

COMMISSIONERS RECORD 48
FRANKLIN COUNTY
Commissioners' Proceeding for January 3, 2007

The Honorable Board of Franklin County Commissioners met on the above date. Present for the meeting were, Bob Koch, Chairman; Neva J. Corkrum, Chair Pro Tem; and Rick Miller, Member; Fred Bowen, County Administrator; and Mary Withers, Clerk to the Board.

Mr. Koch, Mrs. Corkrum and Fred Bowen welcomed Rick Miller as a new commissioner.

OFFICE BUSINESS

Secretary Patricia Shults met with the Board. Present in audience: Corina Galvan, Jose Ventura, David Galvan, Charles Henry, Elmer L. Simmons, Linda Hovland, Tri-City Herald Reporter Joe Chapman, and one other man.

Consent Agenda

Motion - Mr. Miller: I move that we accept the consent agenda for today's meeting:

1. Approval of *Out-of-State Travel Request* for Tim Waters to present research at Pacific NW Insect Management Conference in Portland, Oregon, January 8-9, 2007, for an estimated cost of \$196.13. (Exhibit 1)
2. Approval of **Resolution 2007-001** authorizing an intra budget transfer in the amount of \$400 within the 2006 Current Expense Planning & Building Budget, Building Department, Number 001-000-130, from line item 524.20.10.0900 (Overtime) to line item 524.20.49.0002 (Books/Subscriptions).
3. Approval of **Resolution 2007-002** raising the mileage rate for travel to \$.485 cents per mile effective January 1, 2007.

Second by Mrs. Corkrum. 3:0 vote in favor.

PLANNING AND BUILDING DEPARTMENT

Planning Director Jerrod MacPherson and Assistant Director Greg Wendt met with the Board.

Public Hearing: Short Plat SP 2006-21 for Premier Properties to short plat 320.85 acres into three lots. Lot #1 is approximately 6.16 acres, Lot #2 is approximately 6.36 acres, and Lot #3 is approximately 308.33 acres. The property is zoned Ag Production 20 (AP-20) Zoning District.

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Public Hearing convened at 9:16 a.m. Present: Commissioners Koch, Corkrum and Miller; County Administrator Fred Bowen; Planning Director Jerrod MacPherson; Assistant Director Greg Wendt; and Clerk to the Board Mary Withers. Present in audience: Corina Galvan, Jose Ventura, David Galvan, Charles Henry, Elmer L. Simmons, Tri-City Herald Reporter Joe Chapman, Linda Hovland and one other man.

Mr. Wendt reviewed the information on the Action Summary (Exhibit 2).

Mr. MacPherson showed a copy of the 2004 aerial photography with parcel overlay on the screen. He reviewed the conditions of approval.

Mr. Koch asked three times if anyone in the audience would like to speak in opposition. There was no response.

Mr. Koch asked if anyone would like to speak in favor of the short plat. Ralph Hovland spoke in favor. He lives on Lot 2. Linda Hovland spoke in favor. She said we're wanting to live on Lot 1. Mr. Koch asked twice more if anyone else would like to speak in favor. There was no response.

Mrs. Corkrum asked if this proposal is the result of the Planning Department's work with Myron Peterson and Premier Partners. Mr. MacPherson said yes. He said there was some difficulty in doing so but the difficulties were resolved.

Mr. Miller asked about the road requirement. The road could possibly go to Juniper Dunes area some day. Mr. MacPherson said we are not asking for dedicated right-of-way, just reserved right-of-way for future road possibility.

Motion – Mrs. Corkrum: I move we grant preliminary approval of Short Plat 2006-21 subject to the seven findings of fact and six conditions of approval. Second by Mr. Miller. 3:0 vote in favor. This is Resolution 2007-003.

Public Hearing: Short Plat SP 2006-22 for Pasco Church of God to short plat 1.0 acre into two lots. Each lot is approximately .5 acre. The property is zoned Residential Suburban 20,000 (RS-20) Zoning District.

Public Hearing convened at 9:23 a.m. Present: Commissioners Koch, Corkrum and Miller; County Administrator Fred Bowen; Planning Director Jerrod MacPherson;

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Assistant Director Greg Wendt; and Clerk to the Board Mary Withers. Present in audience: Charles Henry, Elmer L. Simmons and Joe Chapman.

Mr. MacPherson reviewed the information on the Action Summary (Exhibit 3). He showed a copy of the 2000 aerial photograph with parcel overlay on the screen. The applicant would like to build the pastor a new home on Lot 2, then sell Lot 1 that has an existing home. Mr. MacPherson reviewed the conditions of approval.

Mr. Koch asked if anyone in the audience would like to speak in opposition to this short plat.

Charles Henry spoke in opposition. He pointed to the property owned by his wife and himself. They were originally attracted to the county area because of the openness and rural feeling of one-acre parcels. "We feel that beginning to divide these one-acre parcels and increase the density of houses is going to affect the views that we have and the open rural nature of it. The original covenants described it as being an area where you could have small agricultural areas such as for riding horses and FFA/4-H projects, that type of thing. To begin to eliminate that we feel will be a detriment to the neighborhood and destroy that rural feeling that we have there. We ask for your consideration to not break down the parcel sizes."

Mr. Koch dispensed with asking for others in opposition.

Mr. Koch asked three times if anyone in the audience would like to speak in favor. There was no response.

Mrs. Corkrum asked what size lots are south of Richardson Road.

Mr. MacPherson said they are between 1/4 and 1/3 acre, about 13,000 to 15,000 square feet. Mrs. Corkrum said unfortunately because this is an urban growth area, we have no basis to deny it. Mr. MacPherson said that is correct. The current zoning is half-acre zoning which is in the City of Pasco's comprehensive plan. The half acre is the largest that the city offers under their comp plan. Mrs. Corkrum said because of growth management, we're bound by that. Mr. MacPherson said growth management is a state law that requires the city and county to jointly manage the urban growth area.

Mrs. Corkrum asked if existing parcels that are larger are grandfathered in until such time

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as someone wants to divide. Mr. MacPherson said yes. Mr. Koch said it looks like the surrounding neighborhood is pretty much committed to one acre. It looks like the other properties could not be cut. Mr. Henry said yes.

Mr. MacPherson said the majority of the third-acre to quarter-acre properties are on the south of this property. The larger ones are on the north. He described some of the planning discussions that have taken place. His personal opinion is that the half-acre size is better than smaller lots.

Mr. Miller said he respects having the room but he can't see not dividing that property. Fortunately, the lots there can't get any smaller and still have the people who keep their acre lots. He understands Mr. Henry's feelings.

Mr. MacPherson said it is really the state mandating where urban growth is to go. Mrs. Corkrum said they don't want open space. Mr. MacPherson said we call this an urban area but it used to be out in the country. It has growing pains.

Mrs. Corkrum told Mr. Henry that she understands his concern.

Motion – Mrs. Corkrum: I move we grant preliminary approval of Short Plat 2006-22 subject to the seven findings of fact and eight conditions of approval. Second by Mr. Miller. 3:0 vote in favor. This is Resolution 2007-004.

TRAC

TRAC Manager Troy Wood met with the Board. Present in audience: Joe Chapman.

Bull Bash

The Board reviewed the Bull Bash revenue numbers for a December 30 event.

IAAM Conference

Mr. Woody is a member of the International Association of Assembly Managers. He brought the Board a list of conferences and educational meetings. He plans to attend a few of the meetings.

Freeway Sign

The existing LED sign near the freeway is a challenge in terms of getting the message across so people can see when they are traveling at 70 miles per hour. Jean

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Ryckman at the Franklin PUD has expressed concern about how the sign rotates. Some estimates have been obtained for replacing the sign. A new sign would have much better visibility and use much less energy. The PUD purchased and owns the sign. Mr. Woody will ask the PUD if they want to update their sign.

The agreement for programming on the sign states that the Franklin PUD will have information that is 25% of the operational time. Some people have been under the impression that the PUD, City of Pasco and TRAC each get 1/3 of the time. However, the agreement does not state that division.

RV Park and Equestrian Center

There is a 320-unit RV park proposed in Connell for an RV Park and Joy Equestrian RV Resort as part of a planned unit development.

Minimum Wage Issue

TRAC's part-time facility people start at \$8 per hour which is now just a few cents away from minimum wage. Mr. Woody will be doing a financial analysis to determine what the impact would be if the starting wage was raised to \$8.50 per hour. He is considering increasing the long-term part-time people to \$8.50 per hour but the part-time short-term people will remain at \$8 per hour.

Pasco Ag Show

Mr. Woody is the chairman of the Pasco Chamber of Commerce which sponsors the Pasco Ag Show that will be held at TRAC next week.

Recessed at 10:01 a.m.

Reconvened at 10:30 a.m.

PUBLIC WORKS

Engineer Tim Fife met with the Board.

Bid Opening: Two used flail mowers

Bid Opening convened at 10:30 a.m. Present: Commissioners Koch, Corkrum and Miller; County Administrator Fred Bowen; Engineer Tim Fife; and Clerk to the Board Mary Withers. Present in audience: Public Works Shop Superintendent Darrel Farnsworth, Sheriff Richard Lathim, Undersheriff Kevin Carle, Tri-City Herald Reporter

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Joe Chapman and five men including Brad Robinett of Delta Equipment, Gary Pautz, and J___ Sahlberg of Sahlberg Equipment.

Two bids were received:

Sahlberg Equipment of Buckley

Total bid price for both including sales tax \$164,694.29.

Delta Equipment of Pasco

Total bid price for both including sales tax \$160,825.50.

The bids will be reviewed with a recommendation made on Monday.

Vouchers

Motion -- Mrs. Corkrum: I move for approval of County Road Fund for \$59,070.07; MV & PW Equipment Fund for \$16,921.89; Solid Waste Fund for \$1018.03; and Solid Waste Fund for \$1125.00. Second by Mr. Miller. 3:0 vote in favor. (Exhibit 4)

Sheriff's New Vehicles – State Treasurer Loan Program

Mr. Fife researched the question about whether the state treasurer loan or lease program was available to purchase used equipment. The answer is yes, we can, provided we get some kind of a statement regarding the useful life of the vehicles. Also, there are a couple of ways to pay for the additional equipment that is needed. They will pay for the physical cost of the products that are added but they won't pay for us putting them on. If we went through a vendor, they would pay for the total cost.

Used vehicles are available now with some equipment on them for about \$20,000. We believe we could get four vehicles for what we have budgeted overall. Mr. Farnsworth said the vehicles are less than one year old. The mileage varies but they are all under 25,000 miles. Most of the vehicles have lower mileage than 25,000.

Mr. Fife is recommending purchasing four used vehicles but not purchasing Chevy vehicles so that the vehicles are all the same so we don't have to have parts for different vehicles. Mrs. Corkrum asked the Sheriff if he is amenable. Sheriff Lathim said he has only known about it for half an hour. He wasn't aware that Mr. Fife was going to recommend we go that route.

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Mr. Fife said he does not need approval for purchasing the vehicles today but does need authorization to send a letter of intent to ask the state treasurer to set the program up.

Sheriff Lathim said we don't need four cars today. An additional point is why would we want to borrow money for two additional cars we don't need for six or seven months and pay interest when we don't need them until mid-July? He said the additional cars are not going to just be used at the airport, which he has expressed before. We're hiring an additional four people to do the Port of Pasco contract for airport security work. The cars will be rotated through the fleet. Having the additional cars does give some benefit. Sheriff Lathim said he is not convinced that buying the used cars is the route to go. He doesn't know what equipment is on the cars. We're talking about losing a year's worth of service. You've lost one year right off the bat.

Mr. Koch said the difference in cost is \$20,000 compared to \$35,000. That's a lot of interest.

Mr. Fife said we don't have to get them all at one time. We can get what you need now, then more in July. It is all subject to availability of used cars from Salt Lake County.

Mrs. Corkrum asked Mr. Fife is your question for us to approve going for a loan? Mr. Fife said he is requesting approval to send a letter of intent to get a loan. We only need two cars right away. Sheriff Lathim said that is correct. Mr. Fife said the letter sets up how many bonds need to be sold. We could tell the state treasurer how much it costs for two new cars and then if we decide to buy the used ones from Salt Lake, it will be okay. In response to Mr. Bowen's question, Mr. Fife said the letter of intent would not be to buy a used car but just telling them how much we want set aside for the loan. We would have time to figure out what we're going to do.

Mrs. Corkrum said if we went with the Salt Lake vehicles at \$20,000, what is budgeted for 2007 would pay for all four of them, whereas if we go with new ones we're going to be short. Mr. Fife said there would need to be some shifting around of budget funds. Mrs. Corkrum said before she can make a decision other than the letter of intent, she would have to have it all on paper. Mr. Koch said the paperwork should show the

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difference between new and used and length of service. Mr. Fife thinks the mileage usage per vehicle will go down by shifting the vehicles between the Port of Pasco work and the regular road work.

Sheriff Lathim said there is only \$24,806 budgeted for vehicle costs this year so we didn't budget \$80,000 or whatever you're thinking here. Mr. Fife said that's why we're getting a loan. Mrs. Corkrum said if you're getting a loan for cheaper vehicles, in the long run it will save money. Sheriff Lathim said to remember in buying a used car that's one or two years old for \$20,000 with 23,000 to 29,000 miles and a brand new car with zero miles can be purchased for \$21,000. The new car doesn't have any equipment but the used cars don't have all the equipment either. Sheriff Lathim said I need two cars March 1 and today is January 3. Mr. Fife said there are cars available in Salt Lake right now. Sheriff Lathim said we could also have new cars by that time if we ordered this week.

Mr. Miller asked what does it cost to put equipment on each car? Sheriff Lathim said a new car with sales tax and equipment was \$41,000. If we buy used computers, it would cost \$3000 less, about \$38,000 to \$39,000 with sales tax.

Mr. Bowen said he doesn't think it's fair to put the Board under pressure that you have to have it by March 1 without having all the information. Mr. Fife is asking for *authorization* to send the letter of intent. He would recommend sending the letter of intent for all four new vehicles. If we choose to not purchase all four, that's okay. We don't have to do the loan.

Mr. Koch said he would support that letter of intent.

Motion – Mrs. Corkrum: I move we approve the county engineer to write a letter of intent to the State Treasurer loan program to purchase sheriff's vehicles. Second by Mr. Miller. 3:0 vote in favor.

Mr. Miller asked if the letter of intent is for used and/or new. Mr. Fife said we will put in the total amount that we want as if for new vehicles. If we end up buying used vehicles, that will be okay.

Joe Chapman and Ryan Verhulp remained in the audience.

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Flooding

Some roads, both gravel and paved, have washed out in the north part of the county from rain coming onto frozen ground. Warehouse Road is one.

Sheriff's Vehicles

The Board asked Mr. Fife about replacement of Sheriff's vehicles. He suggested adding some amount for replacement costs during the negotiation process with the Port of Pasco in two years. Any additional amount collected could be put it into a replacement fund. Mr. Bowen does not think there will be extra funding.

PROSECUTOR

Chief Civil Deputy Prosecutor Ryan Verhulp met with the Board. Present in audience: Tri-City Herald Reporter Joe Chapman.

Executive Session at 10:57 a.m. regarding litigation or potential litigation based on RCW 42.30.110(1)(i) expected to last 10 minutes. Mr. Chapman left the meeting.

Open Session at 11:07 a.m. Mr. Chapman returned to the audience.

Motion – Mrs. Corkrum: I move we deny the claim for Barbara A. Maiers with the incident at TRAC. Second by Mr. Miller. 3:0 vote in favor. This is Resolution 2007-005 regarding Claim #2006-006.

HUMAN RESOURCES

Human Resources Director Rosie H. Rumsey met with the Board.

Human Services

Ms. Rumsey gave the Board an update on preparation of a contract for the Human Services Director.

Coroner Dan Blasdel joined the meeting.

Payroll

Auditor Zona Lenhart joined the meeting.

Ms. Rumsey told the Board that some deductions were made improperly to some health insurance following the employees' open enrollment period. Ms. Rumsey and Ms. Lenhart explained how the problem will be resolved.

Deputy Coroner

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Ms. Rumsey asked for Board direction regarding the Change of Status form for the Deputy Coroner whose salary is to be 50% of the coroner's salary. All other deputies are two grades below the elected official. Mrs. Corkrum said she thinks this is an unusual event. Ms. Rumsey asked that it be done by resolution because it is unusual.

Mr. Koch said the word "deputy" is being used in two different ways. She is not a commissioned officer deputy. Mrs. Corkrum said she is not an office deputy.

Mr. Blasdel said her title is chief deputy coroner.

Ms. Rumsey said she needs the resolution so she has authority to sign the Change of Status form. It will effectively take the position off the salary matrix.

Motion – Mrs. Corkrum: I move we approve the deputy coroner at 50% of the elected coroner's salary. Second by Mr. Miller. 3:0 vote in favor. Resolution 2006-006 was assigned.

Recessed at 11:25 a.m.

Reconvened at 1:38 p.m.

AUDITOR

Auditor Zona Lenhart met with the Board.

Family Medical Leave

The Board answered Ms. Lenhart's questions about the Family Medical Leave policy.

Elections Center Conference

Ms. Lenhart asked for approval for herself and Elections Supervisor Diana Killian to attend the Elections Center conference in Savannah, Georgia, on February 14 through 18. It is a Federally-recognized program. We can receive credit for workshops we attend. The cost is estimated at \$5072. The Board asked do you have it in your travel budget? Ms. Lenhart said no. The training is for the national elections work.

Mr. Koch asked if there is any travel money in your budget that you could put against it. Ms. Lenhart said all of our travel money is basically associated with fixed costs. She can check if there is any money available in the travel fund.

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The 2007 budget figures were reviewed. The Auditor's Office has \$4500 allocated for the whole year.

Ms. Lenhart will attempt to get a Help Americans Vote Act (HAVA) grant to reimburse tuition and registration money. We won't know the answer until after the conference.

Mr. Bowen said there is \$139,000 in Contingency. He would ask the Board to not use the Rainy Day contingency money which is a separate fund. Mrs. Corkrum would say to take the funds out of Contingency. Ms. Lenhart said we are going to make every effort to get as much grant funding as they will allow us to have. She will work on getting the airline flights at a lower cost. Mr. Koch said go ahead. Mr. Bowen asked Ms. Lenhart to contact his secretary to prepare a transfer resolution and to try to obtain cheaper airline fares.

COUNTY ADMINISTRATOR

County Administrator Fred Bowen met with the Board.

AmeriSuites Overflow Parking

A-1 Hospitality owner Vijay Patel is applying for applications from the city to put in a large hotel on the property near TRAC. A-1 Hospitality owns 3-1/2 acres but will need overflow parking capacity. The additional parking may be needed if there is 100% occupancy but is not expected to occur on a consistent basis. Mr. Bowen asked for approval of a letter regarding the requested 65 overflow parking spaces. He said an agreement for the use of the parking spaces would be needed.

Motion – Mrs. Corkrum: I move we send Mr. Vijay Patel of A-1 Hospitality, LLC, a letter for overflow parking. Second by Mr. Miller.

Discussion: The Board discussed the availability of other unpaved parking. Mr. Bowen said the county intends at some point to pave some grass areas. Mr. Bowen has notified Mr. Patel that if the areas are paved, Mr. Patel will be asked to participate in the cost. He said there is plenty of parking room. Mr. Bowen thinks it will have to be a 20-year agreement at a minimum.

3:0 vote in favor. (Exhibit 5)

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2007 Legislative Issues

Mr. Bowen has received a request from TRIDEC to provide a list of legislative issues. The Board determined some issues are:

Need for capital funds to help with jail expansion.

Continued funding for Courthouse renovation.

Remove supplanting language in 3/10 of 1% criminal justice tax. Mrs. Corkrum said we need money to support what we have now, not adding to something.

Payment in lieu of taxes (PILT) funding for Coyote Ridge expansion.

Permanent funding for county indigent defense.

Additional state funding for Road 170.

TRAC 2006 Deficit

TRAC 2006 budget figures were reviewed. The final closeout numbers are not yet available. The current estimate is \$321,745 for the total deficit. A draft resolution has been prepared but the final numbers are not yet available. The \$200,000 that was put into TRAC's budget earlier this year has been turned into a TRAC subsidy payment by Franklin County which is part of the \$321,745. The County's responsibility is \$264,235. The City of Pasco is responsible for \$57,500.

For 2007, the county will pay 100% of the subsidy upfront minus the bond payment. Pasco will also be asked to pay 100% of cash flow subsidy upfront.

Executive Session at 2:19 p.m. regarding review of performance of public employees based on RCW 42.30.110(1)(g) expected to last 15 minutes.

Executive Session continued at 2:39 p.m. expected to last 15 minutes.

Open Session at 2:52 a.m.

The Board reviewed the draft resolution again. Once final figures are known, Mr. Bowen is recommending transferring the full 2007 TRAC subsidy minus the bond payments.

Facilities

There was discussion about various work that needs to be done such as window cleaning using a high-lift apparatus. Some window replacement needs to be done.

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Prescription Drug Card

Mr. Bowen reported on information he has obtained about the prescription drug card program. The liability is an issue for Washington state. In addition, the Risk Pool is not sure they could cover the insurance if there were problems.

Mr. Koch explained to Mr. Miller that the National Association of Counties (NACo) is backing a program by a national company that offers a drug discount program to counties that are part of NACo. The program gives a discount for people with no medical insurance of about 20% on prescriptions.

Mr. Bowen said that efforts are being made to work out the problems for using the cards in Washington state.

Mrs. Corkrum asked Mr. Bowen to talk to the NACo person that is overseeing the program and ask him about liability in Washington state. Mr. Bowen said Washington state is one of only two states that has no limit on liability. Mrs. Corkrum does not think there is much liability for the county. Mr. Koch can see the possibility for county liability.

Adjourned at 3:45 p.m.

OUT-OF-STATE TRAVEL REQUEST

THE BOTTOM 2 COPIES OF THIS FORM WILL GO TO THE TREASURER FOR PICK UP OF FUNDS WHICH WILL BE AVAILABLE THE DAY BEFORE DEPARTURE UNLESS OTHERWISE NOTIFIED

Name: Tim Waters
 Dates: January 8-9, 2007
 Destination: Portland, OR
 Purpose: Present research at Pacific NW Insect Mgmt Conf
 Account/Budget #: 020-571.21.43

ESTIMATED EXPENSE

Mileage -0- Miles @ Per Mile \$ County Van
 Meals..... \$ 30.00
 Lodging..... \$ 118.13
 Registrations, Fares & Parking Fee..... \$ 48.00
 Supplies..... \$ -0-
TOTAL..... \$ 196.13

Recommended: *Lauri Sharkey* 12/22/06
 (Elected Official/Dept. Head) (Date)

Examined and allowed by the Board of Commissioners, Franklin County, Washington

Jan 3, 2007
[Signature], Chair
Eva Lockman Member
Bill Miller Member

ADVANCED TRAVEL (TO BE FILLED OUT BY TREASURER'S OFFICE)

	Original Advance	Additional Funds	Returned Funds	Actual Expenses
Check No.	_____	_____	_____	
Date	_____	_____	_____	
Amount	_____	_____	_____	\$ _____

Received by: _____

FRANKLIN COUNTY ACTION SUMMARY

Agenda Item: Premier Properties	TYPE OF ACTION NEEDED	Consent Agenda
Meeting Date: January 3, 2007	Execute Contract	Public Hearing X
Subject: SP-2006-21 to short plat 320.85 acres into three (3) lots	Pass Resolution X	1st Discussion
	Pass Ordinance	2nd Discussion
Prepared By: Greg Wendt	Pass Motion X	Other: <i>Preliminary Approval</i>
Reviewed By: Jerrod MacPherson	Other	

BACKGROUND INFORMATION:

The applicant has applied to short plat 320.85 acres into three (3) lots. As proposed, Lot #1 is approximately 6.16 acres, Lot #2 is approximately 6.36 acres, and Lot #3 is approximately 308.33 acres in size. The property is zoned Agricultural Production 20 (AP-20).

The property is east of Pasco, north of the Pasco Kahlotus Highway, along the west side of Peterson Road near site address 1381 Peterson Road (110-560-494 and 110-560-485).

As submitted, the application is in compliance with the standards specified in the County Subdivision Ordinance #3-2000.

According to Chapter 8 of the County Subdivision Ordinance, the Board of County Commissioners shall, after conferring with appropriate officials and agencies, make and enter findings into the record and determine whether the short plat be approved with conditions, returned to the applicant for modification or denied.

FINDINGS OF FACT: (Chapter 8, Section 8.10 Subdivision Ordinance):

- 1). The proposed lots **do conform** to the Comprehensive Plan and Zoning Requirements;
- 2). The proposed short subdivision **does contribute** to the orderly development and land use patterns in the area;
- 3). The proposed lots **are served** with adequate road system/means of access, fire protection, drainage, water supplies and means of sanitary sewage disposal;
- 4). Land **is required** to be dedicated for public right-of-way;
- 5). Utility and irrigation easements **are required** to serve the proposed lots within the short plat and/or adjacent properties;
- 6). The public use and interest **will be** served by permitting the proposed divisions of land;

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- 7). Subdivision improvements **are not required** for this application and **therefore are not** required to be guaranteed by one of the methods described in the Subdivision Ordinance.

CONDITIONS OF APPROVAL:

1. **Benton Franklin Health Department:** The applicant shall meet and comply with the requirements of the Benton-Franklin Health Department (see letter dated December 5, 2006 for specifics).
2. **Franklin PUD:** Applicant shall meet and comply with the requirements of the Franklin PUD. The PUD has no additional corrections or additions to the short plat.
3. **Fire Code Official:** The separation standards listed on the face of the plat (Note 4) are required for this short plat.
4. **United States Bureau of Reclamation:** The land does not involve any project facilities.
5. **Franklin County Public Works:** The 30 foot access easement along the east boundary of the plat shall be dedicated for future road purposes and be shown as such on the plat.
6. **Franklin County Planning Department:**
 - a. Short Plat approval shall be effective for one (1) year (per Co. Subdivision Ordinance, Section 8.14). If final recording has not occurred within the one-year time period, reapplication shall occur.
 - c. Park Dedication fees do apply to this short plat. Lots 1 and 3 are subject to Park Dedication Fees (\$50.00 per new lot/expected new dwelling unit). This fee may be paid prior to recording the final subdivision plat or at the time when a building permit for a new home is to be issued for Lots 1 and 3. If the applicant chooses to not pay the fee prior to recording, **then a statement shall be placed on the plat stating that Park Dedication Fees apply to Lots 1 and 3. This shall be paid prior to building permit issuance for a new home on Lot 1 and 3.**
 - d. Signature Blocks shall be provided for the following: County Engineer, County Auditor, Franklin PUD, Benton-Franklin Health Department, County Treasurer, Chairman-Board of County Commissioners.
 - e. The Final Short Plat shall be developed in accordance with the County Subdivision Ordinance. See Chapter 8 of Ordinance 03-2000 for specifications.

MOTION

Grant preliminary approval of Short Plat 2006-21, subject to the seven (7) findings of fact and six (6) conditions of approval.

FRANKLIN COUNTY ACTION SUMMARY

Agenda Item: Pasco Church of God	TYPE OF ACTION NEEDED	Consent Agenda
Meeting Date: January 3, 2007	Execute Contract	Public Hearing X
Subject: SP-2006-22 to short plat 1.0 acre into two (2) lots.	Pass Resolution X	1st Discussion
	Pass Ordinance	2nd Discussion
Prepared By: Greg Wendt	Pass Motion X	Other: <i>Preliminary Approval</i>
Reviewed By: Jerrod MacPherson	Other	

BACKGROUND INFORMATION:

The applicant has applied to short plat 1.0 acre into two (2) lots. As proposed, each lot will be approximately a ½ acre in size. The property is zoned Residential Suburban 20,000 (RS-20).

The property is south of Argent Road, north of Court Street, at the northeast corner of Road 56 and W. Richardson Road near site address 5521 W. Richardson Road (118-532-491).

As submitted, the application is in compliance with the standards specified in the County Subdivision Ordinance #3-2000.

According to Chapter 8 of the County Subdivision Ordinance, the Board of County Commissioners shall, after conferring with appropriate officials and agencies, make and enter findings into the record and determine whether the short plat be approved with conditions, returned to the applicant for modification or denied.

FINDINGS OF FACT: (Chapter 8, Section 8.10 Subdivision Ordinance):

- 1). The proposed lots **do conform** to the Comprehensive Plan and Zoning Requirements;
- 2). The proposed short subdivision **does contribute** to the orderly development and land use patterns in the area;
- 3). The proposed lots **are served** with adequate road system/means of access, fire protection, drainage, water supplies and means of sanitary sewage disposal;
- 4). Land **is not required** to be dedicated for public right-of-way;
- 5). Utility and irrigation easements **are required** to serve the proposed lots within the short plat and/or adjacent properties;
- 6). The public use and interest **will be** served by permitting the proposed divisions of land;

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- 7). Subdivision improvements **are not required** for this application and **therefore are not** required to be guaranteed by one of the methods described in the Subdivision Ordinance.

CONDITIONS OF APPROVAL:

1. **Benton Franklin Health Department:** The applicant shall meet and comply with the requirements of the Benton-Franklin Health Department (see letter dated December 5, 2006 for specifics).
2. **Franklin PUD:** Applicant shall meet and comply with the requirements of the Franklin PUD, this includes providing a 10' utility easement across the northern 10' of Lot 2.
3. **Franklin County Assessor:** Dimensions shall be identified along the north and south boundaries of Lot 1 and 2.
4. **Fire Code Official and FD #3:** Two (2) fire hydrants are currently located in the general vicinity. No comments or requirements.
5. **Franklin County Irrigation District:** Applicant shall meet and comply with the FCID standards including the placement of a valve on each lot.
6. **City of Pasco:** The applicant shall meet and comply with Pasco standards for extending city water service to the properties. Further, Curve C-1 on the plat shall have a radius of 25' rather than 20'.
7. **Franklin County Public Works:**
 - a. The right of ways for Road 56 and Richardson Road shall be shown on the plat as dedicated.
 - b. Closure notes were sent with the preliminary plat and check out OK for closure but the surveyor failed to put the individual lot dimensions on the plat that match the closure sheets....Add these distances to the plat.
 - c. **Add the following notes to the plat:** i) Approach permits are required for any new approaches onto county roads; and ii) Lot owners shall agree to participate in future L.I.D./R.I.D.'s for roads, drainage, curb & gutters, streetlights, storm sewers and water and/or sanitary sewers.

Action Summary
SP-2006-22
Page 3

8. **Franklin County Planning Department:**

- a. Short Plat approval shall be effective for one (1) year (per Co. Subdivision Ordinance, Section 8.14). If final recording has not occurred within the one-year time period, reapplication shall occur.
- c. Park Dedication fees do apply to this short plat. Lot 2 is subject to Park Dedication Fees (\$300.00 per new lot/expected new dwelling unit). This fee may be paid prior to recording the final subdivision plat or at the time when a building permit for a new home is to be issued for Lot 2. If the applicant chooses to not pay the fee prior to recording, **then a statement shall be placed on the plat stating that Park Dedication Fees apply to Lot 2. This shall be paid prior to building permit issuance for a new home on Lot 2.**
- d. Signature Blocks shall be provided for the following: County Engineer, County Auditor, Franklin County Irrigation District, Franklin PUD, Benton-Franklin Health Department, County Treasurer, Chairman-Board of County Commissioners.
- e. The Final Short Plat shall be developed in accordance with the County Subdivision Ordinance. See Chapter 8 of Ordinance 03-2000 for specifications.

MOTION

Grant preliminary approval of Short Plat 2006-22, subject to the seven (7) findings of fact and eight (8) conditions of approval.

VOUCHER APPROVAL

WE, THE UNDERSIGNED BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, WASHINGTON DO
 HEREBY CERTIFY THAT THE MERCHANDISE OR SERVICES HEREINAFTER HAVE BEEN RECEIVED AND
 APPROVED FOR PAYMENT IN THE AMOUNT OF \$59,070.07 ON THIS 3RD DAY OF JANUARY 2007.

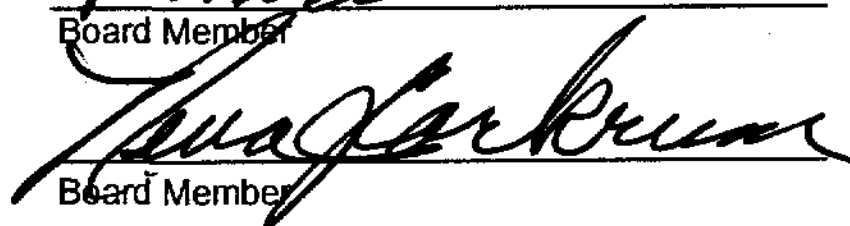
COUNTY ROAD FUND

15000

150 000 001 540 00

2006 Vouchers


 Board Member


 Board Member


 Board Member

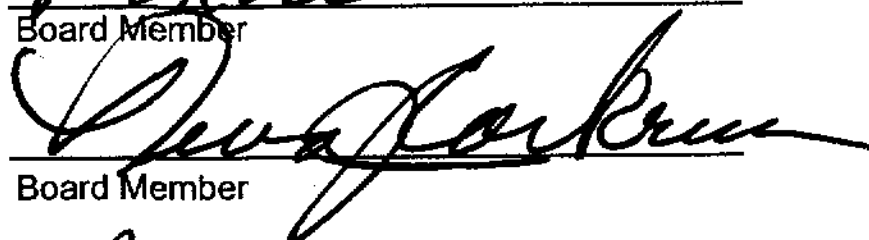
Voucher #	Claimant	Purpose	Amount
	ADVANCE TRAVEL FUND	reimburse fund	173.00
	BRUTZMAN'S, INC.	d-ring binder/clip binders	163.84
	CITY OF PASCO	monthly service	170.90
	DEPT OF GENERAL ADMIN.	state purchasing subscription fee	500.00
	FRANKLIN CO GRAPHIC	construction completion ads	51.00
	FRANKLIN CO INFO SERVICES	backup phone line	39.51
	GENERAL SUPPLY	multifold towels	91.73
	HDR ENGINEERING	professional services	8,062.22
	HUSK OFFICE SUPPLIES	office supplies	65.70
	INFRASTRUCTURE SOFTWARE	modity structure of GL	593.75
	ENVIROTECH SERVICES, INC.	ice slicer RS	2,964.79
	GARY FITCH	reimburse for cell phone	270.00
	LEN LANGSTON	tuition reimbursement	1,679.00
	PPI GROUP	safety vests/yellow caps/pink tape	473.70
	SAFETYLINE	orange vest liner	105.10
	WIRELESS CONNECTIONS, LLC	FCC licensing	650.00
	MV&PW EQUIPMENT FUND-ER	equipment rent for Dec 06	32,723.92
	MV&PW EQUIPMENT FUND-PITS	rock supply for Dec 06	1,935.65
	PACIFIC OFFICE AUTOMATION	printer cartridge	157.04
	PORT OF PASCO	rent on bldg and land/breakfast	3,470.79
	PATTY PRUETT	clean Connell shop	585.00
	TRIMBLE FINANCIAL SERVICES	R8 GNSS Base & Rove	1,543.81
	U.S. LINEN	service	119.46
	W.F.O.A.	renew membership	100.00
	W.S.A.C.E.	WSACE/NACE dues	760.00
	DOT	appraisal reivews	1,292.66
	W.W. GRAINGER	utility heater	327.50

2006 VOUCHERS**VOUCHER APPROVAL**

WE, THE UNDERSIGNED BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, WASHINGTON DO
 HEREBY CERTIFY THAT THE MERCHANDISE OR SERVICES HEREINAFTER HAVE BEEN RECEIVED AND
 APPROVED FOR PAYMENT IN THE AMOUNT OF \$16,921.89 ON THIS 3rd DAY OF JANUARY, 2007.

MV&PW EQUIPMENT FUND**500 000 001****548.60**


Board Member



Board Member



Board Member

Voucher #	Claimant	Purpose	Amount
	Astley's Automotive Warehouse	Filters, spacers, carb cleaner	106.05
	Central Hose & Fittings, Inc.	Hose, stems, protector, fittings	250.95
	City of Pasco	Service: 11/09/06-12/08/06	14.31
	Columbia Basin Paper & Supply	Singlefold towels	96.39
	Columbia Grain & Feed, Inc.	Rope, air filters, screws	157.57
	Connell Grange	Soap stone, paint pen acetylene, lumber	94.87
	Critzer Equipment	Starter, ejector, beacons, pup cylinders	8,970.24
	Financial Consultants Int'l, Inc.	Lease pymt. #33: 2 2000 Chev pickups	832.97
	G&R Ag Products, Inc.	Orifice plate, teejet body, cap & hose shank	121.46
	Instrument Sales & Service, Inc.	NS blower motor assy.	83.99
	Russ Dean Ford	Credit, boots, spark plugs, starter motor, gaskets	334.15
	Tifco Industries	Wire ties, batteries, nuts, washers, cap screws	200.11
	U.S. Linen	Towels, coveralls, laundry bags, mats	197.54
	Wingfoot Commercial Tire, Inc.	Tires	194.31
	Wondrack Distributing	Leaded & unleaded fuel	5,261.28
	W.W. Grainger, Inc.	Thermocouple for shop heater	5.70

VOUCHER APPROVAL

WE, THE UNDERSIGNED BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, WASHINGTON DO
HEREBY CERTIFY THAT THE MERCHANDISE OR SERVICES HEREINAFTER HAVE BEEN RECEIVED AND
APPROVED FOR PAYMENT IN THE AMOUNT OF \$1,018.03 ON THIS 3RD DAY OF JANUARY 2007.

SOLID WASTE FUND

152 001 001

539 10

2006 Vouchers

Board Member



Board Member



Board Member

Voucher #	Claimant	Purpose	Amount
	CAROLINA BIOLOGICAL SUPPLY	nagnifier/stereomicro	1018.03

VOUCHER APPROVAL


WE, THE UNDERSIGNED BOARD OF COUNTY COMMISSIONERS OF FRANKLIN COUNTY, WASHINGTON DO
HEREBY CERTIFY THAT THE MERCHANDISE OR SERVICES HEREINAFTER HAVE BEEN RECEIVED AND
APPROVED FOR PAYMENT IN THE AMOUNT OF \$1,125.00 ON THIS 3RD DAY OF JANUARY 2007.

SOLID WASTE FUND**152 002 001****523 30****2006 Vouchers**

Board Member



Board Member



Board Member

Voucher #	Claimant	Purpose	Amount
	NORTHWEST TIRE RECYCLING	tire recycling	1125.00

January 3, 2007

Neva J. Corkrum
District 1

Robert E. Koch
District 2

Frank H. Brock
District 3

Fred H. Bowen
County Administrator

Rosie H. Rumsey
Human Resources Director

Patricia L. Shults
Executive Secretary

Board of County Commissioners
FRANKLIN COUNTY

January 3, 2007

Mr. Vijay Patel
A-1 Hospitality, LLC
411 SW Dorian Avenue
Pendleton, OR 97801

Re: **Over-flow Parking**

Dear Mr. Patel:

The Franklin County Board of Commissioners discussed allowing your hotel(s) the use of the south side of the TRAC Center parking lot for overflow parking. The Board is in agreement that 65 spaces may be used as overflow parking with the condition that an additional 90-rooms be added either by expanding your existing hotel or building a new hotel as per our conversations.

An Interlocal Agreement will be established between Franklin County and A-1 Hospitality for the use of the 65 over-flow parking spaces. The terms, conditions and details will be detailed in the agreement.

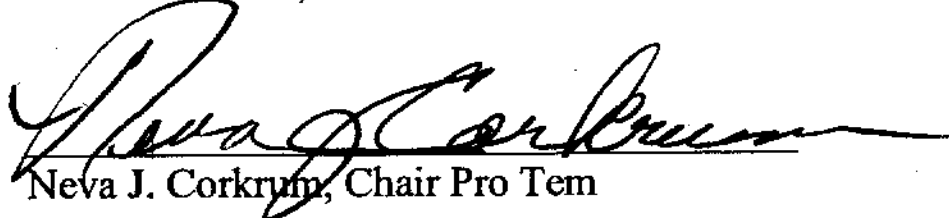
Please forward a copy of this letter with your application to the City of Pasco to verify the County's intent to provide over-flow parking for the hotel(s).

Sincerely,

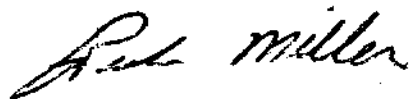
BOARD OF COUNTY COMMISSIONERS
FRANKLIN COUNTY, WASHINGTON



Robert E. Koch, Chair



Neva J. Corkrum, Chair Pro Tem



Rick Miller, Member

COMMISSIONERS RECORD 48
FRANKLIN COUNTY
Commissioners' Proceeding for January 3, 2007

There being no further business, the Franklin County Board of Commissioners meeting was adjourned until January 8, 2007.

BOARD OF COUNTY COMMISSIONERS
FRANKLIN COUNTY, WASHINGTON



Chairman

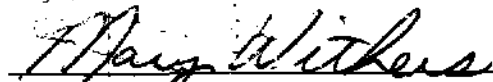


Chairman Pro Tem



Member

Attest:



Clerk to the Board

Approved and signed January 17, 2007.