

Baker County Fair Board
September 14, 2021
Minutes

Members Present: Ron Rowan, Dean Defrees, Mark Johnson, Terri Siddoway, Michelle Kaseberg, and Mark Johnson

Advisory Board Present: Mark Bennett, Baker County Commissioner

Advisory Board Not Present: Rob Ellingson

Staff Present: Devon Colton, Christena Cook (ZOOM)

Guests: Kim Mosier, Baker County Counsel

Ron Rowan called the meeting to order at 6:04 pm

MINUTES: The minutes from August 31, 2021 were reviewed. Mark Johnson had a couple comments and corrections to the minutes. He suggested that Devon add the last names of the County Maintenance workers (Jeffrey Martin and Jake Rilee) under the Financials section, and correcting the position that Christena Cook's name was under. Christena Cook was asked if she wanted to be included in the advisory board section, with a decline to answer at this time. Devon has agreed to make the changes to the minutes. Mark made a motion that the minutes be approved as amended, all Fair Board Members seconded the motion and the motion passed.

FINANCIALS: The financials for August were reviewed. Devon mentioned that Christena sent her some financial information, 16.66% through the fiscal year for payroll and 20.83% through the year for materials and services. Christena made the adjustment from Jeffrey Martin to Jake Rilee under payroll. Christena included a line item "Correct Code" for the credit she issued back to us for that adjustment. Christena mentioned she did initiate the transfer for the full \$45,000 + \$16,250 for one quarter of the \$65,000 staff position, which is to be paid to Oregon State University. Christena discussed the Oregon Fair Association membership charge that Devon brought up in the August Fair Board meeting was used with a County Visa card so once that is reconciled with County then it will appear on our financial reports. Michelle made a motion to approve the financials and Terri seconded the motion, the motion passed.

Activity Summary/ Prior Month-

- **2 Table/Chair Rentals September 2nd and September 10th**
- **Baker Education Association Meeting September 9th**
- **4-H Pollinator/Entomology Club Meeting September 9th**
- **RV Rental- 1 night September 11th**

County Property Rental Policies: Kim opened up the conversation with her understanding of the request the Fair Board received from Dennis Bachman's group for a rally/community gathering on the land indicated as the 5-acre field. This rally specifically focused on the counter-vaccine and counter-mask mandates coming from the State, and would have representatives from local county departments, and local businesses/entities. She understands why that would sound "alarm bells". Two main issues come up related to the use of the 5-acre field property:

- **1st Amendment:** In the 9th circuit court, there is an appeals case that specifically states that "if a government entity has made a public forum anywhere, you can only restrict the use of that public forum for time, place, and manner only", nothing related to content. You can restrict hours of operation, comply with noise ordinances. Terri mentioned that we had the Lighthouse

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Church Group there on the property for 2 weeks, and Ron and the entire group agreed that we are operating as a public forum.

- **Deed Restrictions:** It is Kim's understanding from multiple entities that there could be some land deed restrictions so she located several deeds ranging in date that layout multiple fair properties and other land.
 - One was a partition of 2016 Armory, Kim didn't find any restrictions.
 - One was a 1942 Deed that laid out restrictions to partial areas of land to which Kim reached out to Kerry Savage, and the Baker County Assessors office, to clarify which property is identified under these restrictions. The restrictions are broad
 - To improve grounds in such a manner those to:
 1. Fairs
 2. 4-H Clubs
 3. Future Farmers of America
 4. Athletic Events
 5. Public Gatherings from which the revenue from said event is used to improve the grounds.
 - Kim would like to clear up where restrictions are applied, because after conversations she has had with Kerry Savage, he believes the restriction is on the Corner Lot where Val's Veggies is.
- **Suggestions from Kim to the Fair Board:**
 - The Fair Board was to have a fee schedule for the 5-acre field so there are no questions as to how much we charge for the space.
 - Mark Johnson would like to add this to our agenda for the next fair board meeting.
 - Be sure that the Fair Board has defined the uses of our property, to rule out any inconsistencies.
 - The Fair Board could make changes to our rental agreement, adding a section to where the rental can identify their intention with the space under the restrictions. Mark Johnson asked if it would be worth adding a disclaimer statement to our rental agreements and Kim said yes.
 - Kim stated that the Fair Board can have the renters post somewhere that the event is hosted by " _____ " and is not sponsored by Baker County Fair, any statements made or positions held are made by the hosted group.
 - Kim did look at a couple other public use policy documents- they both have disclaimer statements, but Baker County does not have a specific policy in place currently.
 - Kim offered to help write the disclaimer statements and get it back to Devon

County Commissioners Meeting Presentation of Fairgrounds Master Plan

- Christena confirmed for the group the time of the Commissioners Meeting to let the group know that the County has the Fair Board speaking from 9:05am to 9:45am.
- Ron will be present via ZOOM to explain why this information is in front of the Commissioners, Dean will help introduce Mark Johnson, who will go into the Master Plan drawing and details of our intention with the use of Leo Adler Field. Terri Siddoway will

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share real life examples with the Commissioners to help share our Fair successes and improvements that we need to make to our grounds to survive.

- Mark Johnson asked Devon if we have a record of the number of RV spot requests we get to the grounds. Devon will add to the list she brought up for the TRT Tax document in the last meeting that she can get to him.
- Ron asked Mark Bennett what the Commissioners would be looking for from the Fairboard at the meeting and Mark felt that we he had a solid grip on being able to say this would be helping 4H and FFA kids. For Babe Ruth Little League to come up with the funds for the water bill, which is \$4,000 alone would be difficult, he felt that the conversation would go fine.
- Christena mentioned that we could bring up the contract lapse with Babe Ruth Little League which was a 5 year contract with a rollover 5 year automatic renewal which expired on March 2, 2021. We have not been contacted to extend that. Christena Cook has a conversation with Carrie Folkman about this issue specifically, confirming that was the last contract she had with Babe Ruth Little League. Technically, we are not under any contract with them at all for Leo Adler field.
- Ron asked the group if the County has formally transferred the Leo Adler field management to the Fair Board. Mark Bennett didn't know if the Fair Board was officially charged with managing the ground, but Mark Johnson felt that this was a decision that we do want the Commissioners to make. Bennett agreed and said that his challenge to the group who wanted to use Leo Adler Field as a sports field was where they would come up with funds to keep it looking nice, to which they responded with the idea to form a district to put a tax levy on the water. Bennett said that Fair Board has a good track record with keeping our grounds in good condition, so he would like to see us continue to manage it.

OLD BUSINESS:

Devon Update- Devon shared with the group her Fair Expenses document that she has been collecting to track final expenses. She also shared the list of revenue lines that are being corrected by Alice Durlinger's office. Terri Siddoway mentioned that expenses like the chain link fence for Fair may not be an expense we want to accrue in future fairs, as the final cost was \$477.01.

Security Cameras- Devon also wanted to bring some questions to the group brought to her by Dan McQuisten, Bill Lee, and Christena during their walk-through about security cameras in the Rodeo Grounds about power.

- Christena stated she sent over a proposal for a higher resolution camera package before our meeting that the Fair Board would need to decide on. These cameras/recorders would have enough magnitude to cover our Rodeo Grounds, Event Center, and Show Barn.
 - We would be looking at purchasing between 15mega pixel cameras and 24 megapixel cameras with a cost difference of about \$1,600.00. Altogether, the Fair Board would need to make a motion to spend half of the cost to install the camera/recording systems (approximately \$23,000).
 - Christena said that if we order the equipment soon that we can possibly start installing them at the end of October.

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- Ron called for a motion to approve an expenditure of about \$12,000.00 Terri makes a motion, Dean seconded. There was further discussion on the matter:
 - Christena talked with two County Commissioners already to see if they would support the funds for the other half.
 - Mark Johnson asked if we had talked about the power options at the Crow's Nest, or if there is a power panel at any of the out buildings in the Rodeo Grounds which will be something Devon will need to ask Dan McQuisten about.
 - Michelle Kaseberg has tasked Devon with calling Ken Helgerson with Bull and Broncs to find out what they want to do with the property inside the building within the Rodeo Grounds.
 - Ron asked if we will need to structurally secure the Crow's Nest better when we need to install the cameras/recorders. Christena answered, yes. Devon will keep the solid core doors found in the Old Beef Barn for this specific improvement project that will need to happen before camera/recorder install in the Rodeo Grounds.
- No further discussion and the motion was passed. Christena will handle the installation.

Bull & Bronc Contract Renewal-

- Jason Mattox with Challenge of Champions contacted Devon and Angela Robb for renewing their contract with us for the next 5 years. Ron asked if anyone in the group had contacted the Elks or Ken Helgerson to see if they were interested in taking it back.
 - Michelle stated that she has a problem with the Elks giving it up and we have Challenge of Champions willing to put it on. Ron felt that from conversations he has had with the Elks that it may be worth a phone call to Helgerson to find out their plans. Ron will call Ken Helgerson as a courtesy.
 - Terri stated that she wanted to reach out to the last group to have it to be fair in contract negotiations.
 - Since Jason has money set aside for our facility to go towards bleachers, Dean asked Ron if he could ask Helgerson about setting aside money for bleachers if they do not want the event back.
 - Michelle brought up the fact that perhaps we can charge Jason more than \$2,500.00 if he is not going to help with maintenance of the ground.
 - Ron would like to invite Jason Mattox to our next meeting and will call him so we can have further discussion about his contract.
- Devon also brought the T-Mobile Hometown Grant to the group to see if this would be something, we would like to apply for:
 - We would need 5 letters of support, and some other documents that Devon can ask Christina Smith for help grant writing help.
 - Mark Johnson asked if we could hold off on filling this out, in case we want to use the funds for improvements more than bleachers.

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County Maintenance- Christena shared that her understanding was that we are still moving forward with the Fair Board finding someone. Christena mentioned that she had conversations with Dan McQuisten about his plans to still blow out the lines and do regular maintenance tasks until the Fair Board does find someone. Dan McQuisten will not leave us “high and dry”.

- Ron asked if Christena was still moving forward with having the County hire another part time maintenance staff that the Fair Board could share, and Christena stated that is decision that we need to make. Christena isn't sure that is what everyone wants.
 - Michelle doesn't feel that it's working since Dan has other request with the County that he has to attend to and they are scheduled to come on Monday's for regular cleaning.
 - In the meantime, Devon and Angela will continue to notify Dan McQuisten about the requests that our building has and will be the point person the Facility department for any event. Devon will continue to let Dan know what events she has going 2-3 weeks out to help improve communication between our departments.
 - Devon should be getting a list from Dan on seasonal and annual maintenance requests and scope of work.

Fair Improvement Committee: Devon asked for a clarified meeting date. Terri talked with Toni Myers by chance and Toni is waiting to hear from her people on when they can have the meeting. Devon will reach out to Toni to coordinate a meeting date.

Floors- Mark called to meet at the Crook County Fairgrounds, with no luck in setting up a meeting. He will contact them again. Terri, Dean and Mark will travel to Crook County and report back to the Fairboard on their findings.

Reader Board- Mark Johnson has reached out to Holly with the County Christena will give us an update from Holly on the forms we still need to fill out. Mark will work to get the application in.

Economic Development Covid Funds- Michelle mentioned that she would like clarification from Mark Bennett on what the Fair Board needs to do to put in for the Covid funds. She asked Mark Bennett and Christena Cook if that was part of the security cameras. Mark Bennett asked which Covid funds Michelle was referring to because there are a lot of them out there. The monies that the County has for Covid, is for the following:

1. Covid Response
2. Putting primarily females back into the workforce
3. Homeless Houseless-ness
4. Infrastructure

Michelle asked Mark Bennett if there was anything in our Master Plan that would qualify for the economic development Covid funds and how the Fair Board can apply for it. Mark Bennett explained that the County has funds under the American Rescue Plan and the economic development side was only for jobs. Christena Cook asked about what happened to the Oregon Fairs Association (OFA) money that was supposed to be divided out, and Michelle explained to her knowledge that Baker did not get

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any of the money. Michelle thought that OFA was going to be giving money to the counties (approximately \$10 million) to be able to do economic development on fair grounds.

Mark Bennett has not heard about that money, only the \$1.2 million given to Counties to be used under the areas listed above. Michelle has a call with Patrick Sieng, with OFA this week, so she will find out where that money is and how we can apply for it.

New Business:

- Prior to this meeting at 5:00pm, Dean, Michelle, Terri, and Devon met in the old Beef Barn to discuss the items that we wanted to include in the Baker County Auction. Devon has marked items according to the criteria below:
 1. Keep-blue post it note
 2. Donate- green post it note
 3. Throw Away- pink post it note

Devon will be sending Dan McQuisten a list of these items as soon as she can to meet his deadline of sometime in October to arrange with him to remove the items.

Activity Summary/Next Month:

- **BHS Class of '22 Rummage Sale- Sept 15-18th**
- **Idaho British Car Club-Car Show- Sept 18th**
- **Baker County AOC meeting- October 1st**
- **Campbell Vanderwhiele-Kitchen Use October 1st**
- **Ginger Savage Oktoberfest- October 16th**

Ajourn-8:18 pm

OTHER:

There is also a “fun” meeting rescheduled for September 26th, 2021 at Michelle Kaseberg’s house. Rescheduled from 19th due to weather. Please bring an appetizer/salad/dessert to share with the group. The next official business Fair Board meeting has been scheduled for October 19th, 2021 in the small meeting room.