

**RECORD OF THE PROCEEDINGS
SKAGIT COUNTY BOARD OF COMMISSIONERS**

Tuesday, March 10, 1992:

9:00 a.m. - 10:00 a.m. Department of Planning and Community Development - Scott Kirkpatrick, Director:

- 1) Farm Lands Protection Proposal Review.
- 2) Update on Shoreline Permitting Process.
- 3) Signature - Lease for Office Space.
- 4) Request to Apply for Funding to do a Video on the Samish Watershed.
- 5) Code Enforcement.
- 6) Miscellaneous.

10:00 a.m. - 10:30 a.m. Planning Commission Recommendations - Rezones:

- 1) Approval - First Baptist Church of Hamilton.
- 2) Approval - Mount Vernon Christian School.

10:30 a.m. - 11:00 a.m. Hearing Examiner Recommendation - Approval - Open Space Application #05-91-041 of Joe Dralle.

1:30 p.m. - 2:00 p.m. Bid Opening - Construction of Parking Lot.

The Skagit County Board of Commissioners met in regular session on Tuesday, March 10, 1992, with Commissioners Robby Robinson, and W. W. Vaux present. Commissioner Wylie's absence was excused.

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT - SCOTT KIRKPATRICK, DIRECTOR:

1) Farm Lands Protection Proposal Review.

Lisa Nielson, Executive Director, Skagitonians to Preserve Farmland, (STPF) reviewed with the Board the document produced by STPF entitled Farmland Protection in Skagit County: Program Options and Recommendations. Ms. Nielson said that 50 people attended a recent public meeting to review the document. The question now is, how does it fit in the Growth Management Act activities that the County is doing? Ms. Nielson state that there has been good public response requesting copies of the document, and there has been 50 copies given out. Any additional copies now have a price of \$16.00.

Commissioner Vaux stated that when Ms. Nielson's organization was initially contracted to compile the report, the major motivating factor was that the Planning Department did not have the time or manpower to do it. The report has been done well and now that it is time to implement the program, the situation is the same of being overwhelmed in Planning. To answer Ms. Nielson's question of where to go from here, Commissioner Vaux referred her to Scott Kirkpatrick.

Mr. Kirkpatrick stated that he felt it is not necessarily the Planning Department's responsibility to implement the program.

Ms. Nielson stated that some elements of responsibility, such as economics, could rest under the Board, and planning items could go to the Planning Department.

Commissioner Vaux stated that the STPF Technical Advisory Committee should sit down with Mr. Kirkpatrick and Mr. Olason and come up with an implementation program that is managable in Mr. Kirkpatrick's opinion.

Ms. Nielsen asked if anyone from the Commissioner's Office would be involved.

Commissioner Vaux directed her to start with Mr. Kirkpatrick and he will refer to Bob Taylor, Administrative Officer, or MikeWoodmansee, Budget/Finance Director, if necessary.

- Mr. John Roozen, Washington Bulb Company, addressed the Board.

Mr. Roozen stated that what needs to be looked at is what farmland did we have, and how fast will it be gone if we keep using it. There is now an acceptable document to make part of the planning system. There will be stumbling at first, but the program will be a valuable tool. Mr. Roozen stated that the document needs to be tied with County Government and Planning, and that the people want it. He requested that the County make it work.

Commissioner Vaux stated that the Board had made the decision to make the Farmland Preservation Program work when the contract was entered into for the study to be done. Farmland preservation is what the Board of Commissioners wants. Commissioner Vaux said that the Board endorses and believes that an exceptional effort has been made and a great document has been developed. Work needs to be done with Scott Kirkpatrick and Kraig Olason to implement the Farmland Preservation Program.

Mr. Kirkpatrick stated that he is ready to move on to the next level.

Chairman Robinson asked if all were ready to get together to begin implementation.

Ms. Nielson stated that she would be back in a month to review the progress with the Board.

2) Update on Shoreline Permitting Process.

Mr. Graham, Senior Planner, provided a slide presentation showing various areas in the County that pose a threat of coastal flooding.

Mr. Graham stated that dike district officials are typically volunteers working with limited resources. The construction projects that the dike districts annually undertake require local, state, and federal permits or approvals. It is often difficult for the districts to meet timelines associated with these projects. Mr. Graham stated that a coastal zone disaster mitigation report is being prepared by the Planning and Community Development Department through a Coastal Zone Management Grant from the Washington State Department of Ecology. Difficulties with the permit/review process as it relates to emergency and maintenance projects undertaken by the districts have been identified as an area for improvement. There is a permit and review forum being offered to district representatives on the evening of March 12, 1992, at the Conway Fire Hall. The participants include the Washington State Departments of Ecology and Fisheries, and the U.S. Army Corps of Engineers. Each agency will have a period of time to review their permit requirements and procedures. Mr. Graham stated that he, Bob McGill, and Dave Brookings will represent the County Planning and Public Works Departments.

Mr. Brookings stated that the bottom line is that the construction season is short and there is a lot of damage to be repaired. There has to be communication with whomever is involved in the permitting processes to make the repair process a smooth one.

3) Signature - Lease for Office Space.

Commissioner Vaux motioned to enter into a lease agreement with Theresa and Herbert Goldston for the rental of office space for the watershed planning staff for three years, with a two year option. Monthly rental rate is to be \$820.00. Chairman Robinson seconded the motion, which carried and was so ordered. (Contract #01265).

4) Request to Apply for Funding to do a Video on the Samish Watershed.

Jim Freeman, Senior Planner, addressed the Board requesting approval to seek funding to produce a video on the Samish River Watershed. Mr. Freeman stated that the Puget Sound Water Quality Authority is accepting applications through March 16, 1992, for projects through the Public Involvement and Education Model Projects Fund.

Mr. Freeman stated that the main purpose for the video is as an educational tool during the preparation of the Samish River Watershed Action Plan. The video would focus on the water quality and flooding issues in the watershed and address the impacts of these problems on drinking water, fisheries, shellfish and development. The proposed cost is \$18,000.

The telephone survey estimates for producing the video ranged from \$3,000 to \$40,000, with average prices in the \$15,000 - \$20,000 range. These quote were based on the actual taping, 50 copies of the completed video and money for travel expenses. There are no local matching funds required.

5) Code Enforcement

Mr. Kirkpatrick presented the Code Enforcement Report.

MISCELLANEOUS

- A) Vouchers audited and certified by the auditing officer as required by R.C.W. 42.24.080, and those expense reimbursement claims certified as required by R.C.W.42.24.090, have been recorded on a listing which has been made available to the Board.

As of this date, March 10, 1992, the Board, by a majority vote, did approve for payment those vouchers included in the above-mentioned list and further described as follows:

Warrants #90369 through #90482 (Vouchers #98369 through #90482) in the amount of \$205,297.69. Transmittal #R5-90.

- B) Approval for the Final Plat of Ida Estates was given by signing of the mylars by Chairman Robinson.
- C) Approval for the Final Plat of Valley's West Wilderness Village was given by signing of the mylars by Chairman Robinson.

PLANNING COMMISSION RECOMMENDATIONS - REZONES:

1) Approval - First Baptist Church of Hamilton.

Commissioner Vaux motioned to adopt the Resolution Approving the First Baptist Church of Hamilton Comprehensive Plan Map Amendment. Chairman Robinson seconded the motion, which carried and was so ordered. The recorded motion was provided in advance. (Resolution #14257).

2) Approval - Mount Vernon Christian School.

Commissioner Vaux motioned to adopt the Resolution Approving Mount Vernon Christian School Comprehensive Plan map Amendment. Chairman Robinson seconded the motion, which carried and was so ordered. The recorded motion was provided in advance. (Resolution #14256).

HEARING EXAMINER RECOMMENDATION - APPROVAL - OPEN SPACE APPLICATION #05-91-041 OF JOE DRALLE.

Mr. Dralle owns 20 acres, 15 of which he has requested be included in the Timber Open Space Program. The 5 acres that is excluded contains a home and various outbuildings. Mr. Dralle submitted a Timber Management Plan prepared by the State Department of Natural Resources. The Planning Department and the Hearing Examiner both recommend approval of this proposal, conditioned on the applicant's adherence to the Timber Management Plan.

Jeff Morgan, Assistant Planner, presented the options for consideration:

- a) to summarily approve the Hearing Examiner's recommendation; or
- b) to remand it back to the Hearing Examiner for further discussion; or
- c) hold a public hearing and adopt findings of fact if the Board deems a change in the Hearing Examiner's recommendation is necessary.

Commissioner Vaux motioned to approve the Resolution Concerning Timber Open Space Application of Joe Dralle. Chairman Robinson seconded the motion, which carried and was so ordered. (Resolution #14258).

BID OPENING - CONSTRUCTION OF PARKING LOT.

Chairman Robinson waived the reading of the notice of call for bids, as published in The Skagit Argus, and the following bids were received and opened:

- 1) **CM Trucking and Construction, Inc.**
2062 F & S Grade Road
Sedro Woolley, WA 98284

\$119,512.57 Bid Bond Enclosed.

- 2) **DeWest, Inc.**
212 169th Place SW
Bothell, WA 98012

\$140,000.00 Bid Bond Enclosed.

- 3) **Valley Paving & Construction, Inc.**
624 So. Spruce Street
Burlington, WA 98233

\$106,279.55 Bid Bond Enclosed.

- 4) **Purchase Enterprises Corp.**
P.O. Box 447
Mukilteo, WA 98275

\$100,990.00 Bid Bond Enclosed.

- 5) **RD & R Construction, Inc. dba T & P Co.**
P. O. Box 431
Burlington, WA 98233

\$132,167.00 Bid Bond Enclosed.

- 6) **Comm-Exco Construction, Inc.**
953 Green Road
Burlington, WA 98233

\$117,012.00 Bid Bond Enclosed.

- 7) **Schwetz Construction, Inc.**
232 Butler Creek Road
Sedro Woolley, WA 98284

\$100,500.00 Bid Bond Enclosed.

- 8) **Mer-Con, Inc.**
P. O. Box 80414
Seattle, WA 98108

\$125,600.00 Bid Bond Enclosed.

- 9) **Schademan & Assoc., Inc.**
6355 141st Avenue SE
Bellevue, WA 98006

\$124,450.00 Bid Bond Enclosed.

Mr. Howard will review the bids submitted and return at a later date with a recommendation for award.

MISCELLANEOUS

- A) Contract for Signature - Facilities - Roger Howard, Manager:

The Board signed a contract with Quantum Construction for the remodel of the Public Defenders Office. The bid for this contract was awarded on February 24, 1992, in amount of \$32,450.00. (Contract #01266).


ADJOURNMENT

Commissioner Vaux motioned to adjourn the proceedings. Chairman Robinson seconded the motion. The motion carried and was so ordered.

BOARD OF COMMISSIONERS
SKAGIT COUNTY, WASHINGTON





Robby Robinson, Chairman


Ruth Wylie, Commissioner


W. W. Vaux, Commissioner

ATTEST:


Connie Carter, Clerk
Skagit County Board of Commissioners