


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 24, 1998

- (A) 1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE
- (A) 2. CONSENT AGENDA:
2.1 Accept Minutes: Regular Session - February 10, 1998
2.2 RESOLUTION: A Resolution providing for Budget Transfers and making appropriation changes for Fiscal Year 1997-98.
2.3 RESOLUTION: A Resolution of the City of Troutdale, Oregon, authorizing the issuance of "Reimbursement Bonds."
- (I) 3. PUBLIC COMMENT: Please restrict comments to non-agenda items at this time.
- (A) 4. RESOLUTION: A Resolution authorizing the Mayor to enter into a new Urban Planning Area Agreement with Multnomah County and rescinding Resolution #220. Faith
- (A) 5. DISCUSSION: A discussion on moving a section of fence from Sunrise Park. Lantz
- (A) 6. REQUEST: A request for a Personal License Agreement for use of a reservation strip near 511 SE 16th Circle. Galloway
- (A) 7. DISCUSSION: A discussion concerning options for the sewage treatment plant. Galloway
- (A) 8. DISCUSSION: A discussion regarding parking restrictions on Troutdale Road. Galloway
- (I) 9. REPORT: A report concerning procedures for granting refunds or credits for System Development Charges. Galloway
- (I) 10. COUNCIL CONCERNS AND INITIATIVES
- (A) 11. ADJOURNMENT.


Paul Thalhofer, Mayor
Dated: 2-18-98

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**Minutes
Troutdale City Council
Regular Meeting
Troutdale City Hall
Council Chambers
104 SE Kibling Avenue
Troutdale, Oregon 97060-2099**

February 24, 1998 - 7:00 P.M.

I. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE

Mayor Thalhoffer called the meeting to order at 7:00 p.m. and asked Councilor Kight to lead the Pledge of Allegiance.

City Recorder Martinez called the roll.

PRESENT: Thalhoffer, Smith, Ripma, Thompson, Kight, Daoust

STAFF: Berrest, Kvarsten, Faith, Galloway, Gazewood, Hultin, Martinez, Sanderson, Sercombe

GUESTS: Al Hayward, Steve Chapin, Julie Chapin, Larry Holm, Shannon Turk, Phil Pino, Jane Frazier

PRESS: Brian Martin, Gresham Outlook
Eric Gorski, Oregonian

Kvarsten requested that item 2.3 be removed from consideration.

Mayor Thalhoffer agreed.

2. CONSENT AGENDA:

2.1 Accept Minutes: Regular Session - February 10, 1998

2.2 RESOLUTION: A Resolution providing for Budget Transfers and making appropriation changes for Fiscal Year 1997-98.

2.3 RESOLUTION: A Resolution of the City of Troutdale, Oregon authorizing the issuance of "Reimbursement Bonds."

Mayor Thalhofer called this item and read the Consent Agenda.

MOTION: Councilor Thompson moved to accept the Consent Agenda minus Item 2.3.
Councilor Kight seconded the motion.

YEAS: 6
NAYS: 0
ABSTAINED: 0

3. PUBLIC COMMENT:

Mayor Thalhofer called this item.

Jane Fraizer voiced concerns regarding the management of the Columbia Heights Manufactured Home Park and asked if there was anything the City could do to.

Mayor Thalhofer stated that the City would like to help but is limited in what they can do. Asked Fraizer to work with Kvarsten and to provide a list of issues for his review.

4. RESOLUTION: A Resolution authorizing the Mayor to enter into a new Urban Planning Area Agreement with Multnomah County and rescinding resolution #220

Mayor Thalhofer called this item.

Faith review the staff report contained in the packet.

Councilor Ripma voiced concerns with the allocations set by Metro for the residential area to the South of the City.

Faith explained the Metro assigned that area with 181 residential units. The City's best estimate is that it could handle 205 units with R-10 zoning.

Council discussed this issue.

MOTION: Councilor Ripma moved to adopt the Resolution. Councilor Kight seconded the motion.

Councilor Ripma stated that he supports the motion based on the hope that the City will be able to zone the residential portions as R-10 and the area to the North as Industrial.

YEAS: 6
NAYS: 0
ABSTAINED: 0

5. **DISCUSSION:** A discussion on moving a section of fence from Sunrise Park.

Mayor Thalhoffer called this item.

Faith reviewed the staff report contained in the packet.

Al Hayward stated that to remove the fence would be the worst of all solutions. The fence is needed to provide privacy and safety, it is a very high and steep bank. Other properties surrounding the park that I have talked to say that the City has paid for their fence. By just removing the fence it is like I and the two other property owners are being punished for bringing this error to the City's attention. There should have been a survey done. Two to three thousand dollars is a lot of money but not in comparison to the entire park budget.

Mayor Thalhoffer asked if the fence could be relocated?

Hayward stated that the fence is 17 years old but is still very sturdy, but a new fence will be needed some day.

Daoust spoke in regards to who pays for fences that border the park, Hampton Point developers put the fences in on the south side and he believes that other property owners or developers paid for their own fences.

Faith indicated that the City does not pay for private property owners fences that border City parks.

Councilor Kight suggested that the current fence be moved to the correct location and the cost be shared between the City and the property owners, with the City paying one-half.

Hayward stated he thought that would be acceptable but would need to speak to the other property owners, and felt that the City should pay for the survey to find the correct boundary since it should have been done in the first place.

Mayor Thalhoffer directed staff to place this on the next agenda and get firm figures for cost of moving the fence to the correct location, or installing a new one. Hayward should check with neighbors to see if they are will to share in the cost.

Councilor Ripma stated that this should not set a precedent, the fence was put in the wrong location and needs to be moved, the City doesn't pay for fences along park boundaries for private citizens.

6. **REQUEST:** A request for Personal License Agreement for use of a reservation strip near 511 SE 16th Circle.

Mayor Thalhoffer called this item

Galloway reviewed the staff report contained in the packet.

Councilor Ripma asked if Coffee abided by the agreement to remove the gate when he sold the property?

Galloway stated that the Gate remains but he is not sure if the property is sold yet or not, may be waiting for the outcome of the issue tonight.

Steve Chapin, stated that he has bought the property and has signed an agreement to remove the gate if the City directs him to, but the gate is a real benefit to the property and would like to be able to keep it. Does not want to make a big issue of this and is willing to abide by what ever the Council directs.

Councilor Ripma asked if Chapin would be willing to sign the Personal License Agreement in the Packet?

Chapin read the agreement and indicated he would be willing to sign it and pay for the recording fees.

Councilor Ripma asked if this would prohibit the City from vacating the piece of property?

Galloway stated that the City can terminate the agreement by providing written notice.

MOTION: Councilor Ripma moved to grant a personal license agreement to Steve and Julie Chapin. Councilor Kight seconded the motion.

**YEAS: 6
NAYS: 0
ABSTAINED: 0**

Mayor Thalhoffer called for a break at 8:12 p.m. and reconvened the meeting at 8:28 p.m.

7. DISCUSSION: A discussion concerning options for the sewage treatment plant.

Mayor Thalhoffer called this item and stated that it would be postponed until the Judges decision on a Motion to Reconsider the decision regarding the eligibility of voters. This could be placed on the agenda for the March 10th, meeting if a decision is made by then.

8. DISCUSSION: A discussion regarding parking restrictions on Troutdale Road.

Mayor Thalhoffer called this item.

Galloway reviewed the staff report contained in the packet.

Larry Holm voiced concerns regarding parking restrictions on Troutdale Road and what if he has a family reunion, he only has three parking places. Why are there restrictions, cars for sale are parked on other streets in the City and nothing is done about them. The City treats citizens who live on the County roads as second class.

Councilor Kight asked how often he has a family reunion?

Holm stated not often but what if someone comes over and wants to stay for more than two hours?

Council discussed this issue and directed Berrest to contact Holm and work on a written agreement to address his concerns.

9. REPORT: A report concerning procedures for granting refunds or credits for System Development Charges.

Mayor Thalsofer called this item.

Galloway reviewed the staff report contained in the packet.

Council discussed several components for a policy to address SDC refunds, including, time lines, build to smaller scale but not if not using full capacity or if business fails, and no money spent on infrastructure.

Councilor Ripma voiced concerns that a lot of effort has been made in regards to the Maydew issue, felt Maydew request should be denied. SDC's will remain with the property if it is expanded in the future. Appreciates what Maydew has done for the City but feels the request must be denied.

Councilor Smith asked if this has happened before?

Galloway stated that this is the only one under these circumstances.

Councilor Smith stated that they should be addressed on a case by case basis.

Mayor Thalsofer voiced concerns that handling them as they come up will have some negative impacts, if one is approved and another is denied it could appear to be an "good old boy" type of system, need a policy.

Councilor Ripma voiced concerns that if one gets it others will come.

Councilor Daoust stated that this request is unique, it has one less floor than originally intended, this is in the Central Business District where we need to encourage the growth.

MOTION: Councilor Ripma moved to deny the request. Councilor Thompson seconded the motion.

YEAS: 3 (Smith, Ripma, Thompson)
NAYS: 3 (Kight, Daoust, Thalhofer)
ABSTAINED: 0

(MOTION DIED FOR LACK OF MAJORITY)

Councilor Ripma stated that Councilor Regelein indicated to him that he was not in favor of addressing a policy that would be retro active.

MOTION: Councilor Ripma moved to table this issue until the next meeting. Councilor Thompson seconded the motion.

YEAS: 4 (Daoust, Smith Ripma, Thompson)
NAYS: 2 (Kight, Thalhofer)
ABSTAINED: 0

10. COUNCIL CONCERNS AND INITIATIVES:

Mayor Thalhofer called this item and stated that he hoped that there will be a decision from the Judge regarding the sewer treatment plant issue by the next meeting because the City needs to take some action on this issue, however it is very important and all avenues must be addressed.

11. ADJOURNMENT:

Mayor Thalhofer called this item.

MOTION: Councilor Ripma moved to adjourn. Councilor Kight seconded the motion.

YEAS: 6
NAYS: 0
ABSTAINED: 0

Mayor Thalhofer adjourned the meeting at 9:20 P.M.



Paul Thalhofer, Mayor
Dated: 3-13-98

ATTEST:

George Martinez, City Recorder

--PLEASE COMPLETE THE FOLLOWING--

NAME	ADDRESS	PHONE #
Mark Berrest	Police Dept.	665-5175
Jim Galloway	City Hall	665-5175
Bob Crazewood	✓ ✓	✓ ✓
Rich Faith	✓ ✓	- -
Brian Martin	No outlook	492-5117
Al Hayward	2147 S.W. Kendall Ct	669-8572
Steve Chapin	1418 SE Chapman	661-0201
Julie Chapin	1418 SE Chapman	661-0201
Larry Holm	1530 S. Troutdale	666-4432
Eric Gowski	The Oregonian	204-5071
Shannon Turk	705 SE 10th St	669-2091
Phil Pino	642 SW CHERRY PARK RD	665-6795
Jane Frazier	997 S.W. Sunset way	492-1445

DATE _____

PAGE # _____