

Approved February 18, 2015

BE IT REMEMBERED THAT the Crook County Court met in Regular Session on January 7, 2015 at 9:00 a.m. in the County meeting room located at 320 NE Court Street, Prineville, Oregon. In attendance were: County Judge Mike McCabe; County Commissioner Ken Fahlgren; County Commissioner Seth Crawford; County Counsel Jeff Wilson; Assistant County Counsel Eric Blaine and Colleen Ferguson, County Court Secretary.

Members of the public signing the attendance log were: Darlene Harpster, Prineville; Kelly Coffelt, Airport Manager and Angie Gilley, County Veterans Service Officer. Many members of the Sheriff's staff and family of Deputy Christopher Staup were in attendance, but did not sign the attendance log.

Judge McCabe called the meeting to order and asked Under Sheriff Gautney to lead the Pledge of Allegiance.

Judge McCabe invited Sheriff Hensley to begin the swearing in ceremony of Deputy Christopher Staup. Deputy Staup's family was in attendance as well as the Sheriff's Office staff and deputies.

Sheriff Hensley explained the purpose of the public swearing in ceremony so that the public can meet the Deputy and for the Deputy to repeat the oath of office in front of the community, earn the community trust and as a member of the Sheriff's Office, do the right thing. Sheriff Hensley also explained the purpose of the challenge coin that is issued, not given, to a Crook County Sheriff's Deputy. The coin has the words around it of honor, service and justice. Above all those is the word integrity.

Deputy Staup took his oath of office, photos were taken of family and Deputy, and Deputy Staup was welcomed to the Office of the Sheriff and the County of Crook.

Consent Agenda

- 1. Approve minutes of November 5, 2014 and November 12, 2014**
- 2. Approve Order 2015-01, In the matter of Designation of Newspapers of Record**
- 3. Approve Order 2015-02, Appointment of Fair Board member**
- 4. Approve Memorandum of Agreement with Oregon Dept. of Environmental Quality (DEQ)**
- 5. Approve Professional Services agreement / Crook County and John Jackson**
- 6. Approve contract for Realtor of Record**
- 7. Approve Agreement to Dispose of Animal Waste at Landfill/ Berman Group, Inc. dba Central Oregon Butcher Boys**
- 8. Approve Agreement to Dispose of Animal Waste at Landfill/ Quimby's Independent Meat Market**
- 9. Approve 11th Amendment to OHA 2013-2015 IGA for the Financing of Public Health Services agreement 142006**
- 10. Approve Extension Office—Oregon Cooperative Procurement Program**
- 11. Approve Crook County Solid Waste Application for a Disposal Fee Credit/ Friends of the Library**

The Court reviewed the Consent Agenda. Assistant County Counsel Eric Blaine explained item number two that now includes the added language regarding the two newspapers of record. Discussion was held regarding removal of items 15 and 15 A, the step changes for employees in the Treasurer and Juvenile Department offices, that appear later in the agenda,.

Motion

Commissioner Fahlgren moved to approve the Consent Agenda as presented. Commissioner Crawford seconded the motion with the addition that the document in item two that includes the changes as discussed will be the document that is signed. The vote was 3-0, motion carried.

Public Hearing, Ordinance 275, An ordinance adopting amendments to the Crook County Comprehensive Plan and Zoning maps, and adjusting the City of Prineville Urban Growth Boundary and Declaring an Emergency, First and Second reading, hearing and vote

County Assistant Planning Director Ann Beier presented Ordinance 275 and explained to the Court and the public the purpose of the ordinance that will amend the City of Prineville Urban Growth Boundary (UGB) and bring 114 acres into the UGB. The property will be rezoned from Exclusive Farm Use (EFU) to city industrial and expand the existing industrial area.

The City of Prineville passed the City's ordinance on this matter at the joint City-County meeting held on December 17, 2014.

There have been no comments received in opposition of this proposed action. Today, there will be two public hearings held.

Motion

Commissioner Crawford moved to read Ordinance 275 by title only. Commissioner Fahlgren seconded the motion. Judge McCabe read Ordinance 275 by title only. The vote was 3-0, motion carried.

Judge McCabe opened the public hearing on Ordinance 275. There being no comments or concerns expressed, Judge McCabe closed the public hearing.

Motion

Commissioner Crawford moved to approve Ordinance 275 on first reading. Commissioner Fahlgren seconded the motion. The vote was 3-0, motion carried.

Second Reading

Motion

Commissioner Crawford moved to read Ordinance 275 by title only on the second reading. Commissioner Fahlgren seconded the motion. Judge McCabe read Ordinance 275 by title only on the second reading. The vote was 3-0, motion carried.

Judge McCabe opened the public hearing. There being no comments or concerns expressed, Judge McCabe closed the public hearing.

Motion

Commissioner Fahlgren moved to approve Ordinance 275 on the second reading. Commissioner Crawford seconded the motion. Judge McCabe reread Ordinance 275 by title only. The vote was 3-0, motion carried.

Public Hearing, Ordinance 276, ratifying the creation of an Intergovernmental Entity known as the Central Oregon Workforce Consortium (COWC) and declaring an emergency/ first and second reading, hearing, vote.

Judge McCabe read the notice regarding the ordinance and provided information about the new entity. Mr. Wilson said the County adopted an Intergovernmental Agreement (IGA) between 10 counties, and this is ratified by ordinance by each county. Crook County is the final partner and will adopt Ordinance 276 with the IGA to become effective by July 2015. There will be two readings.

Motion

Commissioner Fahlgren moved to read the first and second reading of Ordinance 276 by title only. Commissioner Crawford seconded the motion. Judge McCabe read Ordinance 276 by title two times. The vote was 3-0, motion carried.

Motion

Commissioner Fahlgren moved to adopt Ordinance 276 and declare an emergency on the two readings. Commissioner Crawford seconded the motion. Judge McCabe re-read Ordinance 276 by title. The vote was 3-0, motion carried.

Paragraph six of the Ordinance includes the emergency clause.

Airport update/Kelly Coffelt, Airport Manager

Prineville/Crook County Airport Manager Kelly Coffelt presented handout to the Court members on the airport update.

Mr. Coffelt said there are three projects at this time: 1) The update of the Airport Master Plan; 2) The completion of the Automated Weather Observation System (AWOS), the close out of grants, the FAA grant and Connect Oregon grant and 3) 2015 projects of asphalt maintenance and run-up apron (an FAA project) that will resolve the congestion problem.

Mr. Coffelt said the current tasks are the land lease renewals, updating old leases; updating and clarifying the Airport Rules and Regulations with a draft to be submitted to the Master Plan members for review and eventually have a City of Prineville ordinance to back it up; USFS Heli-base planning and to discuss this with the new Forest Supervisor; put out an RFQ for Engineering and Planning for a period of five years, currently the airport has been using someone on retainer; Airport radio frequency change due to Madras, Prineville and Sunriver all using the same frequency and the transition involved, and the follow up on the Connect Oregon V grants. Regarding the Connect Oregon V grant, there is now four million. City of Prineville Planning Director Phil Stenbeck is at a meeting today to represent the City and County and to present an apron and fuel project application for the grant. Mr. Coffelt and Mr. Stenbeck will also attend a meeting on February 15 regarding this matter. Mr. Coffelt is submitting a grant application to FAA for asphalt.

Discussion was held regarding the Schwab hangars that the County purchased. Mr. Coffelt said the three areas of the hangars are all leased out this year to Hillsboro Flight Academy and to Butler Aircraft. Information was provided on the Hillsboro Flight Academy, their housing situation for the students and the proposed modular at the airport for building admin, classrooms, and dorms. There has been a sale of the company that is now final. They are reorganizing and gaining traction. At this time there are 5 fixed wings and two helicopters in use for the school and 13 students today. Mr. Coffelt said the students are dropped off and picked up by plane, both men and women, most at this time being Japanese and Chinese students. More and more are learning the helicopter operations. Some have come from Australia, Germany and Brazil.

Butler Aircraft is looking for a spot for maintenance and to regrow the operation. There will soon be three facilities for plane maintenance at the airport. Discussion was held on the requirements for insurance and licenses. There is no discrimination between the three; they must meet all the same qualifications. The Court discussed this being a good change with different dynamics. Mr. Coffelt said the airport is changing and open for business. There have been five new businesses locate at the airport over the last few years.

Fuel prices were discussed. Fuel prices are falling and the airport does not go through the fuel like you would if it were for automotive use instead of plane and helicopter. He said the airport is still competitive but it is difficult with the lower fuel prices now when the fuel was purchased when the prices were higher. Mr. Coffelt said he buys 8,000 to 10,000 gallons at a time and has split with other airports before in order to get a better price for the fuel.

Mr. Coffelt said there are new users on the airport, the County hangars are full and everything on the field has planes in it. He is hoping that someone builds more soon. Discussion was held on the T Hangars, smaller hangars and the platting for the hangars.

Mr. Coffelt reported on the snow removal done this year. He has two pieces of snow equipment with blades. There is a problem with moving the snow when it is built up.

Mr. Coffelt said the DEQ had been in for inspection of the fuel tanks, and the airport passed. The FAA was in for inspections and that went well also. The TSA has also visited this year due to having the international students on the airport grounds. This year, the airport hosted the Prineville Chamber of Commerce awards banquet and the Prineville/Crook County Airport received the small business of the year award.

Mr. Coffelt discussed the Master Plan update that will have a big picture for the next 20 years of operation of the airport. There should be a completed draft of the Master Plan available for review and comments within the next two months.

Mr. Coffelt provided information regarding meeting, conferences and consultations he will be attending over the next few months as well as the April FAA Conference.

The Court thanked Mr. Coffelt for all his good work and for coming to present the update.

The next items, 15 and 15A were removed from today's agenda discussion and will be brought back at the January 21, 2015 Court meeting.

Approved February 18, 2015

Consider approval of offer to purchase County owned foreclosed property in Ochoco Land and livestock/ Devan Koehn

Assistant County Counsel Eric Blaine presented an offer to purchase property. The County received an offer of \$2,750 for County owned foreclosed property. The foreclosure list has this as a 10-acre lot but is actually a 5-acre parcel and is assessed at \$8,950. The incorrect parcel size will be corrected. Discussion was held regarding the issue of legal access. If there is no legal access, that could make a difference in the assessment and in the decision of accepting the offer.

The Court and Mr. Blaine discussed the next steps to be taken. The Court directed staff to contact Mr. Koehn regarding the claim of no legal access. Staff will then contact the Assessor to discuss the value. Staff could possibly get a title report to see if there is no legal access. The Real Market Value (RMV) may or may not change. Judge McCabe said the Ochoco Land and Livestock was platted years ago and probably should be looked into. Mr. Blaine said he had reviewed a 2007 aerial map, but could not tell for sure if there was or was not an access.

Mr. Blaine said he will bring this matter back to Court in two week, the next Court meeting being January 21, 2015.

There being no further business before the Court in Open Session, Judge McCabe adjourned the Court out of Open Session and into Executive Session under ORS 192.660(2)(i), Performance Reviews.

**Executive Session
ORS 192.660(2)(i) Performance Reviews**

Angie Gilley, Veterans Service Officer
Stephanie Blind, Count Human Resources Director
Jeff Wilson, County Counsel

Following the three performance reviews, Judge McCabe adjourned the Court out of Executive Session under ORS 192.660(2)(i) Performance Reviews and into Open Session.

Open Session

Judge McCabe convened the Court back into Open Session following the Executive Session under ORS 192.660(2)(i) Performance Reviews, and any waiting members of the public were invited back into the meeting.

The Court agreed to the step changes as discussed in the reviews.

There being no further action items before the Court, Judge McCabe adjourned the meeting.

Respectfully submitted,

Colleen Ferguson
Crook County Court Secretary.