. The County does not know if the MAC (Madras Aquatic Center) is interested. He thinks that they might be interested in the gym for certain activities, but he is sure that they are going to have their own reservations about being a landlord. There are so many unknowns on this CDBG (e.g. would they get \$2 million dollars to work with or \$50,000 to patch things together).

Sooner or later buildings that are that old get to the point where you need to decide whether they are a historical building or not as you would encounter seismic issues, etc. They know that they do not have the resources to jump into a courthouse project right away, but they want to keep working towards it so future Commissions have a little bit of a playbook as to where they were heading. When considering the purchase of the other block, you could get five of those lots at a pretty reasonable price, but might have the other five where you would need to determine how much you want to spend for them.

County Administrator Rasmussen said that he saw in the Capitol Budget that Multnomah County got \$15,000,000 for a Courthouse. He indicated that he has not been able to track it down but the rumor was that somewhere in the budget Union County was going to get \$4,000,000 to \$5,000,000. These were projects that were in front of us.

They moved \$9,000,000 into a Court Security Facilities Fund. He mentioned that they may know in a week or so how that is going to get allocated. The County may be able to get a grant to buy Westside or they may be willing to participate in a traditional land purchase. Over the last few years they have taken the list that they developed six years ago and have gone kind of in the middle of the list of lower cost items that can get done right away.

County Commissioner Fording pointed out that sooner or later the State Court has got to deal with these ancient courthouses and the security issues where the judges, the defendants, and the plaintiffs are all in the same restroom together.

County Administrator Rasmussen questioned whether the City was eligible for a CDBG (Community Development Block Grant) yet.

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City Administrator Burril advised County Administrator Rasmussen that the City is not outright eligible yet, so he does not know how the City is going to qualify, but this agency was willing to do the legwork if we would sponsor it.

County Administrator Rasmussen said that if the City wants to pursue it, at some point maybe the two boards could figure out from a priority aspect as to what the top priority is, if we have to compete, and what the timing is. He explained that if the County did a tear down and replace they could still seek CDBG funds to replace the Kid's Club and Museum. This is 6-10 years out, where if they took possession of Westside and moved forward on remodeling it, they are probably only a year or two away at least in getting a plan together and applying.

City Administrator Burril mentioned that the question to the Grant Coordinator would be what is the earliest you could apply for these funds, and does this overlap? What does this do to us if we thought about both?

County Administrator Rasmussen wanted to know if they are looking for program areas, or community space.

Mayor Widmer explained that it is a brand new thought for them. She said that she is not sure if they will proceed, but their thought had been to buy the old Hatfield Building where the Hispanic Church is and do a major remodel to it. For example do something similar to what Housing Works did in downtown Redmond and consolidate as they are kind of spread out all over the community.

County Commissioner Fording suggested the possibility of the County purchasing Westside and giving it to them for \$1 and they can go and get the CDBG (Community Development Block Grant).

County Administrator Rasmussen reminded Commissioner Fording that only cities and counties can get the CDBG funds. The City or County would have to own the building.

County Commissioner Fording mentioned that the County could buy Westside, and give it to the City.

County Administrator Rasmussen explained that the application could be to purchase and remodel. You would have to hold on to it for seven years and could give it away to another non-profit entity after that.

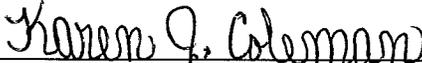
City Administrator Burril suggested the need to meet with the County, the agency, the City, and the Grant Coordinator to be able to flush out the risk of trying to apply for two CDBGs.

OFFICIAL MINUTES

CITY COUNCIL - COUNTY COMMISSION MEETING  
JULY 10, 2013

VI ADJOURN

The City Council - County Commission meeting was adjourned at 12:52 p.m.

  
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Karen J. Coleman, City Recorder