

Minutes for January 22, 2008

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067711 THE BOARD OF WHITMAN COUNTY COMMISSIONERS met in their Chambers in the Whitman County Courthouse, Colfax, Washington for **Tuesday, January 22, 2008 at 8:30 a.m.** Chairman Michael Largent, Greg Partch and G.R. Finch, Commissioners and Maribeth Becker, CMC, Clerk of the Board attended.

8:30 a.m. - Call to Order/Board Business/BOCC Workshop.

Present: Jim Potts (via phone-8:30 a.m.), Sharron Cunningham (9:00 a.m.) and Joe Reynolds (8:45 a.m.).

D067711A 1. Items discussed included legislation, county audits and Assessor's office staffing level. No action taken.

9:15 a.m. - Pledge of Allegiance.

Present: Maria Thomas and Joe Smillie.

D067711B 2. Motion by Commissioner Finch to accept the consent agenda with the deletion of item #1E3. Motion **seconded** by Commissioner Partch and **carried**.

067712 Not used.

067713 3. Claims/Payroll warrants numbered **211849-211868** and **211871-212042** for **\$689,980.93** approved.

FUND	FUND NAME	2008	2008	13 TH MO.	2008
		AMOUNT	AMOUNT	AMOUNT	AMOUNT
001	Current Expense	37,965.40	12,473.60	93,692.60	59,441.65
101	Self Insurance				1,509.20
102	Building & Development	1,579.60		185.00	
103	Countywide Planning	2,478.40		377.59	
104	Developmental Services			36,018.86	129.75
106	Extension Publications				
108	Veterans Relief				120.00
110	County Roads	15,072.60	550.00	4,562.70	2,089.23
114	Bulk Purchasing			3,762.50	
117	Boating Safety			68.28	
118	Inmate Welfare			701.69	
123	Paths & Trails-123.310.000				17.20
127	Drug Enforcement-Quad City	400.00		3,270.78	
128	Crime Victims/Witnesses	350.00			
135	Prosecutor's Stop Grant	150.00			58.20
137	Web Site Development				58.07
144	Emergency Commun.-144.260.001			657.07	
300	CIP-300.010.001			86.37	

BOCC MINUTES-01/22/08

300	CIP Klemgard Park-300.310.001			24,686.20	
400	Solid Waste	2,098.64		144,285.28	
410	Solid Waste Reserve				
501	Equipment Rental & Revolving	4,634.00	350.00	18,767.34	1,650.78
510	Photocopier Revolving			376.41	
513	Communications Revolving			2,858.87	317.29
655	Hospital Districts	400.00			
660	Whitcom-General-660.911.000				38,281.16
660	Whitcom-Grant-660.911.001				4,988.11
690	Clearing Fund 690.005.000			168,460.51	

067714 4. January 14, 2008 minutes approved.

067715-067719 5. Personnel board orders approved.

9:25 a.m. - Adam Roberts.

067720 6. Adam Roberts submitted an asset acquisition request to purchase a new large format printer for the Assessor's Office in the amount of \$3,070 w/tax. He explained the present printer is beyond repair. Commissioner Partch **moved**, Commissioner Finch **seconded** the motion and it **carried** to approve the request.

067721 7. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to accept the revised 2008 Public Health Fee Schedule as presented.

Resolution No. 067721

Whitman County Board of County Commissioners

BEFORE THE BOARD OF COUNTY COMMISSIONERS for Whitman County, State of Washington, in the matter of amending the Whitman County Public Health Fee Schedule for the year 2008; and,

WHEREAS, the Board of County Commissioners for Whitman County , State of Washington, met in regular session on January 22, 2008; and,

WHEREAS, the Whitman County Board of Health has reviewed the proposed 2008 Fee Schedule and finds that changes are necessary and are in the best interest of the citizens of Whitman County.

NOW, THEREFORE, BE IT HEREBY RESOLVED that the attached 2008 Fee Schedule be adopted and implemented effective January 22, 2008.

ADOPTED this 22nd day of January 2008.

BOARD OF COUNTY COMMISSIONERS
OF WHITMAN COUNTY, WASHINGTON

Michael Largent, Chairman

ATTEST:

Greg Partch, Commissioner

Maribeth Becker, CMC
Clerk of the Board

G. R. Finch, Commissioner

2008 Public Health Fee Schedule

OFFICE VISITS/CODES		2007	2008
99211	Office Min (5 min Perform/Supervision)	17.00	17.00
90471	Immune Administration (one vaccine)		17.00
90472	Immune Administration (each additional vaccine)		17.00
99348	Home Visit	38.00	40.00
IMMUNIZATIONS	CHILDRENS		
90702-SL	DT	15.00	15.00
90700-SL	DTaP	15.00	15.00
90723-SL	DTaP/HBV/IPV		15.00
90633-SL	Ped Hep A (2-18 years)	15.00	15.00
90744-SL	Hep B (0 - 18 years)	15.00	15.00
90645-SL	HIB (4 doses) Hib Titer	15.00	15.00
90646-SL	HIB (Booster)	15.00	15.00
90647-SL	HIB (3 dose) Ped Vax	15.00	15.00
90648-SL	HIB (4 does) Act HIB	15.00	15.00
90649-SL	HPV		15.00
90741	Immune Serum Globulin	15.00	15.00
90707-SL	MMR (0-18 years)	15.00	15.00
90710-SL	MMRV		15.00
90669-SL	PCV-7		15.00
90680-SL	Rotovirus		15.00
90718SL	Tetanus/TD (7-18 years)	15.00	15.00
90715-SL	Tdap		15.00
90716-SL	Varicella (1-18 years)	15.00	15.00
90734-SL	Meningococcal Menacta		15.00
90657-SL	Influenza (6-35 months)	15.00	15.00
90658-SL	Influenza (3 years)	15.00	15.00

BOCC MINUTES-01/22/08

IMMUNIZATIONS	ADULTS (PRIVATE PAY)		
90632	Adult Hep A (Adult 19+ years)	22.00	34.00
90746	Hep B (20 years & older)	40.00	40.00
90658	Influenza	MARKET	20.00
90732	Pneumonia	MARKET	MARKET
90742	Rabies IG	MARKET	MARKET
90726	Rabies Vaccine	MARKET	MARKET
90718	Td Adult (19 years)	20.00	45.00
90733	Meningococcal polysaccharide	MARKET	MARKET
TB Services		34	
99201	TB test 1 step office visit	28.00	28.00
99215	TB, 2 step office visit	40.00	40.00
99341	Home Visit New Patient	62.00	62.00
99347	Home visit established patient	40.00	40.00
86580	PPD Skin Test Given	8.00	10.00
86580	PPD Skin Test Read	N/C	N/C
	PPD 2 Step Test Read	10.00	10.00
	TB Treatment Curative	MARKET	MARKET
	TB Preventive (INH)	5.00	5.00
HIV/AIDS		35	
86701	HIV/ELISA (HIV Test)	25.00	25.00
00404	Pretest Counsel	62.00	62.00
99401	Post Test Counsel	28.00	28.00
DENTAL		24	
D1330	Oral Hygiene Instructions	15.00	15.00
D1203	Fluoride Treatment	18.00	18.00
D9999	Family Oral Health Ed	25.00	25.00
MIH/CAH		22	
85013	Hemoglobin	10.00	6.00
0910M	Nutrition Consultation (per hour)	40.00	40.00
0911M	Nutrition Follow up (Repeat)	28.00	28.00
81025	Pregnancy Test (Urine)	12.00	12.00
ADULT HEALTH		29	

BOCC MINUTES-01/22/08

99402	Disease Information/Consult	40.00	40.00
92552	Hearing Test	12.00	12.00
85013	Hemoglobin	6.00	6.00
90782	Injection (Meds supplied by Pt).	15.00	15.00
NURSING SERVICE	Nursing Consultation (per hour)	40.00	40.00
CARDIOVASCULAR		41	6.00
VITAL RECORDS		71	
	Certified Copies Birth Each	17.00	17.00
	Certified Copy of Death	17.00	17.00
	Uncertified death	8.00	8.00
DAYCARE CONSULTATIONS			
1-25 children			10.00
26-50 Children			20.00
50-75 CHILDREN			25.00
75+ CHILDREN			35.00
HIV/BLOODBORNE EDUCATION			
2 HR (CHILD CARE PROVIDERS, FOSTER CARE)			10.00
4 HR			35.00
7 HR			50.00

ENVIRONMENTAL HEALTH FEE SCHEDULE

	2006	2007	2008
Food & Beverage Workers Permit	\$ 10.00	\$ 10.00	\$ 10.00
Replacement Food & Beverage Workers Permit	\$ 5.00	\$ 5.00	\$ 5.00

Restaurants (Prorated Fees See Below)			
Minimum Fee	\$ 110.00	\$ 125.00	\$ 125.00
1 - 25 Seats	\$ 150.00	\$ 150.00	\$ 150.00
26 - 50	\$ 200.00	\$ 200.00	\$ 200.00
51 - 100 Seats	\$ 250.00	\$ 275.00	\$ 275.00
101 + Seats	\$ 300.00	\$ 325.00	\$ 325.00
Additional			
Simple Menu w/ food	\$ -	\$ 35.00	\$ 35.00
Complex Menu	\$ -	\$ 75.00	\$ 75.00
With Lounge/Liquor, add additional fee	\$ 100.00	\$ 100.00	\$ 100.00
With Beer/Wine served, add additional fee of	\$ 75.00	\$ 75.00	\$ 75.00

TAVERNS			
Minimum Fee	\$ 110.00	\$ 125.00	\$ 125.00

BOCC MINUTES-01/22/08

1 - 25 Seats	\$ 150.00	\$ 150.00	\$ 150.00
26 – 50	\$ 200.00	\$ 200.00	\$ 200.00
51 - 100 Seats	\$ 250.00	\$ 275.00	\$ 275.00
101 + Seats	\$ 300.00	\$ 325.00	\$ 325.00

Additional

With Food Service, add additional fee of	\$ 50.00	\$ 60.00	\$ 60.00
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GROCERY STORE			
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With Meat cutting facility add additional fee of	\$ 60.00	\$ 60.00	\$ 60.00
With Deli Section, add additional fee of	\$ 60.00	\$ 85.00	\$ 85.00

Catering/Mobile Units	\$ 150.00	\$ 150.00	\$ 150.00
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Fraternities & Sororities	\$ 125.00	\$ 125.00	\$ 125.00
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Fraternities & Sororities Whole House Inspections	\$ 125.00	\$ 125.00	\$ 125.00
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Temporary Commercial	\$ 75.00	\$ 75.00	\$ 75.00
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Temporary Benevolent	\$ 15.00	\$ 15.00	\$ 15.00
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Applications Received Before Events			
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14 or more days before events	\$ 15.00	\$ 15.00	\$ 15.00
7 - 13 days before event		\$ 25.00	\$ 25.00
4 - 7 days before event		\$ 40.00	\$ 40.00
1 - 3 days before event		\$ 50.00	\$ 50.00
Day of/ During Event		\$ 70.00	\$ 70.00

Bed & Breakfast	\$ 110.00	\$ 110.00	\$ 110.00
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Follow up Inspection for Food Establishment	\$ 100.00	\$ 150.00	\$ 150.00
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Plan Review First 2 hours	\$ 110.00	\$ 110.00	\$ 110.00
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Each additional hour	\$ 75.00	\$ 125.00	\$ 125.00
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Schools	\$ 125.00	\$ 125.00	\$ 125.00
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WATER			
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Water System Survey	\$ 225.00	\$ 225.00	\$ 225.00
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Water Recreation Facility Permit	\$ 250.00	\$ 250.00	\$ 250.00
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ON-SITE			
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On Site Sewage Disposal System Survey	\$ 225.00	\$ 275.00	\$ 275.00
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Additional Call-backs	\$ 125.00	\$ 175.00	\$ 175.00
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Sanitary Landfill	\$ 3,500.00	\$ 3,500.00	\$ 3,500.00
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Transfer Stations	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00
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Monofil	\$ 750.00	\$ 750.00	\$ 750.00
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Impoundments	\$ 750.00	\$ 750.00	\$ 750.00
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Inert Demolition	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00
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Land Spreading	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00
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Recycling Centers	\$ 1,000.00	\$ 1,000.00	\$ 1,000.00
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Composting Piles	\$ 750.00	\$ 750.00	\$ 750.00
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Sludge Utilization	\$ 750.00	\$ 750.00	\$ 750.00
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BOCC MINUTES-01/22/08

Septage Disposal	\$ 750.00	\$ 750.00	\$ 750.00
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LIQUID WASTE			
Septic Tank Installers per year	\$ 250.00	\$ 250.00	\$ 250.00
Septic Tank Pumpers per year	\$ 250.00	\$ 250.00	\$ 250.00
On-site Sewage Disposal Application for permit	\$ 225.00	\$ 255.00	\$ 255.00
Repair on On-site Sewage Disposal System	\$ 125.00	\$ 125.00	\$ 125.00
Site Evaluation for Land Division/CZC application	\$ 225.00	\$ 250.00	\$ 250.00
Each additional site, adjoining property	\$ 125.00	\$ 175.00	\$ 175.00

067722 8. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to sign a resolution adopting the 2008 Public Health fees for vital records as presented.

WHITMAN COUNTY BOARD OF COUNTY COMMISSIONERS

RESOLUTION NO. 067722

BEFORE THE BOARD OF COUNTY COMMISSIONERS for Whitman County, State of Washington, in the matter of amending a revised Whitman County Public Health Fee Schedule for the year 2007 and 2008; and,

WHEREAS, the Board of County Commissioners for Whitman County, State of Washington met in a regular session on January 22, 2008; and,

WHEREAS, the Whitman County Board of Health has reviewed the proposed revised Birth and Death Certificate Fee Schedule and finds that changes are necessary and in the best interest of the citizens of Whitman County.

NOW, THEREFORE, BE IT RESOLVED that the following revised 2007 and 2008 Birth and Death Certificate Fee Schedule be adopted and implemented as of July 16, 2007.

ADOPTED this 22nd day of January 2008.

BOARD OF COUNTY COMMISSIONERS
OF WHITMAN COUNTY, WASHINGTON

Michael Largent, Chairman

Greg Partch, Commissioner

ATTEST:

Maribeth Becker, CMC
Clerk of the Board

G. R. Finch, Commissioner

2008 PUBLIC HEALTH FEE SCHEDULE

OFFICE VISITS/CODE		2007	2008	%INC/DEC
VITAL RECORDS	71			
Certified Copy Birth Each		17.00	20.00	18%
Certified Copy of Death		17.00	20.00	18%
Uncertified Death		8.00	8.00	0%

9:40 a.m. - Bob Reynolds.

067723 9. Bob Reynolds presented a revised lease with Greg's Electrical LLC for leasing a portion of the Harrison Building. An increase of \$600/year is proposed due to improvements including 12.84% leasehold tax in place of real estate taxes. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to sign the lease agreement between Whitman County and Greg's Electrical LLC.

067724 10. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to reappoint Bob Lothspeich to a 3-year term on the Lodging Tax Advisory Committee. Mr. Lothspeich' term will expire 12/31/10.

067725 11. Mr. Reynolds submitted a letter from the Lodging Tax Advisory Committee requesting the Board approve an expenditure listed on the 2008 CIP as a top priority ranking item. This expenditure involves an amount of up to \$7,500 for the Palouse Empire Fairgrounds for purchase and installation of two holding tanks to serve the existing concession stands. The commissioners will take the request under consideration.

067726 12. Commissioner Partch **moved**, Commissioner Finch **seconded** the motion and it **carried** to approve the 2008 intergovernmental agreement with Columbia County for Public Health Administrative, Fiscal and Environmental Services.

067727 13. Commissioner Partch **moved**, Commissioner Finch **seconded** the motion and it **carried** to sign the Public Health E2SSB 5930 grant application data form in the amount of \$119,363.

067728 14. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to sign the 2008-2009 Juvenile Diversion Consolidated contract #0863-34052 for the term 01/01/08-06/30/09 as presented.

067729 15. Commissioner Partch **moved**, Commissioner Finch **seconded** the motion and it **carried** to appoint Donna Poland to the Classification

BOCC MINUTES-01/22/08

Committee representing the Courthouse Bargaining Unit. Ms. Poland's term will commence 02/01/08 and expire 02/01/10.

067730 16. A letter of appreciation was forwarded to Michael Baker for his service on the Classification Committee.

067731-067732 17. Two letters were signed by the Chairman and forwarded to the Office on Violence Against Women, Washington, D.C. relative to Whitman County's "Grant to Encourage Arrest Policies and the Enforcement of Protection Orders Program".

067733 18. A letter was received from the Washington State Board of Health regarding their continued practice of conducting their regular meetings in local health jurisdictions across the state.

19. The following executed documents were received:

- 067733A** WSU 2008 Interagency agreement
- 067734** Washington State Military Department #E08-020
- 067735** Washington State Military Department #E07-026A
- 067736** Washington State Military Department #E07-026B

067736A 20. Commissioners' pending list reviewed.

10:10 a.m. Recess.

11:00 a.m. - Mark Storey, Public Works Director.

Present: Dan Gladwill, Maria Thomas and Joe Smillie.

ACTION ITEMS

067737 1. In follow-up to previous Board action, the commissioners signed a resolution vacating portions of G. Lawson/Steiner Roads.

BEFORE THE BOARD OF WHITMAN COUNTY COMMISSIONERS

In the Matter of the Intent to Vacate)	
and Abandon a Portion of County Road)	RESOLUTION NO. <u>067737</u>
No. 5460, the Steiner Road, located)	
in Sections 6 and 7, Township 15)	RESOLUTION VACATING
North, Range 45 East, W.M. and County)	
Road No. 5480, the G. Lawson Road,)	
located in Sections 6 and 7, Township)	
15 North, Range 45 East, W.M. all in)	
Whitman County, Washington)	

BOCC MINUTES-01/22/08

WHEREAS, the Whitman County Board of County Commissioners declared their intention to vacate and abandon a portion of said County Road on the 26th day of November, 2007.

WHEREAS, the Whitman County Engineer has submitted a report, which indicates it is not advisable to preserve portions of said County Road for the county transportation system and therefore recommended the vacation of a portion of said County Road.

WHEREAS, the Whitman County Board of County Commissioners held a public hearing, after proper public notice, on the 14th day of January, 2008, and interested parties for and against said vacation were permitted to present to the Board.

WHEREAS, the Whitman County Board of County Commissioners finds that the vacation of said County Road is in the best interest of the citizens of Whitman County.

NOW, THEREFORE BE IT HEREBY RESOLVED that County Road No. 5460, the Steiner Road, from the intersection of County Road No. 5420, the Palouse-Albion Road at milepost 0.00 to milepost 1.46 located in Sections 6 and 7, Township 15 North, Range 45 East W.M., and County Road No. 5480, the G. Lawson Road, from the intersection of County Road No. 5420, the Palouse-Albion Road at milepost 0.00 to the end of the road at milepost 0.54 located in Sections 6 and 7, Township 15 North, Range 45 East W.M., be vacated and divided along the centerline and passed to the owners of record of the adjoining lands.

DATED at Colfax, Washington this 22nd day of January 2008.

BOARD OF COUNTY COMMISSIONERS
OF WHITMAN COUNTY, WASHINGTON

Greg Partch, Chairman

G. R. Finch, Commissioner

ATTEST:

Maribeth Becker, CMC
Clerk of the Board

Michael Largent, Commissioner

Maintenance Division:

067738 2. Commissioner Finch **moved**, Commissioner Partch **seconded** the motion and it **carried** to authorize the publishing of a notice of a call for bids for one 2001 or newer Ottawa YT-60 (6x4 On-Highway).

Engineering Division:

BOCC MINUTES-01/22/08

067739 3. Commissioner Partch **moved**, Commissioner Finch **seconded** the motion and it **carried** to authorize the Chairman to sign the 2008 Road Certification as presented.

Solid Waste Division:

067740 4. The contract with Cannon Hill Industries, Inc. for wood waste grinding was renewed for 2008 at the same rate of \$15/ton plus tax.

067741-067742 5. The 2007 4th quarter and year-end Building Department reports received and reviewed.

D067742A 6. The Director noted maintenance crews worked over the weekend and on the holiday.

11:20 a.m. - Recess.

11:30 a.m. - Sharron Cunningham, Administrative Services.

Present: Bob Lothspeich, Bob Reynolds, Brett Myers, Denis Tracy, Fran Martin, Janet Schmidt, Joe Reynolds, Kelli Campbell, Tim Myers and Joe Smillie.

Excused: Bev Divine, Mark Storey and Michael Largent.

067743 The December 2007 ending financial report provided by Ms. Cunningham.

December 2007 Cash Balance - \$3,250,538

December 2006 Cash Balance - \$2,464,016

December 2007 Revenue - \$ 11,939,066 - 90.94% of budget.

December 2006 Revenue - \$ 10,967,361 - 90.15% of budget.

December 2007 Expenditures \$ 11,265,339 - 85.33% of budget.

December 2006 Expenditures \$ 10,267,924 - 86.96% of budget.

12:00 p.m. - Recess.

1:00 p.m. - Board Business Continued/BOCC Workshop.

Present: Keith Kopf, Mr. Boyd (via phone), Mark Storey, Mark Bordsen, Tim Myers and Denis Tracy (1:00 p.m.).

067744 21. The Kopf/Boyd property issue was discussed. No action taken.

2:00 p.m. - Oil and Grease Bids.

BOCC MINUTES-01/22/08

Present: Mark Storey, Phil Meyer, Gary Kopf, Ed Schultz, Bob Schultz and Maria Thomas.

067745 The following bids were received for oil and grease.

BIDDER	AMOUNT
Petroleum Distributing Co., Inc., Spokane, WA	\$29,614.09 w/tax
Busch Distributors, Moscow, Idaho	\$31,408.48 w/tax
Petro Card, Spokane, WA	\$35,182.98 w/tax

The commissioners will make their award on January 28th.

2:15 p.m. - One New 2008 4-WD, Mid-Size Utility Vehicle (Sheriff's Office).

Present: Mark Storey, Phil Meyer, Gary Kopf, Ed Schultz, Bob Schultz, and Maria Thomas.

067746 The following bids were received for one new SUV for the Sheriff's Office.

Present: Mark Storey, Phil Meyer, Gary Kopf, Ed Schultz, Bob Schultz, and Maria Thomas.

BIDDER	AMOUNT
Paradise Ford, Moscow, Idaho	\$24,558.16 w/tax
Jess Ford, Pullman, WA	\$24,299.60 w/tax
Chipman & Taylor, Pullman, WA	\$24,632.18 w/tax

The commissioners will make their award on January 28th.

2:20 p.m. - Recess.

2:30 p.m. - Hawkins Companies Infrastructure Proposal Public Comment Period.

Present: Approximately 30 residents (elected officials, staff and media members) were in attendance.

D067746A Chairman Largent provided introductions, meeting instructions and thanked everyone for attending the second Hawkins Companies public/private infrastructure proposal comment period. He again stated this is not a hearing but an informal comment period. It is not to take testimony but to solicit comments from the people the commissioners represent. The Chairman also pointed out comments received via email/fax/USPS would be noted.

BOCC MINUTES-01/22/08

Emailed/faxed/written comments were received from the following individuals and are available for review in the commissioners' office.

- 067747 Cynthia Hosick
- 067748 Alice Schroeder/League of Women Voters of Pullman
- 067749 Greg and Art Schultheis
- 067750 Roland Line
- 067751 Deirdre Rogers
- 067752 Leroy and Janet Damm
- 067753 Cheryl Morgan
- 067754 Stevan Kalasz
- 067755 Donald Orlich
- 067756 Doug Young
- 067757 Susan Daniels
- 067758 Jim and Judy Krueger
- 067759 Patricia Orlich
- 067760 Paul Spencer
- 067761 Ann Heath
- 067762 Christopher Lupke
- 067763 N.A. Sturgeon

- 067764 Not used.

Carolyn Kiesz of Thornton said even discussing floating a bond for a private for profit business venture in her estimation takes a great deal of gall. The first thing she thinks of that most government bureaucrats have come up with is, "How can I get my hand into the pocketbook of the taxpayer?" Some of those in the county really do not want to let the commissioners get away that. She realized this state hasn't been hit by the economic tsunami that is swamping other areas in our nation, but she assured the commissioners now is not the time to encumber the taxpayer with any further debt because recession is headed our direction. Other states have passed right through recession and are actually now in full blown depression. That is caused mostly by unchecked government obligations, the loss of manufacturing industries and individuals in debt up to their eyeballs.

It appeared to her that this business venture will just provide another place for locals to buy more foreign-made products. That means residents hard-earned cash will leave the county and country and is exactly why California and our federal government are currently finding themselves in the fiscal toilet and she didn't think Whitman County needed to follow suit. If the Board could find a manufacturing company to come into the county to employ people at a decent rate of pay, to produce something and send the goods outside the county to bring in new money then she would be willing to talk. Until that time she didn't think the Board should be asking the residents for \$10 million with no assurances of any return. This would not be the first time a "pie in the sky" ideal could go bad.

BOCC MINUTES-01/22/08

It was Ms. Kiesz' opinion that the people in Tekoa and Malden would not be able to afford to drive to the proposed development site for jobs. Nor did she believe Pullmanites would rush out to snap up low paying retail jobs. She felt most of the cars that would be in the parking lot of any employer at the proposed site would likely have Idaho license plates. The bottom line is that retail development promotes consumerism which no economy has ever survived on. What Whitman County needs is production, and that leads to real wealth.

Ms. Kiesz said the commissioners should be having a meeting about the subject that has appeared in the *Whitman County Gazette* recently that being the fact Whitman County is ranked #1 in the state for poverty. Bringing in retail business is not going to fix that; bringing in manufacturing can fix it.

Cheryl Morgan of Pullman said she has been involved in the public process for 11+ years. She didn't feel the citizens of the county have received any written documentation about the proposal other than what has been in the newspapers. The spreadsheet distributed at the 01/07/08 meeting does not recognize the author which she thought would have been a benefit to those reviewing the document. She wondered why Hawkins was requesting the county citizens to possibly foot the bill. The only thing she could come up with was the SEPA process. The SEPA intent is not only for the citizens of the community and environmental protection it is also designed for developers and is a good process if used properly.

Siting an article in the *Whitman County Gazette* about the 01/07/08 meeting with Jeff DeVoe, reasons for making this request to the county were: 1) the company thought their revenues were used up by the lengthy purchase of water for the development, 2) construction cost are more expensive at the border site because the company typically develops land that already has arterial roads and utilities in place and 3) removal of more than 2.4 million cubic yards of dirt to cut down the hills as much as 70' is a new cost to the company.

When reviewing the SEPA responses, Hawkins did recognize that the site is actually rolling and hilly therefore reducing the hills is not a new cost. Ms. Morgan commended the county on the SEPA process noting the 26 conditions placed on the development before Hawkins can proceed, all of which have large dollar signs attached. If all these conditions are met, there shouldn't be any impacts. All impacts should be taken care of through the mitigation process. Any developer that is going to continue in this pursuit, if they feel they can afford all of this, must have enough backing without asking for assistance.

Ms. Morgan was not familiar with the Hawkins Companies until she checked their website only to discover they are a huge company that has been in

BOCC MINUTES-01/22/08

business since 1976 and developed 6 million square feet of retail and use space in 20 different states with a value of more than \$1 billion.

According to the newspaper article, water was another additional cost. She thought water would be the number one item a developer would look into and Hawkins isn't new to this process. Hawkins' excuses are not worthy of consideration.

In conclusion, Ms. Morgan noted the county hasn't shown any back-up plan if this development doesn't fly. To date, with the bare bones information that has been provided to the citizens by the county/developer, this can only be recognized as a plan of schemes and not a plan of sustainability.

Duane Brelsford of Pullman/Corporate Point Developers said he first wanted to say that Hawkins Companies is a quality company and embraces Whitman County's vision as far as developing the corridor. With that said, Mr. Brelsford felt the county would be setting a very dangerous precedence by providing resources to support their infrastructure. His company has been in the area for 10 years and has built millions of dollars of infrastructure in the City of Pullman (streets, sidewalks, curbs, gutters, sewer, water and franchise utilities) and the only break his company receives when donating the infrastructure to the City is that the company does not pay sales tax on that portion of the work.

On one hand he thinks the Board would be setting precedence but on the other hand he feels the \$10 million should be increased to \$100 million to accommodate all the developers that want to bring projects to Whitman County. As the largest taxpayer in Whitman County, Mr. Brelsford said his company competes with Hawkins for the same tenants. It is a real struggle for him to endorse any infrastructure support. With the new Moscow City Council he thought things may be leaning back towards working with Hawkins in providing the utilities they need. As a county, we need to step back, not throw this project away yet, but see what else develops in the corridor, analyze this a little more and understand the precedence that would be set.

Susan Fagan with Schweitzer Engineer and a Pullman resident wondered when the Board expected to make a decision. She thought copies of the proposal and a timeframe would be helpful and go a long way in helping the citizens understand what the Board is asking the residents to do.

Chairman Largent replied as far as the decision timeframe, the Board is attempting to have all their financial information together by the end of January and their decision is contingent on having that information that will be available for anyone to review.

In response to a second inquiry from Ms. Fagan, Chairman Largent clarified the process stating the Board does have the legal responsibility to make

BOCC MINUTES-01/22/08

this decision without a public hearing but they do very much want to hear from the public.

Carolyn Kiesz asked if the Board is completely closed and married to the development with Hawkins. It appears the Board is focused only in the area a retail development.

Chairman Largent responded as far as the Board is concerned, their responsibility is to the taxpayers of Whitman County, not to Hawkins. Their sole concern is with how they view the benefits to Whitman County. Whether Hawkins makes a profit or not is not their concern. Their concern is the public benefit and good for Whitman County.

Ms. Kiesz asked if the Board was open to other types of development in the corridor and Chairman Largent responded yes, but no one else has stepped forward with a proposal like this that he is aware of. The Hawkins development does not preclude other types of economic development in the corridor.

Don Nelson of Colfax asked if anyone checked with the state on transferring the water rights to the county and he also wondered if Hawkins was in attendance.

Jeff DeVoe of Hawkins Companies said it is their intent the county enter into public/private partnership with regard to the infrastructure. Hawkins would essentially donate/transfer the water rights they purchased to the county. That is not a part of the budget or infrastructure process, it is just a part of the practicality of the project. As far as process, it is his understanding the same water right transfer process Hawkins had to go through to obtain the water rights would have to be followed to transfer the water rights to the county. His hunch is that it would not be a difficult process but would take some time.

Carol Chipman of Pullman asked who buys the bonds. Commissioner Finch said based on the last bond issue and due to the size of this bond issue, the bonding company representative (Jack McLaughlin, D.A. Davidson) believes that one company that deals in bonds would probably buy the entire package for their portfolio. Commissioner Partch added according to D.A. Davidson, it is not unusual for the bond purchasing company to buy the entire package, split the bond and resell because municipal bonds are considered very secure.

After reviewing the spreadsheet, Ms. Chipman said it appears at the end of 30 years with principle/interest the total cost for a \$10.5 million bond would be \$27 million. Chairman Largent pointed out Ms. Chipman is referring to the county's very first draft estimate. Assessor Joe Reynolds interjected the total cost for any bond with principle/interest at the end of the amortization schedule normally does double.

BOCC MINUTES-01/22/08

Commissioner Partch noted the county would have to make decisions on various bonding scenarios. This bond is based on tax incremental financing; payment of the bond is derived from future sales tax revenue created by the project. Ms. Chipman was worried the county didn't have answers to specific questions and being only 1-1/2 weeks away from making a commitment.

Ed Schultz of Colfax and Water Conservancy Board member said as discussed last week, the Board is talking about making a decision prior to a decision being made on the water rights. He asked if the Board's decision is a decision of intent or to sell the bonds. Chairman Largent explained if the Board chooses to proceed, they would not commit the county's resources; their decision would be contingent upon resolution of the water rights issue. Commissioner Partch said in addition to securing water rights, a second condition is that Hawkins must have a signed statement from their major anchor store (Lowe's).

Fritz Hughes of Pullman asked if the location of Hawkins development has been secured and Jeff DeVoe answered yes. Mr. Hughes said he also agreed with Mr. Brelsford that they want to see develop occur, but we need to be good stewards of our time, energy and money to obtain the best for the county.

In response to some of the comments raised today, Mr. DeVoe offered the following:

- Jeff DeVoe commented that Hawkins Companies typically holds on to their projects and it is their intent to become a member of this community. That's not to say they never sell.
- Miscalculating the costs for cut/fill and overrides on water rights

It is surprising where they are today from 3 years prior with regard to the water rights process and having approved water right transfers on appeal by a city outside the State of Washington is something he is still scratching his head over. That being said, Hawkins initial contacts with Whitman County were with Dane Dunford. They have always discussed some type of infrastructure package. That is not to say somebody told Hawkins 2 years ago to talk to the county about infrastructure because we are willing to pay for it. That didn't happen. Hawkins has always talked about economic development occurring in the corridor. There just really wasn't a more appropriate time than now to begin talking about this issue. This is not new nor is it due to cost overruns or miscalculations. This has been in the infantile planning stages for a long time.

- 01/07/08 Spreadsheet information

BOCC MINUTES-01/22/08

Mr. DeVoe emphasized when the package was created, they had a pretty good idea of what the costs would be; it is an estimate. With respect to the spreadsheets and how a bond actually works, that too was a guestimate. The county's bonding representative has since advised him that his spreadsheet wouldn't work because there are too many variables involved with bonding. Mr. DeVoe said he was just attempting to show in the simplest bonding circumstance that the project could work. Hawkins is still optimistic about Whitman County and feels it is a great place for a great project. He hoped people would compliment them on the project twenty years from now.

Commissioner Finch appreciated Duane Brelsford's comments but also remembers when Mr. Brelsford first came to Pullman and all the naysayers who remarked about his development plans. Commissioner Finch reiterated his previous comment that the Hawkins development would set the tenor for the entire corridor. If Hawkins does not develop in the corridor he was convinced there would be a series of steel buildings with 10 space parking lots and 20 years from now there will be a bunch of ramshackle steel buildings in a hodge-podge with half of them closed down. Whitman County and its citizens will be no better off than they've always been. Just on the strength of the revised Pullman-Moscow Corridor plan, development can now occur in the corridor. He believed the corridor will be developed either in first-cabin style like Mr. Brelsford's developments or in a hodge-podge fashion.

Jeff DeVoe said the county can choose to put infrastructure where they want, but from his perspective, without water on the east end of the corridor, there is no bond, no infrastructure and no public/private partnership. Without a tenant for Hawkins and a revenue generator for the county, there is no bond and no infrastructure. Hawkins has committed to the county. Even if they begin construction earlier, they will not ask the county to enter into a public/private partnership until both of these items are secured.

Commissioner Partch stated 8 years ago both Commissioner Finch and he campaigned for economic development. They determined early on that the corridor was the place to grow. They spent 2-1/2 years working on creating more friendly zoning in the corridor. Widening of SR 270 has been a tremendous benefit to the corridor. In a perfect world, it would be nice to have the proposed development closer to Pullman however the topography on the east end of the corridor is what makes the location more attractive to the developer.

This is not a done deal. The county is not married to this project or Hawkins, but the county is married to growth in the corridor. Hawkins is the only business that has approached the county and yes, the county has embraced them and listened to them. He hoped Mr. Brelsford will approach the county and ask for participation in an \$80 million project. Most of

BOCC MINUTES-01/22/08

Mr. Brelsford's developments have been within the city limits and cities have other opportunities that counties don't. The county's future is hanging. According to the news it does look like we are headed for a recession, but the way we protect ourselves is with growth.

Chairman Largent closed today's comment period and pointed out that all the commissioners are interested in speaking with anyone individually to hear their viewpoints on this proposal.

3:30 p.m. - Space Allocation.

Present: Michael Beaman, Bob Reynolds, Sharron Cunningham and Bob Lothspeich.

D067764A The Phase II Schematic Design Services for the Courthouse ADA upgrades to be prepared by Beaman Architects was officially launched.

4:00 p.m. - Recess.

D067764B THE BOARD OF WHITMAN COUNTY COMMISSIONERS met in their Chambers in the Whitman County Courthouse, Colfax, Washington for **Wednesday, January 23, 2008 at 8:15 a.m.** Chairman Michael Largent, Greg Partch and G.R. Finch, Commissioners and Maribeth Becker, CMC, Clerk of the Board attended.

8:15 a.m. - Reconvene Board Business Continued/BOCC Workshop.

Present: David Frazier and Denis Tracy.

067765 22. A public defense policy was discussed. No action taken.

9:00 a.m. - Adjournment.

D067765A Commissioner Finch **moved** to adjourn the **January 22 and 23, 2008** meeting. Motion **seconded** by Commissioner Partch and **carried**. The Board will meet in regular session, in their Chambers', in the Whitman County Courthouse, Colfax, Washington, on **January 28, 2008**. The foregoing action made this **23rd** day of **January 2008**.

ss/ GREG PARTCH, COMMISSIONER
ss/ G.R. FINCH, COMMISSIONER

MARIBETH BECKER, CMC
Clerk of the Board

MICHAEL LARGENT, CHAIRMAN
Board of County Commissioners