

MINUTES

REGULAR COUNCIL MEETING
OF
JUNE 27, 2011
5:30 P.M.
CITY HALL COUNCIL CHAMBER
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Mayor Jim Wilcox

COUNCIL PRESENT: Bill Dick, Carolyn Wood, Brian Ahier, Tim McGlothlin

COUNCIL ABSENT: Dan Spatz

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Public Works Director Dave Anderson, Community Development Director Dan Durow, Senior Planner Dick Gassman, Police Chief Jay Waterbury, Administrative Intern Will Norris, Finance Director Kate Mast, Librarian Sheila Dooley

CALL TO ORDER

Mayor Wilcox called the meeting to order at 5:33 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; Councilor Spatz absent.

PLEDGE OF ALLEGIANCE

Mayor Wilcox invited the audience to join in the Pledge of Allegiance.

APPROVAL OF AGENDA

It was moved by Wood and seconded by Ahier to approve the agenda as presented. The motion carried unanimously, Spatz absent.

PRESENTATIONS

Raclynn Ricarte introduced Sergeant First Class Alex Porter from the National Guard. They discussed a recently launched program where gnomes were sent to the troops to participate in a contest, taking photographs of the gnomes in action with the troops. Ricarte said the purpose was to raise awareness and that the home gnomes would be used to help support the troops. She asked the Mayor to carry a gnome with him for one month, to encourage the citizens of The Dalles to each write one letter to a soldier and provide one dollar toward the care packages that are sent to the troops. Ricarte said the hope was to launch the gnome project nationwide and to receive one million letters to send to soldiers.

Mayor Wilcox accepted the gnome and challenged the City Council and staff to write a letter. He provided a letter to Ms. Ricarte to get the program started.

AUDIENCE PARTICIPATION

None.

CITY MANAGER REPORT

City Manager Young said Dirt Hugger had requested a two month extension for their food scrap pilot program. He said he planned to grant the extension unless the Council had any concerns. No concerns were expressed by the Council.

Young said he had provided a staff report regarding an emergency sanitary sewer main reconstruction project on West Sixth Street. He recommended the City Council authorize the emergency contract because the line was in imminent danger of failure.

It was moved by Ahier and seconded by Wood to authorize the City Manager to enter into a contract with Crestline Construction in the amount of \$49,450 or \$65,481 if change orders raise the cost over \$50,000, for the emergency replacement of about 470 feet of eight inch sanitary sewer main and four manholes on West Sixth Street. The motion carried unanimously, Spatz absent.

City Manager Young asked Community Development Director Durow to report on the underground tank removal project at the Sunshine Mill property. Durow said the tank had been removed and three monitoring wells were drilled. He said one was clean and two had some level of contamination in them. Durow said samples had been sent for testing and he believed they would continue to monitor the wells to determine if the levels decreased.

CITY ATTORNEY REPORT

City Attorney Parker said he had received comments from two resale business owners regarding the draft resale ordinance. He said based on those discussions, some changes would be made to the ordinance which would be coming to Council for discussion in July.

Parker said he had arranged to have a law firm assist him to review the City's telecom ordinances and develop options for consideration by the City Council. Parker said the Federal Communications Commission was considering rules to restrict local authority regarding telecom ordinances. He said the League of Oregon Cities was monitoring the process and would keep cities informed about any efforts needed to keep local authority in place.

CITY COUNCIL REPORTS

Councilor Wood reported on a Historic Preservation League of Oregon seminar she attended. She said the entire Historic Landmarks Commission had attended and said it had been very informative. She said the goal was to establish guidelines for cities to help with development of new construction within historic districts.

Councilor McGlothlin reported on the June 15th Traffic Safety Commission meeting, saying they unanimously agreed to recommend extending "no parking" areas in the area of East 12th and Oregon Streets. He said the Commission had received updates on the Tenth Street widening project, 12th Street storm sewer project, Tenth Street bridge resurfacing, and Kelly Avenue chip seal project.

Councilor Ahier said the QLife Agency had adopted their budget with minor amendments and that the downtown Wi Fi project was on schedule to be completed toward the end of July.

Ahier said there was a perception in the community that the City was not successful in attracting new business to town and that citizens did not seem to understand the use and purpose of urban renewal funding being used to spur development. Ahier said the local economy had improved and that the City needed to continue to be business friendly. Ahier said he believed urban renewal funding to remove blight was vital in improving the local economy.

Mayor Wilcox said a private business development group was meeting on July 27th with a goal of helping bring new business to The Dalles and that the committee he had appointed was also working to identify and remove barriers to development in the City.

Councilor Wood said she agreed with Ahier and said the City had done a lot of work in recent years to improve aging infrastructure withing the City and that the City should be proud of its accomplishments.

Mayor Wilcox complimented Councilor Ahier for his efforts to improve the City's website. He said the website was a very valuable tool and great place for citizens to get information on all City projects and meetings. Councilor Ahier thanked Executive Secretary Izetta Grossman for her hard work to maintain the website.

Mayor Wilcox said he attended the grand opening of the new skate park on June 18th and said it was very well attended.

CONSENT AGENDA

It was moved by Wood and seconded by McGlothlin to approve the Consent Agenda as presented. The motion carried unanimously, Spatz absent.

Items approved by Consent Agenda were: 1) approval of June 13, 2011 regular City Council meeting minutes; 2) approval of June 6, 2011 Town Hall meeting; 3) approval of June 8, 2011 special City Council meeting; and 4) approval of amendment #4 to OMI agreement to operate the Wastewater Treatment Plant for fiscal year 2011-12.

PUBLIC HEARINGS

Public Hearing to Receive Testimony Regarding Right of Way Vacation for Portions of East Seventh Street, Washington Street, and Alley East of Court Street

Mayor Wilcox reviewed the procedures to be followed for the hearing.

Senior Planner Gassman reviewed the staff report.

Testimony

No testimony was provided.

Council Deliberation

It was moved by Wood and seconded by McGlothlin to approve the requested partial right of way vacations for East Seventh Street east of Court Street, a portion of Washington Street east of Court Street and north of East Seventh Place, and an alley east of Court Street, based on the findings of staff and City Council, and direct staff to prepare an ordinance for adoption at a future meeting, completing the vacation process. The motion carried unanimously, Spatz absent.

Public Hearing to Receive Testimony Regarding the 2011-12 Fiscal Year Budget

Mayor Wilcox reviewed the procedures to be followed for the hearing.

Finance Director Kate Mast reviewed the staff report.

City Manager Young reviewed a memorandum he had provided to the City Council regarding urgent infrastructure needs of the Discovery Center. He recommended the Council amend the proposed budget to increase the beginning fund balance by \$10,000 and increase the City Council contractual line item by \$10,000 with the following conditions: 1) the funds would only be available if the beginning fund balance came in at a sufficient amount to cover the proposed expenditure; 2) the funds would be considered a match. The Discovery Center would be required to find the funding for the remaining \$56,043 needed; and 3) that if by November 1, 2011, the Discovery Center had been unsuccessful in identifying a match, they could present a request to the City Council for the \$10,000 as an emergency to complete immediate needs number two and three (point of sale system for café and HVAC system glycol). This request would identify efforts made and results of those efforts to obtain the matching funds for all the improvements.

Testimony

No testimony was provided.

Resolution No. 11-016 Adopting the Fiscal Year 2011-12 Budget for the City of The Dalles, Making Appropriations, Authorizing Expenditures, Levying Taxes, and Authorizing the City Manager to Take Such Action as Necessary to Carry Out the Adopted Budget

Councilor Ahier said he was supportive of the Discovery Center, but was concerned that the request came at the last minute. He said it should have been considered during the budget process, noting other projects had been put on hold due to lack of funding. Ahier said many of the listed projects should have been planned for.

City Manager Young said it was not uncommon to defer maintenance projects during difficult financial periods.

Councilor Wood said she was on the Discovery Center Board of directors. She said their budget was very tight and many cuts had already been made. She said the projects listed were critical.

Councilor McGlothlin said he supported the City Manager's recommendation and said he appreciated the concept of using the money as match to secure funding from other organizations.

Councilor Dick said he was also a member of the Board of Directors for the Discovery Center. He said he supported the recommendation of the City Manager and said he believed this was the first time they had made a direct request for assistance. Dick noted there were ongoing efforts to remind the federal government of their obligation to the facility.

Mayor Wilcox said the City should not be the bank for the Discovery Center. He said the City was already helping them by paying \$25,000 per year for the County's debt retirement on the infrastructure and had to pay now to replace the sewer line from the Discovery Center that had deteriorated because there was not enough flow from the facility. He said it was not good stewardship of the City funds to grant the request.

It was moved by Dick and seconded by Ahier to accept the City Manager's recommendation to amend the proposed budget to increase the beginning fund balance by \$10,000 and increase the City Council contractual line item by \$10,000 with the following conditions: 1) the funds would only be available if the beginning fund balance came in at a sufficient amount to cover the proposed expenditure; 2) the funds would be considered a match. The Discovery Center would be required to find the funding for the remaining \$56,043 needed; and 3) that if by November 1, 2011, the Discovery Center had been unsuccessful in identifying a match, they could present a request to the City Council for the \$10,000 as an emergency to complete immediate needs number two and three (point of sale system for café and HVAC system glycol). This request would identify efforts made and results of those efforts to obtain the matching funds for all the improvements.

Councilor Ahier said he was not opposed to the Discovery Center, just concerned that they had been approached in an urgent manner with problems that were not new.

McGlothlin agreed, saying any future requests should be made through the City's budget process. He said stewardship of the City's money was important, but there should also be some balance when the need to care for community investments was at stake.

Mayor Wilcox said it may be better if the Discovery Center defaulted and started over and might be preferable to throwing money in a hole.

The motion to accept the City Manager's recommendation was voted on and carried unanimously, Spatz absent.

It was moved by Ahier and seconded by Wood to adopt Resolution No. 11-016 adopting the fiscal year 2011-12 budget for the City of The Dalles, making appropriations, authorizing expenditures, levying taxes and authorizing the City Manager to take such action as necessary to carry out the adopted budget with approved amendments. The motion carried unanimously, Spatz absent.

CONTRACT REVIEW BOARD ACTIONS

Award Professional Services Engineering Contract for Development of the Wastewater Facility Master Plan Update

City Manager Young reviewed the staff report.

It was moved by McGlothlin and seconded by Dick to authorize the City Manager to enter into a contract with Carollo Engineers in an amount not to exceed \$395,984 for the Wastewater Facility Master Plan Update project. The motion carried unanimously, Spatz absent.

ACTION ITEMS

Resolution No. 11-022 Authorizing Transfers of Funds Between Categories of Various Funds, Making Appropriations and Authorizing Expenditures for the Fiscal Year Ending June 30, 2011

Finance Director Kate Mast reviewed the staff report, noting the resolution had been revised to address last minute changes to the budget.

It was moved by Wood and seconded by Dick to adopt Resolution No. 11-022 authorizing transfers of funds between categories of various funds, making appropriations and authorizing expenditures for the fiscal year ending June 30, 2011 as revised. The motion carried unanimously, Spatz absent.

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Special Ordinance No. 11-541 Assessing Various Properties for the Cost of Noxious Vegetation Assessments

City Attorney Parker reviewed the staff report and noted the Ordinance had been posted according to Charter requirements and could be adopted by title if the Council wished to do so.

City Clerk Krueger read Special Ordinance No. 11-541 by title.

It was moved by Wood and seconded by McGlothlin to adopt Special Ordinance No. 11-541 assessing various properties for the cost of noxious vegetation assessments, by title. The motion carried unanimously, Spatz absent.

Resolution No. 11-021 Assessing Property Located at 1014 Garrison Street for the Cost of Nuisance Abatement Assessment

City Attorney Parker reviewed the staff report.

It was moved by Ahier and seconded by Wood to adopt Resolution No. 11-021 assessing property located at 1014 Garrison Street for the cost of nuisance abatement. The motion carried unanimously, Spatz absent.

ADJOURNMENT

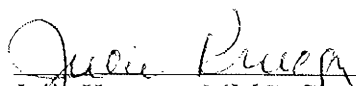
Being no further business, the meeting adjourned at 6:50 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED:


James L. Wilcox, Mayor

ATTEST:


Julie Krueger, MMC, City Clerk