

BOARD OF COMMISSIONERS

MINUTES OF THE BOARD SESSION – Regular Session

Wednesday, July 20, 2016  
9:00 a.m.

Senator Hearing Room  
555 Court Street NE  
Salem, OR 97301

**PRESENT:** Commissioner Kevin Cameron, Commissioner Sam Brentano, Commissioner Janet Carlson. Also present were John Lattimer as chief administrative officer, Gloria Roy as county counsel and Kristy Witherell as recorder.

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

**PUBLIC COMMENT**

None.

**CONSENT**

*(Video Time 00:1:58)*

PUBLIC WORKS

Approve a resolution to initiate amendments to the Marion County Urban and Rural Floodplain Codes and set a public hearing for August 31, 2016.

Approve the Intergovernmental Agreement with Oregon Department of Transportation for \$400,000 in incoming funds for Public Works to provide chip seal application on a portion of Highway 214.

**MOTION:** Commissioner Brentano moved approval of the consent agenda. Seconded by Commissioner Carlson; motion carried. A voice vote was unanimous.

**ACTION**

*(Video Time 00:3:07)*

FINANCE

1. Consider approval of the sale of five tax foreclosed properties sold at public auction on June 23, 2016 and sign the contract of sale with each of the purchasers. – Caron Galvin-Price

***Summary of presentation:***

- Sold all five properties at the auction; and
- Only one went for the minimum bid, the rest bid up.

***Board discussion:***

- A two acre property in south Salem bid high, which is not normal.

**MOTION:** Commissioner Carlson moved for approval of the sale of five tax foreclosed properties sold at public auction on June 23, 2016 and sign the contract of sale with each of the purchasers. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

*(Video Time 00:7:30)*

HEALTH

2. Consider approval of an order to reappoint Melinda Veliz to the Marion County Health Advisory Board with a term ending January 31, 2020. – Patrick Vance

***Summary of Presentation:***

- Chair Patrick Vance of the Health Advisory Board introduced both appointees;
- Ms. Veliz has been a past member of the board; and
- Very active in healthcare and the community in Woodburn.

**MOTION:** Commissioner Brentano moved approval of an order to reappoint Melinda Veliz to the Marion County Health Advisory Board with a term ending January 31, 2020. Seconded by Commissioner Carlson; motion carried. A voice vote was unanimous.

*(Video Time 00:8:00)*

HEALTH

3. Consider approval of order to appoint Marybeth Beall to the Marion County Health Advisory Board with a term ending January 31, 2020.

***Summary of presentation:***

- Marybeth Beall shared her experience with public health and mental health in the community.

**MOTION:** Commissioner Carlson moved approval an order to reappoint Marybeth Beall to the Marion County Health Advisory Board with a term ending January 31, 2020. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

## PUBLIC HEARINGS 9:30 A.M.

*(Video Time 00:29:15)*

### CONTRACT REVIEW BOARD

A. Public hearing to consider an order granting an exemption to allow the use of a Construction Manager/General Contractor (CM/GC) solicitation as an alternative competitive process for a public improvement contract for the Juvenile Courts Expansion and Administration Remodel Project. – Camber Schlag, Colleen Coons-Chaffins

#### ***Summary of presentation:***

- Marion County public contracting rules require the use of the traditional invitation to bid on public improvement contracts;
- The board can choose to use an alternative contracting method such as CM/GC;
- CM/GC has been identified as the best option because of the critical nature of the work;
- Experience and technical ability more vital than simply being the lowest bid;
- Highlights:
  - Anticipates multiple firms;
  - Most likely opportunity to acquire a specialized, technical, peer reviewed and cost effective solution;
  - Allows successful techniques and the integration of building systems into an existing public safety facility;
  - Use of CM/GC allows the county to collaborate with moving staff regarding logistical details;
  - Juvenile Department building functions as a safety facility and occupants will be moved and returned upon completion:
    - Safety and functionality is essential during renovation project.
  - County will use experienced personnel;
  - Value engineering techniques may decrease costs;
  - By engaging the CM/GC early in the design, the county will maximize potential for cost savings;
  - Benefits the public by being cost effective; and
  - Encourages competition.

#### ***Board discussion:***

- CM/GC will hire local businesses and manage costs;
- Risk is shared by the county and CM/GC;
- A CM/GC will provide updates and work closely with the county; and
- The whole process is budget driven.

**MOTION:** Commissioner Brentano moved to close the public hearing and moved for approval an order granting an exemption to allow the use of a CM/GC solicitation as an alternative competitive process for a public improvement contract for the Juvenile Courts Expansion and Administration Remodel Project. Seconded by Commissioner Carlson; motion carried. A voice vote was unanimous.

B. Public hearing to consider an order granting an exemption to allow the use of a CM/GC solicitation as an alternative competitive process for a public improvement contract for the Sheriff's Office Parole and Probation and Central District Office Buildings Project. – Camber Schlag, Colleen Coons-Chaffins

**Summary of presentation:**

- Requests an exemption from the contract review board for the proposed the project;
- Specifications of the new buildings reviewed; and
- CM/GC identified as the best option for this project.


**Board discussion:**


- The Juvenile Courts expansion and administration remodel and the Sheriff's Office Parole and Probation and Central District Office buildings projects will be staggered.


**MOTION:** Commissioner Carlson moved to close the public hearing and moved for approval of an order granting an exemption to allow the use of a CM/GC solicitation as an alternative competitive process for a public improvement contract for the Sheriff's Office Parole and Probation and Central District Office Buildings Project. Seconded by Commissioner Brentano; motion carried. A voice vote was unanimous.

Commissioner Cameron read the calendar.

Commissioner Cameron adjourned the meeting at 9:52 a.m.

  
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CHAIR

  
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COMMISSIONER

  
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COMMISSIONER

**Board Sessions can be viewed on-line at <http://www.youtube.com/watch?v=VYF8Y6U7178>.**