

MINUTES
Troutdale City Council – Regular Meeting
Troutdale City Hall – Council Chambers
219 E. Historic Columbia River Hwy.
Troutdale, OR 97060-2078

Tuesday, March 12, 2013

1. ROLL CALL, AGENDA UPDATE

Mayor Daoust called the meeting to order at 7:00pm.

PRESENT: Mayor Daoust, Councilor Ripma, Councilor Anderson, Councilor Thomas, Councilor White, Councilor Allen, and Councilor Wilson.

ABSENT: None.

STAFF: Craig Ward, City Manager; Sarah Skroch, Deputy City Recorder; David Ross, City Attorney; Erich Mueller, Finance Director, and Charlie Warren, Public Works Director.

GUESTS: See Attached.

Mayor Daoust asked are there any agenda updates?

Craig Ward replied there are no agenda updates.

2. CONSENT AGENDA:

2.1 ACCEPT OF MINUTES: February 5, 2013 Work Session and February 12, 2013 Regular Meeting.

2.2 RESOLUTION: A resolution authorizing the City Manager to enter into an agreement with Metereaders, LLC to read City of Troutdale water meters.

2.3 RESOLUTION: A resolution reallocating expenditures among projects using the City's Local Share of Metro Open Space Bond Funds.

MOTION: Councilor White moved to accept the consent agenda. Seconded by Councilor Anderson. Motion Passed Unanimously.

3. PUBLIC COMMENT: Please restrict comments to non-agenda items at this time.

None.

4. REQUEST: A request for the City of Troutdale to be a sponsor for SummerFest.

Zach Hudson, Committee Chair, stated last October when we came before the Council to debrief you on how the 2012 SummerFest event went the Council was very pleased with the event and said that you looked forward to doing more to support SummerFest. Last year SummerFest was very successful; we had two bands playing in Mayors' Square before the parade started and they both participated in the parade. There were over 70 entries in the parade with 600 total participants marching from Mayors' Square down to Glenn Otto Park. We had 47 vendors at the park participating. Home Depot provided a great activity that over 350 kids took part in. At the park there were several bands and performances throughout the day. The awards for the Citizen and Youth of the Year were presented. New last year was a trolley that took people from Edgefield to Glenn Otto Park and back again. We are planning on adding a second trolley route so that the Highland Games would be connected to SummerFest so people can attend both events.

We are looking for funding and sponsorship for this year, mostly from local businesses. We would like to ask the City to be a sponsor at the same level as a major corporate sponsor, which would be \$2,000. In your packet you should have material showing the different sponsorship levels.

Councilor Wilson asked were you able to make a profit last year?

Marcia Chiaudano replied we have between \$1,200 and \$1,500.

Councilor Wilson asked do you have a goal that you have set for this year?

Zach Hudson replied our goal is \$10,000. We have a lot of sponsors that we are working with to try and procure those sponsorships.

Councilor White asked what was the amount that the City donated last year?

Zach Hudson replied last year the City did not donate any.

Craig Ward stated we didn't donate as a sponsor last year but we did reimburse the Chamber for the cost of the insurance to the tune of a little less than \$700.

Mayor Daoust asked are there any line items in the current budget for events like this?

Craig Ward replied we budgeted \$5,000 for a variety of events. We provided some support for the Cruise-In for insurance purposes in roughly the same amount as SummerFest. If you include the Tree Lighting, which cost some money this year and if we reserve enough money for about what we contributed to the Cruise-In last year, then we have about \$2,000 that is available. That would need to include the cost of the insurance.

Mayor Daoust stated as long as we can cover the events that we know are coming up it appears we have some money that we can allocate.

Councilor Thomas asked have you talked with the Highland Games people to see if they are willing to let you get involved with them or not?

Marcia Chiaudano replied I am waiting for a response from their Board of Directors.

Councilor Thomas asked how many sponsors do you have now, and how close are you to your goal?

Zach Hudson replied I have a lot of leads but I have not nailed down anything yet.

Councilor Ripma stated you mentioned a major corporate sponsorship of \$2,000.

Zach Hudson stated we have mapped out potential corporate sponsors that we are approaching. A presenting sponsor would be \$3,000. A parade sponsor, entertainment sponsor, kids zone sponsor and a media sponsor would all be at the \$2,000 level. There are other levels as well and each of those levels carry with them certain advertising.

Councilor Allen stated this is our signature event for the year. It has been done well in the past with a lot of volunteer help and our citizens have enjoyed it. I do support it. It is just a matter of how much we should contribute.

Councilor Ripma asked were you saying that last year we paid for an insurance rider that cost around \$700 and you don't need that this year?

Marcia Chiaudano replied it is yearly and our insurance comes due just before the Tree Lighting Ceremony. When I called them they said it was good until just before the Tree Lighting Ceremony.

Councilor Thomas asked so you don't need a specific rider for this event?

Marcia Chiaudano replied no.

Councilor Ripma stated the fact that you don't need it for SummerFest means that you will be asking for it before the Tree Lighting Ceremony. Thus far you have had no sponsors, but you have leads. Did you have corporate sponsors last year?

Zach Hudson replied yes. Waste Management was the presenting sponsor. McMenamins, Westin Kia, and Leamy Design all donated.

Councilor Wilson stated Home Depot was a sponsor also.

Marcia Chiaudano stated we have a lot of in-kind donations.

Councilor Ripma stated the City contributes in-kind also.

Councilor Thomas stated personally I wished you had better numbers so we knew whether you needed the donation before we agreed to it. I personally would lean towards maybe one of the Trolleys.

Councilor Ripma stated maybe it was several years ago, but I remember the Chamber coming with a list of extras that were going to be funded by an additional donation from the City. I was sort of expecting something like that. You put on a very nice event and it seems like it almost pays for itself with the in-kind contributions that the City makes. I am all for SummerFest but we are really broke.

Councilor Allen stated in planning this type of event it is nice to have a kicker to get you started. I am wondering if we would be willing to give \$1,000 to get them started and then maybe reevaluate that based on need at a later time.

Councilor Wilson stated they do have \$1,500 for seed money to get them started.

Councilor Ripma stated well we don't want to hold that against them. The fact that they were able to save some money for this year is a good thing. I feel our decision should be independent of that.

Councilor White stated I was thinking along the same lines as Councilor Allen, lets get out in front of this and show our support. It is our signature event. I personally enjoy SummerFest. I would like to see us some day get to the point where it is self-supported. The danger that we have is that every group will want the City to support their event. I would be willing to approve \$1,000. You have the ability to come to us right before the event if there is an emergency or something that got overlooked.

Mayor Daoust stated I agree that the City should do some level of sponsorship. SummerFest is a good event. I would agree to grant the \$1,000 to get things rolling since we have it in the budget.

Councilor Ripma asked are we also donating \$700 for the insurance rider?

Mayor Daoust replied no

Councilor Ripma stated I heard a comment that it is built in somehow; that we have an obligation to do that anyway.

Councilor Wilson stated because the Kiwanis were involved last year SummerFest was asked by the City to increase the amount of liability insurance they had. Last year you gave the Chamber \$700 to cover the extra liability. How that rolled out into October I am not sure. It was last fiscal year that there was \$700 given to pay for the extra insurance they needed because that is what you were covering for the Kiwanis for their event.

Councilor Ripma stated so the proposal is that this year we give them \$1,000 to go towards SummerFest.

Mayor Daoust stated I think that is the proposal that is on the table right now.

MOTION: Councilor Wilson moved to donate \$1,000 to SummerFest to get them some money to get started. Seconded by Councilor Allen.

VOTE: Councilor White – Yes; Councilor Allen – Yes; Councilor Wilson – Yes; Councilor Ripma – Yes; Councilor Anderson – Yes; Councilor Thomas – Yes; Mayor Daoust – Yes.

Motion Passed 7 – 0.

Councilor Wilson stated if you want to get us a Trolley and have our name on it that would be great.

Mayor Daoust stated maybe we should clarify that. Can you put us down for one of the Trolleys?

Marcia Chiaudano replied I haven't heard back from McMenamins yet. Brashers is also thinking that they want to do a Trolley.

Mayor Daoust stated the businesses should have first priority for the Trolley, I was just asking.

5. PUBLIC HEARING / ORDINANCE (Introduction): An ordinance adopting Chapter 8.30, the "Unsafe Building Abatement Ordinance" and amending Chapters 8.28.070, 15.04.040, 15.04.050 and 1.04.095.

Mayor Daoust read the ordinance title.

David Ross, City Attorney, stated we recently discussed the issue of an unsafe building ordinance at a work session. As a quick review, this is going to be based on a determination that will be made by the Building Official. It provides for the commencement of proceedings. It provides for notice of the Building Official's determination. It also provides for a process to appeal the Building Official's determination. Among other things it provides for an abatement warrant in case the City wants to go on the private property and do the abatement itself. It has a variety of enforcement provisions. I want to call your attention to Section 8.30.170 which is the hardship waiver provision. It is based on the HUD very low income guidelines (copy provided to the Council and included in the packet). These are the guidelines that the City of Gresham used in their property maintenance ordinance, and it was what was proposed in 2003 for a property maintenance ordinance that this Council rejected at that time. I was going to try to harmonize it with the waiver provisions in the nuisance ordinance, but the amounts referred to in that code provision seemed a little low and dated to me. When this comes back for the second hearing the ordinance will include Attachments A-D which will be the clean versions of Exhibits A-D of this staff report. At the request of Councilor Ripma, Erich Mueller had prepared a financial impact statement which is included in the staff report.

Councilor Ripma stated the financial impact is kind of left up to the Council to decide. Whether or not a vacant lot is covered by this ordinance, it seems clear to me that whatever structure used to be on there, that just a blank vacant lot with just grass is not covered by this because it isn't a structure. It could be a nuisance. Whether someone is going to build on a property and cause all kinds of new tax revenue to come in is kind of up to us to decide. I don't think there was any other way to do it. I still have my concerns about the cost of this but I appreciate the analysis.

Councilor Allen stated in Exhibit A, the proposed Chapter 8.30, Section 8.30.050 - Unsafe Buildings Prohibited, I take it that the structures that are referred to in this section have to meet the determination that is listed under the definitions in Section 8.30.020(C) items 1-6. Is that correct?

David Ross replied yes, and also Section 15.04.050 shown in Exhibit C of the staff report.

Councilor Allen stated under the definitions, Section 8.30.020(C)(5) reads, "Exterior or interior bearing walls or other vertical structural members list, lean or buckle to the extent that a plumb line passing through the center of gravity does not fall within the middle one-third of the base of the vertical component." That is less than one degree of variance on an 8' wall on a 2x4, isn't it?

David Ross replied at the work session I think the Building Official said that this was language from the building code. It is also in the Multnomah County building code.

Councilor Thomas stated to address the comments from Mr. Ross about whether we need to update the waiver standards in the nuisance code, I think we need to do that. I do like brining in the HUD very low income standards. To me that is very reasonable and there is a fare amount of flexibility.

Mayor Daoust opened the public hearing at 7:37pm.

No testimony received.

Mayor Daoust closed the public hearing at 7:38pm and stated that the second hearing on this ordinance will be held on April 9, 2013.

6. RESOLUTION: A resolution adopting the Public Works Department Capital Improvement Plan for Storm and Water and rescinding Resolution No. 1995.

Charlie Warren, Public Works Director, stated at the last work session the Council discussed the proposed Capital Improvement Plans (CIP). The CIPs are the result of master plans that have been adopted by the Council. From the adopted master plans staff has prepared a list of capital improvement projects that involve both improvements and repair/maintenance. The projects come from multiple sources including the master plans, outside agencies, and staff input. We have prioritized the projects. The projects themselves don't establish the system development charge (SDC) fees or utility fees,

but they do affect them. The next step for the Council, after adoption of the CIP, would be to consider the SDC fee and utility fee that may result from these projects.

Councilor Thomas asked would you expect either the SDC or the utility fee, or both, to go up?

Charlie Warren replied it will take some analysis. I would imagine that water is going to go up and storm may or may not, I don't know at this point.

Councilor Allen asked did you say the projects were in priority order?

Charlie Warren replied they are not necessarily in priority order. If you look at the page for the storm sewer and you take a look at the water quality features, it lists one of them being done each five years. Those are in priority order, but all of those projects don't come before the other projects.

Councilor Allen stated typically we don't have enough money to do everything we want to do so I like to flag the ones that if we don't do them we will have more expensive problems down the road.

Charlie Warren stated we have estimated the year that the project will be done, but if the SDCs and utility fees don't come in to fund it we would have to defer it.

Councilor Allen asked are any of these projects such that if we don't do them on time it will be more expensive to us in the future?

Charlie Warren replied I think that is probably true of every one of them.

Councilor Wilson asked out of all of the SDC funds that are planned on trying to do this, at some point we are going to run out of build-out for all of these projects. Is that a fair statement?

Charlie Warren replied the master plans are done with it in mind that by full build-out (2035) all of these projects should be completed. However, the maintenance projects go on forever.

Councilor Wilson asked so at some point after build-out in 2035 will we have to float bonds?

Charlie Warren replied not if you properly build it into your utility fees. Your utility fees should pay for the maintenance of your infrastructure. Streets are not set up as a utility fund so we rely on outside funding. For water, storm sewer and sanitary sewer we control whether or not we build in enough maintenance funds.

Mayor Daoust asked when are we going to take up the issue of SDC's?

Charlie Warren replied we were going to bring that forward much sooner, but we have to provide a 90-day notice to anyone who has asked to be notified of changes to our SDCs, so it will be late June.

MOTION: Councilor Thomas moved to adopt a resolution adopting the Public Works Department Capital Improvement Plan for Storm and Water and rescinding Resolution No. 1995. Seconded by Councilor Wilson.

VOTE: Councilor White – Yes; Councilor Allen – No; Councilor Wilson – Yes; Councilor Ripma – Yes; Councilor Anderson – Yes; Councilor Thomas – Yes; Mayor Daoust – Yes.

Motion Passed 6 – 1.

7. STAFF COMMUNICATIONS

Craig Ward, City Manager, reminded the Council of the following:

- ➔ We have a goal setting work session scheduled for next Tuesday at 6:30pm.
- ➔ The March 26, 2013 regular council meeting has been canceled.
- ➔ On April 2, 2013 we have a work session planned to discuss the Chamber of Commerce and the transient lodging tax.
- ➔ A request that I had in for some pre-service to do a downtown visioning workshop is likely to be approved. That will be a free workshop for us. This is an exercise where we can engage the community and our businesses and have a discussion to help us develop some consensus about the kind of uses the city should try to encourage. This will be a one day event that would probably occur in late May or June. There is nothing binding that comes out of this workshop. With the Council's permission I will pursue scheduling this workshop.

Mayor Daoust stated I think it is really one of the missing pieces. We have the Central Business District and architectural standards. But other than dealing with each development that comes up we don't have a vision for how we want things to look. It is not binding but it will at least give folks a chance to go through an exercise where they can express how they want downtown Troutdale to look and what kind of things we want. I think we should go ahead with it.

No objections raised by the Council to going forward with scheduling the downtown visioning workshop.

8. COUNCIL COMMUNICATIONS

Councilor White stated myself and Councilor Thomas were at the Boy Scouts Pinewood Derby that was held at the Sam Cox Building. It was a fun event. It is nice to see the interaction between the Scouts and their parents.

Councilor Wilson stated my daughter is doing an internship down in Florida with Disney and she received a letter of accommodation recognizing her for being proactive in catching a shoplifter.

Councilor Anderson stated one issue that I have brought up in the past and have a status report for you on is the video of council meetings being made available to watch on computers. I talked to Craig about that this evening and that process is moving along and hopefully we will have video archives of our meetings up on the website via a link or actually on our server.

Councilor Thomas stated I also attended the Pinewood Derby and it was very enjoyable. The kids were very supportive of each other. I sent you an email regarding backyard burning that I received from Chief Lewis of the Gresham Fire Department. A few years ago they had asked us to adopt standards so that they would be uniform across the area. At the time the Council said no. I am not proposing to bring it forward, I just wanted to let you know about it as your representative on the Fire User Board.

Mayor Daoust informed the Council of the following:

- ➔ There was an article in the Outlook today on Marcos Ugarte, the 15 year old who saved the younger child's life during the house fire in Troutdale. He is being recognized again by receiving a national award. He was nominated and won the National Citizen Service Before Self award. He will be presented the award at a ceremony that will be held at the Arlington National Cemetery in Virginia.
- ➔ Also in the paper today the Ethics Commission voted to conduct an investigation on former Mayor Jim Kight. The complaint was registered by a private citizen and the Council had nothing to do with that.
- ➔ February 27th was the League of Oregon Cities City Hall Day at the Capital. Councilor Allen, myself and Craig Ward attended and met with our legislators.
- ➔ Also on the 27th was the Police Awards Banquet where several awards were given out, and the Council also had a prize that we gave to the Officer of the Year.
- ➔ On February 28th I attended the Kiwanis Club meeting. They asked me to come and give a recap of my State of the City Message. Councilor Allen and Councilor Wilson also attended.
- ➔ I have been meeting with Craig Ward. I have met with him three times since our last meeting. The rest of the Council is also welcome to meet with Craig.
- ➔ On March 5th the four Mayors met (Gresham, Fairview, Wood Village and Troutdale) for coffee. It was a real informal discussion; we didn't have any topics on the agenda.
- ➔ Also on March 5th I went to Sweetbriar Elementary School for the Family Reading Night. They invited me to come and read to the kids (kindergartens thru 5th graders).
- ➔ On March 7th I went to the Soroptimist lunch meeting in Gresham. The Soroptimist Club is a group of powerful women in Gresham. My step daughter, Maddy Trattles, received an award at that lunch. I spoke to the group as did Mayor Bemis.

- ➔ Also on March 7th we had an informal meeting at the General Store. Councilor Anderson, myself and a couple of the business owners met to talk about the half marathon that was proposed to us at the last council meeting. It is planned for September 7th, which is the weekend after Labor Day. It is being organized by a professional race organizing firm and they are saying that between 1,000 and 2,000 runners will participate. This will bring a lot of folks into town on that Saturday and probably the night before, so the hotels will most likely see some business from this. With all of the folks coming into our downtown area it will give us excellent exposure. We had a good discussion about this because there were some concerns from the business community about the affects of that race on certain businesses. I have passed those concerns on to the race director and I have received some answers back from him. At this point I think we can address the concerns they had.
- ➔ On March 13th there is a 3-Cities meeting (Fairview, Wood Village and Troutdale) scheduled from 7pm to 8:30pm at Fairview City Hall. We will be discussing sharing services. I don't have any planned agenda topics. I think it will be an informal brainstorming session.

9. ADJOURNMENT:

MOTION: Councilor Ripma moved to adjourn. Seconded by Councilor Anderson. Motion passed unanimously.

Meeting adjourned at 8:09pm.

Doug Daoust, Mayor

Approved April 9, 2013

ATTEST:

Debbie Stickney, City Recorder