

CITY OF TROUTDALE

AGENDA

TROUTDALE CITY COUNCIL - REGULAR MEETING
COUNCIL CHAMBERS
TROUTDALE CITY HALL
104 SE KIBLING AVENUE
TROUTDALE, OR 97060-2099

7:00 P.M. -- FEBRUARY 8, 1994

- (A) 1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE
- (A) 2. CONSENT AGENDA:
 - 2.1 Minutes - Regular Session January 25, 1994
 - 2.2 Business Licenses - Month of January, 1994
- (I) 3. PUBLIC COMMENT: Please restrict comments to non-agenda items at this time.
- (I) 4. DISCUSSION: Ambulance Service [Keith Flewelling, Buck Ambulance]
- (A) 5a. PUBLIC HEARING/RESOLUTION AUTHORIZING THE APPLICATION FOR COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS:
PUBLIC HEARING:
 - .1: Open Public Hearing
 - .2: Declarations, Challenges, Ex Parte Contact
 - .3: Summation by Staff
 - .4: Public Testimony: Proponents
 - .5: City Council Questions
 - .6: Public Testimony: Opponents
 - .7: City Council Questions
 - .8: Rebuttal
 - .9: City Council Questions
 - .10: Recommendation by Staff
 - .11: City Council Questions
 - .12: Close Public Hearing Process.
- (A) 5b. RESOLUTION: Authorizing the Application for Community Development Block Grant Funds

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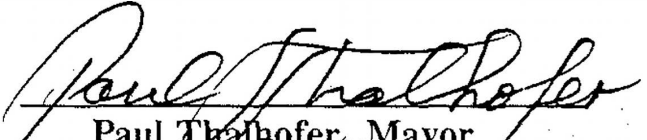
- (A) 6. **PUBLIC HEARINGS:**
- **RESOLUTION:** Revising the Storm Water System Development Charges
 - **RESOLUTION:** Revising the Transportation System Development Charges
 - **RESOLUTION:** Revising the Sanitary Sewer System Development Charges
 - **RESOLUTION:** Revising the Water System Development Charges
- .1: Open Public Hearing
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 - .12: Close Public Hearing Process.
- (A) 7. **RESOLUTION:** Revising the Storm Water System Development Charges
- (A) 8. **RESOLUTION:** Revising the Transportation System Development Charges
- (A) 9. **RESOLUTION:** Revising the Sanitary Sewer System Development Charges
- (A) 10. **RESOLUTION:** Revising the Water System Development Charges
- (A) 11. **RESOLUTION:** Recognizing the Completion of the Public Facilities in Stuart Park Subdivision and Accepting them into the City's System as a Fixed Asset.
- (I) 12. **INFORMATION:** Proposed Revisions to Public Contracting Ordinance

(A) 13. DEPARTMENT REPORTS:

- Finance
- Public Safety
- Community Development
- Public Works
- City Attorney
- Executive

(A) 14. COUNCIL CONCERNS AND INITIATIVES

(A) 15. ADJOURNMENT.


Paul Thalhofer, Mayor
Dated: Feb. 3, 1994

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MINUTES
TROUTDALE CITY COUNCIL - REGULAR MEETING
COUNCIL CHAMBERS
TROUTDALE CITY HALL
104 SE KIBLING AVENUE
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7:00 P.M. -- FEBRUARY 8, 1994

1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE

Mayor Thalhofer called the meeting to order at 7:00 p.m. and gave welcoming statements.

Councilor Prickett lead the pledge of allegiance.

Raglione, City Recorder, called the roll.

PRESENT: Schmunk, Ripma, Thompson, Mayor Thalhofer, Prickett, Burger-Kimber

ABSENT: Lloyd [excused]

STAFF: Barker, Christian, Collier, Galloway, Gazewood, Sercombe, Raglione

PRESS:

GUESTS:

Mayor Thalhofer recognized that there were several scouts in the audience from the Troutdale area and asked the Scoutmaster if he would introduce them. Sean Artlue, Jason Jorgensen, Chris Simon, David Ross, John Ballard, Brian Knaff, Tony Gable, Jeff Chapman, Daniel McDonald.

Agenda Update: Christian stated there were two issues Item 2.1 wasn't ready and would need to be held over. Recommendation from Parks Advisory Board regarding design day for Columbia Park Play Structure as Item #13, should Council desire to add that item.

Councilor Burger-Kimber thought the scouts may be interested in Item #13 and asked that it be heard earlier. After Item #3, making Parks Play Structure item #4.

2. CONSENT AGENDA: 2.1 Minutes - Regular Session January 25, 1994; 2.2 Business Licenses - Month of January, 1994

Mayor Thalsofer called this agenda item.

MOTION: Councilor Schmunk moved for approval excluding item 2.1. Councilor Thompson seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

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

Mayor Thalsofer called this item. There were no comments offered.

ITEM #4 - Parks advisory Committee minutes and recommendation. Christian read the comments to "Imagination Station". Orcutt moved and Nelson seconded to use up to \$100,000 of the Parks Development Fund. Bingo donations were included for up to \$1,000 for the cost to Leathers and Associates. Christian stated this would be coming from donations for which a fund was set up.

Councilor Burger-Kimber had discussed this with Leslie Daoust. She stated the architect would go to the grade schools and work with kids in designing a play structure for the Park. The play structure was named "Imagination Station". An evening program would be held to review the design with the kids and parents.

Councilor Ripma asked how much the Parks Fund had in it? Christian stated \$52,000 currently. Councilor Ripma was curious about the costs of a representative from Leathers coming to the community. Christian understood there to be considerable resources pledged to the process when she spoke with Leslie Daoust. The organizer would be responsible for gathering up the volunteers, donations, etc.

Councilor Ripma asked about the method used by the Parks Advisory Committee in recommending to Council expenditures from the Parks Development Fund.

Discussion ensued regarding meeting dates of other communities Leathers was visiting.

Christian discussed the process as she understood regarding money into the improvement fund and how it accrued in the fund as well as how it gets spent.

Mayor Thalsofer clarified the normal process of discussing items not included in the agenda. This was an unusual item, however. Christian was making Council aware of the expenditure. Councilor Burger-Kimber further clarified the visit from Leathers and the costs incurred from them.

MOTION: Councilor Burger-Kimber moved to allocated \$1,000 from the Parks Development Fund and to be applied to the costs of 'Design Day' [February 22 and February 23 Leathers & Associates trip. Councilor Prickett seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

4. DISCUSSION: Ambulance Service [Keith Flewelling, Buck Ambulance]

Mayor Thalsofer called this agenda item.

Flewelling discussed the tiered response system in place with Portland Fire Bureau and possibly Gresham Fire District. This was a result of firefighters not having as many fires to fight. He believed this was done to maintain a certain level of productivity. Buck Ambulance had a problem with what was accepted by Mult. County Commissioners. This plan generated a large degree of duplication additional resources above and beyond what there currently was. Approximately 18 ambulances were on streets in the County an additional 10 could be expected to be placed. The private sector would transport 80%. #2 - Called for fire sector to transport all critical patients and the private sector to transport non critical. Buck had concerns with that. Many women and minorities were employees of Buck and they had been trained to treat the trauma patients. They were looking at a high turnover rate as a result of the plan. #3 - The plan comprised first responder services by taking resources away and transferring them into the first component. There has been no identification as to how they would maintain the first responder program. #4 - Tiered response system identified in Mult. County plan is contrary to what is going on in other surrounding counties. They were going with single provider systems. Multnomah County was going with a two tier system. This would clearly be moving in the opposite direction of how things are moving. Buck had filed a referendum with the County to repeal the ordinance [#772-Multnomah County].

[Handout available with Council materials at office of City Recorder]

Buck had suggested utilizing existing resources. The public sector would participate in transporting along with private sector. The alternative plan [before Council] would save in excess of \$500,000 to \$1 m. this would translate to rate savings; reduction of costs associated with fire sector. There were a number of advantages. He asked that Council become familiar with the plan provided to them. When the ordinance passed it was a split vote. He stressed that this Council's input was particularly valuable to them in making their decision, particularly Commissioner Kelley.

Mayor Thalsofer stated Gresham Fire was invited to the next Council meeting to get both sides of the picture.

Councilor Ripma asked about Clark, Clackamas, and Washington Counties having a single provider - was Buck Ambulance that provider?

Flewelling stated they had submitted an RFP. They believed the single provider system gave the best care to the patient.

Councilor Ripma asked what the rate was? Was there a single charge?

Flewelling stated it was a base rate \$495. ALS and \$600 for a ????

Councilor Ripma discussed the 20% of transporting why would Buck keep the same number of ambulances available?

Under the tiered response system the 80% transport would be done by private sector [18 ambulances during peak times; 9 during slack times]. Under the system outlined, public sector would bring in 10 additional units staffed 24 hours per day for 20% of the transports in the County. The majority of Buck resources would still be required since they would transport 80%.

Councilor Ripma asked about high turnover of staff - this was an enormously complicated issue which would take considerable review - a single provider would be to Buck's advantage. The referendum going to the voters was filed by Buck and he understood they were trying to protect their job[s]. Council needed to look at the overall public benefit as well.

Flewelling stated under current plan - Portland would only need to hire 8 additional employees [the majority is within their rank and file] Buck has 110 paramedics. His statement was the individuals were involved in the profession to perform specific skills. The turnover that would result would be handled through attrition. During the public hearings before the Commissioners it was stated the employees would go somewhere else in order to perform the skill level they had sought to begin with. This was looked at as a representation wide issue.

Councilor Ripma asked if the fire department equipment wasn't suitable for transport?

Flewelling stated various equipment responded.

Councilor Ripma challenged the first two points made by Flewelling. The amount of ambulances increasing [creating additional cost to public] and losing personnel. It appeared to be inconsistent.

Flewelling stated functions performed by the employees resulted in providing the same number of units on the road for delivering services. A number of people [decrease in services needed] would leave and go elsewhere to perform their specific skill levels.

Councilor Ripma asked about the costs of service versus the County program?

Flewelling stated Buck believed the alternative offered presented a savings to what was currently offered since there were some duplications.

Councilor Ripma asked if the single provider services wasn't more costly than the County proposal? The argument was based on sound reasons, but not costs.

Flewelling stated costs were tied to the number of resources associated with production. The County plan had more production resources associated with it. Tax dollar offsetting might reduce rates therefore. Look at number of production resources associated with this plan and the County plan has more production resources than any other out there. Both models promote a PUC modal. Rates for either modal hasn't been determined.

Councilor Thompson asked if they would be willing to come back in the future? What service is this, public service [safety] if so, perhaps government entity might be the best to provide the service. He was interested in hearing some justification on a flat cost for service.

Flewelling stated it wasn't a service, it was a privilege. There would be performance standards established that they would need to be in compliance with and if found in fault, they would stand to respond for that.

Councilor Thompson stated police or fire wouldn't be contracted with a private company because they did involve public safety. If it is truly public safety, the public sector should be handling it.

Flewelling stated today, there was a responsibility everyone shared and that was the cost of what was being provided and had become a center point. Ambulance was associated with public safety and there were many variables considered in conjunction with that. There was some consideration to private sector being able to perform with a progressive contract and comply with a progressive body.

Councilor Prickett asked for an explanation of what prompted the County to write the ordinance? Was it an excessive cost?

Flewelling stated federal government had previously indicated state should come up with ambulance service area plans to provide organized structure to ensure EMS was within the jurisdictional boundaries. Multnomah County had been trying to achieve a plan for approximately 8 years. This was one of the alternatives looked at the meet the ASA.

Councilor Burger-Kimber was concerned about several issues. She supported free-market economy. In a monopolistic environment the consumer can take a hard hit. Public safety concerns encouraged her to be concerned about monopolies. There was a limited role for government - i.e., public safety. She asked who was their competition in this area?

Flewelling stated Clackamas County [1 bidder] - a pre bid conference was attended by 19 different entities and a letter of intent was requested - 17 letters of intent were submitted. They were simply very competitive and the proposal represented that. They had not yet entered into a formal contract with them, however. Clark County was also competitive bid process with multiple bidders and Buck was victorious in that process. There were checks and balances in giving other interested parties an opportunity to be a successful bidder. As far as who else was

interested in these types of market places locally? An easy 24 companies nationally that actively pursue RFP's throughout the country.

Councilor Burger-Kimber asked if the 20% of response versus the 80% who makes the determination?

Flewelling stated they weren't comfortable with the situation. Call triage - 911 dispatch center determines whether or not it is a critical incident or non emergency. He stated there was room for error since there wasn't an eye - on the patient. The single provider systems were different in that the same type ambulance was on every response. Emergency or non emergency.

Councilor Burger-Kimber asked if the contract to be pursued with the County would it be a franchise agreement as opposed to contract agreement?

Flewelling stated franchise agreements were bid on as well as awarded. Buck believed the County would contract with provider and the contract would spell out the level of performance which must be complied with. The franchise fees occur under both - there were administrative fees which were paid to ensure the contract was met [reviewed].

Councilor Ripma asked if Buck was involved in the litigation with the County? Buck hadn't filed suit in Multnomah County but did participate in the process, just not involved in the litigation.

Mayor Thalhoffer stated this was a complicated issue that had gone on for over 8 years. A presentation from each party was appreciated, as well as their input.

(A) 5a. PUBLIC HEARING/RESOLUTION AUTHORIZING THE APPLICATION FOR COMMUNITY DEVELOPMENT BLOCK GRANT FUNDS:

PUBLIC HEARING:

.1: Open Public Hearing -

Mayor Thalhoffer opened the hearing at 8:10 p.m.

.2: Declarations, Challenges, Ex Parte Contact - None offered.

.3: Summation by Staff -

Galloway addressed Council. He gave a brief summary and background. A particular portion of the grant was neighborhood revitalization for public improvements/facilities for low to moderate income families. The City had concentrated on streets in the area [noted on map] Recommended this year were SE 2nd from Buxton to Dora, SE Dora from 2nd to 3rd, and SE 4th from Buxton to Sandy.

SE Dora and Second were close to businesses in the downtown area. They weren't considered to be as benefiting to low and moderate income residents of the area. Determining what percentage were business versus residential may now have a higher opportunity to succeed. There is no intention to form LIDs or assess particular adjacent property owners as had been done in the past. The matching City funds would exhaust funds during the coming year for street improvements. It would define what the street improvements would be for the coming year.

Councilor Ripma asked if 2nd and Dora how much additional city street funds to get this to qualify?

Galloway stated 2nd Street the City share would be 75%; the other project 62 1/2%.

Christian stated separate Second St. from Dora and the City would pay 1/3 if doing an LID because of the police station abutting a good portion of the street.

Councilor Schmunk asked about CDBG funds drying up, how much longer would they be available?

Galloway stated he didn't know, he hadn't heard of it drying up. This year's funding was projected to be an additional 10% of last year's.

Councilor Burger-Kimber stated she came up with it costing the City \$168,625 - she would like to see budgetary information attached for her information and get a sense of how much money is allocated, what funds would be used, what other uses those funds have. There wasn't enough information to indicate where \$168,625 would come from.

Galloway stated the street improvement fund.

Councilor Burger-Kimber wanted to see the financial information attached with the agenda item itself.

Christian stated the issue before Council was shall the City apply? There weren't always resources but making the choices later - once it was known if the City was accepted for the projects could be done easily.

Councilor Burger-Kimber stated what if there wasn't enough money and the City got all three grants? Maybe there were alternatives available.

Councilor Thompson stated maybe this should be done for all projects in the City.

Councilor Burger-Kimber stated it did put the city in a precarious situation. She wanted more financial information when making these decisions. The survey done [10 years old]. Would there be another survey required?

Galloway stated it may not be to the city's advantage to do so.

Christian stated it wouldn't be to the city's advantage to resurvey. City employees had been used before and Barker had, in fact, gone door to door.

Councilor Burger-Kimber identified Line 26 she thought there were some trees that might be affected and she didn't want the trees to go away.

Galloway stated the trees were in jeopardy - South side of Second and West side of Dora - a sufficient right-of-way for the tree or sidewalk would be in question.

Councilor Burger-Kimber stated the trees were worth saving and health wise they didn't need to be removed - a straight line approach may not really be the best and only method that could be used to accommodate sidewalks. Staff could look at alternatives to see if additional monies may need to be incorporated in the grant application. If an addition or adjustment in the price of the project to accommodate saving the trees should ask for Council opinion on that.

Councilor Ripma asked if plans would be submitted as it would be constructed?

Galloway stated dollar figures but not a real detailed description was required. Most things to accommodate the trees probably wouldn't throw the estimate off that much. If involving an easement from someone to get a sidewalk on the property that could be done within the scope of the project. Condemnation to procure the real estate would be the scenario that would take the cost of the project out of reason or justification.

Mayor Thalhofer stated Galloway indicated the trees question could be done without a problem. If the Grant was awarded, and at that time the alternatives could be reviewed with Council.

Councilor Burger-Kimber stated this would add another step [not necessarily procedural] staff to make every effort to save the trees and come up with a plan to save the trees. She wanted Council opinion on this issue and wanted to go on record with it.

Councilor Schmunk asked if the design had been before Council last year?

Galloway stated "no"; he believed Council Burger-Kimber was correct on that.

Councilor Thompson stated there was no reason to state support or whatever Council desire was.

Councilor Ripma suggested the resolution could be acted on and then have a subsequent request on the design of that street and saving the trees. He agreed with Councilors Thompson and Burger-Kimber also regarding the budget amounts with the item.

Councilor Burger-Kimber asked Mayor Thalhofer if he agreed with saving the trees.

.4: Public Testimony: Proponents

Lou Nederheizer, property at Second and Buxton side - development would be on SE side. Had lived in Troutdale approximately 30 years. The family had paid out \$36,000 in taxes and run

a business for 10 years employing up to 15 people with a payroll of quite a bit of money. He was for the streets going up to the Troutdale grade school and the difficulty in acquiring money. He would like to see street developed and wanted to see Troutdale progress, streets in and trees [happy about Columbia St and thanked Council very much].

Schmunk stated west side of Buxton didn't fit low to moderate income and didn't qualify for CDBG funds.

- .5: City Council Questions
- .6: Public Testimony: Opponents -0-
- .7: City Council Questions
- .8: Rebuttal
- .9: City Council Questions
- .10: Recommendation by Staff -

Galloway stated staff recommended approval.

- .11: City Council Questions
- .12: Close Public Hearing Process.

Mayor Thalhoffer closed the hearing at 8:40 p.m.

(A) 5b. RESOLUTION: Authorizing the Application for Community Development Block Grant Funds

MOTION: Ripma moved adoption authorizing the city to apply for community development block grant funds. Schmunk seconded the motion

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

6a. PUBLIC HEARINGS:

- **RESOLUTION: Revising the Storm Water System Development Charges**

- **RESOLUTION: Revising the Transportation System Development Charges**

- **RESOLUTION: Revising the Sanitary Sewer System Development Charges**

- **RESOLUTION: Revising the Water System Development Charges**

.1: Open Public Hearing

Mayor Thalhoffer opened the Public Hearing at 8:42 P.M.

.2: Declarations, Challenges, Ex Parte Contact -0-

.3: Summation by Staff:

Galloway reviewed materials. The methodology looked at anticipated capital improvements and put a cost estimate and allocated an SDC charge on development basis to ensure a funding line to each resolution could be met. An across the board increase of 5.5% was recommended.

Councilor Prickett asked why Seattle was used?

Galloway stated closest to us was Seattle in the Engineering News Record.

Councilor Burger-Kimber stated discussion among groups regarding SDC charges and whether they were competitive [in line] with neighboring jurisdictions. If the same as other jurisdictions what things could be done regarding development. SDC's can impact that. She understood that SDC's weren't in line with neighboring jurisdictions and addressing those charges and making adjustments - March 1 looking at adjustments are we locked into only doing this annually based on the ordinance?

Galloway stated this was the only adjustment called out in the resolution. Based on construction increases.

Councilor Burger-Kimber was concerned about 3/1 anniversary date being preliminary and asked that Council look at this again in the budget process and she would like to see about alternatives to charges in SDC's and increasing fees rather than - The March 1 date is preliminary to the budget process and maybe it should be reviewed after i.e., August 1 so it would be after the budget process.

Galloway stated the ordinance could be amended.

Councilor Thompson stated reviewing SDC's with the budget isn't a budget item as such. To review for money needed that would be passing a tax and he didn't agree with tying it to budget time.

Councilor Prickett asked if SDC's really needed review every year. Was the City getting behind on this?

Galloway stated yes. Most charges generating this were projects that needed to be accomplished. [He stated Councilor Thompson's point was well taken. Competitiveness didn't affect SDC's currently. Improvements needed to accommodate development - changing the methodology was a policy decision that Council could make.

Councilor Burger-Kimber stated development was addressed in the Goal Setting.

Christian suggested SDC discussions - could Tim be prevailed upon to come to a session to discuss the matter. Capital improvement project list and methodology was legislated. Staff was responding to construction field cost-of-living. The ordinance passed states they go up with the cost of index. Council must follow the methodology called for in state statutes. What kind of projects built to respond to build out. The resolution sets the rate the ordinance sets the process and procedure.

.4: Public Testimony: Proponents -0-

.5: City Council Questions

.6: Public Testimony: Opponents

Howard Hansen stated in a previous meeting of Council for discussion of SDC's - they were never approved. It was now a decision to increase SDC's not approved. To increase SDC's at 5.5% as figured the last time. Where did these figures get arrived at and how?

Galloway stated he didn't have an exact answer. The initial resolution for Water 940; Sewer 941; Transportation 942; Storm Water - 943 Dated February, 1992.

Gazewood stated the ordinances setting up methodology in effect came to Council February 1992. The bulk of all SDC's including park improvement and then following that the resolution putting in effect the first rates. Now what happens, last year and this year the so called cost of living came before Council and passed. They were advertised.

Howard Hansen - what about challenged and reviewed and were going to come back to Council for review.

Councilor Schmunk stated that discussion was storm water.

Councilor Burger-Kimber stated a utility fee for storm water was an additional utility that doesn't exist.

Hansen - right after SDC was comprised on apartments on 257th after bringing to attention because of a letter and had been in loan and methodology on SDC's was challenged and going to be redone and come back and Council would review for approval. That in 1992 there was no reason to question it is that right.

Galloway stated 257th/Hensley development had to do with date SDC's were calculated due to getting funding [developer] the issue Council had was what was the date Council based the rates on.

Hanson understood Council wished to have staff figure and discuss how they arrived at the figure the SDC's themselves were in question and how they arrived at the base - now the 5.5% added to that. He would look back to the minutes to refresh memories of what took place.

Hanson stated at the time they pulled permits rather than when they made application because of the time involved there was a question of how these SDC's were arrived at. It was at another meeting - maybe following.

Councilor Ripma stated it had nothing to do with what was before Council tonight and he didn't want it to hold things up.

.7: City Council Questions

.8: Rebuttal

.9: City Council Questions

.10: Recommendation by Staff - Adoption of the four resolutions.

.11: City Council Questions

.12: Close Public Hearing Process.

Mayor Thalhoffer closed the Public Hearing at 9:00 p.m.

7. RESOLUTION: Revising the Storm Water System Development Charges

MOTION: Councilor Ripma moved adoption of all four resolutions as read by the Mayor. Councilor Thompson seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

8. RESOLUTION: Revising the Transportation System Development Charges

MOTION: Councilor Ripma moved adoption of all four resolutions as read by the Mayor. Councilor Thompson seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

9. RESOLUTION: Revising the Sanitary Sewer System Development Charges

MOTION: Councilor Ripma moved adoption of all four resolutions as read by the Mayor. Councilor Thompson seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

10. RESOLUTION: Revising the Water System Development Charges

MOTION: Councilor Ripma moved adoption of all four resolutions as read by the Mayor. Councilor Thompson seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

11. RESOLUTION: Recognizing the Completion of the Public Facilities in Stuart Park Subdivision and Accepting them into the City's System as a Fixed Asset.

Mayor Thalhofer called this agenda item and read the resolution by title.

Galloway reviewed the 13 lot subdivision known as "Stuart Park". City staff found the improvements to be in compliance with the plans and specifications.

Councilor Burger-Kimber asked the size of the park?

Barker stated this would be dedicated to the city after landscaping improvements. The park was approximately 15,000 sq. ft.

MOTION: Councilor Prickett moved approval of the resolution recognizing the completion of the public facilities in Stuart Park subdivision and accepting them into the City's system as a fixed asset. Councilor Ripma seconded the motion.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea

12. INFORMATION: Proposed Revisions to Public Contracting Ordinance

Mayor Thalsofer called this agenda item.

City Attorney Sercombe stated this was for information only at this time. He defined state law on public contracting and set out exceptions and allowances for Council to constitute themselves as Contract Review Board and set rules and conditions on public contracts. Currently, the ordinance is antiquated and hasn't been revised in over ten years. State laws have changes regarding this and additional exceptions should be reviewed. Potential needed changes and modernization included this ordinance. This would need rewritten concerning letting of public contracts.

Mayor asked if this had been reviewed in context of City Charter. Mayor having authority over some contracts/bidding items - they should review before changing the ordinance. HE asked Sercombe to review and comment to that.

Councilor Prickett sated items [e] and [i] were the same - pg. 20 right to appeal" - wasn't 3 days too short a time. [Suggested 5 days instead].

Councilor Ripma asked if the City Administrator would offer her comments to this also.

Christian stated once all comments from staff and Council have been developed into a working draft she would give comments. It was a financial policy of the city in terms of how explicit or loose the process should be. She was particularly interested in including changes legislature added regarding piggybacking with other agencies in public bid. Lowest price wasn't always the best value. Allowed to use benefit of other jurisdictions purchasing departments could make it easier and cheaper for the City.

Sercombe stated that was specifically addressed in the changes made by legislature. Lowest cost not necessarily the best value; good contracts without the elaborate form of bid process.

Mayor stated to forward comments to the City Administrator and she would forward them to Sercombe within the next week if possible.

13. DEPARTMENT REPORTS:

● Public Works -

Galloway - [1] Regarding wastewater management removal of sludge on site. DEQ stating need to find other site for future sludge - application rate DEQ will allow would accommodate 1/3 sludge accumulated at plant. They would need to find another site to get rid of the 2/3 that would remain.

Pg. 6 - SDC's Swift Trucking [storm water SDC's] impervious surface doesn't take into account the developer may put down a mechanism that would retain water on site and not add to volume going into system. This development on Sundial Road purposes to retain much of the water that would occur on site. Swift is requesting a reduction in those charges. He would recommend the recalculation to the amount of water that would be retained on site and only affect the amount going through the system.

Councilor Burger-Kimber asked if the water was required due to the nature of their business - required by DEQ for detention basins.

Galloway a requirement for petroleum base products to skim that off - a separator before discharge

Councilor Burger-Kimber asked if this would be a dry well system? Has it gone through the separator first?

Regulations for certain types of water o site. Parking in trucking areas were part of standards parking lot designs everyone needs to adhere to. Their approach provides something currently not required. Bio swells allowing for plant materials to grow that feed on oil products that break them up. The oil by products are kept in the bio swell system and they don't get into the river or the system. Plant materials biodegrade it actually.

Councilor Burger-Kimber asked if they were sightly ditches or if there was a capability of monitoring them to ensure they were managed property.

Galloway stated the City wasn't staffed to continually monitor it.

Councilor Burger-Kimber stated in looking at reducing SDC's there may be administrative costs to ensure it was appropriately managed. There may be an equal increase in administrative costs to that of reduction of the SDC's.

Pontieth stated Tim Hayford, Sandy Drainage District had suggested the bio-swell. He wasn't aware of city's monitoring the swells.

Councilor Prickett stated the maintenance to it would be to the owner.

This would fall under responsibility of DEQ to monitor it.

Mayor Thalhoffer asked how long bio swells had been in existence? Barker stated they were knew in this area but had been around longer in other areas.

Councilor Ripma asked for clarification of the storm water and bio swell connection.

Galloway clarified Two 900' long, 2 1/2' deep 18' across for the bio-swell. [Metering for storm water and cleanout were the two purposes of the bio swell.]

Ripma agreed with a reduction but not to zero reduction. It appeared equitable to give a substantial reduction.

Pontieth stated improving the environment was also a consideration here.

Councilor Thompson stated he had no objection to a reduction however, he found it difficult to believe there would be no water going through the system. To add 525,000 sq. ft. surface and add nothing to the system is difficult to believe that there wouldn't be some runoff.

Pontieth stated client willing to pay \$10,000.

Ripma asked to come to Council with a proposal - agenda it and consider it on a unique case basis. Councilor Burger-Kimber agreed - this item should be set as an agenda item it was a large rebate request.

Mayor stated this was at staff discretion, by resolution. He wanted the Public Works Director could make this decision and believed that Council was micro-managing.

Christian stated under the resolution staff was assigned a reasonable latitude and his recommendation would be based on what the ordinance [water drains regardless of impervious surface] water has been draining for a lot of years on this property. If establishing the base runoff at developed then the base rate is.

Councilor Ripma asked Galloway if he had enough guidance from Council to negotiate this issue?

Galloway stated yes.

Councilor Burger-Kimber was still concerned that this have a policy decision from Council for future concerns if bio-swells are in fact a thing of the future.

Councilor Thompson agreed with the Mayor that the immediate question should be settled and then Council deal with the matter of policy for future occurrences. Not less than 1/2 or the city would be short changed. Councilor Ripma was for 1/2 and zero.

Council Consensus was to leave decision to Public Works director.

Burger-Kimber - being chicken, to controversial and let PW Director do the dirty work.

- Finance - - Nothing
- Community Development - Nothing
- Public Safety - Nothing

Councilor Ripma commented on the FBI letter to Chief Collier on stolen car parts investigation. He asked if Engine Rebuilders had the necessary permits for automobile whatever. A report could come forward later.

Councilor Burger-Kimber asked about the 60 acres Mt. Hood Community College.

Barker had this in her report. There were 51 acres in Troutdale and 7 in Gresham.

- City Attorney - Nothing
- Executive -

Christian stated she needed a volunteer for the fire task force. There isn't any additional information and were questions to follow up on to work with Gresham Fire Dept. and City of Portland to determine policy issues first before making decisions about division of assets.

Mayor and 1 Councilor have traditionally been [by resolution] on the committee. Mayor Thalhofer will ask Councilor Lloyd of his interest.

14. COUNCIL CONCERNS AND INITIATIVES

Councilor Prickett and Mayor Thalhofer spoke to the upcoming work session. They would be held on off Tuesday Council nights until work completed.

Councilor Thompson - Dues to Metro. Consensus that Troutdale not pay voluntary dues to Metro this year.

Councilor Ripma - had not taken a break.

Councilor Schmunk - East Multnomah County Transportation - All commissioners will rotate their duties [Tonya Collier]. I-84 improvements 238th & Sandy River have gone by wayside. Council must keep bugging them. March 7 at Mt.Hood Community College ODOT will be there to take testimony from 4:00 - 8:00 p.m. Open discussions with representatives will be available. To testify you can sit to talk with a commissioner and the comments will be taped. She had stated 4 people from Troutdale would be there.

New talks on roads - changing the make up of East County Transportation to include a Tri Met representative; a Metro representative. They would like more authority to set policy. A sub committee of Robertson, Guisto, Ross, Pickering, Schmunk would be reviewing for a better set of by-laws. Commissioner Kelley believed it could be completed in March.

Councilor Ripma asked about 16B and 18.

Galloway stated the resolutions had been sent to ODOT as well as a letter. A response was apparently forthcoming.

Mayor Thalhfer stated all but two Councilors had been before the CRC. Councilors Burger-Kimber and Schmunk. They could contact George to discuss scheduling for testimony.

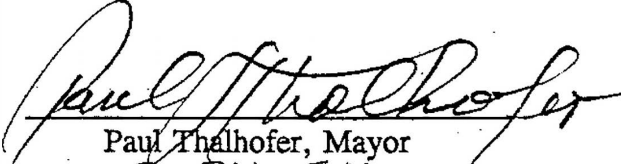
15. ADJOURNMENT.

Mayor Thalhfer called this agenda item.

MOTION: Councilor Ripma moved and Councilor Prickett seconded the motion to adjourn.

POSITION VOTE:

Schmunk - Yea; Ripma - Yea; Thompson - Yea; Prickett - Yea; Burger-Kimber - Yea


Paul Thalhfer, Mayor
Dated: 2-24-94

ATTEST:


George Martinez
Deputy City Recorder
F:\MINUTES\020894CC.MIN

CITY OF TROUTDALE

PUBLIC ATTENDANCE RECORD

MEETING DATE 2-8-94 TYPE City Council

PLEASE COMPLETE THE FOLLOWING

PRINT NAME	ADDRESS	PHONE#
HOWARD HANSON	2500 N.E. 201st Ave TROUTDALE, OR 97030	665-1002
Bob Conner	TPD	665-5175
Bob Cozewood	City Hall	665-5175
Jim Galloway	City Hall	665-5175
Terry Marsh	Portland 1240 SE 12TH Ave	239-0389
Keith Flewelling	1240 SE 12th Ave.	239-0389
Laura Lee	18801 SE Grant	667-8905
JIM McDONALD	32057 SW WILLAMETTE WAY EAST WILSONVILLE OR	685-9833
Daniel McDonald	32057 SW WILLAMETTE WAY "	"
Jeff Chapin	1417 SE Chapman 4th Troutdale OR 97030	661-0227

CITY OF TROUTDALE

PUBLIC ATTENDANCE RECORD

MEETING DATE _____ TYPE _____

PLEASE COMPLETE THE FOLLOWING

PRINT NAME	ADDRESS	PHONE#
RYAN Rath (Ryan Rath)	1230 SW Autumn Ct. Troutdale OR 97060	(503) 661-0897
Tony Gable	2790 SW. Angeline Ct. Gresham OR 97080	492-2886
Jon Ballard	18801 SE Grant Gresham OR 97233	667-8905
David Ross	417 SE 19th Troutdale DR, 97060	661-7389
Chris Simon	1439 S.E. Chapman Troutdale OR 97060	666-8530
John Jancovich	1216 W. Historic Columbia Hwy Troutdale DR 97060	(503) 666-6851
Susan Harteloe	2133 SW Larsson Troutdale OR 97060	669-7264
DEAN POWERS	9045 SW BARBER BLVD.	264-2511
LOW NEDERTHISER	105 SW 2 ND TROUTDALE,	665-2566 668-5243