

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006

The Board of Island County Commissioners convened in Regular Session at 11:00 a.m. on May 22, 2006 for a roundtable with Elected Officials and Appointed Department Heads, held in the Board of County Commissioners Hearing Room (Room #102B), Annex Building, 1 NE 6th Street, Coupeville, Wa. Other topics for the regular session followed at 1:30 p.m. as outlined on the agenda. Wm. L. McDowell, Chairman, William J. Byrd, Member, and Mike Shelton, Member, were present.

ROUNDTABLE WITH ISLAND COUNTY ELECTED OFFICIALS AND APPOINTED DEPARTMENT HEADS

Elected Officials and Appointed Department Heads Attending:

Tom Baenen	Greg Banks	Bill Byrd	Sharon Franzen	Betty Kemp
Larry Larson	Elaine Marlow	Don Meehan	Mac McDowell	Bill Oakes
Linda Riffe	Mike Shelton	Dan Sherk	Suzanne Sinclair	

Other Attendees: Diane Kendy; Jan Smith

Roundtable

Budget Director. A reminder that the 2007 budget worksheets will be sent the first week in July.

Facilities. Notice received from PSE that effective July 1, 2006 there will be a 10% increase in electric rates. Paper products for 2007 anticipated to go up 10-15%.

Prosecutor. Hired deputy prosecuting attorney June 7th, and in the process of interviewing candidates for chief deputy prosecuting attorney.

Public Works. Heads up about fuel prices continuing to increase. Looking at it globally, probably will not see a turn-around in the near future.

Public Works Fuel Expenditure Comparison

2004 fuel expenditures	\$420,000
2007 projected fuel expenditures	1.1 million.

On the web, Google has some basic fuel-saving pointers departments may want to review.

WSU Extension. Handed out marketing brochure containing information about the sale of Lighthouse License Plates, giving the cost, how and where to purchase, etc.

Roundtable adjourned at 11:10 a.m. Next Roundtable 6/26/06 at 11:00 a.m.

The Board of Island County Commissioners (including Diking Improvement District #4) met at 1:30 p.m. considering regular agenda items, the meeting began with the Pledge of Allegiance. By unanimous motion, the Board approved the minutes of previous meeting May 15, 2006.

VOUCHERS AND PAYMENT OF BILLS

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006

By unanimous motion, the Board approved the following vouchers/warrants for payment:

Vouchers/warrants: #238796-239084\$553,327.03.

HIRING REQUESTS & PERSONNEL ACTIONS

As presented by Larry Larson, Human Resources Director, the Board by unanimous motion approved the following personnel action authorizations:

Department	PAA #	Description/Position No.	Action	Eff. Date
Health	065/06	Department Assistant #607.00	Replacement	5/22/06
Prosecutor	066/06	Deputy Pros. Atty I #1817.00	Personnel	5/22/06
Planning	067/06	Assoc. Plnr-enforcement #1708.08	Replacement	6/12/06
Planning	068/06	Planning Intern, temp #1600.01	New Position	5/22/06
Planning	069/06	Planning Intern, temp #1600.02	New Position	5/22/06
Planning	070/06	Water Quality Manager #420.00	New Position	5/22/06 [GMA # 8773]

KAUL BUILDING LEASE AGREEMENT

The Board by unanimous motion approved the Kaul Building Lease Agreement (RM-GSA-06-0039) a five year lease agreement for a portion of the second floor of the building at \$1,034.76 per month, for use as office space for the Surface Water Quality Management program staff. [GMA Record #8772]

APPOINTMENTS AND REAPPOINTMENTS TO BOARDS, COUNCILS AND COMMITTEES

By unanimous motion, the Board named the following to serve on various boards, councils and committees:

Island County Affordable Housing Advisory Board

Reappointed Theresa Reed, Oak Harbor, for another three-year term until June 16, 2009, representing Whidbey Residential Units

Reappointed Bill Massey, Oak Harbor, for another three year term until June 16, 2009, representing Island Construction

Island County Board of Equalization

Reassigned Peggy Whitford, Oak Harbor - from "alternate member" to active member status to fill the existing term running until May 31, 2007 [due to resignation of Dick Horgan]

Reappointed Sara J. Little, Freeland, to serve another three-year term expiring May 31, 2009

Reappointed Edward R. Oetken, Coupeville, to serve another three year term expiring May 31, 2009

Island County Water Resource Advisory Committee (WRAC)

Appointed Dean Theim, Oak Harbor, representing Commissioner District No. 1, for a four-year term expiring May 17, 2010.

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006**Mental Health Advisory Board**

Appoint Candace Trautman, Camano Island, for a three-year term expiring April 1, 2009

Substance Abuse Services Advisory Board

Appoint Ed Brown, Coupeville, for a three year term expiring April 1, 2009.

JUNE STAFF SESSION SCHEDULE APPROVED

By unanimous motion, the Board approved the June Staff Session schedule, which outlines regular staff sessions to be held on June 7 and 21, beginning at 9:00 a.m.

AMENDMENT NO. 1 TO INTERLOCAL COOPERATIVE AGREEMENT ADMINISTERING RECORDING SURCHARGE FUNDS

Chairman McDowell explained that the Interlocal Cooperative Agreement between the Cities of Langley and Oak Harbor, Island County, the Town of Coupeville and the Housing Authority of Island County was approved June 16, 2003. The Island County Affordable Housing Advisory Board recommended changing the criteria for award of capital fund dollars from the Island County Low-Income Housing Surcharge fund: (1) projects only be accepted for capital fund projects that serve forty (40) or more families; and (2) applications be accepted any time during the year as long as the application meets the criteria for eligibility. No word has been received at this point whether or not the cities and town agree with the proposed amendment, but one concern Commissioner McDowell did hear was that the proposed size of a housing project may preclude some cities, based on zoning, from ever having additional low income housing.

Steve Gulliford, Executive Director, Housing Authority of Island County, stated that the proposed amendment came about as a result of Island County Affordable Housing Advisory Board discussion looking at the future of this particular fund, revolving around how there would be enough money in the fund to do a significant number of units at some point in the future if it continued to be parceled out \$40,000 or \$50,000 for one house at a time.

Bill Massey, member of the Island County Affordable Housing Advisory Board, commented that the main reason the 40-unit number had been selected was, for non-profits in particular, in order to leverage into a project in the current environment, there needs to be a project of a size (typically 50 units or larger) attractive to a tax credit purchaser.

At the request of the Board, Mr. Massey and Mr. Gulliford agreed to attend a staff session tentatively scheduled late afternoon June 7, 2006, with the three mayors invited to attend, to provide additional on-the-ground experience and information that would be helpful as to what is available in the market place, and address the issue about the proposed size of a housing project possibly precluding some cities, based on zoning, from ever having additional low income housing.

HEARING SCHEDULED: ORDINANCE #C-54-06 AMENDING ICC 3.22A.080, CONSERVATION FUTURES FUNDS-ANNUAL ALLOCATION DISTRIBUTION FORMULA

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006

The Board considered the scheduling of a public hearing on proposed Ordinance #C-54-06 Amending ICC 3.22A.080, Conservation Futures Funds–Annual Allocation Distribution Formula.

Although recognizing the action before the Board was simply to schedule the Ordinance for a public hearing, Commissioner Shelton stated for the record that he did not favor the change in the allocation distribution formula. However, assuming the proposal was going to move forward, rather than the ordinance version brought forward to Staff Session on May 17, 2006, he presented and proposed an amended version to be scheduled for hearing which for him would make it more palatable. The amended ordinance, rather than creating four distribution areas, would create three as follows:

1. Camano Island, whose boundary lines are the same as the portion of the Stanwood-Camano School District located on Camano Island.
2. North Whidbey Island, whose boundary lines are the same as the Oak Harbor School District; and
3. Central Whidbey Island, whose boundary lines are the same as the Coupeville School District and South Whidbey Island, whose boundary lines are the same as the South Whidbey School District.

By unanimous motion, the Board scheduled a Public Hearing for the purpose of considering Ordinance #C-54-06 Amending ICC 3.22A.080, Conservation Futures Funds–Annual Allocation Distribution Formula, for June 12, 2006 at 10:45 a.m.

RESOLUTION #C-55-06 WAIVER OF COMPETITIVE BIDDING OR COMPETITIVE SOLICITATION FOR PROCUREMENT OF THE EAGLE RECORDER SYSTEM

The Board on unanimous motion approved Resolution #C-55-06 Waiver of Competitive Bidding or Competitive Solicitation for Procurement of the Eagle Recorder System. *[Resolution #C-55-06 placed on file with the Clerk of the Board]*

HEALTH CONTRACTS APPROVED

The Board by unanimous motion approved the following Health Department contracts as forwarded to the Board under cover memorandum from Tim McDonald dated May 17, 2006:

Contract #C13034, Amendment 8 with Department of Health (RM-HLTH-02-0094)– Consolidated Contract, increases funding for recreational beach water sampling and extends the time period, additional funding for WIC program and obesity prevention program. Contract Amount: \$1,020,072, Amendment Amount: \$20,489

Contract #HS-14-05, Amendment 1 (RM-HLTH-99-0058) with Island Employment Services for Developmental Disabilities, decreasing contract for reallocation of individual client funding; Amendment Amount \$ (7,900); new total Contract Amount: \$204,747

Contract #0663-95516 (RM-HLTH-03-0066) – Working Capital Advance, allowing DSHS to advance funds to the County to alleviate cash flow problems with payment time lags for DD & DASA programs. Contract Amount: \$ -0-

LIQUOR LICENSE APPLICATION APPROVED - DUSTY CELLARS

Having received recommendations of approval from the Sheriff and Health Department, the Board by unanimous motion, approved New Application for Liquor License #400025-6E for a domestic winery by Ryan William Kramer and Dusty Lynne Kramer for Dusty Cellars Winery, located at 529 Michael Way, Camano Island, subject to the conditions spelled out in a memorandum dated May 15, 2006 from Island County Planning and Community Development.

PUBLIC INPUT OR COMMENTS

Lesley Mills, WAIF Executive Director, and Dominique Emerson, President, WAIF Board of Directors, attended. Ms. Mills submitted a copy of the WAIF 2005 Annual Report (Whidbey Animals' Improvement Foundation), WAIF's 15th year of operation, and reviewed accomplishments as depicted in the report. *[copy of report on file with the Clerk of the Board]*

RESOLUTION #C-56-06/R-20-06 – APPROVING SPECIFICATIONS AND AUTHORIZING CALL FOR BIDS FOR ONE OR MORE NEW 2006 TOW PAVER

As recommended by Bill Oakes, Public Works Director, the Board by unanimous motion approved Resolution #C-56-06/R-20-06 In the Matter of Approving Specifications and Authorizing Call for Bids for One (1) or More New 2006 Tow Paver, bid opening to be the 6th day of June, 2006 at 10:00 a.m. in Meeting Room #116, Administration Building, 1 N. E. 7th Street, Coupeville, Wa.
[Resolution #C-56-06/R-20-06 placed on file with the Clerk of the Board]

RESOLUTION #C-57-06/R-22-06 - APPROVING PLANS AND SPECIFICATIONS AND AUTHORIZING CALL FOR BIDS FOR MONROE LANDING ROAD IMPROVEMENTS

Resolution #C-57-06/R-22-06 In the Matter of Approving Plans and Specifications and Authorizing Call for Bids for Monroe Landing Road Improvements (PW0620-48, under CRP 02-03/WO 356) was approved by unanimous motion of the Board as recommended by Mr. Oakes. *[Resolution #C-57-06/R-22-06]*

BID AWARDS

Based on Mr. Oakes' recommendation to award bid to the low bidders, the Board by unanimous motion approved the following bid awards:

Bid Award for 2006 Culvert Supplies to Hardware Sales, Inc. in the amount of \$9,400.45 (incl. WSST at the rate of 8.3%).

Bid Award for one (1) New 2006 Dump Truck to Motor Trucks, Inc. for the total of \$98,523.52 (incl. Trade-in and WSST at the rate of 8.3%).

AMENDMENT NO. 1 – PW-0620-42; ISLAND COUNTY AND CAMANO HILLS WATER COMPANY, INC.; SCHEDULE OF PAYMENT

Amendment No. 1 #PW-0620-42 between Island County and Camano Hills Water Company, Inc. was approved by unanimous motion of the Board as recommended by Mr. Oakes, reflecting a revised schedule of payment.

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006**RESOLUTION #C-58-06 - SURPLUSING A COUNTY DRAINAGE EASEMENT IN THE PLAT OF GREENBANK ESTATES, DIVISION NO. 1, BLOCK 3**

As presented and recommended by Mr. Oakes, the Board by unanimous motion approved Resolution #C-58-06 In the Matter of surplusung a County Drainage Easement in the Plat of Greenbank Estates Division No. 1, Block 3. *[Resolution #C-58-06 on file with the Clerk of the Board]*

DRAINAGE AND ABUTTERS' AGREEMENT AND COVENANTS – POINT WHIDBEY PROPERTIES, LLC; GREENBANK ESTATES DIVISION NO. 1 AND NO. 2 COMMUNITY ASSOCIATION INC.

A follow-on to the above Resolution, the Board by unanimous motion approved a Drainage and Abutters' Agreement and Covenants (PW0620-36) for Greenbank Estates, Div. 1, Block 3, Lot 3 conveyance and outfall, Work Order 324, between Island County, Point Whidbey Properties, LLC, and Greenbank Estates Division No. 1 and No. 2 Community Association, Inc., located in Greenbank Estates, Division 1, Block 3, Lots 3 and 4, Section 16, Twp. 30N, Range 2E, W.M.

RESOLUTION #C-59-06/R-21-06 INITIATING A COUNTY DRAINAGE PROJECT DESIGNATED AS JOSEPH LANE OUTFALL

Resolution #C-59-06/R-21-06 was approved by unanimous motion of the Board In the Matter of Initiating a County Drainage Project designated as Joseph Lane Outfall, CDP 06-02/WO 151, for a total appropriation in the amount of \$160,000.00. *[Resolution #C-59-06/R-21-06 on file with the Clerk of the Board]*

RECORDS STORAGE MODULAR – AUTHORIZATION TO PROCESS PAY ESTIMATE #3 - EBENAL GENERAL, INC.

The Board by unanimous motion authorized processing of Pay Estimate #3 to Ebenal General, Inc. in the amount of \$58,075.26 with Island County Public Works to hold the check until the GE Modular units are delivered on site.

HEARING SCHEDULED: ORDINANCE #C-60-06 (PLG-009-06) - APPROVING A FARM MANAGEMENT PLAN AND THE CREATION AND ALLOCATION OF EARNED DEVELOPMENT UNITS

As introduced by Phil Bakke, Island County Planning and Community Development Director, the Board by unanimous motion scheduled Ordinance #C-60-06 (PLG-009-06) In the Matter of Approving a Farm Management Plan and the Creation and Allocation of Earned Development Units for Parcels R13209-057-4540, R13210-033-0990, R13216-496-5120, R13216-462-4620 and R13215-496-0650 (Ron Muzzall) for public hearing on June 12, 2006 at 10:30 a.m. *[introduced and set for hearing GMA #8775]*

AMENDMENT OF MITIGATION BOND FOR IMPACTS OF LARGE ON-SITE SEWAGE SYSTEM - BRENTWOOD PRD 343/96

Amendment of Mitigation Bond for Impacts of Large On-Site Sewage System on behalf of Brentwood

BOARD OF ISLAND COUNTY COMMISSIONERS MINUTES OF MEETING-MAY 22, 2006

PRD 343/96 was presented by Jeff Tate, Assistant Director, Planning and Community Development.

Keith Higman, Environmental Health Director, explained that as a condition of approval of PRD 343/96, the applicant posted a bond in the amount of \$84,778.35 as a mitigation measure to protect groundwater resources and neighboring public water supplies from the large on-site sewage system serving the development. To date, the bond has been in the form of a commercial bond, renewed annually. Following approval of the development, the responsibility of the bond was transferred to the Brentwood Homeowner's Association. The Association requests amendment of the bond by placing \$50,000.00 into an assignment account or time deposit and reducing the commercial bond to \$34,778.35. After consultation with legal council the Health Department recommends approval of the amendment to the bond.

By unanimous motion, the Board approved amendment to the bond as recommended, \$50,000.00 Assignment of Account or Time Deposit and \$34,778.35 Commercial bond.

**AUTHORIZE AMENDMENT NO. 3 TO AGREEMENT FOR PROFESSIONAL SERVICES
BETWEEN DEARBORN & MOSS PLLC AND PAUL R. ADAMUS - WATER QUALITY
MONITORING AND FISH AND WILDLIFE CONSERVATION UPDATE**

Mr. Bakke presented for the Board's approval Amendment No. 3 to the Agreement for Professional Services between Dearborn & Moss PLLC and Paul R. Adamus,, changing the contract sums for five tasks and adding two new tasks. Wetlands analysis is proposed to increase by \$56,900.00, and Water Quality proposed to increase by \$15,710.000. Also proposed are additional tasks to the scope of work of Dr. Adamus relating to initial implementation of the Water Quality Program and the update of Fish and Wildlife Conservation Area regulations in the amount of \$13,400.00 for a total change in the amount of \$86,010.00 for a new total contract amount of \$190,477.00.

By unanimous motion, the Board consented and authorized execution of Amendment No. 3 to the Agreement for Professional Services between Dearborn & Moss PLLC and Paul R. Adamus as presented. *[GMA No 8774*

Island County offices will be closed Monday, May 29, 2006 in observance of Memorial Day, and reopen Tuesday, May 30, 2006. The next regularly scheduled Monday meeting of the Board of County Commissioners will be June 5, 2006 at 9:30 a.m. There being no further business to come before the Board at this time, the meeting adjourned at 10:40 a.m.

BOARD OF COUNTY COMMISSIONERS
ISLAND COUNTY, WASHINGTON

Wm. L. McDowell, Chairman

William J. Byrd, Member

Mike Shelton, Member

ATTEST:

Elaine Marlow
Clerk of the Board