COMMISSIONERS' MINUTES
KITTITAS COUNTY, WASHINGTON
AGENDA SESSION

TUESDAY 3:00 P.M. MARCH 16, 2004

CALL TO ORDER

Board members present: Chairman Perry D. Huston; Vice-Chairman Bruce Coe and Commissioner Max Golladay.

Others: Julie Kjorsvik, Clerk of the Board; Warren Beed, Facilities Maintenance Director; Sande De Salles, Fair Director; David Taylor, Community Development Services Director; Allison Kimball, Operations Supervisor, Community Development Services; Amy Mills, Treasurer; Kirk Eslinger, Human Resources Director; James Hurson, Chief Civil Deputy Prosecutor; William Holmes, Probation Services Director, and approximately 7 members of the public.

INTRODUCTION OF NEW COUNTY EMPLOYEES

Amy Mills, Treasurer introduced Crystal Buccholtz, as the new Tax LID Supervisor.

AWARDS & RECOGNITIONS - NONE

APPROVAL OF AGENDA

Chairman Huston noted Items B, D, E and F had been removed from the Consent Agenda, and placed under Board Discussion & Decision. Commissioner Coe moved to approve the agenda, as amended. Commissioner Golladay 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.

Chairman Huston moved to approve the Consent Agenda, as altered. Commissioner Coe seconded. Motion carried 3-0.

MINUTES

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<th>Description</th>
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<tr>
<td>02-24-04</td>
<td>Study Session</td>
<td>BOCC/Human Resources</td>
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<td>03-01-04</td>
<td>Study Session</td>
<td>BOCC/Department Heads</td>
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<tr>
<td>03-01-04</td>
<td>Special Meeting</td>
<td>Adopt 2003 County Inventory</td>
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03/16/04 MINUTES
REQUEST TO APPROVE A NOTICE OF PUBLIC HEARING TO CONSIDER AMENDING KITITITAS COUNTY CODE CHAPTER 12 "ROAD STANDARDS" - ITEM MOVED TO BOARD DISCUSSION & DECISION

QUIT CLAIM DEED
GLOVER & JUMP – PAYNE ROAD
PUBLIC WORKS

Approve a Quit Claim Deed between Frederic L. Glover & Joan Baird Glover and Kittitas County and Janeice Jump and Kittitas County, for Payne Road right-of-way.

REQUEST TO APPROVE A VOLUNTARY TERMINATION OF LEASE WITH AMY HOOVER FOR T-HANGAR #5 AT BOWERS FIELD AIRPORT - ITEM MOVED TO BOARD DISCUSSION & DECISION

REQUEST TO APPROVE AN AGREEMENT FOR SERVICES WITH HLA FOR INSPECTION OF THE MOUNTAINSTAR INSTALLATION OF INFRASTRUCTURE ON BULLFROG ROAD - ITEM MOVED TO BOARD DISCUSSION & DECISION

REQUEST TO APPROVE A SERVICE AGREEMENT WITH TALK UC EXPRESS – ITEM MOVED TO BOARD DISCUSSION & DECISION

CORRESPONDENCE – NONE

ADMINISTRATIVE MATTERS

DISCUSSION
BUILDING DEPT. FEES

The Board discussed the current building fees as outlined in Resolution No. 2003-148. Chairman Huston acknowledged receipt of a comparison of fees from the building department. He noted the County Building department is currently working on revenue projections. He suggested scheduling a public hearing to discuss staffing levels in the building department, valuation charts and how they mesh with the fee schedule. Mitch Williams reviewed Resolution No. 2003-148, and said the homebuilders association only supported an increase of 5% across the board, and that it was not what was reflected on the new fee schedule. He encouraged the Board to review their fee schedule and make the appropriate changes. Jerry Gilmour, a local builder, said he’s been
approximately 30% short of fees when he builds a home, and was very surprised to see the new fee schedule. He asked what happened to the newsletter that was previously put out by the building department, and said it had been a good way of keeping the builders and public informed of changes. He questioned how much of the new fees were going towards employee raises.

It was the Boards consensus to direct staff to set a public hearing to review the issue.

**SET PUBLIC HEARING**

Chairman Huston acknowledged receipt of a letter requesting to purchase the residential structure located at 606 N. Water, Ellensburg, owned by Kittitas County.

Commissioner Golladay moved to set a public hearing to consider surplusing the residential structure (which must be removed), located at 606 N. Water Street, Ellensburg, to be held on Tuesday April 6, 2004 at 4:00 p.m. in the Commissioner’s Auditorium, Room 109, County Courthouse, Ellensburg, and to authorize the Clerk to publish said notice. Commissioner Coe seconded. Motion carried 3-0.

**APPOINTMENT**

Commissioner Golladay moved to appoint Daryl Akkerman to the Kittitas County Board of Adjustment, for a term effective immediately and expiring on December 31, 2005. Commissioner Coe seconded. Motion carried 3-0.

**APPOINTMENT**

Commissioner Coe moved to appoint Roy Chance to the Kittitas County Board of Adjustment, for a term effective immediately and expiring on December 31, 2004. Commissioner Golladay seconded. Motion carried 3-0.

**MOTION**

Commissioner Golladay moved to direct staff to prepare a Resolution for the Boards consideration on April 6, 2004 at 3:00 p.m., adopting the Community Development Services administrative policies created in 2003 and 2004. Commissioner Coe seconded. Motion carried 3-0.

**CITIZEN COMMENTS ON NON-AGENDA ITEMS – NONE**

03/16/04 MINUTES 3
ORDINANCE 2004-07  VIRGINA HARKER REZONE  CDS


ORDINANCE 2004-08  BIG BOULDER, LLC. REZONE  CDS

Commissioner Coe moved to approve Ordinance No. 2004-08, Approving Big Boulder, LLC Rezone (Z-03-08) request, for approximately 128 acres, from Forest and Range to Rural 3, located in Parcel #20-15-16000-0005 and #20-15-16000-0006, lying Northeast of State Route 903, East of the City of Roslyn. Commissioner Golladay seconded. Motion carried 3-0.

PUBLIC HEARING  RANCH ROAD  PUBLIC WORKS

Chairman Huston opened the continued public hearing (record closed), to consider adopting Ranch Road onto the County Road System. He recognized receipt of a letter dated March 16, 2004, from Mr. Gene Martin, Caribou Land & Cattle, Inc. updating the Board of their progress of trying to obtain signatures on the mylars.

Mr. Paul Bennett, Public Works Director, recommended continuing the public hearing until Tuesday April 6, 2004 at 3:00 p.m.

Commissioner Coe moved to continue the public hearing to consider adopting Ranch Road onto the County Road System, until Tuesday April 6, 2004 at 3:00 p.m. in the Commissioner’s Auditorium, Room 109, County Courthouse, Ellensburg, (record to remain closed). Commissioner Golladay seconded. Motion carried 3-0.

MOTION  MOUNTAINSTAR MASTER PLANNED RESORT PHASE 3  CDS

David Taylor, Community Development Services Director, explained how MountainStar submitted a General Site Plan for Phase 3 to the Kittitas County Community Development Services Department. The General Site Plan included deviations from the Conceptual Master Plan, and pursuant to the Section 5/1(c), the Commissioners must review General Site Plans, which deviate from the Conceptual Master Plan. According to Mr. Taylor, he believed the deviations were not significant.

Commissioner Golladay moved to direct staff to proceed with the request from MountainStar, for the General Site Plan for Phase 3, with no significant changes. Commissioner Coe seconded. Motion carried 3-0.
Commissioner Golladay moved to acknowledge receipt of the Planning Commission's recommendations of approval, for a rezone request from Doug Weis for approximately 20 acres from Forest and Range to Rural 3, for property located east of Sunshine Estates, northeast of Salmon La Sac Road, and to set a closed record hearing to be held at 3:00 p.m. on Tuesday April 6, 2004 in the Commissioner's Auditorium, Room 109, County Courthouse, Ellensburg. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to approve Resolution No. 2004-31, Authorizing an Interfund Loan from the Equipment Rental and Revolving Fund to the County Road Fund, in an Amount not to Exceed $2,200,000.00, to be repaid on or before December 31, 2007. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Coe moved to approve Resolution No. 2004-32, Awarding a Bid for the Canyon Road Reconstruction project, to MRM Construction, Inc. in the amount of $1,989,583.52, and to authorize the Chair to sign the contract documents for said project. Commissioner Golladay seconded. Motion carried 3-0.

Commissioner Golladay moved to approve Resolution No. 2004-33, Awarding a Bid for the Bullfrog Road Bridge Rehabilitation project, to Mowat Construction, Inc. in the amount of $1,018,166.00, and to authorize the Chair to sign the contract documents for said project. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to approve a Supplemental Agreement #LA-5397, with CES, Inc., in the amount of $340,069.00, for the Bullfrog Road Bridge Rehabilitation Design. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to approve a Memorandum of Understanding between Kittitas County and the Ellensburg Rodeo, for the construction of "Western Town", to be completed on or before August 1, 2004. Commissioner Coe seconded. Motion carried 3-0.
Commissioner Coe approved and authorized the Vice-Chair to sign the Community Development Block Grant #03-64003-07, Grantee Closeout Performance Report and materials, for the project period January 1, 2003 through February 28, 2004. Commissioner Golladay seconded. Motion carried 2-0. (Chairman Huston abstained since he was a member on the Kittitas County Action Council Board.

Commissioner Golladay moved to approve an Interlocal Agreement for Court Related Services between Kittitas County and the City of Kittitas, through December 31, 2004, and automatically renewing on an annual basis, unless either party gives written notice on or before November 15 of each year, that there will not be a renewal. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Coe moved to appoint Ellensburg City Council Member Shannon Carlson, to the Kittitas County Mental Health/Developmental Disabilities Program Board, to serve as the City of Ellensburg representative. Commissioner Golladay seconded. Motion carried 3-0.

Commissioner Golladay moved to acknowledge Program Agreement #0363-41251, between the Department of Social & Health Services, Juvenile Rehabilitation and Kittitas County, relating to E3SHB3900 and SSB5214. Commissioner Coe seconded. Motion carried 3-0.

Chairman Huston recognized a memorandum from Warren Beed, Director of Facilities Maintenance, to the Citizens Advisory Board for the Kittitas County Jail, advising them of a meeting to be held on March 17, 2004 at 6:30 p.m. in the Commissioner’s Auditorium.

Commissioner Golladay moved to postpone consideration of a Resolution increasing the Upper Kittitas County Judge position from 45% to 60% full time, direct staff to schedule a public hearing to discuss a possible budget amendment and to identify a funding source for the increase. Commissioner Coe seconded. Motion carried 3-0.
Commissioner Golladay moved to approve a request from Lenore and Bob Dolphin, Co-Directors, to hold the 4th Annual Yakima River Canyon Marathon on April 3, 2004, noting the request had been approved by the Public Works Department, Prosecutor, Public Health, Solid Waste and the Sheriff. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to amend the Bylaws for the Kittitas County Law & Justice Council, increasing the membership to allow for two separate representatives, one from the City of Ellensburg and one from the City of Kittitas, and to direct staff to prepare the necessary documents for the Board’s approval on April 6, 2004. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to approve a Voluntary Termination of Lease between Kittitas County and Amy Hoover, for a T-Hangar #05, as of February 29, 2004. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to postpone consideration of an Agreement with TALX UC Express, for Unemployment Cost Management Services, until Tuesday April 6, 2004 at 3:00 p.m. in the Commissioner’s Auditorium, Room 109, County Courthouse. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Golladay moved to set a public hearing to consider Amending Kittitas County Code Chapter 12, “Road Standards”, to be held Tuesday April 20, 2004 at 4:00 p.m. in the Commissioner’s Auditorium, Room 109, County Courthouse, and to authorize the Clerk to publish said notice. Commissioner Coe seconded. Motion carried 3-0.

Commissioner Coe moved to approve additional tasks to an existing Agreement for Services with Huibregtse, Louman Associates, Inc. for MountrainStar Development Proposed Phase III Plat and Bullfrog Road Projects, noting that funding would be deposited with the Public Works Department, prior to the beginning of work. Commissioner Golladay seconded. Motion carried 3-0.
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MISCELLANEOUS — NONE

EXECUTIVE SESSION — NONE

ADJOURN

Commissioner Coe moved to adjourn the meeting at 4:28 p.m. Commissioner Golladay seconded. Motion carried 3-0.

CLERK OF THE BOARD

KITITAS COUNTY COMMISSIONERS
KITITAS COUNTY, WASHINGTON

Julie A. Kjorsvik
Perry D. Huston, Chairman