

BOARD OF MASON COUNTY COMMISSIONERS' BRIEFING MINUTES
Mason County Commission Chambers, 411 North 5th Street, Shelton, WA
Week of June 16, 2014

Monday, June 16, 2014

- 8:30 A.M. Superior Court – Judges Sheldon & Finlay
Commissioners Jeffreys & Sheldon were in attendance. Cmmr. Neatherlin joined the briefing at 8:35 a.m.
- Judge Sheldon stated the bench for Courtroom B is a priority however they have been told by the Facilities staff that the project was stopped for now. The Commissioners weren't aware of that. John Keates joined the briefing via telephone, and the Commissioners directed him to make the bench a priority.
 - Jury assembly area in modular courtroom was discussed.
 - Discussion of the process for the 3rd judge and how scheduling will work to accommodate the three judges and court commissioner. Office space will be needed for the 3rd judge.
 - Discussion of a new law that children, who have been legally free for at least six months, have to have an appointed attorney, which is about six kids in Mason County at this point. There will be some state funding available, but it will be limited. If Superior Court needs a budget extension to accommodate this, they will inform the Commissioners. Funding is up to \$1,500 per child, per year, & \$750 for each sibling with strings attached such as training and standards. Additional information will be provided at a briefing in two weeks and Susan Sergiojan will join the briefing.
- 9:00 A.M. Closed Session – RCW 42.30.140 (4) Labor Discussion*
Commissioners Jeffreys, Sheldon and Neatherlin met with Bill Kenny in Closed Session for labor discussion from 9:00 a.m. to 9:30 a.m.
- 9:30 A.M. Lake Nahwatzel/Forterra/Green Diamond
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance. Patti Case, Green Diamond, Bob Dick, Lake Nahwatzel and Jordan Rash, Forterra were also in attendance.
- Patti Case gave a brief overview of the 241 acre conservation easement along the shore of Lake Nahwatzel. The law was changed to allow a Lake Management District be formed to purchase property or property rights.
 - Jordan Rash discussed the proposal and they are obtaining an appraisal. Green Diamond property would not be included in the LMD. Boundaries were discussed, can work with Assessor's office and Nicole from GIS to determine how large the LMD needs to be.
 - Ms. Case understands the development rights would be owned by the county. There would be four lots that could be sold and there are development restrictions on the property.
 - Mr. Dicks brought up a railroad trussle whose ownership is unknown. The conservation easement is valued at approximately \$750,000 and there are other costs; Mr. Rash asked what costs can be included in the revenue bonds? Can we use bond counsel? Friends of Lake Nahwatzel will develop a proposal and work with the Assessor's office and/or GIS to determine boundaries.
- 10:00 A.M. Department of Community Development – Barbara Adkins
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.
- Request for public hearing to amend Title 16 to consider the definition of "cluster" and a new section is proposed allowing for discretionary non-contiguous open space in performance subdivisions. Cmmr. Jeffreys asked that a news release be issued talking about the upcoming public hearings.
- 10:15 A.M. 10:47 a.m. Facilities, Parks & Trails – John Keates
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.
- Funding for Memorial Hall roof, \$20,000. Options are REET 1, Facilities budget, or timber money. Cmmr. Jeffreys did talk to the Historical Preservation Advisory Board about using some funding from the Historic Preservation Fund. They do want to establish an inventory of the

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historic buildings in the county. The Commissioners are ok with using the Facilities budget and \$5,000 from the Historic Preservation Fund, after checking with the State Auditor.

10:30 A.M. BREAK

10:35 A.M. 11 a.m. Public Works - Brian Matthews & Melissa McFadden
Utilities & Waste Management - Brian Matthews & Tom Moore
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.

- Agreement with KPFF Consulting for the Hunter Creek Bridge. The Board approved placing on the agenda.
- Approved advertising for the U&W Management Deputy Director position.
- Highway Safety Improvement Program (HSIP) grant which is due June 30.
- Cmmr. Sheldon would like further discussion of how to rotate staff at the transfer stations.

11:15 A.M. Washington Counties Risk Pool – Veryl Hill & David Goldsmith
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.

- The WA Counties Risk Pool provided an overview of the insurance pool and provided other information for their annual review.

Commissioner Discussion – there was no discussion.

BREAK – NOON

1:45 A.M. Sheriff/Jail – Sheriff Salisbury/Chief Haugen Lt. Kasten
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.

- Interlocal agreement for prisoner confinement services with City of Forks at a base daily rate of \$45. The Board approved placing the agreement on the agenda.

2:00 P.M. Utilities & Waste Management – Brian Matthews/Tom Moore
Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.
Jack Johnson provided the report for the Belfair Sewer Advisory Committee recommendations. The recommendations are not presented in priority order:

- RECOMMENDATION 1: Actively pursue combining current and future County-owned and operated water and sanitary sewer utilities into a consolidated county utility. Existing separate enterprise funds for managing capital costs would remain unchanged.
- RECOMMENDATION 2: Actively pursue appointing a Citizens Advisory Committee with citizen representatives from each service area to propose issues to be considered by the Commission, including, but not limited to, capital expenditures, operation costs, rates and budgets.
- RECOMMENDATION 3: Actively pursue constructing additional sewer infrastructure to provide all built and unbuilt properties in the buildable Belfair UGA "stub out" access to low capital cost, low pressure sewer collection system.
- RECOMMENDATION 4: Actively pursue imposing a special benefit assessment ("special district special assessment" per RCW 85.38.150) for all built and unbuilt properties in the Belfair UGA with access to the sewer that are not connected, excepting those properties that are exempted from special benefit assessments.
- RECOMMENDATION 5: Actively pursue revising current sewer codes and construction standards to provide uniform requirements across all County-owned sewer systems.
- RECOMMENDATION 6: Actively pursue imposing a local-option sales tax devoted to sanitary sewers.
- RECOMMENDATION 7: Continue to allocate "0.09% sales tax" and Real Estate Excise Tax (REET) funds to supplement reimbursements for Belfair sewer capital costs until the system can become self-supporting.
- RECOMMENDATION 8: Allocate General Fund monies to repay debt on County-owned sewer systems.

- RECOMMENDATION 9: Actively pursue revising current development regulations in the Belfair UGA to remove restrictions on onsite sewage treatment systems as part of approval of a plan to construct sewer infrastructure in the entire buildable UGA, with the requirement to connect when sewer is available.
- RECOMMENDATION 10: Actively pursue reviewing the current UGA boundaries as part of the next scheduled Comprehensive Plan update.
- RECOMMENDATION 11: Establish a Subarea Planning Committee for the UGAs to review the current zoning and development regulations to assure they are economically feasible in Mason County.
- RECOMMENDATION 12: Actively pursue alternatives for restructuring the Belfair sewer capital debt.
- RECOMMENDATION 13: Actively pursue revising codes to allow or require all properties to connect to the sewer when the sewer line fronts the property in cases where a road is used as a UGA boundary line, whether the property is inside or outside the UGA.
- RECOMMENDATION 14: Actively pursue extending sanitary sewer service to existing intensely developed residential areas outside the Belfair UGA in environmentally sensitive areas.
- RECOMMENDATION 15: Actively pursue extending sanitary sewer service to existing commercial and institutional development outside the Belfair UGA.
- RECOMMENDATION 16: Actively pursue providing sanitary sewer service to new major commercial, industrial and institutional development in the vicinity of the Belfair UGA, including Kitsap County.
- RECOMMENDATION 17: Conduct a performance audit and a benefit/cost analysis of privatizing Belfair and other County-owned sewer systems.
- RECOMMENDATION 18: Actively pursue options for the sale of reclaimed water ("Class A reclaimed water") effluent from the County-owned sewage treatment plant.
- RECOMMENDATION 19: Extend the term of the Belfair Sewer Advisory Committee established by BOCC Resolution 14-13 through July 2015, as an oversight committee.
- RECOMMENDATION 20: Develop and create a review and analysis process for all utility extensions and system expansions.

There was discussion on the various recommendations. Several committee members stressed the importance of not increasing the sewer rates.

The Commissioners thanked the committee for their work and agreed their advisory board terms should be extended to 2015.

3:00 P.M.

Public Health Services - Debbie Riley

Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.

- Debbie provided a follow up briefing on the discussion of funding for a Septic Operations and Maintenance Program.
- Current grants for this work end at the end of December 2014, grants are intended for project work, not to fund a program.
- Water quality cannot be maintained with programs that come and go.
- Funding options include forming a Clean Water Utility, general fund, or a fee allowed under SSB6116, \$19 per onsite septic system.
- Cmmr. Sheldon suggested lodging tax funds could be used for an operations and maintenance program because water quality affects tourism.
- The Commissioners expressed concern with spending a large amount on education, they want to see projects.
- Cmmr. Neatherlin supports the PIC program (Pollution Identification & Correction).
- Cmmr. Jeffreys asked where the shellfish industry is on providing funding. She would not implement any charge without it going to a vote of the people.
- Debbie pointed out that if this needs to go to a vote of the people, the county would lose the water quality program. There is some funding to continue work in 2015 in Hood Canal.
- Various fee amounts per onsite septic system were discussed and what the funding could provide.
- The enforcement process was discussed.

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Tuesday, June 17, 2014

10:30 A.M.

Support Services – Bill Kenny

Commissioners Jeffreys, Sheldon and Neatherlin were in attendance.


- Introduction of Ross McDowell, Emergency Management & Information Services Manager.
- Open Government Trainings Act information will be circulated to departments before July 1.
- Frank reviewed the May Financial Statements.
- Frank presented information on the Current Expense ending fund balance to start the initiation of the 2015 Budget Process. The budget discussion will continue at next week's briefing with information on revenues.

Respectfully submitted,

Diane Zoren, Administrative Services Manager

BOARD OF MASON COUNTY COMMISSIONERS


Terri Jeffreys
Chair


Tim Sheldon
Commissioner


Randy Neatherlin
Commissioner