

Commissioners approving bills: Cox, Mahoney, Kaiser

AGENDA
City of Troutdale
Council Meeting-March 16, 76

1. Roll Call
2. Minutes of Jan. 22, Feb. 10, Feb. 11, Feb. 24, March 3, March 4, 1976.
3. Approval of March bills.
4. Planning Commission report - Dr. Packard
5. Business License Applications and Review
 1. Les Arndt-Empire Parts Co. (M-2) *withdraw*
 2. L. Schlechter-Lindy's Plaster Palace (C-2) ✓
 3. N. Strobe-Heritage House Supplies (yarns) (C-2) ✓
 4. Marv. Munster-Marv. Munster Chevron (C3) ✓
 5. Jack Brown-J & J Chem. Services (M-2) ✓
 6. Phil's 4-wheel (Appeal - Atty, James Lock) revoking of License Feb. 76. *deferred*
- ✓6. Ord. #220 final passage Contract Review Board
- ✓7. Resolution 105 Amend Street Light Dist include Autumn Park Swbr. 2C.
- ✓8. ~~Franchise Sanitary Service Rate Increase~~, Ordinance #223.
- ✓9. Ordinance #224, Annexation of Cason, Sellin (scenic hwy) properties.
- ✓10. Fujii Rezone application P/C 75-12-1 from F2 to R-4, R-10.
11. Preliminary Plat Phase I Sandee Palisades - Leavitt Nupacific. *deferred to P/C*
12. Sweetbriar Farms Homeowners Assoc. amendments - Fred Weisenfluh. *2-23-76 on*
13. Resolution 104 Sewer LID formation. *present motion*
14. Sewer Study Report, City Planning -Mf. Duane Lee (Lee Engineering Enterp.)
15. Special Assessment District discussion (Resolution) Sewer and Water. *defer*
16. Commissioners Reports
17. Dept. Reports
18. Oral Communications
19. Adjourn

City Council Meeting Minutes

March 16, 1976

The regular meeting of the City Council was held in the City Hall on March 16, 1976 at 7:30 P.M.

Mayor Sturges called the meeting to order at 7:30 P.M.

Mayor Sturges informed the audience, that all persons who wish to address the Council either for or against any matter requiring a decision, must submit in writing his or her comments to the City Recorder following verbal presentation of material complete with name and address affixed. He also stated he would poll the Council to see if they do have a conflict of interest. Those who wish to comment must sign up on each agenda item roster.

AGENDA ITEM #1 - ROLL CALL

Present: Mayor Sturges; Commissioners: Frank Kaiser; C. Edward Finegan; Robert Dix; Michael Mahoney. Absent: Commissioners: Sam Cox; Henlen Althaus

Staff: George Phoenix; Ernest Nauerth; Betty Bergstrom; Mary Easton; Larry Sharpe.

City Attorney; Brian Freeman

Acting City Engineer: Duane Lee

Planning Commission: Dr. Frank Packard, Chairman

News Media: Nancy Buley, Outlook; a representative from the Oregonian.

Guests: 40-45 people

AGENDA ITEM #2 - APPROVAL OF MINUTES

The Mayor stated that the minutes of January 22, February 10, February 11, February 24, March 3. March 4, 1976 had been circulated.

Motion moved by Commissioner Mahoney that all minutes except the minutes of March 3, 1976, be approved as circulated.

Yeas: 4

Seconded by Commissioner Finegan
Nays: 0 Motion carried.

Approval of the minutes of the executive meeting held on March 3, 1976, were set for the next executive meeting.

AGENDA ITEM #3

Motion made by Commissioner Kaiser to approve the bills of March 1976.

Yeas: 4

Seconded by Commissioner Dix
Nays: 0 Motion Carried.

AGENDA ITEM #4 - PLANNING COMMISSION REPORT

Dr. Packard presented the report of the Planning Commission meeting of March 3, 1976. The following actions were taken: 1- the Commission approved the application for the subdivision "Rainbow Ridge", between Troutdale Road and Beaver Creek, with certain conditions; dedication of adequate right-of-ways for Troutdale Road. 2- They deferred action on the application for a duplex and residential to be built by Sam Wolsborn for further work to develop a satisfactory plat proposal. There were a number of items not adequately covered. 3- They tabled the application of the Landis property between 8th and Cherry Park Road and Buxton and Troutdale Road, chiefly because of insufficient material and information regarding the alignment of roads. The application was for a duplex and small commercial business. 4- the Council deferred the Harry Fowler application for combined business operation on East Columbia Street because of possible conflict with the Comprehensive Plan. The realty and antique store are acceptable under present C-3 zoning. 5- A one-year license permit for Don's Paving in his home location on East Columbia was issued with the understanding in the interim between now and the ensuing year, he will seek a satisfactory location with the proper zoning. The Planning Commission had engaged the firm of Steffanoff and Horning Associates to work on meeting the requirements for a planning grant application. The grant application must be submitted by April 15, 1976, in Salem. Mr. Steffanoff feels the City can get a grant of \$10,000-\$12,000., which would be applied to further development review of the Comprehensive Plan. Mr. Steffanoff will be getting back in a few

Council Minutes

March 16, 1976

weeks to go over the application with the Council and Planning Commission. Mrs. Marjorie Schmunk has been appointed to fill the position and complete the term of Larry Martin on the Planning Commission.

Commissioner Althaus arrived at 7:45 P.M.

AGENDA ITEM #5 - BUSINESS LICENSE APPLICATIONS

1. Lester Arndt, Empire Parts Co., withdrew his application.
2. L. Schlechter, Lindy's Plaster Palace, 110 E. Columbia, completed code inspection by City inspector, Fire District #10 inspector and the Chief of Police.

Motion made by Commissioner Mahoney to approve the application of Mrs. Schlechter.

Yeas: 5
 Nays: 0
 Seconded by Commissioner Kaiser
 Motion carried.

3. Nancy Strobe, Heritage House Supplies, 336 E. Columbia, has been approved by City inspector, Fire District #10 inspector, and the Chief of Police.

Motion made by Commissioner Kaiser that the application of Mrs. Strobe be approved.

Yeas: 5
 Nays: 0
 Seconded by Commissioner Finegan
 Motion carried.

4. Marvin Munster Chevron, 500 N.E. Frontage Road, was inspected by the City inspector; Fire District #10 inspector and the Chief of Police.

Motion made by Commissioner Kaiser to approve the application of Marvin Munster Chevron.

Yeas: 5
 Nays: 0
 Seconded by Commissioner Finegan
 Motion carried.

5. Jack Brown; J & J Chemical, 320 N.E. 2nd, inspected by City inspector; Fire District #10 inspector, approved by the Chief of Police.

Motion made by Commissioner Dix that the application for J & J Chemical be approved.

Yeas: 5
 Nays: 0
 Seconded by Commissioner Finegan
 Motion carried.

6. Phil's 4-Wheel Drive appealed the revoking of City licenses for his building, February 1976.

Notice of appeal was received by the City Recorder. Due to the illness of Mr. Meacher, and at the request of Mr. Meacher's attorney, Mr. Lock of Gresham, the Council delayed consideration on the appeal.

Motion made by Commissioner Mahoney that the Council let Phil's 4-Wheel Drive continue to operate on a tentative basis until the next regular meeting of the Council.

Seconded by Commissioner Althaus

Mr. Meacher's attorney requested that a letter be sent to Mr. Meacher stating the violations. George Phoenix stated that one of the requirements is the station should be connected to the sewer. Mr. Meacher does not know what is to be done. Commissioner Dix asked if removal of the cars in the below parking area was part of the request, and Commissioner Mahoney said it was not but there was no need for it to become a junk yard. George stated that he has heard from the State, and they will be taking the matter under consideration.

Yeas: 5
 Nays: 0
 Motion carried.

AGENDA ITEM #6 - ORDINANCE #220 CONTRACT REVIEW BOARD

Ordinance #220 was read once by title for the final passage.

Motion made by Commissioner Kaiser that Ordinance#220 be approved.

Yeas: 5
 Nays: 0
 Seconded by Commissioner Mahoney
 Motion carried.

Council Minutes

March 16, 1976

AGENDA ITEM #7 - RESOLUTION #105-AMEND STREET LIGHT DISTRICT TO INCLUDE AUTUMN PARK AND SWEETBRIAR PHASE II.C

The Mayor read resolution #105 once in full and once by title. Commissioner Mahoney asked if there had been a notice from Leavitt's requesting streetlights and George stated he had just received one requesting a lighting.

Motion made by Commissioner Mahoney to amend the street lighting ordinance with an amendment of legal description of Weedin Division - Kendall Court addition.

Yeas: 5

Seconded by Commissioner Dix
Nays: 0 Motion carried.

AGENDA ITEM #8 - SANITARY SERVICE RATE INCREASE

Ordinance #223 was read by the Mayor once in full and twice by title.

Motion made by Commissioner Dix to approve the increase. Commissioner Finegan asked Mr. Ege if everyone is using the services in Troutdale, and Mr. Ege said that 2 or 3% do not use the service. Commissioner Finegan also asked if the 2-3% were using other services. The Mayor stated that Ege had the only sanitary service in Troutdale. Mr. Ege said that those who do not use the services take their garbage to a neighbor or friend to dispose it. Some people are hauling their own garbage to the dumps. Commissioner Finegan asked Mr. Ege if he knew of any one this increase would be a burden to, and he knew of no one.

Yeas: 5

Seconded by Commissioner Mahoney
Nays: 0 Motion carried.

The effective date is March 1, 1976.

AGENDA ITEM #9 - ORDINANCE #224 ANNEXATION OF THE CASON-SELLIN PROPERTIES. (Scenic Hwy.)

Ordinance #224 was read once in full and once by title. Mr. Bob Johnson wanted to know about the emergency of this ordinance. The Mayor asked if the Cason's and the Sellin's knew there would be no city utility services at this time. George mentioned that the property owners do not wish to be served with water and sewer services.

Mr. Carl Anderson remonstrated against the annexation, the Nupacific plat and the Fujii plat. In interest of time Mr. Anderson presented his reasonings against these hearings at one time. Mr. Anderson asked the Council to examine the proposals in detail according to guidelines of L.C.D.C. 1- Citizens involvement, the citizens of Troutdale have not had impact of citizens influence. 2-6. Under the guidelines plan use, agricultural forest, open spaces, scenic, natural resources (air and water). Mr. Anderson feels that the aforementioned proposals are in conflict with the above guidelines. The farm land would be limited if development begins on these lots. The water flow would require lift stations. Commissioner Mahoney questioned if Ordinance #224 meets the Oregon Statutes. More than 2/3 of the land owners want to be annexed. Commissioner Mahoney asked if anyone objects to this annexation. Betty Bergstrom mentioned that all those in the described area are in favor of the annexation.

Motion made by Commissioner Mahoney to approve Ordinance #224.

Yeas: 5

Seconded by Commissioner Kaiser
Nays: 0 Motion Carried

Mrs. Bergstrom noted that the Ordinance to be submitted to the Boundary Review Board would come up at the next regular Council meeting.

AGENDA ITEM #10 - FUJII REZONE APPLICATION PC 75-12-2 from F-2 to R-4 and R-10

Mr. Dick Close presented the Phase I of the Fujii rezone. The phase brought before the Council was the portion south of Cherry Park Road, East of 257th, and west of Hensley. Mr. Close mentioned that some of the houses did back onto Cherry Park Road. The Planning Commission has approved this portion of the subdivision plat. Mr. Close also said that the County is requiring the curbs be set, pavement be put in and sidewalks built. The County is requiring all these improvements be made. This makes it economically impossible to build a complete standard road, put in the utilities and then not use them. The application is for the R-4 zoning on the west side and surrounding the fire station. The proposal fits the Comprehensive Plan of Troutdale. Mr. Close mentioned that Mr. Fujii has had four utility assessments against his property. It will become time within the next 3 to 5 years that a firm decision would have to be made on the position on 257th. Commissioner Mahoney asked how many

Council Meeting Minutes

March 16, 1976

lots are on the south side of Cherry Park Road. Mr. Close stated there are a total of 38 lots, 16 are single family and 22 are duplexes. The setbacks on Cherry Park Road, at the request of the County, is 10 feet in addition to the regular setbacks. For the widening of Cherry Park Road Mr. Close stated the County requests the developer set new curbs 22 feet south of the existing center line. This would make a 44 foot street, curb to curb, which is four lanes without parking. Commissioner Mahoney asked if all the land involved was being farmed. Most of the property is being farmed and Mr. Close stated that in the area being considered, about 1/2 is being farmed. Commissioner Mahoney asked what kind of crops Mr. Fujii was farming and it was mentioned that it was truck farming and 12 men are being used during the season. Mr. Fujii stated it is not feasible economically for him to farm. The Mayor asked if Mr. Close had seen the County's letter objection to this development. Mr. Close said they are willing to make the requirements the County is asking. The Mayor read the letter from Multnomah County. The storm drainage can be worked out with little difficulty. This will be at the cost of the developer. Mr. Lee feels that there is no problem with the south side of Cherry Park as far as drainage goes. Mr. Bob Johnson polled the residents in Fairfax and their feeling is that this neighborhood should be single family dwellings. Commissioner Mahoney asked Mr. Johnson what the objections are to other than single family. Mr. Johnson stated that there is a rent problem with duplexes. People who rent do not want to take care of things and they move a lot. It was brought to the attention of Mr. Johnson that the owner is responsible for the upkeep of the duplexes.

Before any action was taken the Mayor polled the Council to see if they had any conflict of interest. None was stated.

Mr. Anderson said that this farming creates more jobs than just those picking berries, but there are related dependent on farming jobs. Commissioner Mahoney said he had read the same economic book that Mr. Anderson did, but in a capitalistic society there must be a fair profit for the capital investment. When the capital investment for a farmer is land and a little machinery, and should the land become prohibitive to farm, the wise thing for a businessman, as a good economist, is to make use of the land to its highest potential use or make a profit. When farming becomes unprofitable at no fault of the farmer, but rather the demand for the real estate forces issue, what does the farmer do with that dilemma but turn to a profitable position. Mr. Anderson said that millions of acres are being lost through this process. Commissioner Mahoney agrees, but asked Mr. Anderson if he agrees that it is based on a regressive tax system.

The Council took a break at 9:45 P.M.

The Council returned at 10:00 P.M.

The Mayor polled the Council for conflict of interest. Commissioner Dix refrained from voting.

Motion made by Commissioner Mahoney that the Council approve the Fujii zone change, in line with Planning Commissions recommendations.

Yeas: 4	Commissioner Dix - abstained	Seconded By Commissioner Kaiser
		Nays: 0 Motion carried.

AGENDA ITEM #11 - LEAVITT - NUPACIFIC, SANDEE PALISADE PHASE I

Mr. Don Leavitt from Nupacific requested the council to approve Phase I of Sandee Palisades which has 170 acres in the entire development. The reason for the development of this land is because of a \$5,000. loss on the farming area which is not included on the tax rolls. Mr. Leavitt stated that there will be 350 lots to be sold in Phase I. It was stated that the planning commission did not make a decision on street width pending further investigation. It was proposed that a pump system for sewer would be a economical means to take care of the sewage system. It was also suggested to form L.I.D with just the two property owners, Arndt-Colt Construction and Robert Allegre, they would be involved with the L.I.D. and no one else. Mr. Leavitt presented Mr. Carl Buttke to go over streets in Sandee Palisades. Commissioner Finegan questioned why is the developer opposed to 50 foot roadways. Dr. Packard stated that transit buses would be serving these roads someday and how would the small roads be effected by these sized roads. Mr. Weissenfluh stated that construction and dirt, adds to the trouble of getting around on small streets with people parking their campers and boats it also adds to the trouble of getting around on the streets in Sweetbriar.

Mrs. Schmunk stated the buses were not causing troubles in Sweetbriar but the developers with big trucks parked on the streets were causing the trouble on small streets. The school buses pick students up at certain spots to take care of some of the problem. Mr. Leavitt would agree with 40 foot streets but the economics and safety were the major factors in the road size. Commissioner Mahoney asked if other areas had trouble with

Council Meeting Minutes

March 16, 1976

small streets. Mr. Buttke presented the map showing how the houses would be located on each lot. Mr. Buttke showed on the map the locations of the open spaces along with pedestrian walks. Mr. Buttke mentioned that Stark Street buffered.

Mr. Bruce Magnuson of Carter-Bringle stated he would be involved with design of the storm drain, water system, the sanitary system and streets as a consulting engineer firm. Mr. Magnuson presented layout on the storm drainage subject to approval of the preliminary plat which consists basically of three main systems, south on Stark, they channel the drainage with pipe into a retention basin, the retention basin retains the peak flow of the storm for a period of time and flows into the natural channel. Commissioner Kaiser asked if this method would be used through out the subdivision as to the retainage basis and Mr. Magnuson stated that it would. The system would be gravity feed. Mr. Magnuson stated that the retention basins would have a large pipe going in and a small one going out and this retains the flow within the basin. Commissioner Kaiser asked if the tank would hold up and how many times would it have to be cleaned out and who pays for the cleaning. Mr. Asher mentioned he felt that the feeling of the council was that the retention basin is a tank when it is only a free draining pond. Most of the basin is dry and you have a small pipe with a stand pipe behind it. The size of the pipe out is designed to maintain existing rain fall flow that is coming down the creek now. It is an open grass basin with a little maintenance of mowing the grass in the summer. The depth of the basin is around 3 feet. They would also put a fence around the basin. Dr. Packard stated that one of the conditions set by the Planning Commission in approval of Phase I was that the open spaces be maintained by the homeowners association and this includes the catch basin in Phase I and the buffer zone along Stark Street. Carter-Bringle will also be designing the sanitary sewer system.

Commissioner Kaiser asked what Mr. Magnuson had on sanitary sewers and Mr. Magnuson stated that the prestations, on the sanitary sewer system was pump stations, which would no longer apply. It was also asked if anything was considered on site development on the sewer. Mr. Lee stated he had been quite active and would address the council as the council wanted. Commissioner Kaiser asked Mr. Lee what had been considered on the sewage system and Mr. Lee stated they had been trying to develop towards the idea of actually providing sanitary sewage service to this site through a gravity sewer system rather than a pumping system. The problem is if we require Mr. Leavitt solely on his part to construct the gravity sewer at this time it becomes a financial burden to his development. Phase I as Mr. Leavitt puts it would not stand on its own. Mr. Lee mentioned the one solution, if possible, is a cooperative effort which would be under taken by the developer and the city, the city administratively not financially, could help Mr. Leavitt to form a L.I.D. in conjunction with the other land owners there and Mr. Leavitt who has the option to purchase the property. The L.I.D. would provide the off site Phase I sewage extension by gravity all the way down the peninsula and by a siphon across Beaver Creek to connect into the present Beaver Creek sewer line. Mr. Lee stated the developer is requesting the council to consider letting Mr. Leavitt form an L.I.D. to get the gravity sewer in Phase I, Sandee Palisades. Mr. Lee feels it is a reasonable request but it burdens the city with an additional \$100,000. in L.I.D. expenses however Mr. Lee feels the city will gain more than that back by the assessed valuation. Commissioner Mahoney asked Mr. Lee if he meant the \$100,000. as a cost to the city or what does he mean? Mr. Lee stated that the \$100,000. would be an increment on the bonding capacity, it would be totally financed by the property owners. Commissioner Mahoney wanted Mr. Lee to clarify the statement as to his meaning of the \$100,000. cost to the city. Commissioner Mahoney wanted Mrs. Bergstrom to mention to the council her findings on the forming of this L.I.D. She stated that the Oregon League of Cities does not recommend this practice of Cities forming L.I.D.'s for improvements in subdivision because if the subdivision doesn't go all the way on all Phases, the city is left with the problem of paying for the coupons and bonds and the property owners who did not develop as they thought they might, would not be in a position to meet these obligations. The only one who is liable for them would be the city. Commissioner Finegan made the statement to Mr. Lee, as Mr. Lee works for the city, what are his feelings on this. Mr. Lee encourages the city to work with the developer in any means possible to implement the gravity sewer system. Mr. Lee feels that the city should obtain some reasonable degree of insurance from the property owners and the developer that they are going to meet their obligations and on this issue Mr. Lee would turn the matter over to the city attorney and he could council the city on what kind of an agreement should be arranged.

Mr. Leavitt stated that he is willing to form a homeowners association and turn over the open areas to them which Mr. Leavitt would like the city to look over at a later date when the subdivision is further developed. Other than having to clean out a catch basin Mr. Leavitt would like to deed the open areas to the city for in the open spaces there will be tennis courts, large park areas big enough to play baseball. There is considerable more open spaces in Sandee Palisades, than in Sweetbriar.

City Council Minutes

March 16, 1976

Mr. Leavitt feels it would be a benefit to all the citizens of Troutdale not just for the residents of Sandee Palisades. This decision can be made at a later date. Mr. Leavitt stated that they would improve the open spaces as in the major capital improvements in Sweetbriar.

Mr. Leavitt asked the council to give preliminary approval to Phase I, as one motion, but also give a conceptual approval to the entire development otherwise they can not pursue the L.I.D. concept.

Mayor Sturges wanted the council to be aware that Mr. Cason and Mr. Brice (Weedin Addition) made the same L.I.D. proposal so they could get a grant and the city turned them down. The Mayor feels this would be an embarrassment to the council to make a decision on the formation of an L.I.D. proposed by Mr. Leavitt. Mrs. Bergstrom wanted the Council to know that the proposal was made without the knowledge of any of the staff and the staff is not prepared to give the Council recommendations at this time. Mr. Allegre wanted to speak on behalf of the approval of Phase I of Sandee Palisades and approval of the remainder of the tract. Mr. Arndt feels that they have committed themselves to developing the land and Mr. Fujii has already given up farming on Mr. Arndt's part of the land. The only reason Mr. Fujii farmed this area was because the rent was cheap for farming. Mr. Arndt feels there is a safety factor in narrow streets. The Mayor stated that this concludes the proponent views.

The opponents were the following. Mr. Robert Johnson wanted to make the statement that he likes Mr. Leavitt's plan but some of the things Mr. Johnson feels that are objectional to the plan are (1) If sidewalks are on only one half of a cul-de-sac the children will play in the streets. Those without sidewalks will have to cross the streets to get to sidewalks. Therefore sidewalks on one side are not feasible (2) The other objection was to the size of the lots. Some lots are 7,000 and 8,000 square feet. R-10 which is the zoning is 10,000 square feet.

Mr. Sam Chapman's attorney, Mr. Robert Barnett, spoke for him in opposition to the subdivision as Mr. Chapman owns the property below Sandee Palisades. Mr. Barnett stated from what he heard the drainage problem has not been adequately developed in his mind. Mr. Chapman's main concern with the development is the drainage. Mr. Chapman wants the Council to take under consideration what effect the drainage catch basins would have on the property below the ridge and the development.

Rev. Dale Crosby wished to speak on two questions. (1) How would the police quality be when they have to expand to other areas. This will put a higher taxing force on the police department to give quality of patrolling, especially nights. Rev. Crosby would like to know what sort of plans the council has if they approve such divisions as Sandee Palisades in providing police protection. (2) If the greenways are turned over to a homeowners association, Rev. Crosby wonders if we are going to have greenways like those on 14th and 15th.

The proponent responded. Mr. Leavitt answered the question of sidewalks which is a major concern of the developer. As for the lot sizes, the zoning is not R-10 but the development is a PD development and the lot size requirements are 7,000 square feet. As for the drainage problem onto Mr. Chapman's property, Mr. Allegre answered that all the land has been tiled and goes over the bank and runs to the Sandy River. There is no problem with the rock the water goes over. There is no damage anticipated as far as his well is concerned. The developer will do everything possible to take care of the drainage problem.

The Mayor asked the Council if they are prepared to make a motion. If hearing none, he could reschedule the balance of the agenda.

Commissioner Mahoney stated that if he was to make a decision on the initial request of approving Phase I Sandee Palisades tonight, he feels he does not have enough input and he would have to decline the request. He does not wish to decline it. He would like to endorse the planning commission recommendation but there are a number of questions in his mind that have not been answered tonight. One is in regard to Phase I concepts, Commissioner Mahoney would move to table this decision until a later date. Secondly the staff and the Planning Commission have not seen or heard of the request for formation of the sewer L.I.D. or the total concept approval of Sandee Palisades, if so Commissioner Mahoney does not have it in the staff reports.

Motion made by Commissioner Mahoney that the Council give no consideration to any request other than the approval of Phase I without first getting the planning commission and the staffs recommendations.

City Council Minutes

March 16, 1976

Commissioner Mahoney moved to table Phase I Sandee Palisades until a later date. (The Mayor asked if some specific date or just any date. Commissioner Mahoney stated that whenever its convenient for staff to supply sufficient input to satisfy his present concerns.)

Yeas: 5

Seconded by Commissioner Kaiser
Nays: 0 Motion carried.

Motion made by Commissioner Mahoney that the council not consider any other additional request without first getting the planning commission and the staff recommendations on the total development.

Yeas: 5

Seconded by Commissioner Dix
Nays: 0 Motion carried.

Motion made by Commissioner Kaiser that the council adjourn and reconvene March 23, 1976.

Yeas: 5

Seconded by Commissioner Mahoney
Nays: 0 Motion Carried.

The meeting adjourned at 11:04 P.M.

March 23, 1976 scheduled meeting of the Common Council of the City of Troutdale was postponed due to the lack of a quorum. (Flu)

The postponed meeting of March 23, 1976 was rescheduled for April 6, 1976



MAYOR

ATTEST:



City Recorder