

MINUTES
Troutdale City Council – Regular Meeting
Troutdale City Hall – Council Chambers
104 SE Kibling Avenue
Troutdale, OR 97060-2099

Tuesday, February 22, 2005

1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE.

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

PRESENT: Mayor Thalhofer, Councilor Gorsek, Councilor Ripma, Councilor Thomas, Councilor Canfield, Councilor Kyle, and Councilor Daoust.

ABSENT: None.

STAFF: John Anderson, City Administrator; Rich Faith, Community Development Director; Kathy Leader, Finance Director; Marnie Allen, City Attorney; David Nelson, Chief of Police; and Sarah Greif, Office Support Specialist.

GUESTS: See Attached List.

Mayor Thalhofer asked are there any agenda updates?

John Anderson, City Administrator, replied staff would recommend that you take item 3.4 off the consent agenda and consider it under the regular agenda. I believe each Council member has a replacement document and legal counsel can update you on a few changes. I think you'll still be able to deliberate and act on it this evening.

Mayor Thalhofer stated I would like to remove item 3.3 from the consent agenda. I'd also like to take care of the consent agenda before I read my State of the City Message.

3. CONSENT AGENDA:

- 3.1 RESOLUTION:** A Resolution recognizing the completion of the public improvements associated with Morgan Meadows Phase II and accepting them into the City's fixed asset system.
- 3.2 RESOLUTION:** A Resolution approving the collective bargaining agreement with employees represented by AFSCME local 3132.
- 3.5 RESOLUTION:** A Resolution approving the City's Third Affordable Housing Report to Metro in Compliance with Title 7 of the Metro Urban Growth Management Functional Plan.

MOTION: Councilor Daoust moved to adopt the consent agenda. Seconded by Councilor Gorsek. The motion passed unanimously.

2. STATE OF THE CITY MESSAGE

Mayor Thalhoffer read his State of the City Message.

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

None.

3.3 RESOLUTION: A Resolution adjusting compensation levels for non-represented employees.

John Anderson, City Administrator, stated this is a staff memo and resolution adjusting the compensation levels for non-represented employees. Jim Galloway and myself worked on the AFSCME bargaining team and we've prepared this as a follow up item. Basically the background is that historically when there's an AFSCME settlement the City Council has acted to implement that for the non-represented employees. In this case there was a first year settlement of a lump sum 1.4% payout and a proposed second year settlement beginning July 1st of 2%. The options for Council are listed in the staff memo. Fiscal impact for the first year is listed at about \$23,000 and the second year is \$34,000 for all of the non-represented employees. Staff recommended approval for both of those years as in the past.

Councilor Ripma stated I'd be prepared to vote on this motion. Didn't you want to vote on it?

Mayor Thalhoffer replied no, I want to discuss this at a future meeting. We could take this up at the next Council meeting, work session, or executive session.

Marnie Allen, City Attorney, replied I don't believe you can talk about it in an executive session unless you have consent from all of the non-represented employees. They have the right to request that it be discussed in a public meeting. If you want to discuss it in an executive session, you need to inform all of the affected employees and get their consent.

Mayor Thalhoffer asked could we have it at a work session?

Allen replied a work session is fine.

Mayor Thalhoffer stated we'll put it on the agenda for the next available work session.

Councilor Thomas stated I thought what we talked about discussing the second year and to split out the first year. Did you want to put that whole thing on the work session?

Mayor Thalhoffer replied we're going to split it out.

Anderson stated if you were interested in splitting it out, if you look at the resolution at the section beginning with Now Therefore, it talks about a proposed increase of 1.4% for fiscal year 04-05, the year we're in right now, and the second phrase is for a 2% increase for fiscal year 05-06. If you wanted to amend this, on the fourth line after AFSCME Local 3132, you could insert a period there. That would implement the first year and set aside the second year. You could talk about the second year in a work session, if you'd like.

Mayor Thalhofer replied that's what we'd like to do.

Motion: Councilor Canfield stated I move that we pass the resolution as suggested by the City Administrator.

Councilor Thomas asked for clarification purposes, could you restate that?

Anderson replied Section 1 of the resolution would read; to provide non-represented employees with compensation that is equitable and comparable to that received by AFSCME employees, they are authorized a 1.4% cash payment for FY 2004-05, to be paid at the time the same payment is made to employees who are members of AFSCME Local 3132. It wouldn't have the second year implemented.

Councilor Daoust stated I'll second that.

Councilor Canfield moved to adopt the resolution as suggested by the City Administrator. Seconded by Councilor Daoust.

Mayor Thalhofer stated the second year information will be set over to be discussed at a work session. Is everyone clear on that?

Councilor Daoust stated we're approving the year we're in right now, which is the 1.4% payment. But we need to reserve action on the second year.

Mayor Thalhofer asked will you please restate the motion?

Anderson replied now therefore be it resolved by the Council of the City of Troutdale. Section 1. To provide non-represented employees with compensation that is equitable and comparable to that received by AFSCME employees, they are authorized a 1.4% cash payment for FY 2004-05, to be paid at the time the same payment is made to employees who are members of AFSCME Local 3132.

VOTE: Councilor Kyle – Yes; Councilor Daoust – Yes; Councilor Gorsek – Yes; Councilor Ripma – Yes; Councilor Thomas – Yes; Mayor Thalhafer - Yes; and Councilor Canfield – Yes.

3.4 RESOLUTION: A Resolution approving the settlement agreement and accepting a storm water easement to resolve the Dorrough litigation.

Marnie Allen, City Attorney, stated the reason that this item was recommended to be pulled from the consent agenda was because we received some requested amendments to the easement that you're being asked to approve tonight. The Dorrough's have requested four changes to the easement agreement. They are reflected in the document that's been passed around. Unfortunately they're not highlighted in that document so I'll run through them for you. The first change is in paragraph 2, the last sentence. Basically the Dorrough's are authorized to plant additional foreign and native plants in the easement area subject to the City's consent. The change provides that they will notify the City in writing of the plantings. We have seven days to respond, if we don't respond in seven days we're assumed to have consented. The second change is in paragraph 3 of the agreement. Instead of creating an option to relocate the City access to get to the easement area across their property if they develop in the access way in the future, the Dorrough's are now requesting that that language come out of the easement and they will provide the continuous access across the westerly boundary of their property. We're taking out language that they had initially requested which was the option to provide access in some other place if they wanted to develop in the future. The third change is in paragraph 3, the last sentence. When the City goes across their property to get access to the storm water easement, the City's obligated to repair any damage that's done to their property. They have proposed language to clarify what damage we're obligated to repair. They suggested adding language that our repairs will include replanting, regrading, reseeding, or replacing damaged or affected plant surface or structures. The fourth change is the addition of paragraph 5 as an entirely new paragraph. Basically what that paragraph says is if the Dorrough's no longer want to provide us access across their property to the easement area, they may terminate the easement agreement and the access rights by giving us ten days written notice. But when they do that we're no longer obligated to maintain or do anything to the easement nor are we liable for any damage that's caused as a result of the easement. Those are the four changes that they've requested to the easement agreement. We're recommending that the Council go ahead and authorize the City Administrator and City Attorney to sign the settlement agreement, that was in the packet and is not being changed, and the easement agreement with the revisions that I've just summarized.

Councilor Daoust asked you're ok with these four changes?

Allen replied yes and I talked with Mr. Galloway and he also thinks that they are reasonable.

Councilor Thomas asked when we talk about the seven days, is that working days or calendar days?

Allen replied the general rule is if it's five days or less then it's only working days and if it's more it's calendar days. So it would be calendar days including holidays and weekends.

Councilor Thomas asked when you talk about affected plant surface, what are we talking about?

Allen replied I'd interpret that to mean the ground, the bark on the trees, the leaves, or any of the planting area. If we were to take a machine in and damage a bush, we'd be responsible to replace the bush. It's not defined in the agreement and certainly I can propose a definition for that to define what's meant by that.

MOTION: Councilor Gorsek moved to accept the agreement with the changes as notified. Seconded by Councilor Kyle.

Mayor Thalhofer asked would you like to speak to your motion Councilor Gorsek?

Councilor Gorsek replied I think that this will be an equitable solution to our problems with this piece of property.

Councilor Daoust asked do you need authorization with anything else in addition to this easement agreement?

Allen replied I was going to ask for clarification. We're asking you to adopt the resolution authorizing us to sign the settlement agreement and the easement agreement. Is the motion to adopt the resolution?

Councilor Gorsek replied yes.

Councilor Thomas stated my concern here is I'd much rather have a signed agreement to be looking at to approve. Will it come back to us for acceptance after it's signed or is this it?

Allen replied no, this is it. Probably why we didn't bring it back to you with other parties signatures is because we're trying to coordinate it with four parties and we have a deadline under the arbitrator's award to sign the settlement agreement within a certain number of days of when he enters his order and trying to time that with a Council meeting. If we waited, we couldn't comply with the arbitrator's order.

Councilor Thomas stated I'd assume if there are some substantial changes...?

Allen replied it would come back to you. We won't sign anything that differs substantially from this.

VOTE: Councilor Kyle – Yes; Councilor Daoust – Yes; Councilor Gorsek – Yes; Councilor Ripma – Yes; Councilor Thomas – Yes; Mayor Thalhoffer - Yes; and Councilor Canfield – Yes.

5. PRESENTATION: Presentation of the Comprehensive Annual Financial Report for the fiscal year ended June 30, 2004.

Kathy Leader, Finance Director, stated I have for you a copy of the Comprehensive Annual Financial Report for the City of Troutdale for fiscal year ending June 30, 2004. I also wanted to hand out to you an Audit Findings Report from Pauly, Rogers and Co., who performed the audit for us this last year. I wanted to touch briefly on a couple highlights from the report and then pass the presentation on to Terry Halter, he is the senior auditor and he's in charge of the City of Troutdale's account. One of the main highlights that I wanted to bring to your attention was the fact that the General Fund ended the year with a cash reserve of \$1.3 million. That was an increase of \$277,552 over the prior year. This increase in cash reserves was due mainly to higher than anticipated revenues in the General Fund and also the cost reductions that we saw with the hiring freeze and the freeze on materials and services that was put in place in the last quarter of the year in response to managements feeling that we were going to end the year with less than we had budgeted. I also wanted to bring your attention to the Sewer Improvement Fund. This fund is the main revenue source of the sewer system development fees. This fund ended the year with a significant decrease in their fund balance, it went down by about \$531,000 and ended the year with a fund balance of \$100,000 less than we anticipated in the budget and this was due to the lower than anticipated development happening in the communities. The fund balance is crucial to carry over into future years as this fund pays a portion of the debt service on the sewage treatment plant so it's very important that we monitor that fund. The one other item that I wanted to bring to your attention was the Code Specialties Fund. This fund ended the year with no cash reserves and was closed beginning in 2004-05 and the related revenues and operations were moved back into the General Fund in order that its operations could tie in with the inspection fees. All other funds experienced stronger than anticipated ending cash reserves.

Terry Halter, Senior Auditor with Pauly, Rogers and Co.; reviewed the Audit Process Executive Summary with the Council.

Councilor Daoust stated you have no reservation or issues with our books, budget or anything. How many Cities get a completely clean bill of health like that?

Halter replied we can't say that there aren't any. There are none that we've found that are serious enough to report to Council. There's probably quite a few I'd say.

Councilor Daoust asked quite a few, Cities?

Halter replied that get a clean bill of health. When it comes to the Council, what we try to do is maintain a professional appearance. Everything that we find in an audit, we're not going to

report to the Council. We're only going to report back with serious issues. What we're saying is we've found nothing serious enough to report.

Councilor Canfield stated I had one question in the summary that you handed out. Can you tell me what the difference is between a significant or insignificant audit adjustment?

Halter replied a significant audit adjustment would be an audit adjustment that we'd request Kathy to make that if it wasn't made the financial statements might be materially misstated by someone. In other words if we put the adjustment in, a reader of the statements might make a different opinion with it being left out.

John Anderson, City Administrator, stated we would ask the Council to entertain receiving the report.

MOTION: Councilor Canfield moved to approve receipt of the Comprehensive Annual Financial Report of the City of Troutdale for the year ended June 30, 2004. Seconded by Councilor Gorsek.

Mayor Thalhofer asked Councilor Canfield, would you like to speak to your motion?

Councilor Canfield replied I think this speaks well of the City's finances and the Finance Director.

Mayor Thalhofer asked Councilor Gorsek, would you like to speak to your motion?

Councilor Gorsek stated I completely agree.

VOTE: Councilor Kyle – Yes; Councilor Daoust – Yes; Councilor Gorsek – Yes; Councilor Ripma – Yes; Councilor Thomas – Yes; Mayor Thalhofer - Yes; and Councilor Canfield – Yes.

6. PRESENTATION: The Confluence Project Commemorating the Bicentennial of Lewis & Clark's Expedition and Maya Lin's Sandy River Proposal.

John Anderson, City Administrator, stated in your packet you have a letter from Jane Jacobsen, addressed to me and dated January 21st, briefly outlining the project, indicating the potential tourism value, and financial benefits to our community. In that letter she also indicates that the other local governments that are participating have made some contributions to the overall project. On page 2, she gave some examples of what other communities have contributed towards the project. She officially requested that the City of Troutdale consider \$5,000 for a two year period; \$5,000 for the first year and \$5,000 for the second year.

Jane Jacobsen, Executive Director for the Confluence Project, stated thank you very much for allowing us to be here. I would like to give you an overview of the Confluence Project. It's one project that's set it's sights all along the Columbia River Basin. Maya Lin designed the Vietnam War Memorial in Washington, D.C. Her art is very spare, she doesn't do statues or sculpture. Her art is very thoughtful and usually ties to a very strong historic event. She also did the Civil Rights Memorial in Alabama.

Jacobsen presented the Council with a PowerPoint presentation which can be found in the Council packet.

Jacobsen stated maybe two weeks ago we had our board meeting in your City. Diane McKeel and John Anderson helped arrange for us to have our board meeting at the Conference Center. We like to do that in each of the site cities. The Sandy River site is very special to Maya for a number of reasons. One is because of what the Lewis and Clark diary said about this area and another is because of it's incredible natural beauty now. The area that we're talking about for the site is the 1,600 acres, I think is what you call it, that the National Forest Service owns. We've been working with Marci Rider, Kim Titus and Virginia Kelly at the Forest Service and they've met with Maya. The site is roughly where the Sandy joins the Columbia. John, Diane, and I walked out to look at the site and it's a spectacular area. The Forest Service gave us a choice of three places that are not archeologically sensitive. For the site that Maya has chosen, she wants to design a useable bird viewing blind. Once again it'll be very clean, very spare but absolutely breathtaking. She actually has a design drawn but she wants to make sure that it's appropriate for bird viewing before she wants anyone to talk about it. So she's checking her design with the Audubon Society. The language that she'll use on this is that Lewis and Clark talked about there being so many Indians here because there were so many fish and it was so loud because there were so many birds. Lewis and Clark said it was so noisy that they had to go to the north shore to spend the night. Then they list a number of bird species that they observed there. That's what she wants to do on this bird viewing blind, list all the species along with other language from their journals. We're working with the Forest Service to create a trail that will lead from, what we hope is, a new parking area. The trail will lead from there, out about $\frac{3}{4}$ of a mile to this site. I think Maya anticipates people having the experience of being out in the wilderness like Lewis and Clark. It's a \$22 million dollar project and we're about $\frac{1}{2}$ way there for our funding. We have Federal, State, and Local Government funding and as well as private funding. You all win the prize for being closest to the port of entry and that is the Port of Portland. We think most people will come here. We also have great support from Seattle. There will be an art exhibit at the Henry Art Museum in Seattle. It will probably travel to the Oregon Historical Society, to Los Angeles, Chicago, and then back to Yale. Maya's working on that as well.

Councilor Daoust asked are there any problems building a bird blind in a National Scenic Area?

Jacobsen replied hopefully not. I think that this will be obtrusive enough and we have to meet all of the guidelines. I happen to be on the Gorge Commission.

Councilor Gorsek asked is that the original channel of the Sandy?

Bob Balaski, Executive Director for the Confluence Project, replied yes it would be very near what we believe was the original channel of the Sandy and what the Forest Service hopes to create with their efforts to develop that property and re-channel that water.

Councilor Ripma asked is the artwork intended to be permanent?

Jacobsen replied absolutely.

Mayor Thalhoffer asked is there going to be a listing of all of the birds?

Jacobsen replied that's what we think, that's what we're working on.

Mayor Thalhoffer asked birds that inhabit the area from time to time?

Jacobsen replied Lewis and Clark actually made a huge list in their journals and that's what she's going to draw the list from.

Mayor Thalhoffer asked will they do a listing of all of the tribes that inhabited that area when Lewis and Clark were here?

Jacobsen replied I think we're looking at that. This last trip we talked about Sacagawea, Cape Disappointment, the Sandy, and that's something that she's certainly considering. It will have a very strong tribal connection, if not directly listing the tribes.

Councilor Canfield stated my wife and I've spent many hours in the Sandy River delta. Some people call it the 1,000 acres but we've yet to even touch what's down there. On one hand I don't want to share that area with anybody else but it's a worthy project and I just hope this can be done with limited impact to the area.

Jacobsen replied we have no idea how many people will visit. We can only estimate. But because it's so close to the Portland metro area, I think that it'll certainly be an attraction, more so than the land bridge. I think the land bridge is going to be very interesting and it'll be lovely when a waterfront development goes in. But this is the closest one that is really a Lewis and Clark site. Lewis and Clark did stop where the Fort is now but it's so developed and so urban there. This is more pristine. I think the fact that you have to walk to get to it is really something that is very appealing to Maya. We intend to respect the land as much as possible. Maya would say, I don't care if any visitors go there it's just about the art.

Councilor Daoust stated you've been rather silent about asking for the \$5,000. Why don't you give us a sales pitch for what it would be used for?

Balaski replied we have a budget of \$22 million for all of the sites. One of those sites, being this site, we have basically budgeted about \$750,000 to spend on this development. About \$150,000 to \$200,000 is going to be for the design, the trail, what Maya wants to create, and

the permitting process that goes with that. We estimated \$500,000 for the actual construction of the facilities. We're getting money from State, Local, and Federal Governments for this and private grants. When we apply for grants from foundations, they like to see if the local organizations and governments are supporting the project. If you can list who's signed up and who's supporting it, it makes a real difference in getting grant funds.

Jacobsen stated when I go to D.C. and talk to Gordon Smith's people and Ron Wyden's people, they look at me and say how much has the State of Oregon given. Then they say how much has Portland, Troutdale, or Vancouver given. I can say that the State of Washington has been good and they've given \$5 million in their capital budget thus far. The State of Washington says what is the State of Oregon doing. We have very low overhead, we have the cheapest rent in town for our office, and we have incredible employees that are working for not very much money. We're all working hard because we all believe in this project to be such a wonderful story for the Northwest.

Councilor Gorsek asked once this is all completed, who will be responsible for the maintenance of this project?

Jacobsen replied out of the \$22 million that we have budgeted, \$2 million of that is for maintenance endowment. Each of the different sites has different land owners. This site is Forest Service, they will maintain the land that they own. The art will be overseen by a bi-state committee for maintenance endowment. The art will be owned by Oregon Art's Commission and Washington State Art's Commission. We've had a meeting with Chris D'Arcy, who is the Oregon State Art's Executive Director, and Chris Tucker with Washington State. We're slated to meet more on how it will be owned. On that bi-state committee there will probably be not only a land owner but someone from the general community. So you have a good group that says we need to have that polished up a little bit and will need \$7,500 this year to do that. If you look around there's nothing like this, one project that's bi-state with different owners. We try to make it as complicated as possible!

Mayor Thalhoffer stated this is a \$22 million project with \$2 million in reserve for maintenance endowment, so that leaves \$20 million. There are 7 sites and we get \$750,000?

Balaski replied about half of that \$20 million is involved with the land bridge structure. The major portion of that is slated to come from the Federal Department of Transportation because it is a transportation related development.

Jacobsen stated \$750,000 is a total guess. I'm sure that the people at the Forest Service would like to say that's a \$3 million site and then we'd have to figure out where we get the money. I may be back here asking for \$50,000 rather than \$5,000. It's totally arbitrary right now because it's only what we can guess.

Mayor Thalhoffer asked what's your timeline?

Balaski stated we're targeting to work cooperatively with the Forest Service. They're now in the process of designing an access road and the parking area that would be used for this

site. We're going to follow that with our design to take the trail system in to the property and then Maya's actual work out on the river. We hope to get that design rolling at the end of this year and to be in a position to do construction next summer in 2006.

Mayor Thalhoffer stated the reason I ask is because we have budget sessions coming up and that's usually when we look over all requests for funding.

Jacobsen stated thank you very much for your consideration. Your City Administrator and Diane McKeel have been so helpful and we look forward to coming back here early next year for another meeting. Certainly we'll put you all on our mailing list. I brought you our latest newsletter although it's almost outdated. Please send us an e-mail or look at our website at www.confluenceproject.org. We hope that one of the Troutdale schools is involved in our incredible education project. That means that \$5,000 would be coming right back into the community. I think this is a very positive thing for our whole river community.

Mayor Thalhoffer recessed the meeting at 8:31pm for a 10 minute break and reconvened the meeting at 8:41pm.

7. DISCUSSION: A discussion on Transportation Projects to serve the Columbia Cascade River District.

Rich Faith, Community Development Director, stated this item was placed on your agenda to apprise the Council of various transportation projects that could benefit future development of the Columbia Cascade River District and also efforts that are now underway to secure funding for these various transportation projects. As an outgrowth of the 2002 Oregon Science and Technology Partnership study that the City was involved in, a committee of the East Metro Economic Alliance (EMEA) was formed to prepare a vision for how we would like to see the river district developed in the future. The vision encompassed an area that we have now come to call the Columbia Cascade River District and it's generally that area bounded by the Columbia River on the north, I-84 on the south, the Sandy River on the east, and approximately 170th Avenue on the west. The area encompasses the boundaries of the four East County Cities. In November 2003 the Council adopted a resolution that accepted that vision and hoped to see development occur consistent with that vision. Since that time a vision steering committee, a subcommittee of EMEA, has been created and has been working to think of ways that we could facilitate development and making that vision a reality. One task that the committee has been looking at is to study the various transportation projects that are included in the Four Cities transportation improvement plans, as well as the Metro Regional Transportation Plan. We have gone through the process of prioritizing the various projects from the various documents and have selected the six that we feel are the most critical to accommodate any future development in the river district. A list of those projects is contained in Exhibit B. It not only lists the six projects but also what is thought to be the most likely source of funding for those projects. The Port of Portland has representation on the EMEA vision steering committee and they have been assisting us in our efforts to secure funding for the different projects that have been identified. The Port is in a position to do this because they have personnel with the expertise in taking projects through various funding programs and simply know the means of getting through the maze of

agencies and regulations that apply to these different funding programs. One of the steps that the Port has taken to further advance our efforts was to place two of these particular projects within their 2005 Port Transportation Improvement Plan (PTIP). The Port puts this together periodically and it's done to facilitate improvements that will assist in their needs as both the owner of these Port facilities and also for future development of properties. By placing a project on the PTIP list, it gives that project a certain status and builds potential and an opportunity for future funding of that project. The two transportation projects from the EMEA vision steering committee list that were included in the 2005 PTIP are the I-84/Troutdale interchange improvements and the 223rd widening between Halsey and Marine Drive. There are three other, more general, projects listed in the PTIP that are a little more difficult to know what those might entail. One of those speaks to Phase 1 industrial development on the Alcoa site, which is presumably in reference to the 100 acre industrial park development that they have been talking about. The other two projects pertain to a Phase 2 industrial development which are a little more speculative at this point in terms of what exactly those would entail. I've included that as Exhibit C, a copy from their PTIP that shows those projects. On February 9th the Port Commissioners held a public hearing on the draft 2005 PTIP. Port representative on the vision steering committee requested that the East County Cities submit comments to the Port at this public hearing. The Cities of Troutdale and Fairview did submit a letter on their behalf, attached as Exhibit D, that points out those projects that we fully support and it raises some concerns about those that were a little bit more speculative in nature. Another step being taken to secure funds for these transportation projects is working through Metro to request funding for eligible projects from the upcoming federal transportation appropriations bill. At the urging of the EMEA vision steering committee, Metro has included the I-84/Troutdale interchange improvements as one of the projects on their request list for fiscal year 2006 appropriations. Members of Metro's Joint Policy Advisory Committee on Transportation (JPACT) will be going to Washington D.C. next month to lobby our congressional delegation for appropriations for that particular project. Once again the City of Troutdale was asked to submit a letter on that particular appropriation request. A letter has been submitted which is attached as Exhibit E. To summarize, there are a number of transportation projects that will be necessary to make a desired development in the north industrial area, within the river district, possible. It's going to require a collaboration amongst different agencies and organizations in order to secure funding for these projects. There is a very high price tag associated with many of these projects and therefore it's going to be necessary to get as much support as possible and to look at as many different funding sources as possible. As I mention in this report, there are steps already being taken in order to set things in motion to succeed in getting those funds. The purpose of this agenda item is to apprise you of this. It's primarily informational but I think the fact that things are in motion now, staff is particularly interested in knowing whether the Council is comfortable with the collaborative efforts that are being taken to secure these transportation funds and whether you wish to offer us any other specific direction regarding this matter.

Councilor Daoust asked what do they do with the PTIP plan?

Faith replied I don't exactly know the answer but my understanding is it probably is the equivalent of our transportation system plan. Basically it lays out your identified need and

your wish list of improvement projects. Then by referring to that you have some basis to go forward and ask for these funds because you can point to this as having gone through a process to determine what your greatest needs are and you've identified what the estimated costs are. It becomes sort of a general policy document to assist you in going forward and requesting these funds.

Councilor Daoust asked it lists the I-84 interchange at 257th as their highest priority?

Faith replied I wouldn't call it their highest priority. I'm not totally familiar with how the document is laid out. I can tell you that project showed up on map 73 and I think that refers to project 73. There are quite a number of projects within their document and this one is in the back but I don't know how it rates in terms of high priority.

Councilor Daoust stated they put a price tag of \$17.3 million on that interchange. They don't get too specific about what type of interchange that we're talking about.

Faith replied at this point there's a preliminary piece to actual construction and that is the general planning that still needs to occur. Some of that is actually taking place under our transportation system plan update. DKS Associates is looking at that entire interchange area system and the congestion there and they will be looking at different alternatives to how to improve that situation. Followed from that, there would have to be some process to actually select the best alternative and then do some engineering work. Before we get the cost to do construction, there's quite a few other steps that would tell us what the projects going to be.

Councilor Gorsek asked is there any discussion about the continuation of Marine Drive, where Motel 6 and the Chevron Station are, over the railroad tracks and tying it into Columbia River Highway?

Faith replied that is not part of these projects listed here through the vision steering committee. I will give you a sneak preview that that is something being looked at by DKS as part of their transportation system plan update.

Mayor Thalhoffer stated the full clover leaf was promised to us over 10 years ago. Mid-way through the construction of the Wood Village interchange, they told us we were next but they ran out of money so they'll have to set it over. Well they've not only set it over, they've set it off the face of the map. We thought that once they got more money, we'd be next in line. I ask questions at every meeting that I go to where ODOT is involved. The Chairman said he's get back to me and that's been 3 years ago. When I ask about that, people just start talking about something else. There's never a satisfactory answer and there's never, in my opinion, even a good faith effort to tell us what happened. What we ended up with is this one way grid system which is better than we had before but it's still a mess.

Councilor Kyle asked who's on the EMEA vision steering committee besides the Port and you?

Mayor Thalhofler replied the Mayor's, including Gresham, and the Port, John Andersen of Fairview, and who else?

Faith replied Diane McKeel.

Mayor Thalhofler stated also Hiroshi Morihara. Those are the main members of the committee.

Councilor Thomas asked how does the 238th extension impact the proposed 242nd option that they've been talking about?

Faith replied 242nd is not one of the projects on our list. Everyone realized that's on an indefinite hold but it's not one that's made any of the lists or plans. The County has declared that as surplus property and is likely going to be selling the right of way for that.

Councilor Thomas stated the original stuff we saw that the County brought forward still had that allocated for highway use.

Faith replied it exists as a separate tract for the 242nd/238th extension. In the most recent action that the County has taken in declaring surplus property for the County Farm lands, the right of way was included in their action.

Councilor Thomas asked in regards to doing a clover leaf type scenario in Troutdale, I look at the property down there and I don't see how you could feasibly put a true clover leaf in. Is there anyway that you could find out what might be feasible options there?

Faith replied that's part of the assignment that DKS has. Look at different options and in consultation with ODOT, determine what is feasible. If it's completely unrealistic, then it's not going to be considered.

8. STAFF COMMUNICATIONS

David Nelson, Chief of Police, stated Officer Mike Kellogg has been a D.A.R.E. Officer for the last three years and is currently assigned as the School Resource Officer at Walt Morey Middle School. Last week we received word that he was diagnosed with Leukemia and he will be out of work for an extended period of time. He's currently at Sunnyside Medical Center and will be there initially for a minimum of 6 weeks and then home and back for some additional treatments. It'll be a long process anywhere from 4 to 12 months to go through the chemotherapy treatments and recovery. The City staff and the Police Department have been stepping up to the plate to help in a variety of ways such as donating sick time, preparing meals for family members, etc. I hope to have an account set up through Bank of America by tomorrow or Thursday for any cash donations from the community. Thriftway and the school district have contacted me about doing fundraising to try to alleviate some of the financial burden that's going to be dropped on the Kellogg family. I'll keep you posted on that as things develop.

Mayor Thalhofler asked if someone wanted to contribute to the account, could they just call City Hall and talk to Teresa at the switchboard?

Nelson replied we can keep Teresa updated as well as staff at the Police Department.

John Anderson, City Administrator, stated last week on Wednesday morning the management team had a negotiation session with the mediator and the Troutdale Police Officers Association and came to a tentative agreement. You'll see another proposed two year contract coming before you. With the help of Kathy, we've worked out a five year look at the last two contracts. I can give you a copy of that before you go this evening. Give us a call if you have any questions. The other item is Kathy and I are negotiating with our counter parts in Fairview. In December 2003 the City entered into an agreement with Fairview that would redistribute the proceeds from building permit income that went to Fairview. The old form was an 80/20 split, we would take 80%. Members of the City Council in Fairview felt that when they were in their peak building years, that wasn't a fair split. This agreement was designed to address that. Now there are definitional problems around what's a legitimate overhead cost, a direct cost, and so on. Kathy and I most recently met last Wednesday and laid out our thinking that our City staff's taking on the overhead was appropriate and there wasn't a meeting of minds on that. They decided that it would be useful if Kathy and I with our counter parts in Fairview and one City Council member from each City sat down to see if we can finish off this agreement. I asked the Mayor earlier if we could get one City Council member, who might be interested in this, appointed to work with us from 1 to 3 meetings. It would be a specific, discreet project to try to get a meeting of minds on the final formula. We are a significant dollar amount apart. You've heard us mention that because of this contract, we're budgeting some money to pay them next fiscal year beginning in July. They think that amount should be larger than what we're tentatively putting in there, so that's what we're negotiating. If their philosophy prevailed, I think we would have a policy question here, is it worth our while to continue that contract. The second policy issue is once this is hammered out, we're guessing that Wood Village would want similar treatment. Is someone particularly interested in being appointed to work with us on the final details of implementation?

Councilor Daoust asked how long will the meeting last and how many meetings will there be?

Anderson replied an hour and a half to two hour meetings and maybe two or three of them. We could get lucky and get done in one.

Councilor Daoust asked the meetings will be in the next....?

Anderson replied I'd guess in the next three weeks.

Councilor Daoust asked will they be during the day?

Anderson replied preferably but maybe it could be at the end of the work day. Given Kathy and my schedule, we could certainly start at 4:30 or 5:00 and get done at 6:00 or 6:30.

Mayor Thalhofler stated it's going to be up to Fairview to agree to it.

Councilor Ripma asked was it Fairview's idea to have one City Councilor from each City?

Anderson replied yes.

Councilor Ripma stated I'm not really keen on having one City Councilor try to represent Troutdale on a negotiation that sounds like a staff level negotiation. I think the idea of having a City Councilor making a decision for the City or entering into the negotiation skews it.

Anderson replied I'd normally say that would be clearly your first choice to resolve it at a staff level and bring back the options and hopefully we would have something that would be workable. Their City Administrator is new, he didn't work on this agreement, nor did Kathy and I. Their Finance Director, I think was involved in it. The person who really drove this was one of their City Council members. Although he didn't sit at the table in the earlier negotiations, they're negotiating team conferred with him regularly. Most of the energy making the points that were persuasive on their side, came from that particular Council member and they're comfortable with him carrying the torch for their side. Both City Council's will have the final say.

Councilor Ripma stated that presents a big problem in my opinion. You have one City Councilor very deeply involved on Fairview's side and we're going to appoint someone, however worthy, to try to counter that or balance that. If one of the Councilors wants to do it ok.

Anderson replied I would say that he represents a majority opinion as to where their Council is, he's not just speaking for them.

Councilor Ripma stated we've had no discussions about our position as a Council on this issue. Fairview thinks it's not a good deal and there's probably reasons for it but it doesn't mean they're right.

Anderson replied we can certainly have a Council work session on it.

Mayor Thalhofer stated let's have a work session as soon as possible to discuss this and then maybe at that time someone will volunteer to take that slot.

Councilor Thomas stated the work session seems to be fine but I think it's a good idea to have a Councilor on there. I think it's a good idea for us to be involved in this case, in some cases I'd agree with Councilor Ripma.

Councilor Gorsek stated the only problem with that is that we haven't discussed it yet. With all due respect Norm, that puts that Councilor in a pretty difficult spot.

Anderson replied I concur, I think that would be useful.

Councilor Daoust stated I'd be willing to volunteer for this. I have lots of budgeting in my career and I've dealt with a lot of overhead assessments.

Mayor Thalhofer stated we'll have the work session to discuss that and decide what we're going to do at that time.

Councilor Daoust replied it would help if I knew what the Council wanted to do.

Mayor Thalhofer asked could we get a work session scheduled as a priority?

Anderson replied I think the regular meeting on the 8th is somewhat light so maybe we can add this.

Mayor Thalhofer asked is that going to be enough time for the City of Fairview?

Anderson replied it's been a long time for them already. They won't be excited but I think that's part of the process.

Mayor Thalhofer asked could you be ready by March 8th?

Kathy Leader, Finance Director, replied yes.

9. COUNCIL CONCERNS AND INITIATIVES

Councilor Ripma stated I was contacted by Rip Caswell about a concern. The First Friday Art Walks have been a success but they are currently unable to put up a banner like we do for other community events at the intersection of 257th and Columbia River Highway. I talked to Rich about this and it's the same issue that we're facing with the Larch Mountain Artisan's use of the Sam Cox Building. I think we all recognize the importance of a successful First Friday event each month and how important it really is. The subject of determining what is a community event or proper community group is coming up at the next Council meeting on the regular agenda and I'd ask that while we address that issue we also consider the First Friday Art Walk as another community event. I think it fits the definition of a community event or could if we could craft the right language.

Mayor Thalhofer stated I agree.

Councilor Kyle stated we probably have to identify wording in the ordinance if we need to adjust it. That's what we're looking at for the community event issue.

Mayor Thalhofer stated change the criteria perhaps.

Councilor Kyle replied yes or something like that.

Councilor Ripma stated somehow we have to address it. I don't have an answer but staff presumably will identify the issue to us and discuss it and maybe come up with a wording that allows us to accommodate these important events that don't quite fit.

Councilor Kyle stated it's a signage issue isn't it?

Councilor Ripma replied it turns out that it's the definition of a community event that controls who gets to use the Sam Cox Building and it's the same definition that has to do with permission to put up a sign or banner on the fence and other signs that are specific to local community events. I think it's the same issue.

Councilor Thomas stated maybe we should put this on the agenda.

Mayor Thalhoffer stated things of this nature sometimes work better at a work session.

Councilor Ripma replied we can always do a work session if it gets too complicated. It's on the agenda next week and we can see if it gets too convoluted.

Councilor Thomas stated I've been approached by a number of the downtown merchants in regards to signage and some other things. One of the biggest issues I've heard is some customer service issues as far as how they're handled. I think we need to look at the signage thing.

Mayor Thalhoffer stated if you want to get into some of the issues such as customer service that definitely needs to be a work session.

Mayor Thalhoffer stated I would like to bring it to the attention of everyone in Troutdale and East Multnomah County that 22 year old Sergeant Adam Plumondore of Gresham was killed in Iraq February 16th when a car bomb exploded near a vehicle in which he was riding in. Sergeant Plumondore was a very popular 2001 graduate of Gresham High School (GHS) and had many friends in the East Multnomah County area including friends here in Troutdale. He was a football star and also a track star at GHS. He was a sniper with the 25th Infantry Division of the U.S. Army based at Fort Lewis. He apparently was a very fun loving young man and wanted to be a sharp shooter all of his life and his senior project was based on sharp shooting. He wanted to be a police officer when he got out of the army. I want to ask people to please keep Sergeant Plumondore and his family in your thoughts and prayers.

Councilor Canfield stated I went downtown Troutdale a couple of weeks ago to have dinner at Stromboli Station to discover to our tremendous disappointment that it was it's last day. First I want to say thanks to Marty and Nancy for all of their years of providing a great restaurant in Troutdale and I wish them the best of success at their new location. I've learned that there are several other businesses that have closed recently in downtown Troutdale. We have many other businesses throughout Troutdale that are just as important however, that's like our showcase in downtown. I know that Mr. Anderson mentioned that some of the leases were changed. I wish Diane McKeel were here because maybe she

could fill us in on some of directions that some of the merchants are taking. I'd like to invite her here to report on what the Chambers up to with regard to the marketing of our businesses. It doesn't look pretty down there and I'd like to be informed on the history and what plans are being made for the future to improve the situation.

Mayor Thalhofer stated I think that would be a good work session topic. We want to do all we can to make it easy to do business in Troutdale and we want to see our businesses being successful.

Councilor Thomas stated I think we need to take a hard look at the Marino property.

Mayor Thalhofer replied ok we can do that.

John Anderson, City Administrator, stated staff will work on scheduling a work session.

10. ADJOURNMENT

MOTION: Councilor Ripma moved to adopt the consent agenda. Seconded by Councilor Thomas. The motion passed unanimously.

The meeting was adjourned at 9:30pm.

Paul Thalhofer, Mayor

Approved May 10, 2005

ATTEST:

Sarah Greif, Office Support Specialist