



MARION COUNTY BOARD OF COMMISSIONERS

Management Update Summary Minutes

O R E G O N

August 19, 2025. 9:30 AM

Courthouse Square, 555 Court St. NE, Salem
5th Floor, Suite 5232, Commissioners Board Room

ATTENDANCE:

Commissioners: Danielle Bethell, Kevin Cameron, and Colm Willis.

Board's Office: Alvin Klausen, Trevor Lane, Rand Feres, Chris Eppley, Heather Inyama, and Matt Lawyer.

Legal Counsel: Steven Elzinga.

Public Works: Carl Lund, Ryan Crowther, Kevin Thompson, Brian May, Tsige Woldegiorgis, Brian Nicholas, and Shane Ottosen.

Health and Human Services: Teri Morgan, and Carol Heard.

Commissioner Colm Willis called the meeting to order at 9:30 a.m.

INFORMATIONAL:

1. Rural and Tribal Assistance Pilot Program Notice of Funding Opportunity

-Carl Lund

Summary of Presentation:

- Grant supporting rural and tribal transportation planning and preliminary engineering.
- The grant is not for construction, but for planning and preliminary engineering:
 - A maximum award of \$2.5 million per project.
- Several project ideas considered:
 - River and Brooklake Roads feasibility study:
 - Potentially problematic due to partial urban location.
 - Silverton's Howell Prairie Road:
 - Intersection at the safety corridor.
 - Silverton Road and 81st Avenue.
 - A county-wide fish passage plan:
 - Inventory and prioritize culverts for fish passage compliance and streamline emergency repairs.
 - Bike trail from rest stop to Gates:
 - Deprioritized due to existing funding for planning and the restriction to non-construction activities
- Awarded on a first-come, first-served basis, and only two applications are allowed.
- Focus on projects that have no funding.
- Selecting projects that are clearly rural to maximize eligibility.
- Only two applications are allowed.

Board Direction:

- Approved to move forward:
 - Application for Silverton's Howell Prairie Intersection.
 - Application for county-wide fish passage plan.

2. Consider Changes to Certain Marion County Solid Waste Rates

-Brian May

Summary of Presentation:

- Subsidized solid waste rates for government and school district customers at Browns Island:
 - The current rate is \$5 per yard for these customers.
 - It is \$15 for commercial customers.
- Impact on county departments, especially those funded by the general fund:
 - Desire to avoid increasing their costs.
- Need to consider the budget cycles of partner agencies and avoid sudden financial impacts.
- The rationale for aligning rates was to ensure fairness and eliminate the perception of subsidizing certain customers.
- The rate will increase to \$15 but it will be done in phases:
 - It will increase to \$7.50 per yard in October.
 - It will increase to \$15 per yard by July 1, 2026.
- Done in phases as some may not have the budget for immediate full increases:
 - Communicate changes to affected partners.

Board Direction:

- Approved to move forward.

3. Contract Amendment #1 with Knife River for Parkdale Park Improvements Project

-Ryan Crowther, Kevin Thompson

Summary of Presentation:

- An amendment need due to additional grant-funded work exceeding the 25% threshold for board approval.
- Added work included:
 - Additional concrete walks.
 - Installation of bollards to restrict vehicular and motorcycle access:
 - Issues with motorcycles using the park as a track.
 - Other minor improvements to enhance user experience.
- Distinction between:
 - Change orders:
 - Routine adjustments for quantity or minor changes.
 - Contract amendments:
 - Substantive changes or increases over 25%.

Board Direction:

- Approved to move forward.
- Ongoing summaries of change orders and amendments for transparency.

4. Contract with North Santiam Paving Co. for North Fork Road Milepost 3 Slide Repair

-Ryan Crowther

Summary of Presentation:

- Contract for landslide repair at North Fork Road Milepost 3:
 - Funded by the Road Fund and not by grants.
- Slide previously blocked the road for a day and remains at risk for further failure.
- Stone buttress and retaining wall to stabilize the area and protect utilities:
 - Power lines and an access road.
- Will require a one-lane closure with portable traffic control for about 1.5 months.
- Contractor is eager to begin work before the rainy season to prevent further instability.
- Important to communicate with local residents:
 - Those who use the road for recreation or access.
- Use of temporary traffic signals versus flaggers discussed.

Board Direction:

- Approved to move forward.
- Coordinate with local groups and media for public awareness.

5. Contract Amendment #5 with Slayden for Brooks-Hopmire Water Improvement Project

-Brian Nicholas

Summary of Presentation:

- Update on negotiations for site work to raise elevation due to flooding concerns.
- The amendment is necessary to keep the project on schedule and meet American Rescue Plan Act (ARPA) deadlines.
- Negotiations for the amendment were ongoing at the time of the meeting:
 - Goal to finalize and complete negotiations within the week.
- Target to bring amendment for approval before September 15:
 - Keep the contractor on schedule for earthwork starting in mid-September.
- Concern about ensuring the project is not delayed by waiting for board approval:
 - Tight ARPA timelines.
- The importance of expediting the process and maintaining clear communication about project status and financial details was emphasized.
- Process for negotiating the guaranteed maximum price (GMP):
 - Need to keep the project moving forward to avoid delays.

Board Direction:

- Approved to move forward.
- Provide detailed breakdown of costs and funding sources:
 - Clarification on how the project is funded.

6. Recovery Month Proclamation

-Carol Heard, Teri Morgan

Summary of Presentation:

- Proposal to designate September as Recovery Month in Marion County.
- The proclamation aims to increase awareness, reduce stigma, and support recovery from substance use and mental health disorders.

- Plans include a boardroom presentation with recovery stories and use of purple ribbon.
- Plans include a boardroom presentation with individuals sharing their recovery stories:
 - Each speaker allotted about three minutes.
- Purple ribbon as a symbol for Recovery Month.

Board Direction:

- Approved to move forward.
- Publicize the proclamation

7. Capital Futbol Club (CFC) Fee Waiver Authority

-Steve Elzinga

Summary of Presentation:

- Review of fee waivers/refunds for Capital Futbol Club:
 - Approximately \$61,761.66.
 - An additional \$11,500 potentially waivable:
 - Pending further legal research.
- Impact of the refund on the planning department's revenue:
 - Significant portion of the fee is the zoning review fee.
- Considered whether to refund the full amount:
 - Weighing the value of staff time for additional legal research.

Board Direction:

- Approve refunding the clearly refundable amount (\$61,761.66).
- Do not pursue additional legal research for the remaining \$11,500.
- Coordinate with departments and communicate the decision to the applicant.

8. Residential Building Opportunity Tool

-Chris Eppley

Summary of Presentation:

- In-house, GIS-based "buildable lands" map developed by GIS (Adam) and Planning (John Speckman):
 - Consultant proposals came back prohibitively expensive.
 - Quoted at well over \$1 million.
- The tool:
 - Maps residential parcels in rural Marion County that may be developable.
 - Identifies bare land and parcels with existing homes above a certain size.
 - Screens out parcels with obvious constraints.
 - Allows users to click parcels and see basic information.
 - Informational only:
 - Does not replace need to contact Planning to confirm actual development potential.
- Feedback and Risk Management:
 - Recent feedback from home builders and community users was positive:
 - Indicated tool would be very useful.
 - Concerns were raised about:
 - Need clear disclaimers so users understand parcels on map are not guaranteed to be developable and must be verified with Planning.

- Privacy and security, given increased vulnerability of property owners to unsolicited contacts or “serial” buyers.
- Subscription / Access Model:
 - Subscription-style public portal to:
 - Require users to sign up with real identity before accessing tool.
 - Allow county to track use and, if needed, remove access for problematic users.
 - Cost and funding details reported:
 - Underlying GIS platform is already used by Public Works/Environmental Services:
 - Primarily for stormwater / infrastructure inventory.
 - Funded roughly half by road fund and half by East Salem Service District (ESSD) stormwater fee.
 - That base subscription cost is about \$10,000 per year.
 - Community subscription portal and user management would cost about \$11,000 per year:
 - Block of 1,000 user accounts.
 - About \$1 per user.
 - Proposal:
 - Split added cost between departments, with Community Services assuming \$5,500 per year as economic development beneficiary.
- Economic Development and Future Expansion:
 - Economic development tool, originally requested by Commissioner Bethell to support rural housing and development decisions.
 - Intent to add future layers:
 - Industrial and commercial properties.
 - Further support economic development and planning.
- Board Discussion / Concerns:
 - Commissioners supported:
 - Requiring sign-up and real identity for users.
 - Give opt-out options for owners whose parcels appear in tool:
 - Annual opportunity to opt out.
 - Commissioners stated added public-facing subscription functionality is being driven by Community Services / economic development needs:
 - Not by Public Works’ internal operational requirements.

Board Direction:

- Commissioner Willis asked for a clear budget write-up detailing:
 - Base platform cost and who currently pays it.
 - Additional cost for the public subscription feature.
 - How costs will be shared among Public Works, Environmental Services, Planning, and Community Services.
- The Board expressed support for:
 - Residential Building Opportunity Tool with a no-fee sign-up portal requiring user registration.
 - Proceeding toward a target go-live date of no later than January 1, 2026.
- Staff direction:
 - Chris Eppley to provide detailed breakdown of cost structure and funding responsibilities across departments:
 - Base cost vs. added subscription cost.

- GIS and Planning to finalize tool, integrate disclaimers, and establish subscription portal.
- Community Services and relevant departments to notify Board when tool is ready to go live.

9. Legislative Update

-Alvin Klausen

Summary of Presentation:

- Three Basin Rule Public Comment Letter:
 - Two versions of the letter prepared:
 - One is on behalf of the board.
 - Another is for community members to use for their own engagement.
- Update on Three Basin Rule Amendment & Oregon Department Environmental Quality (DEQ) Process:
 - Initial draft was considered overly complex, after feedback, the language was simplified.
 - New draft allows in-ground infiltration for wastewater disposal:
 - Benefits Detroit and similar communities by providing a feasible path for small package treatment plants within city limits.
 - Technical and financial implications for Detroit, including the potential for more affordable, localized wastewater solutions.
- Draft Environmental Impact Statement (EIS) for Federal Emergency Management Agency's (FEMA) National Flood Insurance Program (NFIP):
 - Public comment period is open until October 6.
 - HR 4669 (Fixing Emergency Management for America Act):
 - Change emergency management funding from reimbursement to direct grants to counties, bypassing the state.
 - Potential benefit is faster response times and reduced admin burdens.
 - Implications of these changes to local projects and emergency management:
 - Working with legal and planning departments to review the EIS and will coordinate with the floodplain group for a unified response.

Board Direction:

- Three Basin Rule Public Comment Letter:
 - Board review draft letters.
- Update on Three Basin Rule Amendment & Oregon Department Environmental Quality (DEQ) Process:
 - Support current direction of the proposed rule amendment.
- Draft Environmental Impact Statement (EIS) for Federal Emergency Management Agency's (FEMA) National Flood Insurance Program (NFIP):
 - Print and distribute HR 4669 memo for board review.
 - Continue monitoring and ensure that county interests are represented.

10. Board Session Agenda Review

-Commissioner Danielle Bethell

Summary of Presentation:

- Overview of board session agenda:
 - Presentation on the Vietnam Memorial.

Board Direction:

- Approved to move forward.

COMMISSIONERS' COMMITTEE ASSIGNMENTS and UPDATE**Commissioner Danielle Bethell**

- N/A

Commissioner Kevin Cameron

- N/A

Commissioner Colm Willis

- N/A

Other**4D Recovery Grant Discussion**

Commissioner Danielle Bethell

Summary of Presentation:

- They are a youth substance use provider;
- Support a new facility opening in conjunction with a recovery high school on Portland Road.
- Received funding for peer support work but lacked funding to hire providers:
 - Necessary for providing case plans and direct services.
- The grant would use opioid settlement funds to cover staffing costs for one year:
 - Allow the program to become billable and self-sustaining in the future.
- Urgent as the facility is set to open soon and needs to hire staff promptly.
- Reporting requirements were addressed:
 - A year-end report detailing the number of people served and their zip codes.
 - Information on potential billable revenue if the program were already eligible to bill.

Board Direction:

- Approve the grant for 4D Recovery using opioid settlement funds:
 - To support clinical staffing for one year.
- Expedite contract processing to meet the facility's opening timeline.
- Require a detailed year-end report from 4D Recovery.
- Ensure the contract clearly specifies the use of funds and reporting requirements.

Homeless Alliance Discussion

Commissioner Danielle Bethell

Summary of Presentation:

- The homeless alliance is facing challenges due to conflicting requirements between federal and state funding sources:
 - The federal government requires performance standards and expectations for service delivery.
 - The state requires services to be provided without expectations or standards.
 - This conflict is creating sustainability issues for the alliance.
- Their budget has been significantly reduced:

- Focusing mainly on staff time and support services through the Council of Governments (COG).
- They are still required to provide trainings under its agreement with the state.
- Need free space to conduct these trainings:
 - They are for community partners.
 - May include topics such as mental health for providers.
- Allow using county facilities provided there is no conflict with county operations.
- The health department may also provide or host some of the trainings:
 - Particularly those related to mental health and trauma.
- The board expressed support for using county space for alliance trainings, with the understanding that scheduling and content approval processes are followed.

Board Direction:

- Allow the homeless alliance to use county facilities for required trainings:
 - Subject to availability and scheduling coordination.
- Require all training curriculum to be reviewed and approved by the board and Homeless Alliance Vice Chair (Danielle Bethell).
- Encourage collaboration with the health department for relevant trainings.

Radio System Project Discussion

Brian Nicholas

Summary of Presentation:

- An update regarding the design confirmation for a five-channel trunked system.
- The Federal Communications Commission (FCC) has given verbal approval for the design:
 - Moving forward with confirming the design and frequency allocation.
- The House Mountain radio tower is in poor condition:
 - Replacement is included in the project's purchase order.
 - Considered removal due to a \$2.5 million project funding shortfall.
- Important to replace the tower rather than deferring the cost and risking future system reliability:
 - Critical for coverage in the canyon area.
 - One of two sites providing sheriff's radio coverage in that region.
- Shortfall does not include the cost of replacing the House Mountain tower:
 - An additional \$250,000.
- Replace tower so future funding can be focused on purchasing subscriber units (radios) for agencies joining the system.
- Five weeks away from advertising for site civil improvements:
 - Ongoing efforts to finalize costs and confirm the total funding gap.
- A user fee structure is being developed for agencies joining the system, and that outreach to city partners (e.g., Hubbard, Silverton) is ongoing to secure site agreements and participation.

Board Direction:

- Replace the House Mountain radio tower as part of the current project.
- Continue outreach to partner agencies and finalize user fee structures.
- Prioritize getting law enforcement agencies on the new system with available subscriber units.
- Maintain regular updates as project costs and funding needs are finalized.

Emergency Response Resource Sites

Commissioner Danielle Bethell

Summary of Presentation:

- The site includes:
 - Multiple Conex boxes and a large shelter.
 - Weather-secure storage, electricity, internet (with Starlink backup), and a month's supply of propane.
 - FM/VHF radios.
 - Supplies and equipment can be transferred to other locations as needed.
- The site is not intended for housing people.
- For setting up operations, distributing aid, and coordinating disaster response.
- The Silverton site is part of a statewide initiative:
 - 29 similar sites funded by the legislature with \$10 million in total:
 - \$2 million for tribes.
 - \$8 million for other recipients.
- Each site costs approximately \$175,000 to establish.
- The Silverton site is located near an elementary school:
 - Chosen for accessibility and partnership potential.
- The city's involvement was limited:
 - Community organizations are seen as viable partners for future sites.
- The important to have a designated, well-equipped location for post-disaster operations.
- The site's proximity to schools and open fields allows for potential expansion:
 - Tent setup, use of gymnasiums, etc.
- Current grant requires a three-year commitment to maintain the Silverton site:
 - Then local partners are responsible for ongoing upkeep.
- Oregon Department of Human Services (DHS) is committed to replenishing supplies as they are used:
 - A system is in place for resource sharing between sites.
- Concerns about the longevity of supplies (e.g., water, generators):
 - Need for regular maintenance.
- Strategic placement of resource sites, considering factors such as earthquake resilience, accessibility, and the ability to serve large populations.
- Fairgrounds, rodeo grounds, and schools identified as potential sites due to their facilities and open space.
- The need for helicopter access and the ability to distribute aid quickly highlighted.
- Need clear, actionable plan for the first 24-48 hours after a disaster:
 - Including designated collection and distribution points.
- Need similar technology at other county sites:
 - Especially areas where broadband or radio may be unavailable in a disaster.

Board Direction:

- Explore additional emergency resource sites in the county:
 - Especially in high-risk or remote areas.
- Follow up with local partners and state agencies to identify potential locations and funding sources.
- Develop a sustainability and maintenance plan for any new or existing emergency resource sites.

- Assess current technology capabilities at county emergency sites.

Adjourned – time: 11:14 a.m.

Minutes by: Mary Vityukova

Reviewed by: Gary L. White