

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, December 11, 2024
9:00 a.m.

Senator Hearing Room
555 Court Street NE
Salem, OR 97301

PRESENT: Commissioner Kevin Cameron, Commissioner Danielle Bethell, and Commissioner Colm Willis. Also present were Jan Fritz, chief administrative officer, Steve Elzinga as county counsel, and Brenda Koenig as recorder.

Commissioner Cameron called the meeting to order at 9:00 a.m.
Commissioner Willis arrived at 9:04 a.m.

(Video Time 00:00:54)

PUBLIC COMMENT

David Beem:

- Mr. Beem expressed the following:
 - He is an advocate for individuals with special needs in the City of Salem;
 - He wished county employees a happy holiday; and
 - He would like the city and the county to work together on the budget.

(Video Time 00:02:01)

CONSENT

HUMAN RESOURCES

1. Approve the Contract for Services with Cascade Centers, Inc., dba, Canopy Wellbeing in the not-to-exceed amount of \$130,000 to provide Employee Assistance Program (EAP) services to Marion County employees effective January 1, 2025, through December 31, 2026.

MOTION: Commissioner Bethell moved for approval of the consent agenda. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:02:39)

MOTION: Commissioner Bethell moved to remove item number #2 under Action from the Board Session Agenda. Seconded by Commissioner Cameron; motion carried. A voice vote was unanimous.

(Video Time 00:03:30)

ACTION

BOARD OF COMMISSIONERS

2. Consider approval of the Memorandum of Understanding with Marion County Public Works to utilize American Rescue Plan Act (ARPA) funding in the amount of \$600,000 for the ARPA - Fargo Interchange Service District Sewer Collection System Improvements project through December 31, 2026. –Brian Nicholas

Motion made and approved to remove this item from the agenda.

(Video Time 00:03:32)

3. Consider approval of the Beneficiary Agreement with Hope Pregnancy Clinic to utilize American Rescue Plan Act (ARPA) funding in the amount of \$749,000 through December 31, 2026, to assist with the construction of a pregnancy clinic that will provide medical services to disadvantaged women with a low-to-moderate income within Marion County. –Chris Eppley

Summary of presentation:

- The Beneficiary Agreement between Marion County and Hope Pregnancy Clinic is for the construction of a pregnancy clinic including:
 - Staff offices; and
 - Counseling offices.
- The clinic will provide medical services to disadvantaged individuals and families with a low-to-moderate income;
- The center will be located in a designated census tract that has been identified by the United States Department of Housing and Urban Development (HUD) as meeting the low-to-moderate income requirements;
- The total project is anticipated cost is \$4,383,920;
- Marion County has agreed to provide grant funding in the amount of \$749,000 for the project; and
- The anticipated occupancy date is December of 2025.

Board discussion:

- Commissioner Bethell expressed the following:
 - The county provided funding two years prior to increase the capacity in their original clinic;

- The county also provided funding for the clinic to collaborate with Marion County Health and Human Services (MCHHS) and Catholic Community Services to provide a wraparound stabilization system of care for women navigating pregnancy;
- The funding assistance improves community health;
- Facts and data matter;
- The current facility is located in a predominantly white, low-income community, in north Salem;
- The largest population that the organization provides service to is Hispanic;
- The clinic is doing a great job with outreach and breaking down cultural barriers;
- The clinic incentivizes women to get appropriate care;
- The agreement will assist with closing the funding gap;
- The agreement expands access to services that the county provides;
- The clinic can take the funding dollars further because they have fewer restrictions; and
- The clinic's unique services will help more individuals.
- Commissioner Willis expressed the following:
 - The county supports things that work;
 - If there is no data to support, then the county does not support:
 - Programs need to work and help individuals;
 - The county may provide resources to assist; and
 - If programs do not work, then the resources need to be used somewhere else.
 - Hope Pregnancy Clinic does a good job of coordinating with Salem Health for women struggling with substance abuse:
 - Substance abuse negatively impacts babies.
 - The clinic helps women who have different life challenges.

Motion: Commissioner Willis moved to approve the Beneficiary Agreement with Hope Pregnancy Clinic to utilize American Rescue Plan Act (ARPA) funding in the amount of \$749,000 through December 31, 2026, to assist with the construction of a pregnancy clinic that will provide medical services to disadvantaged women with a low-to-moderate income within Marion County. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:10:36)

COMMUNITY SERVICES

4. Consider approval of the Emergent Economic Opportunity Program Agreement with Salem Baseball Club, LLC, in the amount of \$300,000 to support synthetic turf and lighting improvements at Willamette University's baseball and softball stadiums with an ending term date of one year from execution –Kelli Weese

Summary of presentation:

- The agreement will support improvements for Willamette University's softball and baseball fields;
- Willamette University will be able to add synthetic turf fields and lights to both facilities;
- The goal is to improve the stadiums so that they can provide additional resources for the Salem-Keizer School District (SKSD):
 - High schools will be able to utilize the fields for games and tournaments.
- The grant application's estimated total cost is \$8.08 million:
 - The organization has raised \$6.6 million to date.
- The proposed grant agreement entails the following:
 - The one-time allocation of \$300,000 will utilize lottery funding from the county's economic development program;
 - The term is for one year with an option to extend up to two years; and
 - Requirements to receive the funding include:
 - A presentation to the Marion County Board of Commissioners during the development phase; and
 - The project's marketing must include Marion County Economic Development as a funding source.

Luke Emanuel:

- Mr. Emanuel expressed the following:
 - He is the owner of Salem Baseball Club, LLC;
 - The original goal was to find synthetic turf for local high schools to use:
 - Local high schools cannot afford synthetic turf.
 - Other jurisdictions in Oregon turfed one or two fields and made it available to all youth in the school district;
 - Baseball teams were created as a funding mechanism to utilize the fields during the summer:
 - This method will also be used for future replacements.
 - Willamette University's fields are centrally located and easily accessible;
 - The university has contractually agreed to make the fields available to SKSD every day of the week;
 - A district wide athletic director and not the university will perform the scheduling;
 - There will be set times every day for field usage;

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- Additional organizations that will utilize the fields include:
 - The Young Men’s Christian Association (YMCA);
 - The Boys and Girls Club; and
 - The Special Olympics.
- A wider spectrum of abilities and athletes will be able to utilize the fields during the summer; and
- It is a good start for obtaining fields that kids can use on a year-round basis.

Board discussion:

- Commissioner Willis expressed his appreciation to Mr. Emanuel for:
 - Envisioning the project;
 - Seeing the potential;
 - Explaining the vision to other people;
 - Bringing people together to accomplish the project; and
 - His passion for youth sports and the project.
- This project has been in the works for three years; and
- Transportation challenges have been a barrier in school sports:
 - Currently schools are busing teams to the cities of McMinnville or Wilsonville during the spring when it is wet;
 - Utilizing the university fields will create significant travel savings;
 - Schools will be able to play closer to home;
 - Some schools cannot afford to travel;
 - Utilizing the university fields provides schools with the opportunity to host a spring break tournament locally; and
 - Schools cannot control the cost of transportation.

MOTION: Commissioner Bethell moved to approve the Emergent Economic Opportunity Program Agreement with Salem Baseball Club, LLC, in the amount of \$300,000 to support synthetic turf and lighting improvements at Willamette University’s baseball and softball stadiums with an ending term date of one year from execution. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:24:02)

5. Consider approval of the Grant Agreement with Soaring Heights Recovery Homes to utilize Health Opioid Grant Program funding in the amount of \$450,000 to support the acquisition of property for a new sober living home facility for individuals recovering from a substance abuse disorder through June 30, 2027. –Steve Dickey

Summary of presentation:

- Soaring Heights Recovery Homes provides transitional housing for individuals recovering from a substance abuse disorder;
- The Grant Agreement will assist with the purchase of another home for transitional housing;
- The request was submitted through the Community Development Block Grant (CDBG) and the HOME Investment Partnerships program’s application process:
 - The applications were reviewed and discussed in detail at a prior Work Session meeting; and
 - The county can utilize opioid grant funding as the program is related to substance abuse.
- Soaring Heights Recovery Homes has identified a property, and an offer has been accepted.

Eric Rasor:

- Mr. Rasor expressed the following:
 - He is the Executive Director of Soaring Heights Recovery Homes;
 - He is thankful for the support from Marion County;
 - The property is located in the City of Keizer;
 - The home is about 2,200 square feet with five bedrooms;
 - The home is ready for move-in; and
 - The home will be for women and children.

Board discussion:

- Neighbors of the proposed house are supportive with no negative feedback;
- There was a previous property that did have concerns from neighbors:
 - The purchase of the property was never finalized; and
 - Soaring Heights Recovery Homes selected another property for the transitional housing.
- More homes are needed that can accommodate animals:
 - Individuals experiencing homelessness will not part with their pets; and
 - There is a large cost associated with housing animals.
- The commissioners expressed their appreciation to Mr. Rasor for the work that he is doing.

MOTION: Commissioner Willis moved to approve the Grant Agreement with Soaring Heights Recovery Homes to utilize Health Opioid Grant Program funding in the amount of \$450,000 to support the acquisition of property for a new sober living home facility for individuals recovering from a substance abuse disorder through June 30, 2027. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:32:02)

HEALTH AND HUMAN SERVICES

6. Consider approval of the incoming funds Grant Agreement with the United States Department of Justice (DOJ) in the amount of \$550,000 for the Connect and Protect: Law Enforcement Behavioral Health Response Program through September 30, 2027. –Ryan Matthews.

Summary of presentation:

- The incoming funds federal grant award from the United States Department of Justice (DOJ) is for \$550,000;
- The grant contract has a term date of three years;
- The federal government was looking for projects that fostered law enforcement and behavioral health collaboration;
- The county has historically had four Mobile Crisis Response Teams (MCRT) consisting of one Qualified Mental Health Professional (QMHP) and one law enforcement officer that would respond to emergency calls:
 - A QMHP was paired with an officer from the following:
 - One QMHP with the Marion County Sheriff's Office;
 - Two QMHP's with the City of Salem Police Department; and
 - One QMHP with the City of Woodburn Police Department.
- Federal changes related to funding eliminated the MCRT;
- The county currently has a Community Response Team (CRT) that does not include a law enforcement officer;
- The county applied for and received grant funding to restore one MCRT:
 - Staff will continue to look for other funding options that can provide more MCRT's.
- Marion County Health and Human Services (MCHHS) and the Marion County Sheriff's Office (MCSO) are in the process of recruiting one MCRT;
- It is anticipated that the MCRT will be ready in February 2025;
- The team will work 10-hour shifts and be available four days a week;
- Data and outcomes will be collected and reported as part of the federal grant requirements; and
- There is a subset of calls that require a law enforcement presence.

Board discussion:

- Commissioner Bethell requested to see the grant application packets:

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- She would like to review the data in the packets;
- Visual aid is a great tool to describe the number of calls that have escalated for this type of response in the last two years;
- Calls for this type of crisis have grown exponentially in a year; and
- State and federal government agencies are unaware of the issue.
- Being able to dispatch an MCRT serves a lot of needs and provides safety;
- The board discussed the issue with United States Senator for Oregon, Ron Wyden and advocated for funding that supports MCRT; and
- If more data is available, then people have more support and can advocate for this model.

MOTION: Commissioner Bethell moved to approve the incoming funds Grant Agreement with the United States Department of Justice (DOJ) in the amount of \$550,000 for the Connect and Protect: Law Enforcement Behavioral Health Response Program through September 30, 2027. Seconded by Commissioner Willis; motion carried. A voice vote was unanimous.

(Video Time 00:42:52)

Commissioner Cameron stated that Board Session Agenda items #7, #8, and #9 are very similar and are connected to the same project. Staff will provide one presentation for all three agenda items followed by three separate motions.

(Video Time 00:43:12)

PUBLIC WORKS

7. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AB01300 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

Summary of presentation:

- Marion County received federal funds for improvements to Center Street located in the City of Salem:
 - The improvements will be from Lancaster Drive to 45th Place NE.
- The project scope entails:
 - Widening Center Street on the north side of the road;
 - Installing the following:
 - A center turn lane;
 - Bike lanes; and
 - Sidewalks.
 - Stormwater improvements; and
 - Enhanced pedestrian crossings.
- Staff presented the resolutions to the board at a prior Board Session meeting:

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- During final review of the appraisals, it was determined that easement language needed to be updated for the benefit of the property owners.
- Language revisions entail the following:
 - A four-year term date was added for a temporary easement:
 - This allows the county to access properties in the event additional work is needed; and
 - The county will pay the property owner for this right.
 - The language for an open drainage channel was removed from the easement language:
 - The county will not be able to construct an open drainage channel across a property's easement.
 - The language "We shall restore the topsoil and landscaping to as good of condition as it was prior to any such work" was included; and
 - The language "Grantee shall not construct storm improvements that would permanently block or impede access to the Grantor across said easement" was added.
- The county's intent is to not harm property owners with the easements; and
- The county wanted to make sure the easement language was clear.

Board discussion:

- The property owner's driveway will remain;
- Property owners will have access to their property;
- The county will not use the easement to cut the property owner off from their property;
- An issue regarding a tree on one of the properties has not been resolved:
 - Staff have updated the appraisal and continue to work with the property owner to find a resolution.
- The commissioners appreciate staff gently navigating and respectfully conversing with the property owners to try to come to an agreement that works for all parties.

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AB01300 as referenced in "Exhibit A", for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:48:39)

8. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W19DC03500 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W19DC03500 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:49:05)

9. Consider approval of a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AA01400 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. –Ryan Crowther and Shane Ottosen

MOTION: Commissioner Willis moved to approve a resolution to authorize acquisition and eminent domain of certain real properties for tax lot 072W30AA01400 as referenced in “Exhibit A”, for the Center Street: Lancaster Drive to 45th Place NE improvement project. Seconded by Commissioner Bethell; motion carried. A voice vote was unanimous.

(Video Time 00:49:29)

Board discussion:

- Mr. Crowther expressed the following for the Marion County project:
 - Staff are still working through the right-of-way acquisition;
 - Construction will not occur in the summer of 2025;
 - Staff do not have enough time to work through the federal process and still be able to bid on the project; and
 - Utilities work will start soon.
- Commissioner Bethell requested a schedule for contractors, on-site work dates, and the work location be posted on social media;
- More out-reach notices to neighbors and the community related to the project was requested; and
- Construction is anticipated to begin in 2026.

(Video Time 00:52:20)

Commissioner Cameron requested unanimous consent to return to Consent to allow Commissioner Willis the opportunity to vote on the agenda. Commissioner Willis voted aye for the Consent agenda.

(Video Time 00:52:36)

**PUBLIC HEARINGS
9:30 A.M.**

None.

Commissioner Cameron adjourned the meeting at 9:56 a.m.

CHAIR

COMMISSIONER

COMMISSIONER

Board Sessions can be viewed on-line at
<https://www.youtube.com/playlist?list=PLSUQ1gg6M78UsBE3q6w4rdf59Z5rXkEi5>