

**COMMISSIONERS' MINUTES
KITITAS COUNTY, WASHINGTON
AGENDA SESSION**

TUESDAY

2:00 P.M.

MARCH 7, 2006

Board members present: Chairman David Bowen; Vice Chairman Alan Crankovich and Perry D. Huston.

Others: Julie Kjorsvik, Clerk of the Board; William Holmes, Probation Services Director; Allison Kimball, Assistant Director of Community Development Services; Darryl Piercy, Director of Community Development Services; James Hurson, Chief Civil Deputy Prosecutor; Neil Caulkins, Deputy Prosecutor; Joanna Valencia, Staff Planner; Kirk Eslinger, Human Resources Director; Marco Rains, Staff Planner; Megan Calais, Deputy Clerk of the Board; Bob Gubser, Sheriff's Department; Scott Bradshaw, Director of Public Works and approximately 5 members of the public.

INTRODUCTION OF NEW COUNTY EMPLOYEES

William Holmes, Director of Probation Services introduced Shawna Graham as their new Office Assistant and Lindsay Brown as their new Case Manager.

PROCLAMATIONS - NONE

AWARDS & RECOGNITIONS - NONE

APPROVAL OF AGENDA

Chairman Bowen noted that Consent Item H has been removed and placed under Board Discussion and Decision; and that there was an error in the title of Item B under Board Discussion and Decision, changing it from Appraiser's Union to Courthouse Union.

Commissioner Crankovich moved to approve the Agenda as amended. Commissioner Huston seconded. Motion carried 3-0.

CONSENT AGENDA

Items listed under the Consent Agenda were distributed to the Board of County Commissioners in advance for study and were enacted by one motion with separate discussion to the extent any items were removed from the Consent Agenda at the request of a Board member.

1A Plat of the Suncadia Master Planned Resort (P-01-06). She said a SEPA review had been previously reviewed and approved for the MRP application and that no additional SEPA review is required for the current application. She explained the proposed alterations would result in removing the area of trail easements from certain residential lots and add that area to community tracts; remove, amend and/or relocated certain utility easements; amend the wording of the Notes to conform with the plat notes on recorded plats in the MPR; amend the name of the plat to conform with the plat names on the subsequent recorded plats and that it would effect certain other minor changes/corrections of the plat arising as a result of these changes, all as more fully set forth in the application. She said that the Public Works Department had also given their support of the proposal. The Prosecutors office had not had sufficient time to review the draft Ordinance and Easement documents that had been submitted recently by Suncadia. She submitted a letter with comments from the Department of Ecology (March 3, 2006), as well as the documents from Suncadia "Amendment, Confirmation, Assignment and Termination of Easements".

Steve Lathrop, Attorney representing the proponent spoke in favor of the request. He said they opted to hold a public hearing for the proposed alteration because it was always possible that a property owner may request the hearing, and they felt by requesting to hold the hearing, it would allow anyone to speak. If the Board approved the request, they would prepare the mylars and bring them back for signature at a later date.

James Hurson, Chief Civil Deputy Prosecutor, said he typically does not review the enabling documents prior to Board approval. He said Suncadia submitted easement documents just a few days ago, and he would need a chance to review those.

Chairman Bowen asked for public testimony. There being no testimony, the public portion of the hearing was closed.

Commissioner Huston moved to approve the plat alteration request from Suncadia Master Planned Resort, and to direct staff to prepare enabling documents for the Boards consideration on Tuesday March 21, 2006 at 2:00 p.m. in the Commissioners Auditorium. Commissioner Crankovich seconded. Motion carried 3-0.

Commissioner Huston moved to continue the public hearing to Tuesday March 21, 2006 at 2:00 p.m. in the Commissioners Auditorium, noting the record was closed. Commissioner Crankovich seconded. Motion carried 3-0.

ADDENDUM COLLECTIVE BARGAINING (CLERICAL UNION) HUMAN RESOURCES

Commissioner Crankovich moved to approve an Addendum to an Agreement between the Kittitas County Board of Commissioners and Council 2, Washington State Council of County and City Employees, representing Local 792CH American Federation of State, County and Municipal Employees - AFL-CIO, effective January 1, 2006. Commissioner Huston seconded. Motion carried 3-0.

AGREEMENT COLLECTIVE BARGAINING (APPRAISERS UNION) HUMAN RESOURCES

Commissioner Huston moved to approve a Collectively Bargained Agreement between Kittitas County Board of County Commissioners, Kittitas County Assessor and Council 2, Washington State Council of County and City Employees, representing Local 2658 Kittitas County Appraisers, American Federation of State, County and Municipal Employees AFL-CIO, effective January 1, 2006 through December 31, 2008. Commissioner Crankovich seconded. Motion carried 3-0.

CONTRACT AMENDMENT GCBH - AMENDMENT NUMBER 2 MH/DD

Commissioner Huston moved to approve and authorize the Chair to sign the State Mental Health Contract Number KITTITASS-05/06-02, Amendment No. 2, between Greater Columbia Behavior Health and Central Washington Comprehensive Mental Health, for the period beginning March 1, 2006 through August 31, 2006, and the Prepaid Inpatient Health Plan. Commissioner Crankovich seconded. Motion carried 3-0.

STATEMENT OF WORK BUREAU OF LAND MANAGEMENT SHERIFF

Commissioner Crankovich moved to approve a Statement of Work between the Kittitas County Sheriff's Department and the Bureau of Land Management, to provide law enforcement patrols on public lands and roads, in the amount of \$12,000.00, for the period ending on December 31, 2006. Commissioner Huston seconded. Motion carried 3-0.

CLOSED RECORD HEARING RONALD MILL SITE #1 & TEANAWAY RIDGE LLC CDS

Joanna Valencia, Community Development Services Staff Planner, reviewed a request from Terra Design Works, agent for the Ronald Mill Site #1 and Teanaway Ridge LLC, who submitted an application for a zone change from General Industrial to General Commercial for approximately 12.15 acres. She said a SEPA Determination of Non-Significance had been issued by Kittitas County Community Development Services on December 22, 2005, and a revised DNS was issued on December 29, 2005, and no appeals were received. The Planning Commission held a public hearing and forwarded their recommendation of approval with a 5-0 decision.

Commissioner Huston noted the Comprehensive Plan designation was Commercial, and that the rezone request was a follow up to the 2005 Comprehensive Plan map changes that were previously approved by the Board of County Commissioners. He also commented that the appeal deadlines had been passed and no appeals were received.

Commissioner Huston moved to approve the request from Terra Design Works, for the Ronald Mill Site #1 and Teanaway Ridge LLC, for a zone change of 12.15 acres from General Industrial to General Commercial, for Tax Parcel Numbers 20-14-12010-004 and 20-14-12041-0001, and to direct staff to prepare enabling documents for March 21, 2006. Commissioner Crankovich seconded. Motion carried 3-0.

RESOLUTION

LANNIGAN MEADOWS

CDS

Joanna Valencia, Community Development Services Staff Planner, recommended the Board postpone consideration of the enabling documents for Lannigan Meadows 14-Lot Performance Based Cluster Preliminary Plat, claiming they need to further review the conditions listed on the document with the Prosecutors office.

Chairman Bowen moved to postpone consideration of the Resolution for Lannigan Meadows, 14-Lot Performance Based Cluster Preliminary Plat, to Tuesday March 21, 2006 at 2:00 p.m. in the Commissioners Auditorium, to allow further review by the Prosecutors office and the Community Development Services department. Commissioner Crankovich seconded. Motion carried 3-0.

RESOLUTION 2006-30

CARMEL VIEWS PRELIMINARY PLAT (P-05-33)

CDS

Joanna Valencia, Community Development Services Staff Planner, noted for the record that revised Resolution had been provided to the Board of County Commissioners, which reflected minor changes recommended by the Prosecutor.

Commissioner Huston moved to approve Resolution No. 2006-30, Approving the Carmel Views Preliminary Plat (P-05-33), a division of one parcel totaling approximately 24.03 acres into 8-lot plats, located southeast of Woods and Steele Road and south of Chandler Road and Revelstoke on Chandler Road, Cle Elum. Commissioner Crankovich seconded.

Commissioner Huston moved to amend Resolution No. 2006-30, by substitution with the document provided by staff and approved by the Prosecutor. Commissioner Crankovich seconded. Motion carried 3-0.

Main motion carried 3-0.

RESOLUTION 2006-31**KELY PRELIMINARY PLAT (P-05-27)****CDS**

Commissioner Crankovich moved to approve Resolution No. 2006-31, approving the Kely Preliminary Plat (P-05-27) submitted by Darren Buck, landowner, for a plat subdivision of 21.00 acres (Parcel Number 19-15-09000-0020) into 7 lots all 3.00 acres in size, located east of S. Cle Elum Ridge Road (Forest Service 3350 Road) and West of Hidden Springs Road, S. Cle Elum, Washington. Commissioner Huston seconded. Motion carried 3-0.

RESOLUTION 2006-32 HUNTRICK PROPERTIES PRELIMINARY PLAT (P-05-29) CDS

Commissioner Huston moved to approve Resolution No. 2006-32, Approving the Huntrick Properties Preliminary Plat (P-05-29), submitted by Jeffry Hunter and Kevin Tedrick, landowners, for a plat subdivision of 21.00 acres (Parcel Number 19-15-09000-0022) into 7 lots all 3.00 acres in size, located east of S. Cle Elum Ridge Road (Forest Service 3350 Road) and West of Hidden Springs Road, S. Cle Elum, Washington. Commissioner Crankovich seconded. Motion carried 3-0.

RESOLUTION 2006-33 WALDWOODS PRELIMINARY PLAT (P-05-32) CDS

Commissioner Crankovich moved to approve Resolution No. 2006-33, approving the Waldwoods Preliminary Plat (P-05-32) submitted by Mark and Maria Wald, landowners, for a plat subdivision of 21.00 acres (Parcel Number 19-15-09000-0012) into 7 lots all 3.00 acres in size, located east of S. Cle Elum Ridge Road (Forest Service 3350 Road) and West of Hidden Springs Road, S. Cle Elum, Washington. Commissioner Huston seconded. Motion carried 3-0.

CLOSED RECORD HEARING MARTENS REZONE (Z-2005-01) CDS

Marco Rains, Community Development Services, Staff Planner, reviewed a request from Jerry Martens, authorized agent for Mountain High Investments, LLC, landowner, for a rezone of two lots (.229 acres total) from Residential-2 to General Commercial within the Ronald Urban Growth Node. He said the site is currently being used as a mini-warehouse storage site with 26 individual rental units, under a conditional use permit. The location site is 21 Artic Avenue in Ronald, Washington. A SEPA Determination of Non-Significance was issued by the Community Development Services Department. He mentioned the request was a follow-up to the 2005 Comprehensive Plan map changes that were previously approved by the Board of County Commissioners. The Planning Commission held a public hearing and recommended approval of the rezone in a 5-0 decision.

Commissioner Huston asked if the appeal period had expired. Mr. Rains verified the appeal period did expire and there were no appeals received. Commissioner Huston noted the request had been approved with the Comprehensive Plan amendments, and there were no objections made at that time.

Commissioner Crankovich moved to approve the Martens Rezone (Z-2005-01) request, for a rezone of two lots (.229 acres total) from Residential-2 to General Commercial, and to direct staff to prepare enabling documents for the Boards consideration on Tuesday March 21, 2006 at 2:00 p.m. in the Commissioners Auditorium. Commissioner Huston seconded. Motion carried 3-0.

CLOSED RECORD HEARING

SUNCADIA REZONE (Z-2005-13)

CDS

Marco Rains, Community Development Services, Staff Planner, reviewed a request from Steve Lathrop, authorized agent for Suncadia, LLC, for a General Rezone of 1.1 total acres involving three small parcels/tracts of land located near Bullfrog Road, Roslyn, Washington. He said Parcel #1 is no longer eligible for Master Planned Resort Zoning after the recently approved Comprehensive Plan designation changes that were made in 2005; Parcel #2's present zoning is unknown, and they are requesting to go to Master Planned Resort Zoning; and they are requesting that Parcel #3 be Public Right-of-Way on the zoning map, since that parcel is no longer eligible for Master Planned Resort zoning under the Comprehensive Plan changes made in 2005. He said a SEPA Determination of Non-Significance was issued by the Community Development Services department, and that the Planning Commission held a public hearing and recommended approval of the rezone in a 5-0 decision.

Commissioner Huston moved to approve the Suncadia Rezone (Z-2005-13) request, for a general rezone of 1.1 total acres involving three small parcels/tracts of land and to direct staff to prepare enabling documents for the Boards consideration on Tuesday March 21, 2006 at 2:00 p.m. in the Commissioners Auditorium. Commissioner Crankovich seconded. Motion carried 3-0.

CLOSED RECORD HEARING

OLD #3 LLC REZONE (Z-2005-14)

CDS

Marco Rains, Community Development Services, Staff Planner, reviewed a request from Clay Wickstrom, authorized agent for Old No. 3, LLC, landowner, for a rezone of a 7,031 square foot lot from Residential-2 to General Commercial within the Ronald Urban Growth Node, located at 8341 State Route 903, Ronald, Washington, on the corner of 1st Street connection and SR 903. He said the rezone is a follow up to the 2005 Comprehensive Plan map, previously approved by the Board of County Commissioners. The Planning Commission held a public hearing and recommended approval of the rezone in a 5-0 decision.

Commissioner Huston moved to approve the Old #3 LLC (Z-2005-14), Rezone request, of a 7,031 square foot lot from Residential-2 to General Commercial, located within the Ronald Urban Growth Node. Commissioner Crankovich seconded. Motion carried 3-0.

RESOLUTION 2006-34 LINES OF SUCCESSION IN DISASTER EVENT PROSECUTOR

Neil Caulkins, Deputy Prosecutor, presented the Board with a revised Resolution, noting he had made minor language changes to document.

Commissioner Crankovich moved to approve Resolution No. 2006-34, Setting Forth Lines of Succession in the Event of a Disaster. Commissioner Huston seconded.

Commissioner Huston moved to amend Resolution No. 2006-34, by substitution with the revised document provided by staff. Commissioner Crankovich seconded. Motion carried 3-0.

Main motion carried 3-0.

RESOLUTION 2006-35 AWARD BID-NEW BRUSH CHIPPER PUBLIC WORKS

Commissioner Crankovich moved to approve Resolution No. 2006-35, Awarding a Bid to Furnish One (1) New Trailer Mounted Drum Style Brush Chipper to Enviro Industries, in the amount of \$24,771.00 (including tax) and to dispose of E.R.R. #601 through a trade in the amount of \$6,500.00 through Enviro Industries, and to authorize the Chair to sign contract documents for the bid pursuant to the terms and conditions as specified in the Proposal submitted by said bidder. Commissioner Huston seconded. Motion carried 3-0.

RESOLUTION 2006-36 AWARD BID-WEED SPRAY MATERIALS PUBLIC WORKS

Commissioner Crankovich moved to approve Resolution No. 2006-36, Awarding a Bid to Furnish Weed Spray Materials for 2006, to Wilbur-Ellis for "Residuals" and Helena Chemical for "Contracts & Selective Herbicides" and "Surfactants", and to authorize the Director of Public Works to sign the contract documents upon such terms and conditions specified in the proposal submitted by said bidders. Commissioner Huston seconded. Motion carried 3-0.

RESOLUTION 2006-37 AWARD BID - CRACK SEALANT MATERIALS PUBLIC WORKS

Commissioner Crankovich moved to approve Resolution No. 2006-37, Awarding a Bid to furnish Crack Sealant Materials for 2006, to Arrow Construction Supply, and to authorize the Director of Public Works to sign the contract documents upon such terms and conditions specified in

the proposal submitted by said bidders. Commissioner Huston seconded. Motion carried 3-0.

RESOLUTION 2006-38 AWARD BID-LIQUID ASPHALT MATERIALS PUBLIC WORKS

Commissioner Crankovich moved to approve Resolution No. 2006-38, Awarding a Bid to furnish Liquid Asphalt Materials for 2006, to SEM Materials for Schedules "A" & "B" and Albina Asphalt for Schedule "C" and to authorize the Director of Public Works to sign the contract documents upon such terms and conditions specified in the proposal submitted by said bidders. Commissioner Huston seconded. Motion carried 3-0.

RESOLUTION 2006-39 AWARD BID - ASPHALT MATERIALS PUBLIC WORKS

Commissioner Crankovich moved to approve Resolution No. 2006-39, Awarding a Bid to furnish Asphalt Materials for 2006, to Superior Asphalt & Concrete for Schedule "A" and to not award a bid for Schedule "B" due to lack of bids, and to authorize the Director of Public Works to sign the contract documents upon such terms and conditions specified in the proposal submitted by said bidders. Commissioner Huston seconded. Motion carried 3-0.

SET PUBLIC HEARING LEASE AT COUNTY AIRPORT PUBLIC WORKS

Commissioner Huston moved to set a public hearing for Tuesday April 4, 2006 at 4:00 p.m. in the Commissioner's Auditorium, Room 109, County Courthouse, to consider a Private Hangar Ground Lease, located at the Kittitas County Airport, Bowers Field, located in Township 18N, Range 18E, Section 24, W.M., containing approximately 1,500 Square Feet, and to authorize the Clerk to publish said notice. Commissioner Crankovich seconded. Motion carried 3-0.

EVENT REQUEST YAKIMA RIVER CANYON MARATHON COMMISSIONERS

Commissioner Huston moved to grant approval for a request from Lenore and Bob Dolphin, Co-Directors to hold the Yakima River Canyon Marathon, on Saturday April 1, 2006, noting the request had been reviewed by the Department of Public Works, Solid Waste Department, Environmental Health Department, Sheriff's Office and the Prosecutor, which had verified proof of insurance. Commissioner Crankovich seconded. Motion carried 3-0.

APPOINTMENT WELL BARTSMA - PLANNING COMMISSION COMMISSIONERS

There were three applications received for consideration of appointment to the Planning Commission. There was a vacancy in the Commissioner District 1 area, and only one of the three applicants was within the

boundaries of the District.

Commissioner Huston moved to appoint Well Bartsma to the Kittitas County Planning Commission, for a four year term, effective immediately and expiring on December 31, 2009. Commissioner Crankovich seconded. Motion carried 3-0.

Commissioner Huston felt Well Bartsma would be an excellent addition with his agriculture background. The Board felt it was important to balance out the representatives between the Districts.

INTERAGENCY AGREEMENT DEPT. OF AGRICULTURE, FAIRS PROGRAM FAIR

Commissioner Huston moved to approve Interagency Agreement Number IA-07-36-01, between Kittitas County and the Washington State Department of Agriculture, Fairs Program, in the amount of \$20,000.00 for a capital improvement project at the Kittitas County Fairgrounds, noting the termination date of July 31, 2007. Commissioner Crankovich seconded. Motion carried 3-0.

APPOINTMENT OPEN SPACE ADVISORY BOARD COMMISSIONER

Leslie Walker submitted an application to the Kittitas County Board of Commissioners to serve on the Kittitas County Open Space Advisory Board. Upon review of her application, it was found that she did not qualify to serve on the Board. There was no action taken by the Board.

ADJOURNMENT

Commissioner Crankovich moved to adjourn at 3:05 p.m. Commissioner Huston seconded. Motion carried 3-0.

Meeting adjourned at 3:05 p.m.

CLERK OF THE BOARD

**KITTITAS COUNTY COMMISSIONERS
KITTITAS COUNTY, WASHINGTON**

Julie A. Kjorsvik

David B. Bowen, Chairman