



BOARD OF COMMISSIONERS

1300 NW Wall Street, Bend, Oregon
(541) 388-6570

FOR RECORDING STAMP ONLY

BOCC MEETING MINUTES

2:00 PM

MONDAY May 15, 2023

Allen Room
Live Streamed Video

Present were Commissioners Anthony DeBone (via Zoom), Patti Adair and Phil Chang. Also present were Nick Lelack, County Administrator; Erik Kropp, Deputy County Administrator; Whitney Hale, Deputy County Administrator; Kim Riley, Assistant County Counsel; and Brenda Fritsvold, BOCC Executive Assistant.

This meeting was audio and video recorded and can be accessed at the Deschutes County Meeting Portal website www.deschutes.org/meetings.

CALL TO ORDER: Vice Chair Adair called the meeting to order at 2:00 p.m.

CITIZEN INPUT:

- Dorinne Tye said the Bend and Redmond airports are in violation of pollution restrictions and urged monitoring of this situation to safeguard the health of citizens.

AGENDA ITEMS:

1. Public Health Advisory Board leadership introductions and update on COCC

Health Services Manager Tom Kuhn introduced Rob Ross, Colleen Sinsky and Sarah Baron, all of whom serve on the Public Health Advisory Board (PHAB). The PHAB advises the Board of County Commissioners concerning matters of public health and the operation of the public health system in the County.

Baron provided an update on the use of American Rescue Plan Act funds awarded by the Board to Central Oregon Community College which are being utilized to foster awareness of public health education and career opportunities. Baron described various outreach efforts being made to promote public health careers in high schools, colleges, and the community at large and said training, scholarships, and paid practicums are available.

Commissioner Adair shared that the Central Oregon Community Health Council is in the process of conducting a survey to help plan community health improvements and determine how future funding will be invested in programs and services to advance health and well-being in the region. The survey is open through September.

2. Update on Veterans Village from Central Oregon Veterans Outreach and Bend Heroes Foundation

Kristie Bollinger, Property Manager, introduced JW Terry, David Nieradka and Kathy Skidmore from Central Oregon Veterans Outreach (COVO) and Erik Tobiason from the Bend Heroes Foundation. Nieradka, site coordinator of Veterans Village, provided an update on the operations of the village which offers shelter and supportive services to homeless veterans. Since November 2021, 28 veterans have been sheltered, of which 12 have been transitioned to other housing.

Tobiason attested to COVO's excellent management of this facility and presented a proposal to expand the number of units by seven for a total of 22, and also add more parking spaces. All needed labor will be donated. The total estimated budget for the expansion is \$450,000 which is proposed to be split evenly between the County, the city and private donations.

Commissioner Chang asked if COVO has sufficient staff to serve additional residents. Skidmore said case management staff and peer support would be increased, and COVO has planned how to fund that for the next three years.

Commissioner Chang asked if the site's social dynamics would be affected by adding more units. Terry responded that the residents tend to police themselves and elect a three-person council to help oversee operations.

Commissioner DeBone noted the need to direct some resources to permanent supportive housing. While he was hesitant to expand these services at this location, he supported replicating them at another site.

Tobiason stressed the need for shelter and supportive services while permanent supportive housing is developed, and said the new units could be ready for use in six months.

Commissioner Chang supported adding another seven units although he concurred that a very large facility would not be appropriate because this program's purpose is to transition homeless veterans into housing. He asked if COVO applied for MAC funds; Terry responded that these were sought for operations but not construction.

Commissioner Adair noted COVO's high success rate of moving veterans into housing and expressed her pride in this outstanding model that is working.

Commissioner Chang said the County will learn over the next three to six months whether some unused ARPA funds will be returned for alternate use.

3. Workforce Housing Trust Fund Proposal

Cheri Helt and Morgan Greenwood updated the Board on the proposal to establish a Housing Trust Fund to incentivize the building of new workforce homes which would remain affordable to qualified persons for 30 years by deed restriction. The program would provide a \$30,000 builder credit for each home which is within the price range affordable for buyers having 80-120% of area median income (AMI).

Commissioner Chang supported allocating \$500,000 to this program, but was unsure regarding the best source of the funds. He said if the homes will be restricted to persons of certain income levels, the transfer of properties will require ongoing monitoring. He questioned who will develop and administer this program.

Helt said the proposal is to model the program after the one used by First Story. NeighborImpact has offered to process the applications for \$400 each. Greenwood added that the developer would be required to manage the deed restriction, which would be noted in the permit application.

Commissioner DeBone supported this program at 100-120% of AMI and suggested possibly lowering the deed restriction from 30 to 20 years. He agreed that an initial home sales price of \$300,000 seemed to be an appropriate starting point.

Assistant County Counsel Kim Riley said video lottery funds could not be used for this program, as those revenues are restricted to uses which create jobs.

The Board was in consensus to bring this proposal back and further discuss possible funding sources.

4. Community Development Department Draft FY 2023-24 Work Plan and 2022 Annual Report / Work Session

Peter Gutowsky, Community Development Director, reminded the Board that the CDD issues an annual report and also updates its work plan for the coming year for the Board's consideration and approval. A public hearing has been scheduled on May 31st. Gutowsky recognized numerous CDD staff fundamental to the department's work: Management Analyst Sherri Pinner, Building Official Randy Scheid, Assistant Building Official Krista Appleby, Administrative Manager Angela Havniar, Administrative Supervisor Jennifer Lawrence, Onsite Wastewater Manager Todd Cleveland, Planning Manager Will Groves, Principal Planner Anthony Raguine, and Principal Planner Jacob Ripper.

The Commissioners sought and received clarification on some of the information provided in the staff memo on the work plan, including possible Code amendments to allow the temporary use of recreational vehicles as dwellings.

Commissioner Adair inquired about the Sunriver Public Safety Building project. Groves reported that an appeal was filed and this matter will go before the Hearings Officer.

Commissioner Chang asked if CDD has a role in enforcing defensible space requirements. Scheid said this duty is the responsibility of the fire marshal.

5. Consideration for the Community Justice Department to submit a grant application to the Multi-Agency Coordination (MAC) Group to support efforts to impact unsheltered homelessness

Trevor Stephens, Community Justice Business Manager, sought the Board's support of a grant application submitted by Community Justice to the Multi-Agency Coordination (MAC) group, without which the application will be withdrawn. Stephens explained that the application is for \$1,078,518 to buy a four-plus unit residence to rehouse and shelter individuals under community supervision who experience difficulty in locating housing. The funds will be used for acquisition, renovations and other necessary start-up costs. The department expects the facility to serve 24 clients per year.

Stephens added that the department currently provides hotel rooms for some individuals with sexual assault convictions or who cannot have contact with minors, or who have other similar conditions which make it difficult to find housing.

Responding to questions, Stephens shared a number of possible sources for the facility's operating funds. The site may have a live-in manager or at least 40 hours per week of contracted management services.

Commissioner Chang asked how the department will locate a site that will not be opposed by its neighbors. Stephens said Community Justice will rely on the expertise of its selected service provider, adding that the department would not retain ownership of the property but would instead pass that on to an outside provider to own and maintain.

CHANG: Move approval of the Community Justice Department's grant application to the Multi-Agency Coordination (MAC) Group in the amount of \$1,078,518 to add capacity to rehouse and shelter individuals under community supervision

DEBONE: Second

VOTE: CHANG: Yes
DEBONE: Yes
ADAIR: Vice Chair votes yes. Motion Carried

7. Consideration for the Coordinated Houseless Response Office to submit a grant application to the Multi-Agency Coordination (MAC) Group to support efforts to impact unsheltered homelessness

Erik Kropp, Deputy County Administrator, reported that this grant application has been withdrawn.

8. Treasury Report for April 2023

Bill Kuhn, County Treasurer, presented the April 2023 Treasury Report which included a high-level overview of inflation concerns at the federal level and efforts to raise the debt level.

OTHER ITEMS:

- County Administrator Nick Lelack inquired if the Board supports asking one of the County's State representatives to obtain an interpretation of HB 2006 from their legislative counsel—this bill is related to the possibility of allowing managed camps outside of UGBs. The Commissioners expressed support of asking both Representative Kropp and Representative Levy for this assistance.
- Commissioner Adair reported she will attend a Central Oregon Health Council retreat on June 8th.
- Commissioner DeBone shared he will attend the Western Interstate Region conference next week in Utah and attend Wednesday's Board meeting remotely.

- Commissioner Adair announced the Oregon Youth Challenge graduation event on June 14th at the Fairgrounds.

EXECUTIVE SESSION: None

ADJOURN:

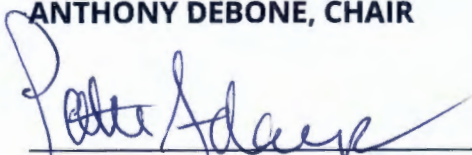
Being no further items to come before the Board, the meeting was adjourned at 4:59 p.m.

DATED this 10th Day of July 2023 for the Deschutes County Board of Commissioners.



ANTHONY DEBONE, CHAIR

ATTEST:



PATTI ADAIR, VICE CHAIR



RECORDING SECRETARY



PHIL CHANG, COMMISSIONER