

MINUTES
BROOKINGS COMMON COUNCIL MEETING

MARCH 10, 1986
7:00 p.m.

I. CALL TO ORDER

Mayor Kerr called the meeting to order at 7:00 p.m.

II. PLEDGE OF ALLEGIANCE

III. ROLL CALL

Council Present: Mayor Bob Kerr, Vice Mayor Gil Batty, Councilman John Geraghty

Council Absent: Councilmen Ray Nidiffer, Bob Rogers

Planning Commission Present: Chairman Leo Appel II

Staff Present: City Manager Lynn Stuart, Executive Secretary Donna Van Nest, City Attorney John Coutrakon, Engineering Technician Leo Lightle, Recorder/Treasurer Judy Pectol, Planning Director Chuck Rhodaback, Utilities Services Director Cecil Smith, Ass't. Utilities Services Director Dennis Barlow

Media Present: Joe Heitz, Curry Coastal Pilot; Marge Barrett, KURY

IV. CEREMONIES/APPOINTMENTS

None.

V. MINUTES FOR APPROVAL/ACCEPTANCE

A. Approval of Council Meeting Minutes

1. February 10, 1986 Regular Council Meeting

Councilman Geraghty made a MOTION, seconded by Vice Mayor Batty, to approve the February 10, 1986 Regular Council Meeting minutes; MOTION carried unanimously.

B. Acceptance of Planning Commission Meeting Minutes

1. February 4, 1986 Regular Planning Commission Meeting

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to accept the February 4, 1986 Regular Planning Commission meeting minutes; MOTION carried unanimously.

VI. SCHEDULED PUBLIC APPEARANCES

1. Proposed Zoning - Langley Annexation

Planning Director Chuck Rhodaback advised the Council that at the February 4, 1986 Brookings Planning Commission Meeting, the Planning Commission took action by a 6-0 vote to recommend to the City Council that a public hearing be held to consider rezoning of newly annexed property located at 1055 Marina Hts. Loop, from County Residential (R-1) to City Residential Low-Density (R-LD). Mr. Rhodaback indicated that the surrounding property inside the City limits is Residential Low-Density (R-LD) and Residential Mobile Home (R-MH). Mr. Rhodaback explained that if the City Council's action is favorable, a findings of fact document and an ordinance allowing the changing of the zoning will be presented at the next regularly scheduled Council meeting, in April, 1986.

Mayor Kerr asked for testimony in favor or in opposition. There being none, Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to approve the Planning Commission recommendation to rezone the newly annexed property at 1055 Marina Heights Loop from County Residential (R-1) to City Residential Low Density (R-LD); MOTION carried unanimously.

VII. COMMUNICATIONS/ANNOUNCEMENTS

A. Mayor Announcements

Mayor Kerr announced that the first session of the "Bootstrap" Project Assignment Committee was conducted on schedule Tuesday, March 5, 1986, with all members present. The committee determined the best approach to be assigning projects that were immediately attainable and determined to assign specific projects to all available groups, and then request assistance from service clubs and individuals around the community.

Mayor Kerr announced that the week of May 5-9 will be proclaimed as Fix-Up, Clean-Up, Paint-Up Week, and all businesses at that time will be encouraged to consider the condition of their business facilities and work toward beautifying their segment of the business community.

Mayor Kerr announced that the next meeting of the committee would be conducted on Thursday, March 13, 1986, and at that time, major projects will be identified and specific tasks assigned.

B. Council Announcements

None.

VII. COMMUNICATIONS/ANNOUNCEMENTS

C. Planning Commission Announcements

Planning Commission Chairman Leo Appel II announced that he was going to meet with City staff on Wednesday morning to get the Development Code process back on schedule.

D. Manager Announcements

1. Facilities Plan - Engineers Selection Committee

City Manager Lynn Stuart advised the City Council that as discussed during the request for proposals process for the Facilities Plan, the process is to the point of needing a committee appointed to do the selection process for the proposals received from the various engineering firms. Mr. Stuart presented a proposed list of people to serve on the selection committee, and requested that the Mayor appoint the committee.

Mayor Bob Kerr

Councilman John Geraghty

City Manager Lynn Stuart

Engineering Technician Leo Lightle

Member at large Dan Hall

Joe Strahl, Jackson County Public Works Director

Mayor Kerr appointed the members, as presented, to serve on the Engineers Selection Committee.

2. Mr. Stuart presented the membership request from the League of Oregon Cities and the Oregon Coastal Zone Management Association, for consideration by the Council. The Council agreed that the membership in both these organizations is a benefit to the City and authorized the City Manager to proceed with membership in the League of Oregon Cities for fiscal year 1986-87 at a cost to the City of \$1,006.30, to be paid in late June, 1986. The Council also authorized the City Manager to proceed with paying dues to the Oregon Coastal Zone Management Association in the amount of \$300.00, to be paid after July 1, 1986.

3. Insurance Statement of Values

Mr. Stuart presented the Mayor and Council with a copy of the statement of values for the purposes of creating insurance amounts on various municipal property. Mr. Stuart indicated that the City insurance agent of record has done a 5% upward

adjustment in the values of all of the City's municipal holdings. Mr. Stuart requested Council's opinion as to the 5% upward adjustment.

Mayor Kerr stated that he felt the City should budget for an appraisal of values of the assets of the City in the 1986-87 fiscal year.

After a brief discussion, Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to accept the agent of record 5% increase in insurance values for City property; MOTION carried unanimously.

4. Used Vehicle Purchase

Mr. Stuart indicated that in the Wastewater Collection budget for 1985-86, \$4,000 was budgeted for the purchase of a vehicle to replace a pickup in that department. Mr. Stuart presented the Council with a list of vehicles available, as follows:

State of Oregon - 1977 Chevrolet Luv (4-speed), 39,470 miles, at a cost of \$1,650

Bernie Bishop - 1978 Ford Supercab (auto), 43,000 miles, at a cost of \$2,895

Coast Auto - 1983 Ford Ranger (auto), 43,943 miles, at a cost of \$4,635

Coast Auto - 1975 Chevrolet Silverado (auto), 93,594 miles (new engine), at a cost of \$2,600

Coast Auto - 1982 Chevrolet Luv Diesel (5-speed), 53,045 miles, at a cost of \$3,275

Kemp Auto - 1982 Ford $\frac{1}{2}$ ton SWB (3-speed), 76,411 miles, at a cost of \$3,500 (SOLD)

Akin Motor Co. - no vehicle available

Mr. Stuart indicated that after reviewing all of the equipment listed, it is the feeling of City staff and the recommendation of City staff to purchase the 1977 Chevrolet Luv from the State of Oregon. The City has purchased vehicles from the State before, and the quality has been very good. If authorized, City staff will travel to Salem to examine the vehicle prior to purchase.

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to authorize the City Manager to purchase the 1977 Chevrolet Luv pickup (4-speed), from the State Purchasing Department in the amount of \$1,650; MOTION carried unanimously.

VII. COMMUNICATIONS/ANNOUNCEMENTS

D. Manager Announcements

5. Enterprise Zone Designation

Mr. Stuart announced that late Friday night, after the Council packets were delivered, he received a telephone call from Norm Solomon of the Economic Development Dept., regarding our Enterprise Zone Designation application. Brookings was not successful for the 1986 designation. There were 14 applications, and 10 areas were designated as Enterprise Zones for 1986. Brookings placed 11th. Mr. Solomon is going to be visiting Brookings in May, to attempt to assist the City with receiving the Enterprise Zone Designation in 1987.

6. Chamber of Commerce

Mr. Stuart presented the Council with a copy of the Chamber of Commerce Newsletter, and turned the floor to Mr. Chris Walford, Chamber Manager.

Mr. Walford advised the Council that the City will be represented at the Oregon Tourist Resort and Leisure Trade Show on April 4 - 6, 1986, to be held at the Lancaster Mall in Salem.

E. Attorney Announcements

1. Harris Beach Agreement/Release of Easement

Mr. Coutrakon explained to the Council that this Release of Easement document is for the purpose of fulfilling the terms and provisions of an agreement dated October 14, 1981 with Harris Beach PUD. Harris Beach PUD has fulfilled their part of the agreement, and the roadway and sidewalks are completed. Mr. Coutrakon requested that the Council authorize the Mayor to sign the Release and Extinguishment Agreement.

Councilman Geraghty made a MOTION, seconded by Vice Mayor Batty, to authorize the Mayor to sign the Release and Extinguishment Agreement, as presented; MOTION carried unanimously.

F. Contract Review Board

None.

VIII. CALL FOR BIDS

1. Public Works Pickup Truck

Mr. Stuart indicated that the 1985-86 budget contains monies for the purchase of a new vehicle in the Water Department of the Public Works budget.

Minimum specifications: new pickup truck with a 4-cylinder engine; 5-speed transmission; minimum bed size 72"; minimum wheel base 107"; minimum cab length including hood 99"; with rear bumper and spare tire; with a color preference of light blue.

Mr. Stuart indicated that if the City Council authorized the call for bids, bids would be accepted until 10 a.m. Friday, April 4, 1986, at which time the bids would be opened and summarized, and presented to the City Council at their April 14, 1986 Council meeting.

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to authorize the City Manager to call for bids on the minimum specifications outlined, and re-present the bid summary at the April 14, 1986 Council meeting; MOTION carried unanimously.

IX. REPORT ON BIDS

None.

X. ORDINANCES

1. Ordinance No. 399 - Amendment to Ord. #322

Mayor Kerr turned the floor to City Attorney Coutrakon for this presentation.

Mr. Coutrakon indicated that at the last Council meeting, a letter was read from South Coast Lumber Company, requesting water service to their North Brookings mill, which is outside the City limits. At that time, the Council had directed staff to study the request further. Mr. Coutrakon stated that he had studied the matter and had prepared an amendment to Ordinance No. 322, which states that no new water hookups will be permitted outside the City limits. The new ordinance lifts the moratorium on outside City limits water hookups for industrial use only, with prior approval of the City Council. Mr. Coutrakon stated that he had prepared the Ordinance for Council consideration, and the decision whether or not to consider the request from South Coast Lumber Co. was entirely up to the Council.

Mayor Kerr expressed his opinion that this matter is of utmost importance to the community, due to the fact that South Coast Lumber Company is one of the largest employers in the area, and a loss of water to operate would cause high unemployment in our area.

Vice Mayor Batty stated that at the last meeting, the letter from South Coast Lumber Company expressed some urgency as far as time was concerned, and he suggested that the ordinance be passed under emergency provisions, if possible. Vice Mayor Batty stated that as far as he understood, the mill could be out of water by May, without assistance from the City.

Mr. Coutrakon stated that in his opinion, the ordinance could be adopted under emergency provisions, but that there would have to be some interfacing done between staff and South Coast Lumber to determine rates, etc.

Mayor Kerr pointed out that the wording of the ordinance only lifts the moratorium on industrial water service outside the City limits. It does not specify a company, and therefore, each applicant would have to receive authorization from the City before accessing the water system.

Mr. Fred Hummel, 202 Alder Street, stated that he felt that Ordinance No. 322 is a rather sensitive ordinance, and he suggested that public hearings be held before adoption of the ordinance.

Mr. Coutrakon read Ordinance No. 399 into the record, as follows:

ORDINANCE NO. 399

AN ORDINANCE AMENDING ORDINANCE NO. 322.

The City of Brookings ordains as follows:

1. Ordinance No. 322 is amended by the addition of the following provision: "Excepting, however, water services for industrial purposes may be permitted outside of the City limits upon specific approval first had and obtained from the Brookings City Council with the specifications thereof and rates therefor to be determined, from time to time, upon motion of said Council."

2. It is hereby determined that it is in the interest of public welfare, peace and safety of the City of Brookings that this ordinance be immediately adopted because the areas largest employer is urgently in need of water for industrial purposes, and therefore an emergency is declared to exist, and that this ordinance shall be in full force and effect from and after the date of its passage.

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to adopt Ordinance No. 399 by first reading; MOTION carried unanimously.

Mr. Coutrakon read Ordinance No. 399 into the record, by title only.

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to adopt Ordinance No. 399 by second reading; MOTION carried unanimously.

XI. RESOLUTIONS

None.

XII. UNSCHEDULED PUBLIC APPEARANCES

Mr. Fred Hummel, 202 Alder Street, expressed concern regarding a situation which came before the Planning Commission recently. He stated that in January, at the request of Litty Mortuary, the Planning Commission considered a request to place a crematorium in an accessory building on the mortuary property. Mr. Hummel indicated that as he saw it, the Planning Commission had two choices in the matter; either to hold a public hearing because the mortuary operates on a Conditional Use Permit in a residential zone, or to apply Section 11.070 of the zoning ordinance which is authorization of similar uses. Mr. Hummel stated that the Planning Commission applied 11.070 and gave permission for the crematorium to be established. Mr. Hummel objected to the fact that there was no public notification prior to the Planning Commission meeting, therefore the Planning Commission heard only the testimony of the proponents of the project. Mr. Hummel suggested that the City Council consider revising Section 11.070, making it necessary to hold a public hearing on any issue which comes up when a Conditional Use Permit is involved.

Planning Commission Chairman stated that during the Development Code process, all of the sections of the zoning ordinance would be reviewed.

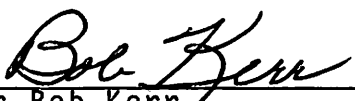
XIII. PAYMENT OF VOUCHERS

Vice Mayor Batty made a MOTION, seconded by Councilman Geraghty, to approve the vouchers in the amount of \$30,223.95; MOTION carried unanimously.

XIV. ADJOURNMENT

Councilman Geraghty made a MOTION, seconded by Vice Mayor Batty, to adjourn the meeting; MOTION carried unanimously.

Mayor Kerr adjourned the meeting at 8:17 p.m.



Mayor Bob Kerr

ATTEST:



Judy Pectol, City Recorder

A C C O U N T S P A Y A B L E
CHECK REGISTER (AP041)

DATE 03-07-86

PAGE 1

BANK CHECK NO	PAYEE	AMOUNT
01 00002502	1ST IMPRESSIONS	275.32
01 00002503	A & W RESTAURANT	46.80
01 00002504	AKIN MOTOR COMPANY	58.85
01 00002505	AMERICAN SCIENTIFIC PRODUC	120.33
01 00002506	BARLOW, DENNIS	19.39
01 00002507	BECCO INC	145.00
01 00002508	BLUE STAR GAS, NORTHWEST	830.19
01 00002509	BROOKINGS COMPUTER CONSULT	220.52
01 00002510	BROOKINGS INN/FLYING GULL	15.30
01 00002511	BROOKINGS OFFICE SUPPLIES	25.00
01 00002512	BROOKINGS SANITARY	55.00
01 00002513	BROOKINGS SUPPLY	194.05
01 00002514	BROOKINGS SUPPLY	13.42
01 00002515	BROOKINGS UNION 76	12.76
01 00002516	BROOKINGS VOL FIREFIGHTERS	1,035.00
01 00002517	BROWN, GOLDIA	27.00
01 00002518	BUDGE-MCHUGH SUPPLY COMPAN	100.02
01 00002519	CARPETLAND	28.50
01 00002520	CHAMBERS HEATING & PLUMBIN	1,920.78
01 00002521	CHANDLER SHEET METAL	1,550.00
01 00002522	CHETCO REXALL DRUGS	30.46
01 00002523	COAST AUTO CENTER	7.95
01 00002524	COLVIN OIL COMPANY	923.22
01 00002525	CONANT JANITORIAL	530.00
01 00002526	COOPER, MICHAEL	14.11
01 00002527	COOS-CURRY COUNCIL OF GOV	9.00
01 00002528	COUTRAKON & BABIN ATTYS	2,654.50
01 00002529	CURRY COUNTY CLERK	6,000.00
01 00002530	CURRY EQUIPMENT COMPANY	15.00
01 00002531	D&H CHEVRON SERVICE	115.13
01 00002532	DANS AUTO & MARINE ELECTRI	154.98
01 00002533	DANS PHOTO & CAMERAS	4.29
01 00002534	DEL-CUR SUPPLY CO-OP	10.00
01 00002535	DEPT.OF GENERAL SERVICES	10.00
01 00002536	DOMINY, GEORGE	16.59
01 00002537	DOTSON, SAMUEL	9.84
01 00002538	DOYLE ELECTRIC	1,514.63
01 00002539	DUANES RADIO & TV	7.95
01 00002540	ELMERS LOCK SERVICE	58.50
01 00002541	EMERALD POOL & PATIO	369.00
01 00002542	EXECUTIVE DEPARTMENT	270.00
01 00002543	FEENAUGHTY MACHINERY CO	1,204.93
01 00002544	FOLEY & MICKELSON ATTYS	1,152.50
01 00002545	FOX, CURTIS H	54.28
01 00002546	GERALD ROSS INSURANCE	426.00
01 00002547	GRANTS PASS WATER LABORATO	36.00
01 00002548	GREYHOUND BUS LINES	21.80
01 00002549	HARBOR LOGGING SUPPLY CO	119.00
01 00002550	HARBOR RV REPAIR	26.00
01 00002551	HGE	43.00

A C C O U N T S P A Y A B L E
C H E C K R E G I S T E R (A P 0 4 1)

DATE 03-07-86

PAGE 2

BANK CHECK NO	PAYEE	AMOUNT
01 00002552	HOOK, JEAN	9.95
01 00002553	KERR ACE HARDWARE	741.61
01 00002554	KERR ACE HARDWARE	10.22
01 00002555	LYNN, CAMERON G	21.54
01 00002556	MCBEE BINDERS	109.95
01 00002557	MORYS OFFICE SUPPLIES	243.06
01 00002558	MORYS OFFICE SUPPLIES	57.84
01 00002559	MOTOROLA INC	648.00
01 00002560	MURRAY, LES	27.84
01 00002561	NEWMAN SIGNS	129.00
01 00002562	NUDELMAN BROTHERS	138.00
01 00002563	O'NEALE SUPPLY COMPANY	131.60
01 00002564	OREGON FIRE CHIEFS ASSOCIA	91.73
01 00002565	OWENS, KENT	21.54
01 00002566	PACIFIC COAST FIRECHIEFS A	10.00
01 00002567	PACIFIC WATER WORKS SUPPLY	1,572.58
01 00002568	PARAMOUNT PEST CONTROL	17.00
01 00002569	QUILL CORPORATION	76.90
01 00002570	RAY'S SENTRY MARKET	60.72
01 00002571	RED JORDAN FOODS	113.25
01 00002572	RICH CULLEY	30.62
01 00002573	RITZ'S REPAIR	327.00
01 00002574	SARGENT-SOWELL INC	20.20
01 00002575	SHEFFEL, WAYNE	30.13
01 00002576	SLATER COMMUNICATIONS	92.98
01 00002577	SMITH, CECIL SR	33.46
01 00002578	SQUARE DEAL BUILDERS SUPPL	90.55
01 00002579	STAMPER'S J & J TIRE	312.53
01 00002580	STATE OF OREGON	160.00
01 00002581	SUITERS PAINT & BODY	65.63
01 00002582	TEDS SALES & SERVICE	356.71
01 00002583	U S NATIONAL BANK - VISA	216.31
01 00002584	UMPQUA RESEARCH CO	453.60
01 00002585	WALKER, RONNEL	13.59
01 00002586	WILSON DISTRIBUTING CO.	1,071.92
01 00002587	WITT, LAWRENCE E, M.D.	35.00
01 00002588	ZELLERBACH PAPER COMPANY	179.50
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TOTAL CHECKS		30,223.95

A C C O U N T S P A Y A B L E
C H E C K R E G I S T E R (A P O 4 1)

DATE 04-11-86

PAGE 1

BANK	CHECK NO	PAYEE	AMOUNT
01	00002689	1ST IMPRESSIONS	56.50
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01	00002691	AKIN MOTOR COMPANY	59.87
01	00002692	AMERICAN SCIENTIFIC PRODUC	12.14
01	00002693	ARMCO CONSTRUCTION PRODUCT	556.00
01	00002694	BARLOW, DENNIS	19.39
01	00002695	BECCO INC	155.00
01	00002696	BLUE STAR GAS, NORTHWEST	124.63
01	00002697	BROOKINGS COMPUTER CONSULT	158.05
01	00002698	BROOKINGS GLASS	46.94
01	00002699	BROOKINGS INN/FLYING GULL	9.90
01	00002700	BROOKINGS OFFICE SUPPLIES	15.00
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01	00002702	BROOKINGS SPORTS UNLIMITED	2,093.00
01	00002703	BROOKINGS SUPPLY	349.21
01	00002704	BROOKINGS UNION 76	18.00
01	00002705	BROOKINGS VOL FIREFIGHTERS	1,035.00
01	00002706	BROWN, GOLDIA	27.00
01	00002707	BUDGE-MCHUGH SUPPLY COMPAN	115.32
01	00002708	CHAMBERS HEATING & PLUMBIN	1,461.43
01	00002709	CHETCO REXALL DRUGS	69.72
01	00002710	COLVIN OIL COMPANY	1,542.09
01	00002711	CONANT JANITORIAL	475.00
01	00002712	COUTRAKON & BABIN ATTYS	1,105.50
01	00002713	CULLEY, RICH	30.62
01	00002714	CURRY COASTAL PILOT	8.39
01	00002715	CURRY EQUIPMENT COMPANY	35.00
01	00002716	D&H CHEVRON SERVICE	193.10
01	00002717	DANS AUTO & MARINE ELECTRI	129.33
01	00002718	DEL-CUR SUPPLY CO-OP	19.98
01	00002719	DOMINY, GEORGE	16.59
01	00002720	DOTSON, SAMUEL	9.84
01	00002721	EMERALD POOL & PATIO	14.30
01	00002722	EXECUTIVE DEPARTMENT	270.00
01	00002723	FEENAUGHTY MACHINERY CO	216.20
01	00002724	FOX, CURTIS H	27.14
01	00002725	GOVERNMENT FINANCE OFFICER	70.00
01	00002726	GRANTS PASS WATER LABORATO	45.00
01	00002727	HGE	2,024.00
01	00002728	INDEPENDENT BUSINESS FORMS	376.92
01	00002729	INDUSTRIAL ELECTRIC CO	115.37
01	00002730	INDUSTRIAL STEEL & SUPPLY	13.32
01	00002731	KERR ACE HARDWARE	188.71
01	00002732	KERR ACE HARDWARE	87.94
01	00002733	LEGISLATIVE COUNSEL COMMIT	45.00
01	00002734	LYNN, CAMERON G	19.54
01	00002735	MORYS OFFICE SUPPLIES	1,275.38
01	00002736	MOTOROLA INC	767.06
01	00002737	MURRAY, LES	27.84
01	00002738	NEELYS WELDING & MACHINE	78.20

A C C O U N T S P A Y A B L E
C H E C K R E G I S T E R (A P O 4 1)

DATE 04-11-86

PAGE 2

BANK	CHECK NO	PAYEE	AMOUNT
01	00002739	NORTHWEST COMPUTER RIBBON	26.74
01	00002740	NUDELMAN BROTHERS	35.00
01	00002741	OREGON BUILDING OFFICIALS	10.00
01	00002742	OWENS, KENT	21.54
01	00002743	PACIFIC WATER WORKS SUPPLY	3,676.14
01	00002744	PARAMOUNT PEST CONTROL	17.00
01	00002745	PIPE INC	1,026.00
01	00002746	QUILL CORPORATION	423.02
01	00002747	RECREONICS CORP	23.82
01	00002748	RED JORDAN FOODS INC	58.65
01	00002749	RITZ'S REPAIR	22.50
01	00002750	SHEFFEL, WAYNE	66.26
01	00002751	SMITH, CECIL SR	33.46
01	00002752	SQUARE DEAL BUILDERS SUPPL	86.30
01	00002753	STAMPER'S J & J TIRE	14.00
01	00002754	STATE OF OREGON PURCHASING	445.00
01	00002755	TEDS SALES & SERVICE	4.95
01	00002756	TIDEWATER CONTRACTORS	1,407.42
01	00002757	U S NATIONAL BANK - VISA	304.28
01	00002758	UMPQUA RESEARCH CO	49.00
01	00002759	WALKER, RONNEL	15.59
01	00002760	WILSON DISTRIBUTING CO.	709.11
			=====
TOTAL CHECKS			24,155.84