

AGENDA
CITY OF TROUTDALE
104 SE KIBLING STREET
TROUTDALE CITY HALL
7:00 P.M. -- CITY COUNCIL CHAMBERS

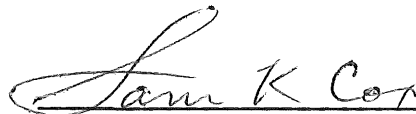
JUNE 9, 1987

- (A) 1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE
- (A) 2. CONSENT AGENDA:
2.1 ACCEPT: Minutes of 5/12/87
2.2 ACCEPT: Business License Report/May, 1987
2.3 ACCEPT: Bills/May, 1987
- (A) 3. PUBLIC COMMENT
Please restrict comments to 3 Minutes or less.
This item is for non-agenda items.
- (A) 4. RESOLUTION: Accept Election Results 5/19/87
- (A) 5. ORDINANCE: Amending Section 5.914 and adding subsections to include Fencing along major arterials and State highways.
First Reading
- (I) 6. APPROVE: Multnomah County Road Maintenance Contract
- (A) 7. PUBLIC HEARING:
7.1 Development Standards Chapters 1-7
o Public Hearing Opened
o Declarations or Challenges
o Summation by Staff
o Public Testimony: Proponents, Opponents
o Recommendation by Staff
o Council Questions or Comments
o Public Hearing Closed
- (I) 8. Consideration by Council
ORDINANCE: Adopting Development Standards Chapters 1-7
First Reading
- (A) 9. APPROVE: Ege Franchise Agreement
- (A) 10. ORDINANCE: Establishing and Imposing Wastewater Availability Charges, User Fees and Wastewater System Development/Improvement Charges, Repealing Ord. No. 471-0
Second Reading

- (A) 11. DEPARTMENT REPORTS:
11.1 Public Safety
11.2 Finance
11.3 Community Services
11.4 City Attorney
11.5 Executive

(A) 12. COUNCIL CONCERNS AND INITIATIVES

(A) 13. ADJOURNMENT.



SAM K. COX, MAYOR

30.7

5/22/87 Fri 10:26:56

MINUTES
CITY OF TROUTDALE -- CITY COUNCIL MEETING
TROUTDALE CITY COUNCIL CHAMBERS
104 SE KIBLING STREET
TROUTDALE CITY HALL
7:00 P.M. -- CITY COUNCIL CHAMBERS

JUNE 9, 1987

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

Mayor Cox called the meeting to order at 7:00 p.m. Mayor Cox asked Bui to lead the Pledge of Allegiance.

AGENDA ITEM 2. CONSENT AGENDA:

- 2.1 ACCEPT: Minutes of 5/12/87
- 2.2 ACCEPT: Business License Report/May, 1987
- 2.3 ACCEPT: Bills/May, 1987

Cox read the Consent Agenda 2.1 Minutes of 5/12/87 meeting; 2.2 Business License Report for May, 1987; 2.3 Bills for May, 1987.

MOTION: Bui moved to approve the Consent Agenda as presented. Burgin seconded the motion.

Bui - Yea; Burgin - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 3. PUBLIC COMMENT

James Carlson, Jr. 2538 SE Evans, Troutdale, OR spoke to Council regarding a house check that the Troutdale Police Department had done. Carlson was contacted by the Police and told that the garage

and house doors had been found unlocked. They secured the home. Carlson thanked the department for the service that they provide and was appreciative of the vacation check on homes that they do on a regular basis.

AGENDA ITEM 4. RESOLUTION: Accept Election Results 5/19/87(671-R)

Cox read the resolution by title. This is a housekeeping measure required by State Law and officially accepts the vote.

Christian stated that it passed in the City's favor by 37 votes.

MOTION: Bui moved to adopt the resolution as written. Burgin seconded the motion.

Bui - Yea; Burgin - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 5. ORDINANCE: Amending Section 5.914 and adding subsections to include Fencing along major arterials and State highways. (494-0)

First Reading

Christian reviewed the packet materials. This had been before Council previously and some amendments have been made. Christian stated that it allows higher than the standard allowed 42" fence in front yards on arterials for existing houses basically. The amendments are designed for existing dwellings only and intended to address recent specific problems during major reconstruction or new construction of road systems (i.e., Crown Point Highway and 257th) and a considerably higher level of traffic on 257th. There are existing homes that would suffer from traffic that close, as well as the Scenic Highway and an increased level of traffic there. The heights of fences had been inconsistent.

Schmunk stated that the ordinance addressed the concerns she previously had.

Cox read the ordinance by title.

MOTION: Schmunk moved to pass the ordinance as written. Bui seconded the motion.

Bui - Yea; Burgin - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 6. RESOLUTION: Accepting Multnomah County Road
Maintenance Contract (672-R)

Wilder commented on the packet information. The agreement has taken 5-6 years of work and discussions with Multnomah County as well as other cities in the County. The agreement extends to the City an economy of scale which we would be unable to match by performing the services or contracts ourselves. Adequate money is available for the contract and the category adjustments have been made to allow for the agreement. Wood Village and Fairview have indicated an intent to execute a similar agreement.

Bui asked Wilder if it was considered to be cost effective for the City? Wilder stated that approximately 1/3 of our investment would be saved from the onset, on maintenance expenses. The longer term savings would be even greater. City roads in older subdivisions are on a point of a maintenance curve that it begins to drop off sharply. Wilder felt it was almost perfect timing for the City.

Schmunk stated that newsletter article could be written which would help subvert calls to the City rather than County. If people

see the County out working they may wonder.

Christian stated after the new budget year and a newsletter is done, she will try to get an article included.

Cox read the resolution by title.

MOTION: Schmunk moved to adopt the resolution as written which authorizes the Mayor to execute an agreement with Multnomah County for Road Maintenance.

Bui - Yea; Burgin - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 7. PUBLIC HEARING:

PRESENT: Andy Anderson, Michael Sullivan, Doug Dorsey, Jim Carlson, Webb Reubal, George Samaan, Bob Gazewood, Greg Wilder, George Larimer, Shari Henri, Larry Hazeltine, Eric Summers.

Christian stated that there would be further comments at a later meeting for other persons to be prepared and heard. The consulting engineer and City Attorney have not had adequate time for additional comment. There are also divisional staff persons that would like more time for review. She suggested taking public testimony and make decisions regarding that testimony-then direct staff as to what changes Council would like incorporated for First Reading at the June 23, 1987 meeting. Council would also have a full document to review at that time.

Bui stated that in review of the initial document (dated 5/15/87) and the changes made since then, which have been included - he

asked Council to look at p. 71 (f) marques, canopies.... and under (g) (1) Freeway signs - it states..."a freeway sign shall be permitted for all businesses located within 800 ft. south of and 1,000 ft. north of the center median of I-84 freeway" his question is the maximum sign area on one side has been changed from 750 ft. down to 500 ft. - . Why was the recommendation made?

Christian stated that the public hearing process and staff report would answer his concern.

7.1 Development Standards Chapters 1-7

o Public Hearing Opened

o Declarations or Challenges

Gene Bui, Paul Thalsofer both stated that they had contacted by the current manager of Burns Bros. Husky/ soon to manage the new Burns Bros./Nendel's regarding a readerboard and wanted the size to be 800 ft. He was told that there would be no information given at this time. There would be no difference in opinion on a decision for this matter.

o Summation by Staff

Samaan stated that the CAC and Planning Commission had reviewed the document. The document is a recommendation from the Citizens Advisory Committee. The review of the document began in December, 1986. The existing standard for highway/freeway signs is 200 ft which can be increased by 50 ft. by a variance. That means the maximum allowed at this time is 250 ft. on one side. The CAC invited businessmen and sign companies to the meeting. There is an apparent need for a sign of a much larger size than is now allowed. The CAC recommended 750 + 20% increase =

900 sq. ft. on one side. The Planning Commission felt that was too large. Lengthy discussions ensued. The Planning Commission decided to recommend 500 sq. ft. + 20% = 600 sq. ft. would be too large. The CAC and Planning Commission had been willing to increase the current maximum overall size.

Thalhofer asked why the CAC recommended 750 + 20% and then why the Planning Commission changed it to 500?

Samaan stated that the CAC listened to businessmen input, testimony from several people, and sign companies - which gave examples of Boise and other locations (shown in slide presentation). The CAC was convinced that such a company as a truck stop would need a sign that large (maybe up to 900 ft.) The Planning Commission based their recommendation largely on aesthetical values. The Gorge entry was mentioned several times and it was felt that 900 ft. would be too large of a sign to have in such a location. 500 ft. on one side is adequate to display any sign that a company may want.

Bui asked what staff recommendation was? Samaan stated that there was no staff recommendation due to the aesthetic question. Staff just wants to accommodate people coming to the counter. However, the Council needs to consider the aesthetic concerns, service to the business people and businesses in the City and balance these considerations. Tripling the size of the existing provision was considerably more than staff expected either CAC or the Planning Commission to recommend.

Christian stated that staff didn't make recommendation on community values.

Burgin asked Samaan to overview the document entirely for

viewers of the Cable TV. Not just discuss the sign portion only.

Samaan stated that the first document was the Comprehensive Plan, second was the Development Ordinance and this document before Council tonight was the Development Standards which is a supplement to the Development Ordinance. The Standards and Ordinance are regulations. The Development Standards are more specific quantifiable measures. They are measured objectively.

o Public Testimony: Proponents, Opponents

PROPONENT: Larry Hazeltine, 175 NE Columbia Boulevard [Oregon Electrical Sign Association and Sign Company and representative of Burns Bros. Company] gave a brief slide presentation of highway signs approximately 900 sq. ft. and larger to indicate the ability to communicate a message to persons driving along major highways. He stated a need to see the sign in enough time to make the appropriate exit from a major highway. He felt that most signs need to have 4' letters to be able to accomplish the readability of the information. He favored with the CAC recommendations of 750 sq. ft. + 20% increase = 900 sq. ft. He stated that there were two issues he was concerned about in the Code 1] Section S7014 (G) which is the issue of square footage and 2} which states that the height shall not exceed about 50 ft. above the freeway elevation. After talking to the Planning Commission and indicating that the State Highway regulations allow for a 65 ft. height freeway sign, I recommended to them that they adopt the State of Oregon regulations in that regard.

Bui asked what the size of the JANZ BERRYLAND sign was?

Hazeltine said a 24 inch character 20' wide (message center portion). The overall height of the sign is approximately 5' x 19' 6" wide.

Thalhofer asked if on the readerboard, what message would the sign state?

Schmunk called for a point of order. She felt that the discussion was getting off of track. The discussion should be signs in general and not a specific sign. In asking what the readerboard would say..

Thalhofer rephrased the question. Would it be possible in this approximate location to indicate weather conditions in the Gorge? Hazeltine stated, yes.

OPPOSITION: Carlson, James, 2538 SE Evans, Troutdale, OR 97060 stated that it was a good resource, however not the only type of communication to people. Word of mouth was generally the best way for a message of a truck stop business. Would prefer a group of smaller signs. He stated that the Gorge was a beautiful area, Troutdale being the Gateway to the scenic beauty he wasn't in favor of giving the aesthetics of the area up for a larger sign which would deter from the view. He voiced favor with the Planning Commission recommendation of 500 sq. ft. with 20% increase = 750 sq. ft.

Andy Anderson, Chairman, Planning Commission, stated that the Planning Commission had made their recommendations which were before Council. They did not feel that increasing the size any more than 500 + 20% was necessary to get the message out.

Michael Sullivan, member of Planning Commission and Citizens Advisory Committee also spoke in opposition to increasing the 500 + 20%

restriction.

o Recommendation by Staff

Staff wanted direction from Council as to what changes they wanted in the document.

o Council Questions or Comments

Burgin stated that on p. 70 (C) should be internal for consistency. P. 70, G 1. CAC 750; PC 500. Burgin felt that business should be clearly defined and refer to common ownership so there was no multiplication of 500 freeway signs.

State law requires 800' between any signs. In Chapter 3 S3.020 (E) Is it reasonable to require underground sprinklers. Samaan stated that 80% of City/County standards do require underground sprinklers. - Landscaping; Burgin wanted further information for landscaping duplexes and irrigation/sprinkler requirements of 80%.

o Public Hearing Closed - 8:00 p.m.

AGENDA ITEM 8. Consideration by Council

Burgin was not clear on the multi ownership or just a truck stop or truckstop restaurant does each business have a sign that size...If I own the motel and was property right next door -- it says each business could have a freeway sign. Is that correct? Now that I own my motel here, I want a freeway sign to advertise.

Samaan stated each case would have to be taken separately. This particular development....Burgin, I don't mean this particular one, I mean in general. Samaan, in general the two businesses are separate and they are separate lots, they are separate businesses but if you have two or more businesses on one lot, then they are businesses like in one development and then you have a master sign

for them. That is a different sign...Burgin, I don't think that's clear and I don't read it that way. A freeway sign shall be permitted for all businesses and a business can then operate a leased space...anything. Samaan, if they operate as one unit then they are considered one business.

Burgin, if I lease a motel from a developer and I am the Burgin Motel Corporation, I am a separate business incorporated as motel corporation, it looks like I can put up a big freeway sign. Samaan, because you are a separate business on a separate lot.

Burgin, my point is that it is very easy for anybody that wants to set up separate corporations and to put up as many freeway signs as they need to for their restaurant, their motel, their truck stop, et cetera. Samaan, that is true. Burgin, I don't like that they can do that. Burgin's recommendation is that somehow - prevent a multiplication of 500 or 750 ft. freeway signs. There has to be some kind of provision because the way it seems to read is that any separate business can have their own large sign.

Jennings, what is the suggestion to solve Burgin's concern? Common sight, common development should be one freeway sign. Jennings stated that Section C pg. 70 speaks to individual business, which is what Samaan is referring to. More than one business on the same lot may be able to change language in G (Freeway Signs) to read: freeway sign shall be permitted for all individual businesses - again referring to section (C) meaning that if you have more than one business on the same lot only that lot has a freeway sign. If you have twelve businesses on the same lot, you still only get one freeway sign. That is the approach to take to make it internally consistent. Samaan and I can work on that a little bit.

This item was held over for First Reading on June 23, 1987.

AGENDA ITEM 9. APPROVE: Ege Franchise Agreement

Christian stated that the State had given the authority to cities to pass on the costs for the opportunity to recycling education program to ratepayers. Ege has a small accounting system which is not divided by city limits. There are a lot of Troutdale addresses which go way beyond our boundaries. Two options: 1] City bill Ege \$1,500.00 per year estimated to spend for that program and take that into considerable as a business expense when he comes to Council for rate increases in the future years under the franchise agreement. 2] Require Ege to add the additional amount on to each of the Troutdale bills.

Burgin stated that it should be separated out for billings. At some point in time it would be done to establish the franchise area of Troutdale. Burgin felt the City could use the information in future franchise considerations regarding how many customers, et cetera.

Council was in agreement.

Bui - Yea; Burgin - Yea; - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 10. ORDINANCE: Establishing and Imposing
Wastewater Availability Charges, User Fees and
Wastewater System Development/Improvement Charges,
Repealing Ord. No. 471-0

Second Reading

Wilder briefed Council stated that suggestions from the City Attorney, and the addition of a declaration of an emergency have been incorporated into the Ordinance. Staff recommended passing the ordinance as is now written. The emergency clause would allow

it to take effect July 31, 1987. He asked if there were any questions or concerns. There were none.

Cox read the ordinance by title.

MOTION: Bui moved to pass the ordinance as written. Burgin seconded the motion.

Bui - Yea; Burgin - Yea; - Yea; Schmunk - Yea; Thalsofer - Yea

YEAS: 4

NAYS: 0

ABSTAINED: 0

AGENDA ITEM 11. DEPARTMENT REPORTS:

11.1 Public Safety- Chief Dorsey added comments regarding Reserve Officers. Two would begin working the beach June 15, 1987 - weather permitting.

11.2 Finance - Bob Gazewood had nothing to add to his report.

11.3 Community Services - Greg Wilder commented on recent vandalism on Buxton. Bui commented on a 257th preliminary report.

11.4 City Attorney - Jim Jennings had no comments.

11.5 Executive - Pam Christian stated that the Boundary Commission request for rehearing had been denied. However, she asked that Council approve resubmitting an annexation proposal in August, 1987 to clean up the boundary that Troutdale now has and make extension of service lines more feasible.

A consultant for CDBG/Downtown Implementation will be selected by a committee. Council needed to appoint a representative to serve on this

selection committee. Bui was asked to serve on this committee and Chuck Walsborn, Planning Commission member would be on the selection committee.

AGENDA ITEM 12. COUNCIL CONCERNS AND INITIATIVES

Thalhofer discussed Buxton and Columbia Street. Wilder stated that Columbia was scheduled for 1988-89.

Discussion ensued regarding Columbia being a State highway and with the Scenic Highway and Gorge Bill signage, there would be a considerable increase in traffic over a period of time. Columbia isn't in condition to handle it.

Bui updated Council on the Fire Task Force status. Woidyla had been appointed to the Board. He announced that there was a Fire Board meeting June 10, 1987. He felt that staying in tune so that equipment and service was a high priority in the transfer was adviseable.

AGENDA ITEM 13. ADJOURNMENT.

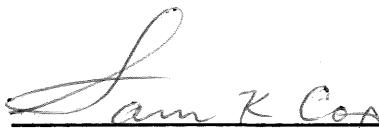
MOTION: Burgin moved to adjourn at 8:50 p.m. Bui seconded the motion.

Bui - Yea; Burgin - Yea; - Yea; Schmunk - Yea; Thalhofer - Yea

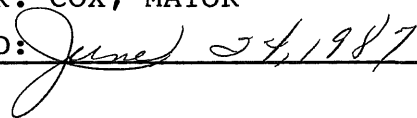
YEAS: 4

NAYS: 0

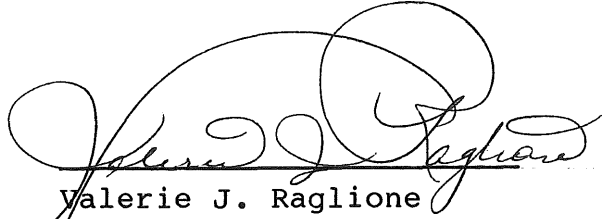
ABSTAINED: 0



SAM K. COX, MAYOR

DATED: 

ATTEST:

A handwritten signature in cursive script, appearing to read 'Valerie J. Raglione', written over a horizontal line.

Valerie J. Raglione

City Recorder

CC/MIN:2