



CHELAN COUNTY COMMISSIONERS PROPOSED MEETING MINUTES

Meeting Dates & Time:

Monday, January 26, 2026 – 9:00 A.M.

Tuesday, January 27, 2026 – 9:30 A.M.

*Location: Chelan County Administration Building, 400 Douglas St.
Wenatchee, WA 98801*

Monday, January 26, 2026

9:00:26 AM Call to Order

Chairman Smith called the meeting to order. The Pledge of Allegiance was recited.

Attendance

Present: Chairman Smith, Commissioner Overbay, Commissioner Hawkins, County Administrator Cathy Mulhall, Deputy Clerk of the Board Ana Arroyo, and Clerk of the Board Anabel Torres.

Public Comment Period

Chairman Smith opened the public comment period. Public comment was received from:

- Tammy Donaghue

The public comment period was closed.

9:04:20 AM Consent Agenda

Upon motion by Commissioner Overbay and second by Commissioner Smith, the Board of County Commissioners approved the Consent Agenda as presented. Motion carried unanimously.

Approved Items:

- | | |
|--|----------------|
| 1) Approval of Minutes | 20260126-MIN-1 |
| 2) Vouchers as submitted and Listed | 20260126-BGD-1 |
| 3) Payroll Changes: | 20260126-PCN-1 |
| a. Micah Kwiat, Sheriff – Line Item Change | |
| b. Aaron Seabright, Sheriff – Line Item Change | |
| c. Jerid Sutherland, Sheriff – Line Item Change | |
| d. Heather Donithan, Regional Justice Center – Step Increase | |

e. Kami Aldrich, Regional Justice Center – Longevity

9:04:43 AM Board Discussion

9:13:17 AM Executive Session RE: Contract Negotiation

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board entered into a 15-minute Executive Session pursuant to RCW 42.30.110(1)(d), for the purpose of discussing contract negotiations.

The Executive Session was extended by 20 minutes. -Public Notified

9:52:25 AM the Board returned to regular session. No action was taken.

9:52:41 AM Recessed

10:00:30 AM Returned to regular session

10:01:03 AM County Administrator Cathy Mulhall

Discussion:

- 1) Administrative Update

10:07:32 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Kyle Flick 20260126-AGR-1
- 2) 2026 Data Access Subscription Casual Use Agreement for District Court Documents with Kyle Flick 20260126-AGR-2
- 3) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with John Beuhler Law Firm 20260126-AGR-3
- 4) 2026 Data Access Subscription Casual Use Agreement for District Court Documents with John Beuhler Law Firm 20260126-AGR-4
- 5) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Marcus Foster 20260126-AGR-5
- 6) 2026 Data Access Subscription Casual Use Agreement for District Court Documents with Marcus Foster 20260126-AGR-6
- 7) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Chelan-Douglas Volunteer Attorney Services 20260126-AGR-7
- 8) 2026 Data Access Subscription Casual Use Agreement for District Court Documents with Chelan-Douglas Volunteer Attorney Services 20260126-AGR-8
- 9) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Ferh Law Office 20260126-AGR-9
- 10) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Wenatchee Office of the Attorney General 20260126-AGR-10
- 11) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Michael Bradford 20260126-AGR-11

- 12) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Brown Law Office 20260126-AGR-12
- 13) 2026 Data Access Subscription Casual Use Agreement for District Court Documents with Central Washington League 20260126-AGR-13
- 14) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Lance Fryrear 20260126-AGR-14
- 15) 2026 Data Access Subscription Casual Use Agreement for Superior Court Documents with Monnette Law Firm 20260126-AGR-15
- 16) Notice of Approval for the Chelan County Board of Equalization to Hear Property Tax Appeals 20260126-AGR-16
- 17) Step 2 Grievance Response Letter to Teamsters 20260126-AGR-17
- 18) Resolution # **2026-9** Re: Reappointment of Scott Meyers to the Housing Authority of Chelan County and the City of Wenatchee
- 19) Resolution # **2026-10** Re: Reappointment of John Bryant to the Housing Authority of Chelan County and the City of Wenatchee
- 20) Resolution # **2026-11** Re: Cancellation of Personal Property Taxes
- 21) Resolution # **2026-12** Re: Appointment of Craig Christensen to Icicle Irrigation District Board of Directors
- 22) Resolution # **2026-14** Re: Appointment of Richard Smithson to the Peshastin Irrigation District Board of Directors
- 23) Resolution # **2026-15** Re: Establishing Employee Benefits Trust Fund
- 24) Hiring Authorization Request Public Works – Chief Accountant 20260126-HR-1
- 25) Hiring Authorization Request Public Works – Survey Crew Instrument Operator 20260126-HR-2
- 26) Resolution # **2026-16** Re: Accepting the Treasurer's List of Property Tax Refunds

10:13:23 AM Recessed

10:30:20 AM Returned to regular session

10:30:29 AM Economic Services Administrative Assistant Paula Mikkelsen

Discussion:

- 1) Departmental Updates
- 2) WSU Interagency Agreement (*item pulled from action, pending further review*)

10:35:55 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) City of Chelan CPIF Grant Extension 20260126-GRT-1
- 2) Events Grant
 - a) NCW Tech Alliance 20260126-GRT-2
 - b) Evergreen Mountain Bike Alliance 20260126-GRT-3
 - c) Icicle Creek Center for the Arts 20260126-GRT-4
 - d) Leavenworth Winter Sports 20260126-GRT-5

- e) Wenatchee Youth Baseball
- f) Lake Chelan Bach Fest

20260126-GRT-6

20260126-GRT-7

- 3) Olds Station Campus Stormwater Operations and Maintenance Agreement

20260126-AGR-18

10:38:30 AM Recessed

10:56:54 AM Returned to regular session

10:57:12 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) Hiring Authorization Request Auditors Office – Accountant II (add on)

20260126-HR-3

10:58:12 AM Natural Resources Director Mike Kaputa

Discussion:

- 1) Departmental Updates

11:06:32 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) Amendment to Agreement with Blue Forest for Upper Wenatchee Forest Resilience Bond Project Support
- 2) Amendment to Agreement with GeoSyntec for Roses Lake Cyanobacteria Management Plan

20260126-AGR-19

20260126-AGR-20

11:30:19 AM Jail Director Chris Sharp

Discussion:

- 1) Departmental Updates

Commissioner Smith was excused at 12:00:11 PM

12:02:23 PM Recessed

The Board recessed and will reconvene in regular session on Tuesday, January 27, 2026, at 9:00 A.M. at the following location:

Tuesday, January 27, 2026

8:30:19 AM The Board reconvened in regular session

8:30:54 AM Executive Session Re: Pending Litigation with PA Robert Sealby

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board entered into a 5-minute Executive Session pursuant to RCW 42.30.110(1)(i), for the purpose of discussing matters of litigation or legal risk with legal counsel.

The Executive Session was extended by 8 minutes.

8:43:14 AM the Board returned to regular session. *No action was taken.*

8:43:31 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) Interlocal Agreement between Chelan County and the Port of Chelan County Regarding
Malaga Tax Increment Area 20260126-AGR-21

8:44:02 AM Recessed

9:29:16 AM Returned to regular session –

Commissioner Smith was excused

9:30:00 AM Public Works Director Eric Pierson

**9:30:08 AM BID OPENING RE: Totem Pole Road Improvements – Phase 1
(CRP 650)**

Chair Pro-Tem Overbay, closed the bid opening to further submissions for the following project: Totem Pole Road Improvements – Phase 1 (CRP 650)

A total of seven bids were received, as follows:

Name of Bidders	Total Bid
Strider Construction Co. Inc.	\$ 2,486,734.20
Smith Excavation	\$ 2,777,784.00
DW Excavation	\$ 2,828,066.00
LaRiviere Inc.	\$ 2,195,313.50
Selland Construction	\$ 2,321,666.62
Hurst Construction	\$ 2,321,666.62
<i>Engineer's Estimate</i>	\$ 2,858,679.20

Chairman Smith rejoined session at 9:33:16 A.M.

A motion was made by Commissioner Overbay and seconded by Commissioner Hawkins to accept the bids as presented. The motion carried unanimously.

Bid documents were referred to Public Works department for further review and compliance

with project requirements. A final award recommendation will be scheduled on 2/3/26 during Public Works agenda.

9:35:11 AM BID AWARD: Countywide Barrier Terminals 2025 (CRP 751)

A motion was made by Commissioner Overbay and seconded by Commissioner Hawkins to award the contract for the Countywide Barrier Terminals 2025 (CRP 751) to Frank Gurney, in the amount of \$ 462,042.55, as the lowest responsive bidder, The motion carried unanimously.

Discussion:

- 1) Departmental Updates

9:43:39 AM Recessed

10:17:35 AM Returned to regular session

10:17:40 A.M. Community Development Director Deanna Walter

10:18:08 A.M. PUBLIC HEARING RE: ZTA 25-248

Zoning Text Amendment to Chelan County Code Titles 7, 11 and 14 (*cont. 1/6/26*)

Chairman Smith opened the public hearing. Members of the public participated both in person and via Zoom.

Testimony was received from:

- Mark Garvin

10:59:00 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners continued the public hearing to February 17, 2026 at 10:15 a.m. Motion carried unanimously.

11:00:17 AM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

- 1) Resolution # 2026-17 Re: Planning Commission Appointment of Ken Hemberry
- 2) Resolution # 2026-18 Re: Planning Commission Re-Appointment of Cherie Warren

11:00:01 A.M. Chelan County Flood Impacts and Emergency Needs Discussion

Present for discussion included Representative Kim Schrier, Public Works Director/ County Engineer Eric Pierson, Emergency Management Sergeant Jason Reinfeld, Natural Resources Director Mike Kaputa, Community Development Director Deanna Walter, and Economic Services Director Ron Cridlebaugh.

11:46:02 AM Recessed

01:01:55 PM Returned to regular session

01:02:15 PM WORKSHOPS RE: PBRs Amendments (ZTA 25-101)

02:27:13 PM Recessed

02:35:20 PM Returned to regular session

02:35:39 PM Continued Board Discussion Re: TIF Moratorium Extension

02:38:39 PM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

1) Resolution # **2026- 13** Re: Adoption of Finding of Facts

02:39:08 PM Action

Upon motion by Commissioner Overbay and second by Commissioner Hawkins, the Board of County Commissioners approved the action items as presented. Motion carried unanimously.

1) Notice of Hearing RE: TIF Moratorium Extension (February 17th, 2026 at 10:00 a.m.)

20260126-NOH-1

2:39:47 PM Adjourned

The Board of County Commissioners adjourned until Monday, February 2, 2026

Weekly Voucher Approval for Payment

<i>Current Expense</i>	\$ 163,343.51
<i>Other Funds</i>	\$5,059,723.30
<i>Total all Funds</i>	\$5,223,066.81