

MINUTES

REGULAR COUNCIL MEETING
OF
JANUARY 9, 2012
5:30 P.M.
THE DALLES CITY HALL
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Mayor Jim Wilcox

COUNCIL PRESENT: Bill Dick, Carolyn Wood, Dan Spatz, Brian Ahier, Tim McGlothlin

COUNCIL ABSENT: None

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Public Works Director Dave Anderson, Administrative Fellow Cooper Whitman, Police Chief Jay Waterbury, Community Development Director Dan Durow, Librarian Sheila Dooley

CALL TO ORDER

Mayor Wilcox called the meeting to order at 5:30 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; all Councilors present.

PLEDGE OF ALLEGIANCE

Mayor Wilcox invited the audience to join in the Pledge of Allegiance.

Mayor Wilcox noted the passing of former City Clerk John Thomas and asked for a moment of silence in his memory.

APPROVAL OF AGENDA

It was moved by Wood and seconded by Spatz to approve the agenda as presented, including the supplemental agenda. The motion carried unanimously.

PRESENTATIONS/PROCLAMATIONS

Mayor Wilcox read a Proclamation that he planned to read at an upcoming School Board meeting, declaring the month of January as School Board Month.

Presentation Regarding Proposed Library Expansion Project

Librarian Sheila Dooley introduced Troy Ainsworth and Eric Wilcox from Fletcher, Farr,, Ayotte Architects and Lynn Craig from Association of Eastern Oregon Libraries who was helping with the fundraising efforts. She introduced Friends of the Library President Heather Thompson and Library Board Chair Del Cesar and member Corliss Marsh.

Troy Ainsworth provided a Power Point presentation and discussed the process used for the proposed Library expansion plan. He said it had been determined the space needs of the Library were 20,775 square feet and they currently had approximately 15,000 square feet. He reviewed the preferred plan, noting it would take advantage of views from the bluff. Ainsworth said the project could be constructed in phases, with Phase I being the children's area and Phase II including updated restrooms, meeting rooms and a gallery, along with a new entrance.

In response to a question, Librarian Dooley said operating costs would be only slightly higher with the expansion, due to utility costs and a small increase for janitorial services. She said the historic collection would be more visible and secure and it was hoped an additional glass case could be purchased for part of that collection.

Mayor Wilcox asked what the maintenance plan would be for the expansion. Librarian Dooley said a new roof would likely be needed every 20-25 years, but there was not any substantial maintenance issues expected.

Lynn Craig said most funding agencies would consider funding for the highest need first, such as the children's area. She said the group hoped to begin fundraising as quickly as possible.

It was moved by Ahier and seconded by Wood to authorize the Library Foundation to proceed with fundraising for the project.

Councilor Spatz said he liked the concept, but cautioned to be fiscally careful and to address a capital maintenance plan.

The motion to authorize the Library Foundation to proceed with fundraising was voted on and carried unanimously.

CITY MANAGER REPORT (taken out of order)

City Manager Young provided the Council with a prioritized list of projects that he proposed to submit for the Mid Columbia Economic Development District's Needs and Issues List for 2012.

Following discussion, it was the consensus of the Council to direct staff to submit the list as presented.

City Manager Young said there had been a 78.19% return on the surveys regarding completion of a local improvement district project for Thompson Street improvements. He said 15.5% were in favor of proceeding with the project now and 62.29% supported delaying the project. Young said the project would be delayed for a minimum of two years. He said the School District Board would be discussion the East 19th Street Extension project at their meeting on January 12th.

AUDIENCE PARTICIPATION

Mayor Wilcox said the City Council had received an unsigned letter regarding issues that the City Council had no authority to address as well as some issues which had been resolved. He said the letter would not be addressed by the Council.

Jeff Clifford, PO Box 269, The Dalles, said he had concerns about expanding the Library if there were not adequate funds for maintenance. He said he had looked at the deck a couple years ago to consider bidding a project and said it was in terrible condition then and still had not been repaired. He asked the council to carefully consider an expansion project.

Heather Thompson, 4405 Highway 30, The Dalles, said she was the President of Friends of the Library and was at the Library almost every day. She said many people from out of town used the Library and sought it out when coming to visit our community or considering relocation. Thompson said the Library was a big selling point for the City.

CITY ATTORNEY REPORT

City Attorney Parker reported he continued to work with resale businesses to develop ordinance language and hoped to bring the ordinance to Council in February. Parker said staff planned to move forward with some carpet and paint projects in the Municipal Court ahead of schedule and would be considering safety features at the same time.

CITY COUNCIL REPORTS

Councilor Ahier thanked City Attorney Parker for his work with the resale business community to draft the ordinance. He said the group appreciated the opportunity to work with the City to get a good ordinance.

Councilor Spatz invited Mid Columbia Economic Development District Director Amanda Hoey to report on activities of the District. Ms. Hoey said the Strong Economy Together Program strategy process would begin on Thursday with guest speakers an overview of the program, discussion regarding goals and the future of the program.

Mayor Wilcox said he had attended a grand opening reception at Griffith Motors last week, participated in the Community Christmas Eve dinner, and Christmas Tree Pick-up Program sponsored by the Lions. He thanked the Linebarger family for their contributions and organization of the Christmas dinner. Wilcox said the Outreach Team would be featured in an upcoming article in the US Chamber of Commerce Newsletter.

CONSENT AGENDA

It was moved by Spatz and seconded by Wood to approve the Consent Agenda as presented. The motion carried unanimously.

Items approved by Consent Agenda were: 1) approval of December 12, 2011 regular City Council meeting minutes; and 2) approval to declare General Fund equipment and Public Works Vehicles and Equipment as surplus property.

ACTION ITEMS

Special Ordinance No. 12-545 Assessing Property Located at 306 East Eighth Place for the Cost of Hazardous Vegetation Abatement

City Attorney Parker reviewed the staff report.

City Clerk Krueger read Special Ordinance No. 12-545 by title.

It was moved by Wood and seconded by McGlothlin to adopt Special Ordinance No. 12-545 assessing property located at 306 East Eighth Place for the cost of hazardous vegetation abatement by title. The motion carried unanimously.

Resolution No. 12-001 Amending the Enterprise Zone Plan

Community Development Director Durow reviewed the staff report.

Mayor Wilcox asked how a three year incentive was determined for the hotel application. Community Development Director Durow said the three year incentive was automatic. He said to have an incentive for more than three years, certain criteria had to apply and this applicant did not meet the criteria to have 100% of their employees earn at least 150% of average wages.

Mayor Wilcox asked if other taxing agencies had been notified of the application. Durow said all agencies were notified and no comments had been received. He said the City and County were co-sponsors of the program and that State law required Port Districts to adopt a Resolution as a supporting organization.

It was moved by Spatz and seconded by Wood to adopt Resolution No. 12-001 requesting the State's Business Oregon Department to approve the amendment to the boundary of The Dalles/Wasco County Enterprise Zone III. The motion carried unanimously.

DISCUSSION ITEMS

Discussion Regarding Recommendations of the Economic Development Policy Committee

City Manager Young reviewed the staff report.

It was agreed a new committee did not need to be formed to address items #1 and #2, regarding reporting issues and barriers to the City Council. Mayor Wilcox said The Dalles Business Team could work on those matters. Councilor Spatz said the group could be expanded to include others, including representation from the Main Street Program.

Item #3 creation of a research group, it was agreed Mid Columbia Economic Development District (MCEEDD) should be the lead agency and report to City Council.

Mayor Wilcox said item #4 regarding public relations for the School District could include the City Council inviting the District to report positive things going on within the District. He said he had spoken with some private citizens who were willing to help the District create a public relations program.

Regarding item #5 it was agreed that once a housing renewal project or program was developed, Mid-Columbia Housing Agency would be the appropriate lead agency.

City Manager Young said staff was working on Item #6, Transportation System Plan, to get grant funding for a Plan update.

Young said staff would work with other agencies to develop a customer satisfaction survey as recommended by the Committee (item #7).

It was noted item #8 regarding taxing entities meeting to coordinate bond issues, City Manager Young said he would work with the County to re-establish the program that had previously existed.

Discussion Regarding Systems Development Charges for Fire Suppression Sprinkler Systems

City Manager Young reviewed the staff report, highlighting current requirements for separate water lines for fire suppression sprinklers. He said the City had received a request from the Partners for Economic Progress (PEP) group, requesting the City consider eliminating SDC's for fire suppression systems.

Fire Chief Bob Palmer said it was important to install sprinkler systems and the Fire District would support any program that would make it easier for people to install the systems.

There was a discussion regarding whether insurance costs could be reduced if residences had sprinkler systems. There was general consensus that there may be insurance premium benefits to having fire suppression systems installed.

It was the consensus of the City Council to direct staff to amend City documents, removing the systems development charges for fire suppression systems.


MINUTES (Continued)
Regular Council Meeting
January 9, 2012
Page 7

ADJOURNMENT

Being no further business, the meeting adjourned at 7:15 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED:


James L. Wilcox, Mayor

ATTEST:


Julie Krueger, MMC, City Clerk