

MID-COLUMBIA COUNCIL OF GOVERNMENTS

Board of Directors Meeting Minutes

Tuesday, November 28, 2017 1:15 p.m.

Board Room, 1113 Kelly Avenue, The Dalles, Oregon

2017 Board of Directors:

Gilliam County: *Michael Weimer
Hood River County: *Bob Benton, Paul Blackburn
Sherman County: *Tom McCoy
Wasco County: *Steve Kramer, Steve Lawrence
Wheeler County: *Lynn Morley, Debbie Starkey
(*denotes Executive Committee Members)

I. Call to Order

A. Introductions

Steve Kramer calls the meeting to order and asks for introductions.

Present: Bob Benton, Paul Blackburn, Steve Kramer, Steve Lawrence, Tom McCoy, Lynn Morley, Michael Weimar.

Absent: Debbie Starkey.

Staff: David Meriwether, Interim Executive Director; Sarah Brumbaugh, Finance Director; Stephanie Ziegler, MCBCS Director; Roberta Green, Reception/AAA Program Assistant/Executive Assistant Support.

Guests: Carol Friend, Friend & Reagan, PC; Marci McMurphy, GOBHI; Sonja Hodgkinson, GOBHI; Dan Schwanz, GOBHI; Colleen Wells, GOBHI; Emily McDonald, GOBHI; Rodger Nichols, Gorge Country Media.

B. Approval of Minutes

Tom McCoy motions, seconded by Lynn Morley, to approve the minutes from October 24, 2017. All ayes, motion carries.

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

II. Open Agenda

Steve Kramer asks for additional items; none heard.

III. Discussion Items/Action

A. Audit Report, Carol Friend

Sarah Brumbaugh introduces Carol Friend from Friend & Reagan, PC to provide MCCOGs audit report. Friend provides review of the audit report; Board members reference the report packets. Friend notes that there is a new paragraph in the report this year. Since MCCOG's Board had voted to disband, that decision is included in the opinion letter.

Paul Blackburn asks if Friend has done audits for agencies who have decided to disband; offer advice.

Friend advises to find someone competent to work through that process. For the financial side, she anticipates, from audit point of view, they will come in by May so that they can get their audit work done before end of fiscal year and have things wrapped up and not falling into next year.

Blackburn asks Brumbaugh if she feels she has enough resources and council.

Brumbaugh replies she does on the finance end, for the most part. She does not want to handle the asset disposal, would prefer that to be separate (like the Building Codes reserve). Specifically, tangible things like desks, cars, building, etc.

Michael Weimar moves, seconded by Paul Blackburn, to approve the audit report from Friend & Reagan for FY 2016-17. Motion passes unanimously.

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

B. Interim Executive Director's Report

David Meriwether addresses the Board and thanks them for the opportunity to serve MCCOG. He provides a report on the dissolution process, department status/transfers and upcoming changes.

Senior Health Insurance Benefits Assistance (SHIBA) program.

Tom McCoy motions to direct the Interim Executive Director to write a letter to the Oregon Department of Consumer & Business Services (DCBS), advising them of our intent to surrender the SHIBA program effective November 30, 2017. Bob Benton seconds the motion, which passes with the following vote:

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

Discussion moves to Mid-Columbia Building Codes Services (MCBCS). Meriwether states Wasco County and City of The Dalles have decided not to consolidate community development functions. There is still a question of whether or not either or both will provide Building Codes services.

Steve Kramer invites Tyler Stone, Administrative Officer for Wasco County, to provide clarification on City of The Dalles recent decision. Stone shares that The Dalles City Council determined not to partner with Wasco County on a shared Building Codes program. Part of motion was to continue discussions. However, Wasco County's proposal to the City and other three counties was somewhat dependent on that partnership. Wasco County is going to step back and take another look at how to move that forward. He does have another proposal draft for the other counties. Had not yet sent, as it was pending The Dalles City Council's decision; apologizes for the delay. Stone provides estimated cost of assuming the MCCOG building if Wasco County were to partner in providing Building Codes services.

Tom McCoy asks for clarification; this new entity would not provide Building Codes services to The Dalles? Stone replies no, The Dalles does not want to partner with Wasco County to provide services. They prefer to have the services provided to them. If Wasco County assumes the program, they would provide Building Codes services to The Dalles.

Discussion moves to topic of selling the MCCOG building. Paul Blackburn states he is unclear on the value of the building, would like an assessment. Stone adds that they did a market value and compared that with the overall cost of assuming the building.

McCoy asks when the other counties will have a proposal. Stone replies he will send the draft now that the Council has made a decision. Steve Lawrence provides additional information from The Dalles Council's perspective; thinks the short turnaround did not provide enough for consideration and the cost was not something the Council wanted to commit to at this time.

Stone asks the Counties to consider how realistic it is to have the State provide Building Codes services for these areas going forward. He is interested to know their feedback.

Stone adds that, given the timeframe for the transition, he had originally asked for a July 1 start date. That is not going to happen. The State has asked Wasco County to formally request their services if needed. He plans to send State a letter to be prepared to assume the program effective February 1, for an interim period to help through the transition process. Stone adds his request will be to continue services as they are provided today, for all counties.

Bob Benton asks what the timetable is for MCCOG ending services for Building Codes.

David Meriwether replies the target date has been January 31, 2018. Benton states it seems they are going to have to come up with a recommendation otherwise it could drag out.

Meriwether states the decision with regard to this, for the Board, is do they want the program to operate within MCCOG.

Benton is not sure how much time beyond the end of January they will continue to meet to address this one, ongoing issue. Wondering if they are stuck right now, trying to figure this out.

Steve Kramer states that they will have more information come December 6, as his Commission is meeting to decide on Building Codes. Benton states he is not opposed to going longer than that, as long as it is productive.

Meriwether reminds the Board that he has been in communications with Greg Wolf, at County Solutions, about providing asset distribution services for MCCOG when the time comes.

Discussion moves to next topic.

i. Assets Transfer to MCEDD and Resolution 17-09.

As provided in his report, David Meriwether states that MCEDD is asking that MCCOG not use Transportation funds to repay this loan, as the existing \$150,000 fund balance will be needed to handle start-up costs and potential operational deficiencies at the outset.

Tyler Stone suggests the possibility of MCEDD relocating to MCCOGs facility, as part of a community development department if the City were to reconsider. MCEDD is currently paying to rent space.

Bob Benton states that may be possible, the discussion has never came up.

Paul Blackburn clarifies; MCEDD cannot run the transit system at a break-even, even when they get a free building.

Meriwether replies it is close. The thing that made the transit system work most effectively is that it had the Brokerage to absorb some of the cost. It is fair to say the transit portion of Transportation is pretty much at break even.

Sarah Brumbaugh adds that the Transportation fund has that reserve of about \$150,000. It is used for match throughout the year and fed back into with program income and other sources. Historically remained about \$125-150,000 throughout the year, which indicates it is, as David said, pretty much break even.

Benton adds, as a member of Hood River County who benefits very little from this program and whose portion is probably the highest every year, he feels confident in arguing for this.

Kramer states he agrees with the decision; he just wants to make sure MCCOG pays all of its bills. That the counties do not have to divvy out of their general funds to pay the bills. Thinks the decision should be contingent upon proper sale of the building or proper funds being available, etc. So that all members are solvent when they walk away from this. Benton agrees.

Discussion continues. Chair Kramer asks what the vote is.

Paul Blackburn moves that MCCOG repay half of the Transit facility loan from general fund resources, and agree to transfer the entirety of the Transportation Fund Balance to MCEDD for operation of the LINK system. Steve Lawrence seconds the motion, which carries by the following vote:

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

Resolution 17-09 to transfer assets from MCCOG to MCEDD, which requires Federal Transportation Department approval. The process of obtaining that approval must be initiated now if the transition is to occur by the end of January.

Steve Lawrence moves to approve Resolution 17-09 transferring Transportation assets from Mid-Columbia Council of Governments to Mid-Columbia Economic Development District. Lynn Morley seconds the motion, which passes.

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

Discussion moves to IFS program. Board determines to request to discontinue the program and return it to the State. Meriwether confirms he will prepare and send a letter.

Conversation revisits building issue. After some discussion, Kramer requests to add the sale of the building to County Solutions scope of work.

ii. **GOBHI Agreement**

David Meriwether states this agreement is for GOBHI to provide general management and oversight of MCCOG throughout the dissolution process. Meriwether opens the floor to GOBHI staff to introduce themselves to the Board. Discussion continues regarding option to contract with GOBHI.

Board agrees to have MCCOG's senior management report to Board Chair, Steve Kramer and Vice-Chair, Michael Weimar.

Tom McCoy motions, seconded by Bob Benton, to approve the Management and Administrative Services Agreement between MCCOG and GOBHI, authorize Chair Steve Kramer to be a signatory on MCCOG's bank accounts and checks, and authorize Vice-Chair Michael Weimer to execute contracts on behalf of MCCOG as approved by the MCCOG Board of Directors. The motion carries.

AYES: Benton, Blackburn, Kramer, Lawrence, McCoy, Morley, Weimar (7)

NAYS: None (0)

IV. Board Member Call

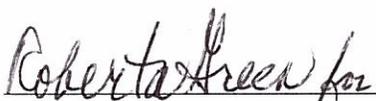
Steve Kramer calls for other business. Board discusses scheduling for December's meeting.

V. Adjourn

There being no further business to address, the meeting adjourns.

Respectfully submitted by:

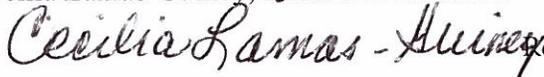
ATTEST:



Cecilia Lamas-Guiney, Executive Assistant



MCCOG Board Chair

 Return to Agenda