

AGENDA

REGULAR CITY COUNCIL MEETING

January 9, 2012

5:30 p.m.

CITY HALL COUNCIL CHAMBER
313 COURT STREET
THE DALLES, OREGON

1. CALL TO ORDER
2. ROLL CALL OF COUNCIL
3. PLEDGE OF ALLEGIANCE
4. APPROVAL OF AGENDA
5. PRESENTATIONS/PROCLAMATIONS
 - A. Presentation Regarding Proposed Library Expansion Project
6. AUDIENCE PARTICIPATION
7. CITY MANAGER REPORT
8. CITY ATTORNEY REPORT
9. CITY COUNCIL REPORTS
10. CONSENT AGENDA

During this portion of the meeting, anyone may speak on any subject which does not later appear on the agenda. Five minutes per person will be allowed. If a response by the City is requested, the speaker will be referred to the City Manager for further action. The issue may appear on a future meeting agenda for City Council consideration.

Items of a routine and non-controversial nature are placed on the Consent Agenda to allow the City Council to spend its time and energy on the important items and issues. Any Councilor may request an item be "pulled" from the Consent Agenda and be considered separately. Items pulled from the Consent Agenda will be placed on the Agenda at the end of the "Action Items" section.

CITY OF THE DALLES

"By working together, we will provide services that enhance the vitality of The Dalles"

- A. Approval of December 12, 2011 Regular City Council Meeting Minutes
- B. Approval to Declare General Fund Equipment and Public Works Vehicles and Equipment as Surplus Property

11. ACTION ITEMS

- A. Special Ordinance No. 12-545 Assessing Property Located at 306 East Eighth Place for the Cost of Hazardous Vegetation Abatement [**Agenda Staff Report #12-001**]
- B. Resolution No. 12-001 Amending the Enterprise Zone Plan [**Agenda Staff Report #12-003**]

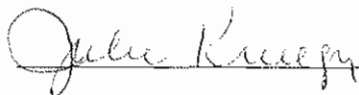
12. DISCUSSION ITEMS

- A. Discussion Regarding Recommendations of the Economic Development Policy Committee [**Agenda Staff Report #12-002**]

13. ADJOURNMENT

This meeting conducted in a handicap accessible room.

Prepared by/
Julie Krueger, MMC
City Clerk

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AGENDA STAFF REPORT CITY OF THE DALLES

MEETING DATE	AGENDA LOCATION	AGENDA REPORT #
January 9, 2012	Presentations 5, A	

TO: Honorable Mayor and City Council

FROM: Sheila Dooley, Library Director

THRU: Nolan K. Young, City Manager

DATE: December 22, 2011

ISSUE: Authorization for Library Foundation to Proceed with Fundraising for Library Expansion

RELATED CITY COUNCIL GOAL: None.

PREVIOUS AGENDA REPORT NUMBERS: None.

BACKGROUND: The Dalles-Wasco County Library Foundation is a 501 (c) (3) organization originally formed in 1992 to raise funds for the mezzanine addition and other improvements to the library. The mezzanine addition was completed in March 2000. Since then the Foundation has been involved in smaller projects such as the construction of the library storage building, technology improvement projects, and the purchase of equipment and materials not in the library budget.

During this past year the Foundation became concerned with the lack of a separate children's area in the library. The children's collection is located in the open main library and is overcrowded. Noise from children disturbs nearby adult patrons. Story time and other children's programs are either held outside, in the library meeting room, or in the main part of the library.

The Foundation applied for and received a \$5,000 Technical Assistance Grant from the Ford Family Foundation to help pay for an architectural review and a consultant to develop strategies for funding an expansion. The architectural firm of Fletcher Farr and Ayotte was hired to conduct a library design study and develop a plan for expansion of the library with a preliminary construction cost estimate. Meetings with the architects were held from October through December with three expansion options considered.

At the January 9th Council meeting, architect Troy Ainsworth of Fletcher Farr and Ayotte will be presenting the design option that resulted from this study. This option would expand the library building with a two story addition on the east end of the mezzanine and an addition to the south of the current meeting room. The expansion would provide a separate children's area with toddler, collection, seating, and programming space; a young adult area with seating areas, computer access, and study rooms; a large dividable community meeting room with a kitchen; a lobby/gallery space with seating; a Friends of the Library used book store; expanded shelving space; and a larger staff work room.

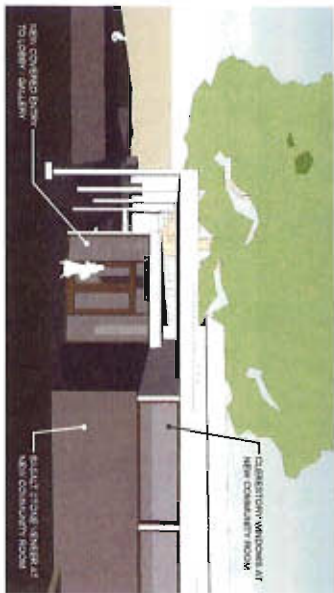
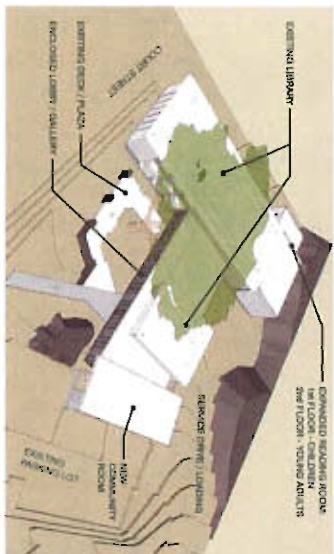
The construction would be done in two phases with upgrades to the existing building done as a third phase. The first phase, the east wing expansion, would add 4,352 square feet to the existing building at an estimated cost of \$1,262,080. The second phase, the multi-purpose wing expansion, would add 2,248 square feet of new space and renovate 4,016 square feet of existing space at an estimated cost of \$1,207,170. The cost of upgrades to the existing building including carpet, painting, lighting, furniture, fixtures and equipment is estimated at \$281,292. The total cost of phase 1, phase 2, and existing building upgrades is estimated at \$2,750,542.

The Library Foundation is requesting approval to start a fundraising campaign for this project. Lyn Craig, Executive Director of the Libraries of Eastern Oregon, will be working with the Foundation to create a fund development plan. This plan will involve raising funds for the construction through grants, donations and fundraising activities.

BUDGET IMPLICATIONS: The Foundation will be responsible for raising the funds needed for the construction. There is no funding included in the library budget for the construction project. Once constructed the expanded building space will require routine janitorial service, heating, cooling, lighting, and maintenance.

ALTERNATIVES:

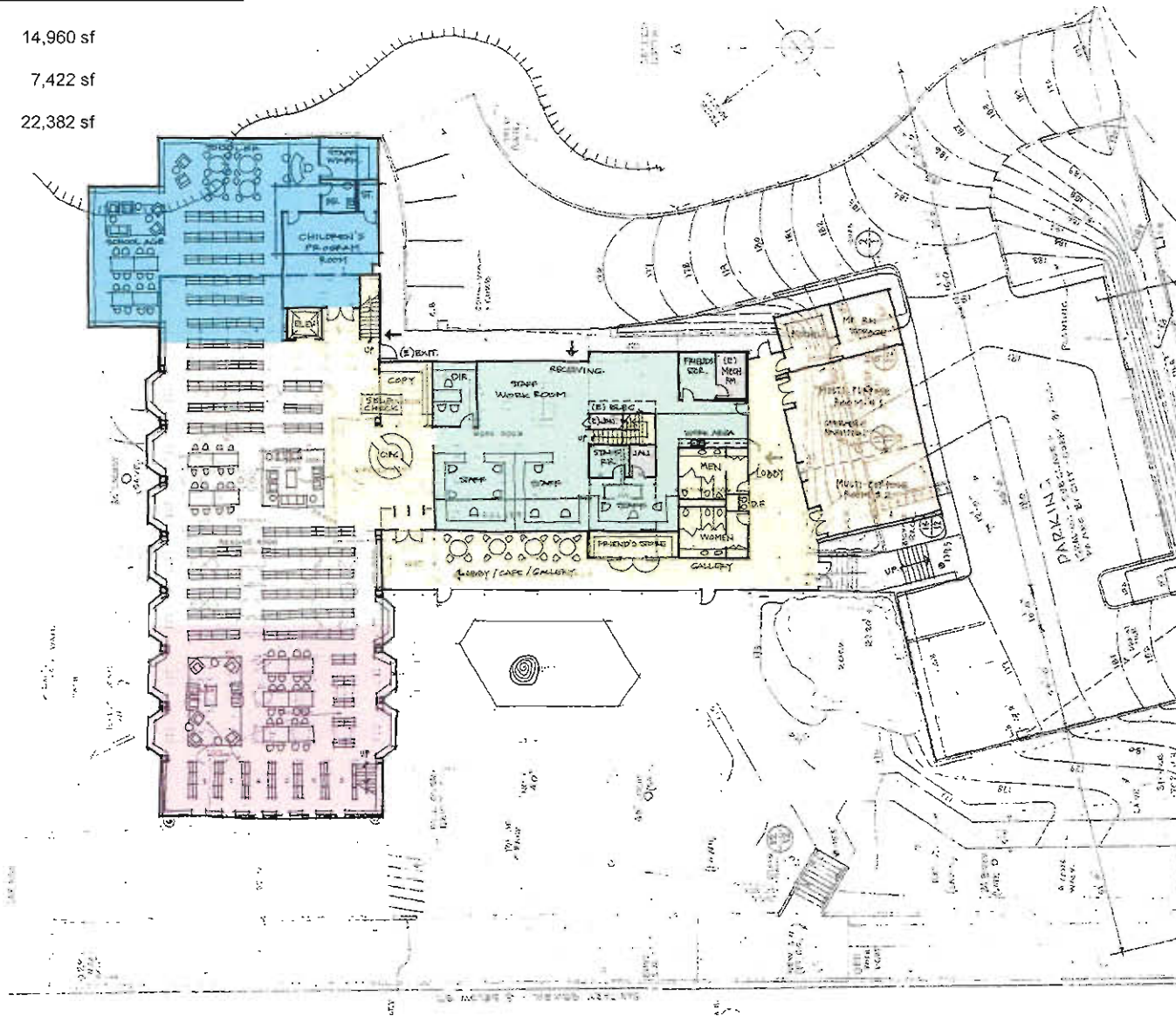
- A. **Staff Recommendation:** Authorize the Library Foundation to proceed with fundraising for this project.
- B. Deny request to authorize fundraising for this project to proceed.



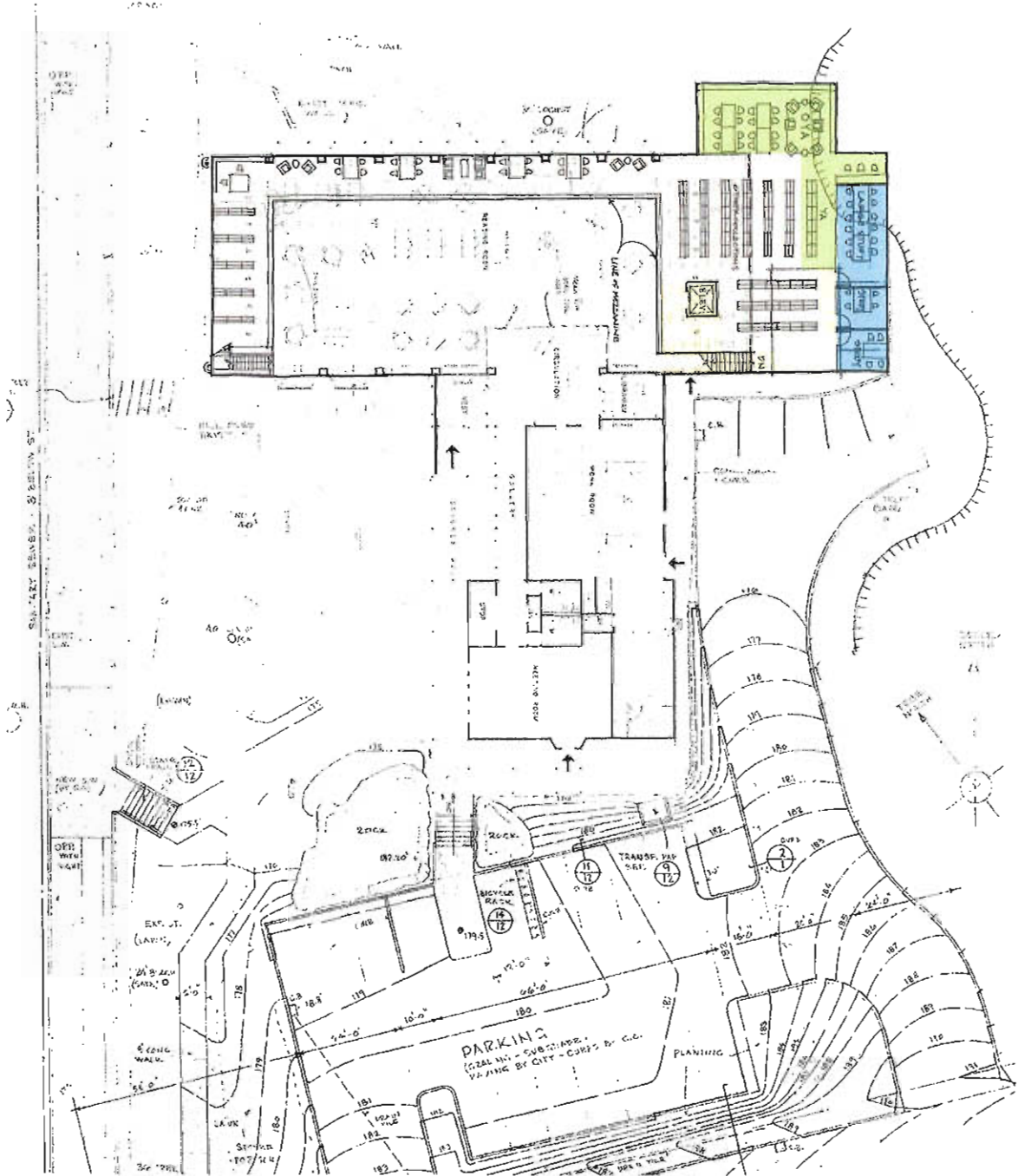
EXTERIOR VIEWS

Square Footage Tabulations, First and Second Floors:

Existing Building Area	14,960 sf
Proposed Additions	7,422 sf
Total	22,382 sf



PROPOSED FIRST FLOOR PLAN



PROPOSED SECOND FLOOR PLAN



Memorandum

To: File **Date:** 12/21/11
From: Eric Wilcox
Project Name: The Dalles Wasco County Library
Cost Estimate
Project Number: 24 09 11

THE DALLES / WASCO COUNTY LIBRARY PROJECT COST SUMMARY

PHASE 1 EAST WING EXPANSION

Building Cost based on 4,352 square feet addition at \$200.00 per square foot:

$$4,352 \times 200.00 = \$870,400.00$$

Site Development Cost based on 8% of building cost:

(Includes: existing building relocation, curbs, walks, grading,
drainage)

$$200.00 \times 0.08 = \$16.00 \text{ per sq. ft.} \quad 4,352 \times 16.00 = \underline{\$ 69,632.00}$$

ESTIMATED CONSTRUCTION COST **\$ 940,032.00**

Furniture Fixtures and Equipment cost based on 10% of building cost:

(includes: tables, chairs, lounge seats, shelving)

$$200.00 \times 0.10 = \$20.00 \text{ per sq. ft.} \quad 4,352 \times 20.00 = \$ 87,040.00$$

Indirect Construction Costs (soft costs) based on 25% of construction cost:

(includes: administration, governmental permits and fees, construction
inspections, utility permits and fees, architectural and engineering fees,
reimbursable expenses, library catalog and self checkout terminals,
computers, copiers, special consultants, owner project contingency)

$$940,032 \times 0.25 = \underline{\$235,008.00}$$

PHASE 1 ESTIMATED PROJECT COST* (2012) **\$1,262,080.00**

*based on 2012 dollars, inflation rate of 4% to 8% per year should be anticipated.

THE DALLES / WASCO COUNTY LIBRARY PROJECT COST SUMMARY

PHASE 2 MULTI-PURPOSE WING EXPANSION

Building Cost based on:

2,248 square feet addition at \$200.00 per square foot	2,248 X 200.00 =	\$449,600.00
3,198 square feet of renovation at \$110.00 per square foot	3,198 X 110.00 =	\$351,780.00
818 square feet lobby / gallery at \$91.00 per square foot.	818 X 91.00 =	\$ 74,440.00

Site Development Cost based on 12% of building cost
(includes: curbs, walks, grading, wood deck repair, lighting,
drainage)

200.00 X 0.12 = \$24.00 per sq. ft.	2,248 X 24.00 =	<u>\$ 53,950.00</u>
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ESTIMATED CONSTRUCTION COST

\$ 929,770.00

Furniture Fixtures and Equipment cost based on 10% of building cost
(includes: tables, chairs, lounge seats, display, appliances)

200.00 X 0.10 = \$20.00 per sq. ft.	2,248 X 20.00 =	\$ 44,960.00
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Indirect Construction Costs (soft costs) based on 25% of construction cost
(includes: administration, governmental permits and fees, construction
inspections, utility permits and fees, architectural and engineering fees,
reimbursable expenses, security system, telecommunications systems,
computers, copiers, special consultants, owner project contingency)

929,770 X 0.25 =	<u>\$232,440.00</u>
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PHASE 2 ESTIMATED PROJECT COST* (2012)

\$1,207,170.00

*based on 2012 dollars, inflation rate of 4% to 8% per year should be anticipated.

**PHASE 3 EXISTING BUILDING FINISHES AND LIGHTING UPGRADES
REPLACE ORIGINAL FURNITURE FIXTURES AND EQUIPMENT**

Carpet and base:

Cost based on:

7,800 square feet reading and stack area (include mezzanine)

Carpet and base: 5.90 psf 7,800 X 5.75 = \$ 46,020.00

Painting:

Cost based on:

10,000 square feet of wall in the reading and stack area (include mezzanine)

Prep and Paint: 1.15 psf 10,000 X 1.55 = \$ 11,500.00

Lighting:

Cost based on:

Pendant and surface mounted lighting in reading and stack area (including mezzanine)

Pendant: remove and replace: \$1,100.00 each
32 X 1,100 = \$ 35,200.00

Surface fixtures remove and replace: \$50.00 plf
140 X 50.00 = \$ 7,000.00

Furniture Fixtures and Equipment:

Cost based on:

7,800 square feet reading and stack area (including mezzanine) tables, chairs, bookstacks

F. F. and E.: \$20.00 psf 7800 X 20.00 = \$156,000.00

ESTIMATED CONSTRUCTION COST UPGRADES: \$255,720.00

Indirect Construction Costs (soft costs) based on 10% of construction cost

(includes: administration, architectural and engineering fees,
reimbursable expenses, owner project contingency)

\$255,720 X .10 = \$ 25,572.00

TOTAL EXISTING BUILDING UPGRADES PROJECT COSTS: * (2012) \$ 281,292.00

*based on 2012 dollars, inflation rate of 4% to 8% per year should be anticipated

TOTAL PROJECT COST

PHASE 1, PHASE 2 AND EXISTING BUILDING UPGRADES* - \$2,750,542.00

*based on 2012 dollars, inflation rate of 4% to 8% per year should be anticipated.



AGENDA STAFF REPORT
CITY OF THE DALLES

MEETING DATE	AGENDA LOCATION	AGENDA REPORT #
January 9, 2012	Consent Agenda 10, A - B	N/A

TO: Honorable Mayor and City Council

FROM: Julie Krueger, MMC, City Clerk

THRU: Nolan K. Young, City Manager

DATE: December 19, 2011

ISSUE: Approving items on the Consent Agenda and authorizing City staff to sign contract documents.

A. ITEM: Approval of December 12, 2011 Regular City Council Meeting Minutes.

BUDGET IMPLICATIONS: None.

SYNOPSIS: The minutes of the December 12, 2011 regular City Council meeting have been prepared and are submitted for review and approval.

RECOMMENDATION: That City Council review and approve the minutes of the December 12, 2011 regular City Council meeting.

B. ITEM: Approval to Declare General Fund Equipment and Public Works Department Vehicles and Equipment as Surplus Property.

BUDGET IMPLICATIONS: Any revenue received from sale of the items will be credited to the appropriate funds within Public Works. Revenue from the General Fund items will be credited to the General Fund.

SYNOPSIS: The lists of items to be disposed of are attached. It is proposed to donate the office equipment to the STRUT program and that the vehicles and general equipment will be sold at auction. Specialized lab equipment will be sold through industry channels.

RECOMMENDATION: That City Council authorize disposal of items on the lists provided.



General Fund Surplus Property List
January, 2012

Cannon Copier (01942)
Four sided file rack
Metal six drawer desk (black)
2 wood end tables
2 two-drawer file cabinets (02873)
Roll-up security window
computer desk
two-drawer desk
two-drawer end cabinet
2 office chairs
3 electric typewriters (03122, 02845)
computer monitor
keyboard
wall hanging file rack
6 four bulb light fixtures
HP printer
1 eight foot hanging light fixture
14 metal folding chairs
7 florescent light fixtures
3 doors
hanging heating fixture
chalk board



CITY OF THE DALLES
Department of Public Works
1215 West First Street
The Dalles, Oregon 97058

MEMORANDUM

TO: Julie Krueger, City Clerk **DATE:** December 8, 2011

FROM: Dave Anderson, Public Works Director

SUBJECT: Public Works Department surplus

Please place the following items on the City Council agenda of December 12, 2011 to be declared surplus. Office equipment will be donated to STRUT, vehicles and general equipment sold at auction, and specialized laboratory and chlorination equipment advertised and sold through industry channels.

From Water Distribution Fund:

1996 Jeep Cherokee (Unit #129) Plate: E195838 VIN: 1J4FJ68S1TL181767

"Kline" above-ground irrigation parts:

- 750 feet of 1½ inch poly pipe
- 25 poly sprinkler head pods
- 15 plastic impact sprinkler heads

From Water Distribution / Wastewater Collection / Streets Divisions:

1994 Jeep Cherokee (Unit #131) Plate: E189735 VIN: 1J4FJ68S5RL215753

Dayton Generator (Not usable) City ID# 03410

Ridgid brand band saw City ID# 03399

Winch: Salalift by DBI-Sala, Model L1850 (Quantity of 2) SN: 7070 (Mfg 9/93); 7723 (Mfg 11/93)

Canon scanner, Model CanoScan 4200F SN: UZQ123211

Palm Pilot, M130 handheld SN: P80704US

GBC DocuSeal Laminator, Model DS-125P (Quantity of 2) SN: PVB8718 and OKV1274
(Both not functional)

HP Printer, DeskJet 970Cse (Not functional) SN: MY08B1121Y

Davit Arm Hoist Frame (homemade)

From Street Fund:

1980 Homemade trailer, 4' x 6' (Unit #133)

?? Homemade trailer, 4' x 6', 2-axle (No #)

From Water Treatment Division:

Labconco Purifier Class II Safety Cabinet, Model 36204-04, SN: #182137, City ID 01738
Stand for safety cabinet: Model #80825 (no wheels)

Self-contained Breathing Apparatus (SCBA)

Quantity of 2	MSA SCBA Custom 4500 II (60 min)	785-E-CB3210-00003-0
Quantity of 5	Fiberglass 60 min. Tanks	785-801285
Quantity of 2	Wall-Mount cases	785-695797
Quantity of 3	Ultravue Pressure Demand Facepiece - small	
Quantity of 1	Ultravue Pressure Demand Facepiece - medium	

Class A HazMat Suits

Quantity of 1	Life-Guard - large	41451 Standard Responder S/N 000009580
Quantity of 1	Life-Guard - XL	41451 S/N 000009588
Quantity of 2	Training Level only suits	

Chlorine Emergency Kits

Quantity of 2	Yellow "A" Kits (For 100-150 lb cylinder)	Spec. DOT 3A480
Quantity of 1	Yellow "B" Kit (For ton tank)	
Quantity of 1	Red "B" Kit (For ton tank)	City ID# 02169

Chlorine Practice Tanks:

Quantity of 1	150 Lb cylinder	RQ Chlorine UN 1017 ICC-25 #23447
Quantity of 1	One-ton Practice Tank	A-5283 (Could not read all information)

Regulators with automatic shutoff

Wallace & Tiernan	½ 2105 BF 19475 Unit# AAA1154
Wallace & Tiernan	½ 2105 BG 18252

Chlorinators

Pre-chlorinator: Wallace & Tiernan V-Notch	S# MM 26022 V8004 City ID# 0729/02183
Post-chlorinator: Wallace & Tiernan V-Notch	S# AG-14996 V8005 City ID# 0730/02184
Post-chlorinator: Wallace & Tiernan V-Notch	S# AX-54783 V-75VA5

Chlorine Leak Detector

US Filter (Wallace & Tiernan) Acutec 35
From tank room: S/N A10-11-42070
From feed room: 00-0081

Chlorine Tank Scale

Chlor-Scale City ID# 02179

MINUTES

REGULAR COUNCIL MEETING
OF
DECEMBER 12, 2011
5:30 P.M.
THE DALLES CITY HALL
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Mayor Jim Wilcox

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

COUNCIL ABSENT: None

STAFF PRESENT: City Manager Nolan Young, City Attorney Gene Parker, City Clerk Julie Krueger, Public Works Director Dave Anderson, Administrative Fellow Cooper Whitman, Police Chief Jay Waterbury, Community Development Director Dan Durow, Airport Manager Chuck Covert, Airport Manager Jim Broehl

CALL TO ORDER

Mayor Wilcox called the meeting to order at 5:30 p.m.

ROLL CALL

Roll call was conducted by City Clerk Krueger; all Councilors present.

PLEDGE OF ALLEGIANCE

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

MINUTES (Continued)
Regular Council Meeting
December 12, 2011
Page 2

APPROVAL OF AGENDA

Mayor Wilcox asked the Council to move Action Item 12, E to right after approval of agenda so the representatives of The Dalles Disposal could attend a meeting in another community.

It was moved by Dick and seconded by Wood to approve the agenda as amended. The motion carried unanimously.

Resolution No. 11-031 Approving a Rate Increase Resulting From Increased Landfill Disposal Costs Incurred by The Dalles Disposal

City Attorney Parker reviewed the staff report.

Councilor Wood asked if the increased tipping fees had been implemented by the operators of the landfill or by Wasco County as the owner of the landfill. She said the same company operated the landfill, that operated the Disposal Service.

City Manager Young said the County was the owner of the landfill and they had an agreement with Waste Connections to operate the landfill. He said the agreement had an annual increase included and that increase fee was passed on to anyone who dumped at the landfill.

It was moved by Ahier and seconded by Wood to adopt Resolution No. 11-031 approving a rate increase resulting from increased landfill disposal costs incurred by The Dalles Disposal. The motion carried unanimously.

PRESENTATIONS/PROCLAMATIONS

Report from the Economic Development Policies Committee

Committee Members Mike Zingg, Andrea Klaas, Dwight Langer, Jim Broehl, and Dana Schmidling reviewed the report of the Committee, highlighting their activities. They reviewed their interview findings, noting community strengths, challenges, business challenges and what was working well for businesses. The discussed findings from the interviews, challenges of education, housing and systems development charges; neutrals which included tax rates, regulatory agency attitudes, construction costs; and positives which included the Comprehensive Plan and LUDO and utility rates.

Other economic development issues were noted, such as health care, banking, infrastructure, downtown issues, long range planning, leadership of local officials, financing needs, and taxes.

MINUTES (Continued)
Regular Council Meeting
December 12, 2011
Page 3

The Committee presented eight recommendations and four additional suggestions for the City Council to consider.

Councilor Spatz thanked the Committee for their work. He said the Community Outreach Team should be involved in working with others regarding education and housing issues and that these two issues should be addressed immediately.

It was the consensus of the City Council to accept the report of the Committee and to direct staff to bring recommendations regarding implementation. The City Council asked that the Policy Committee and Community Outreach Team attend the meeting for additional input.

AUDIENCE PARTICIPATION

Casey Cross, 503 West Third Place, The Dalles, said he had been working with City Police regarding the vagrant problems on his property. He said it was very difficult to arrest the people because the City did not have public intoxication laws. He asked the City Council to adopt some ordinances that would allow the Police to help keep the vagrants off his property.

City Attorney Parker and Police Chief Waterbury were directed to continue working with Mr. Cross with the issue.

Jeff Clifford, 1280 Oak Hill Drive, The Dalles, asked for clarification regarding the ownership of the landfill and The Dalles Disposal, which had been discussed earlier in the meeting. He said if the same company owned both operations, they were raising rates on themselves. Mr. Clifford said as a general contractor, his dumping fees would be increasing over \$6.00 per load with the landfill increases. He said the City should know the company's profits before approving rate increases every year.

Marilyn Clifford, 1280 Oak Hill Drive, The Dalles, said she attended Wasco County Commission meetings and reported that in April, the County had offered a special reduced tipping fee for one company.

Donna Lawrence, 222 West 12th Street, The Dalles, noted that during the recent public meetings for the Vision Plan update, there had been no discussion regarding the Festival Area or the Granada Block development. She questioned why urban renewal funds were used for those projects when they were not a priority in the Vision Plan.

City Manager Young said the Festival Area project was part of a larger Downtown Riverfront Connection project and was not included in the Vision Plan because it was already funded and was in development stages.

Lawrence said she disagreed with spending urban renewal funds for the Granada Block development and the Festival Area.

Councilor McGlothlin asked Mrs. Lawrence what projects she thought should be funded with urban renewal dollars. Lawrence said she didn't have any specific projects in mind but was frustrated because the project and the Granada project were discussed in closed sessions by the City and the public could not participate in the discussions.

City Manager Young said the Festival Area project had never been discussed in Executive Session and had been openly discussed for a long period of time.

CITY MANAGER REPORT

City Manager Young reminded the City Council that the next regular meeting would be held on January 9, 2012. Young noted the Commercial Dock and Festival Area projects were both under construction. He said the School Board would consider the 19th Street extension matter at their meeting in January. Young said staff planned to apply for a grant from the US Department of Transportation for improvements on Second Street between Cherry Heights Road and Webber Road.

CITY ATTORNEY REPORT

City Attorney Parker said he was assisting staff to prepare for the next phase of Periodic Review and working on nuisance abatements and assessments.

CITY COUNCIL REPORTS

Councilor Ahier expressed concern regarding the environmental impact of coal trains traveling through the Columbia River Gorge and said at the least, the cars should be covered.

Councilor Spatz agreed with Ahier and asked that staff look into the matter to see if the City could take a formal position. Spatz reported the County timber re-authorization was being worked on and there were positive signs it would be approved. He said sustainable timber harvest programs for Oregon were also moving forward.

Councilor Dick asked staff to consider the possibility of burying utility lines when street reconstruction projects were done, such as the Thompson Street project.

Councilor McGlothlin reported the next Traffic Safety Commission meeting would be held January 18, 2012.

Councilor Wood said the Historic Landmarks Commission would be meeting on December 28th.

Mayor Wilcox said he had participated as a judge in a local robotics competition and had been very impressed with the student participation. He said the Veteran's Home had recently opened their new Community Center.

CONSENT AGENDA

It was moved by Wood and seconded by Ahier to approve the Consent Agenda as presented. The motion carried unanimously.

The item approved by Consent Agenda was: approval of November 28, 2011 regular City Council meeting minutes.

CONTRACT REVIEW BOARD ACTIONS

Resolution No. 11-032 Adopting Revised Local Contract Review Board Rules

City Attorney Parker reviewed the staff report.

It was moved by Spatz and seconded by McGlothlin to adopt Resolution No. 11-032 adopting revised Local Contract Review Board Rules. The motion carried unanimously.

ACTION ITEMS

General Ordinance No. 11-1316 Amending Article V of General Ordinance No. 97-1213 Concerning Extension of Sewer Service to Property Outside City Limits

City Attorney Parker reviewed the staff report. He said this amendment would create the same rules for outside City service as were included in the water ordinance.

City Clerk Krueger read General Ordinance No. 11-1316 by title.

It was moved by Ahier and seconded by Wood to adopt General Ordinance No. 11-1316 amending Article V of General Ordinance No. 97-1213 concerning extension of sewer service to property outside city limits by title. The motion carried unanimously.

Approval of Airport Fixed Base Operator Lease Agreement

City Manager Young reviewed the staff report.

Councilor Ahier asked for clarification regarding how the new hangar proposed in Section 3,B would be paid for.

City Manager Young explained the current hangar would be leased and the revenue from the lease would pay for the construction of a new hangar. He said the new hangar would then become an asset of the Airport.

Councilor Ahier asked why the requirement to provide maintenance had been added to the new lease. City Manager Young said the prior agreement had contained that language and the Airport Board believed it was important to require that maintenance services at the Airport.

It was moved by Wood and seconded by McGlothlin to authorize signature of the Fixed Base Operator Lease Agreement. The motion carried unanimously.

Consideration of Greyhound Site Lease at Transportation Center

City Manager Young reviewed the staff report.

Mayor Wilcox said the County had agreed when they leased the building, to keep the restrooms open to the public during their business hours. He said the City was receiving \$300 in rent from Greyhound and the County was not paying any rent.

It was the consensus of the Council to continue to urge Greyhound to find a new location.

Approval to Receive Additional ARRA Loan Funds to Help Pay for Needed Cast Iron Pipe Replacement for Terminal Reservoir Project

Public Works Director Anderson reviewed the staff report. He said the project should be completed by the end of June, 2012.

MINUTES (Continued)
Regular Council Meeting
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It was moved by Spatz and seconded by Wood to authorize the acceptance of up to \$400,000 in additional ARRA loan funds to pay for replacement of existing cast iron pipe and complete the Terminal Reservoir construction project. The motion carried unanimously.

ADJOURNMENT

Being no further business, the meeting adjourned at 7:18 p.m.

Submitted by/
Julie Krueger, MMC
City Clerk

SIGNED:

James L. Wilcox, Mayor

ATTEST:

Julie Krueger, MMC, City Clerk



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481 ext. 1122
FAX: (541) 296-6906

AGENDA STAFF REPORT

CITY OF THE DALLES

MEETING DATE:	AGENDA LOCATION:	AGENDA REPORT #
January 9, 2012	Action Items 11, A	12-001

TO: Honorable Mayor and City Council

FROM: Gene E. Parker, City Attorney

THRU: Nolan K. Young, City Manager *ny*

DATE: January 9, 2012

ISSUE: Special Ordinance No. 12-545 , assessing the property located at 306 East Eighth Place for the costs of abatement of hazardous vegetation.

RELATED CITY COUNCIL GOAL: None

PREVIOUS AGENDA REPORT NUMBERS: None

BACKGROUND: On September 30, 2011, the City's Code Enforcement Officer posted a Notice to Abate Nuisance Conditions on the property located at 306 East Eighth Place. General Ordinance No. 99-1234 provides that if a property owner does not remove the noxious vegetation within the fourteen day period specified in the notice, the City can proceed to have the vegetation removed. When the owners failed to remove the nuisance conditions, Ms. Lesich obtained an administrative warrant from the Municipal Court authorizing a contractor hired by the City to enter upon the property and remove the hazardous vegetation. The total costs of the services provided by FLI Landscaping was \$295.00.

On November 2, 2011, the City Clerk sent a Notice of Assessment to the owners by certified mail, notifying them of the proposed assessment for the costs of the nuisance abatement, and advising them that they could file an objection to the proposed assessment by November 7, 2011. The Notice also provided that the sum of \$295 would become a lien upon the property if the

amount was not paid by December 2, 2011. A copy of the Notice of Assessment is included with this staff report.

No objections to the proposed assessment have been filed, and no payment has been made toward the proposed assessment. It is the staff's position that the Council should proceed to assess the property for the amount of \$295, as set forth in Special Ordinance No. 12-545. Notice of the adoption of this special ordinance has been posted in accordance with the requirements of the City Charter, and the ordinance can be adopted by title only.

BUDGET IMPLICATIONS: If the Council adopts Special Ordinance No. 12-545, the City Clerk will initiate the process to have the amount of the assessment entered in the City's lien docket. This assessment would be collected in the same manner as an assessment for a local improvement district, and payment of the assessment would go into the special assessment fund.

ALTERNATIVES:

- A. Staff Recommendation. *Move to adopt Special Ordinance No. 12-545 by title only.*

SPECIAL ORDINANCE NO. 12-545

**AN ORDINANCE ASSESSING THE REAL PROPERTY
LOCATED AT 306 EAST EIGHTH PLACE, FOR THE COSTS
OF ABATEMENT OF HAZARDOUS VEGETATION**

WHEREAS, the City Code Enforcement Officer posted a Notice to Abate Nuisance for the following listed properties on the dates shown below:

306 East Eighth Place IN13E 3 CB Tax Lot #4400 September 30, 2011

and

WHEREAS, the above listed property is owned by the following listed persons:

306 East Eighth Place Michael and Renee McLean

and

WHEREAS, the Notice to Abate Nuisance posted on the property required the removal of hazardous vegetation from the property pursuant to the provisions of General Ordinance No. 99-1234; and

WHEREAS, the Notice to Abate Nuisance further provided that if the nuisance conditions were not abated, the City would hire a contractor to abate the nuisance conditions, and the costs of the abatement would be charged to the owner of the property, and become a lien upon the property; and

WHEREAS, as a result of the owners failure to abate the nuisance conditions on their properties, the City hired F.L.I. Landscape who abated the nuisance conditions on the date shown below, for the following costs:

306 East Eighth Place \$295.00 October 27, 2011

and

WHEREAS, pursuant to Section 7 of General Ordinance No. 99-1234, the City Clerk sent a Notice of Assessment by certified mail on November 2, 2011, to the property owners listed above, advising them of the respective sum that had been incurred for the abatement, and the respective sum would become a lien upon the property if the amount listed was not paid by December 2, 2011; and

WHEREAS, the November 2, 2011 Notice of Assessment also advised the owners that they had until November 7, 2011 to file any objection to the proposed assessment; and

WHEREAS, the owners have not filed any objections to the proposed assessment, and the owners have not paid their respective assessment by the stated deadline, and the City Council finds that the statement of the amount of the proposed assessment is correct, and that no reason exists not to proceed with the imposition of a lien upon the property for the costs of the assessment;

**NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF THE DALLES
ORDAINS AS FOLLOWS:**

Section 1. Assessment. The cost of the abatement of the nuisance conditions consisting of the removal of hazardous vegetation for the property listed below is assessed upon the following properties:

<u>Name/Address</u>	<u>Description</u>	<u>Final Assessment</u>
Michael & Renee McLean 3640 West 13 th Street #A3 The Dalles, OR 97058	1N 13E 3 CB #4400	\$295.00

The legal descriptions for the above listed property are set forth in Exhibit "A".

Section 2. Docket Entry. Upon passage of this Ordinance and its approval by the Mayor, the City Clerk is instructed and directed to enter into the Docket of City Liens the following matters in relation to the assessment:

- a. The foregoing legal description of the property assessed.
- b. The name of the owners or statement that the owners are unknown.
- c. The sum assessed upon each lot or tract of land.
- d. The date of the docket entry.

Section 3. Notices/Collection of Assessment. The City Clerk is directed to proceed with notice and collection of the assessment in accordance with the procedures set forth in Section 9 of General Ordinance No. 91-1127, and to proceed with collection of the assessed amount in the manner provided by law.

PASSED AND ADOPTED THIS 9TH DAY OF JANUARY 2012

Voting Yes, Councilors: _____
 Voting No, Councilors: _____
 Absent, Councilors: _____
 Abstaining, Councilors: _____

AND APPROVED BY THE MAYOR THIS NINTH DAY OF JANUARY 2012

 James L. Wilcox, Mayor

ATTEST:

 Julie Krueger, MMC, City Clerk

EXHIBIT "A"

Special Ordinance No. 12- 545

Beginning at the South line of Eighth Street, 38 feet Westerly from the West line of Case Street, said point of beginning being the Northwest corner of W.A. Kirby's lot; thence Westerly along the South line of Eighth Street 66 feet; thence Southerly parallel to Case Street 100 feet more or less, to the bluff; thence Easterly at right angles 66 feet; thence Northerly to the place of beginning, in the City of The Dalles, Wasco County, State of Oregon



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481 ext. 1125
FAX: (541) 298-5490

AGENDA STAFF REPORT

MEETING DATE	AGENDA LOCATION	AGENDA REPORT #
January 9, 2012	Action Items 11, B	12-003

TO: Mayor and City Council

FROM: Dan Durow: Community Development Director; Enterprise Zone Manager

THRU: Nolan K. Young, City Manager *NK*

DATE: December 22, 2012

ISSUE: Action to approve Resolution 12-001 regarding The Dalles/Wasco County Enterprise Zone III, boundary amendment.

BACKGROUND: The existing enterprise zone was approved by the State in 2007 for a 10-year period. The boundary included most of the industrially and commercially zoned lands within the Urban Growth Boundary. Although the enterprise zone program is targeted almost exclusively toward industrial development, it does allow a local option to include hotels, motels, and conference facilities as eligible business activities. The City and County as co-sponsors of the enterprise zone did opt to include these as eligible businesses in the 2007 application, which is why the enterprise zone generally includes the commercially zoned areas.

The proposed amendment area is directly behind Cousins restaurant between W. 7th and W. 8th Streets. This area contains 8.6 acres and is zoned general commercial. It is unknown why this area was not included in the original 2007 enterprise zone application. It is served with urban-level services including; water, sewer, storm, and developed street network and has vacant land, all of which are criteria for inclusion in the enterprise zone amendment area.

The State rules for making boundary amendments require that there is a proposal for an eligible business development in the area to be added. In this case, a developer is proposing a motel for one of the parcels in the proposed amendment area.

Passage of Resolution 12-001 will approve the boundary amendment. The Wasco County Commissioners will be considering the same boundary amendment at their meeting on January 11, 2012. Both bodies have to approve the amendment before it can be submitted, and the Port of The Dalles must support the amendment by resolution as well. The Port will consider its resolution on January 10, 2012. Following approval of the Resolutions, staff will prepare the application to the State Business Oregon Department including all of the required justification and background information.

Additionally, all overlapping taxing districts have been notified of the proposed boundary amendment and affording them the opportunity to make comments. To date, no comments have been received from them.

BUDGET IMPLICATIONS: There are no direct budget implications with submitting the amendment application or with its approval by the State's Business Oregon Department. Administration of the program will continue through the City's Community Development Department. All local incentives approved with the original application will continue unchanged.

When a business qualifies in the amendment area, there would be a delayed, positive impact on the County's general fund revenues for 3, 4 to 5, or 7 to 15 years. The motel would not qualify for the 7 to 15 year exemption and, most likely, not qualify for the 4 to 5 year exemption either. Additionally, the assessed value of the land is not exempt under the enterprise zone. It is expected that the assessed value of the land would immediately increase with the development. These impacts would be the same for any overlapping taxing district.

RECOMMENDATION:

Move to approve Resolution 12-001 requesting the State's Business Oregon Department to approve the amendment to the boundary of The Dalles/Wasco County Enterprise Zone III.

- Alternatives.
1. Not approve the resolution
 2. Amend the resolution and approve. Any amendment would need to be approved by the County.

RESOLUTION NO. 12-001

**A RESOLUTION AMENDING THE
BOUNDARY OF THE DALLES/WASCO
COUNTY ENTERPRISES ZONE III**

WHEREAS, in 2007, the City of The Dalles and Wasco County successfully applied for an enterprise zone, which was designated as The Dalles/Wasco County Enterprise Zone III by the Director of the Oregon Economic and Community Development Department on July 1, 2007; and,

WHEREAS, the designation of an enterprise zone does not grant or imply permission to develop land within the Zone without complying with all prevailing land use zoning, regulatory, and permitting processes and restrictions of any and all local jurisdictions; nor does it indicate any public intent to modify those processes or restrictions, unless otherwise in agreement with applicable comprehensive land use plans; and,

WHEREAS, this Enterprise Zone and the three to five-year property tax exemption that it offers for new investments in plant and equipment by eligible business firms are critical elements of local efforts to increase employment opportunities, to raise local incomes, to attract investments by new and existing businesses and to secure and diversify the local economic base; and,

WHEREAS, officials of the City of The Dalles and Wasco County are agreed in requesting a change in the boundary of The Dalles/Wasco County Enterprise Zone III that would add the areas indicated in the attached maps marked as “Exhibit 1a and 1b” and legal description “Exhibit 2”, such that the amended Enterprise Zone would be configured according to the attached map and description in Exhibits 1a and 1b, and Exhibit 2; and,

WHEREAS, a special notification was sent by U.S. Mail on December 1, 2011, to all affected taxing districts informing them about the proposed enterprise zone boundary amendment and no comments were received; and,

WHEREAS, a public meeting was held in the Council Chamber of City Hall on January 9, 2012, to hear the response of the citizenry to the proposed change in The Dalles/Wasco County Enterprise Zone III requested herein; and,

WHEREAS, this change in the boundary of The Dalles/Wasco County Enterprise Zone III would allow for the development of a motel, which would benefit the local area through the creation of 25 new jobs and an initial investment of \$7,000,000 in improvements, and allow other vacant and underused properties in the same area to be included that are already zoned for potentially qualifying businesses;

**NOW THEREFORE, THE CITY COUNCIL OF THE CITY OF THE DALLES
RESOLVES:**

Section 1. The City of The Dalles requests a change in the boundary of The Dalles/Wasco County Enterprise Zone III as shown in the attached maps and legal descriptions (Exhibits 1a and 1b, and 2).

Section 2. The City of The Dalles makes a binding proposal to provide, within that portion of The Dalles/Wasco County Enterprise Zone III under its jurisdiction, the enhanced public services, local incentives, and regulatory flexibility to qualified and authorized business firms, as delineated in Resolution 07-019 dated March 26, 2007, authorizing the application for redesignation, in addition to the incentives of the co-sponsor.

Section 3. Daniel C. Durow, The Dalles Community Development Director and local Enterprise Zone Manager, is hereby authorized to prepare and submit technical memoranda to the Oregon Economic and Community Development Department, along with this resolution and other necessary documents, verifying that the requested boundary change to The Dalles/Wasco County Enterprise Zone III complies with the requirements of ORS 285C.115, so that the request herein may be approved by order of the Business Oregon Department's Director.

Section 4. The effective date of this Resolution will be January 9, 2012.

PASSED AND ADOPTED THIS 9th DAY OF JANUARY, 2012

Voting Yes, Councilors: _____
Voting No, Councilors: _____
Absent, Councilors: _____
Abstaining, Councilors: _____

AND APPROVED BY THE MAYOR THIS 9th DAY OF JANUARY, 2012

James Wilcox, Mayor

Attest:

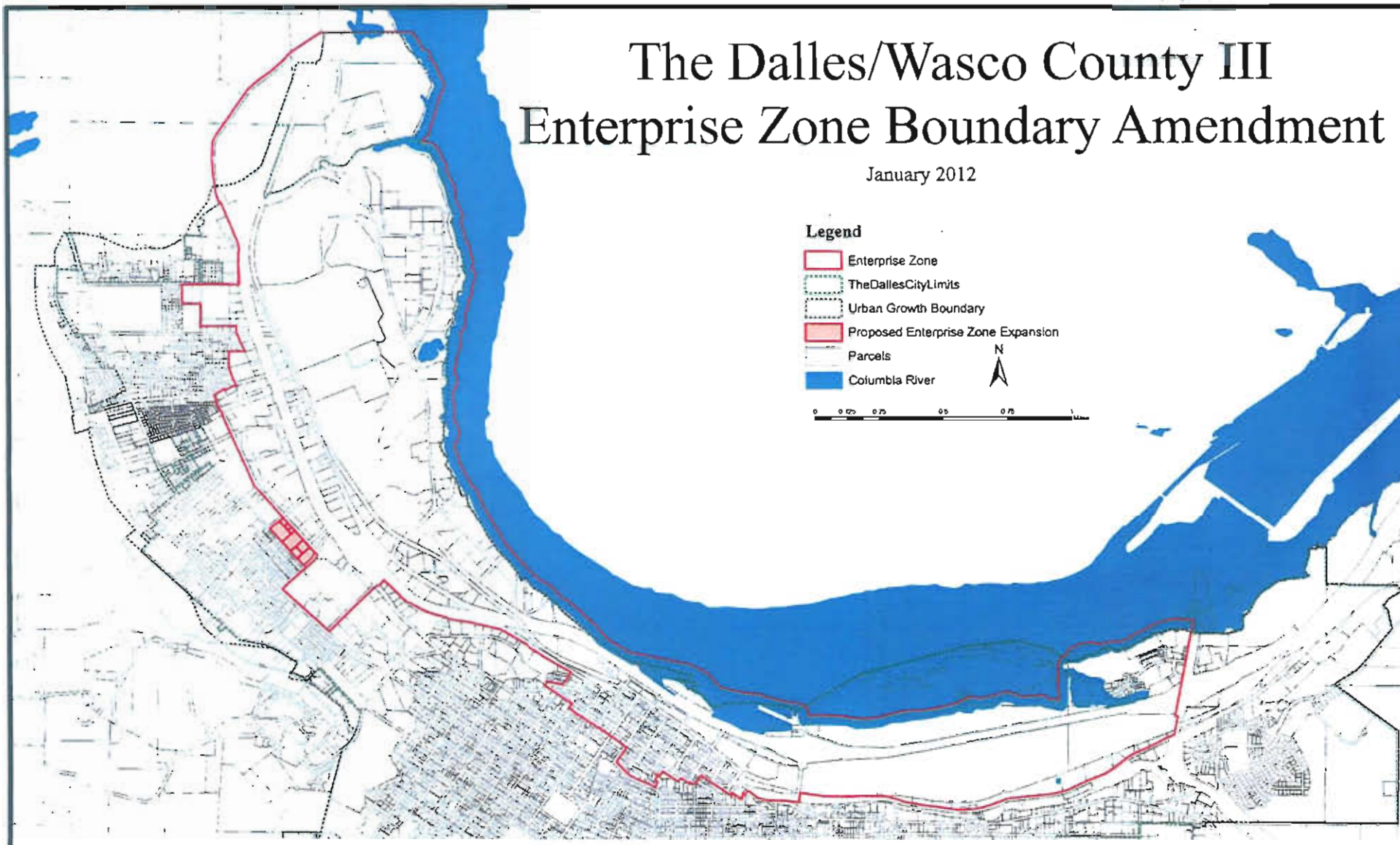
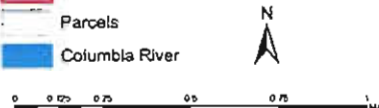
Julie Krueger, MMC, City Clerk

The Dalles/Wasco County III Enterprise Zone Boundary Amendment

January 2012

Legend

- Enterprise Zone
- The Dalles City Limits
- Urban Growth Boundary
- Proposed Enterprise Zone Expansion
- Parcels
- Columbia River

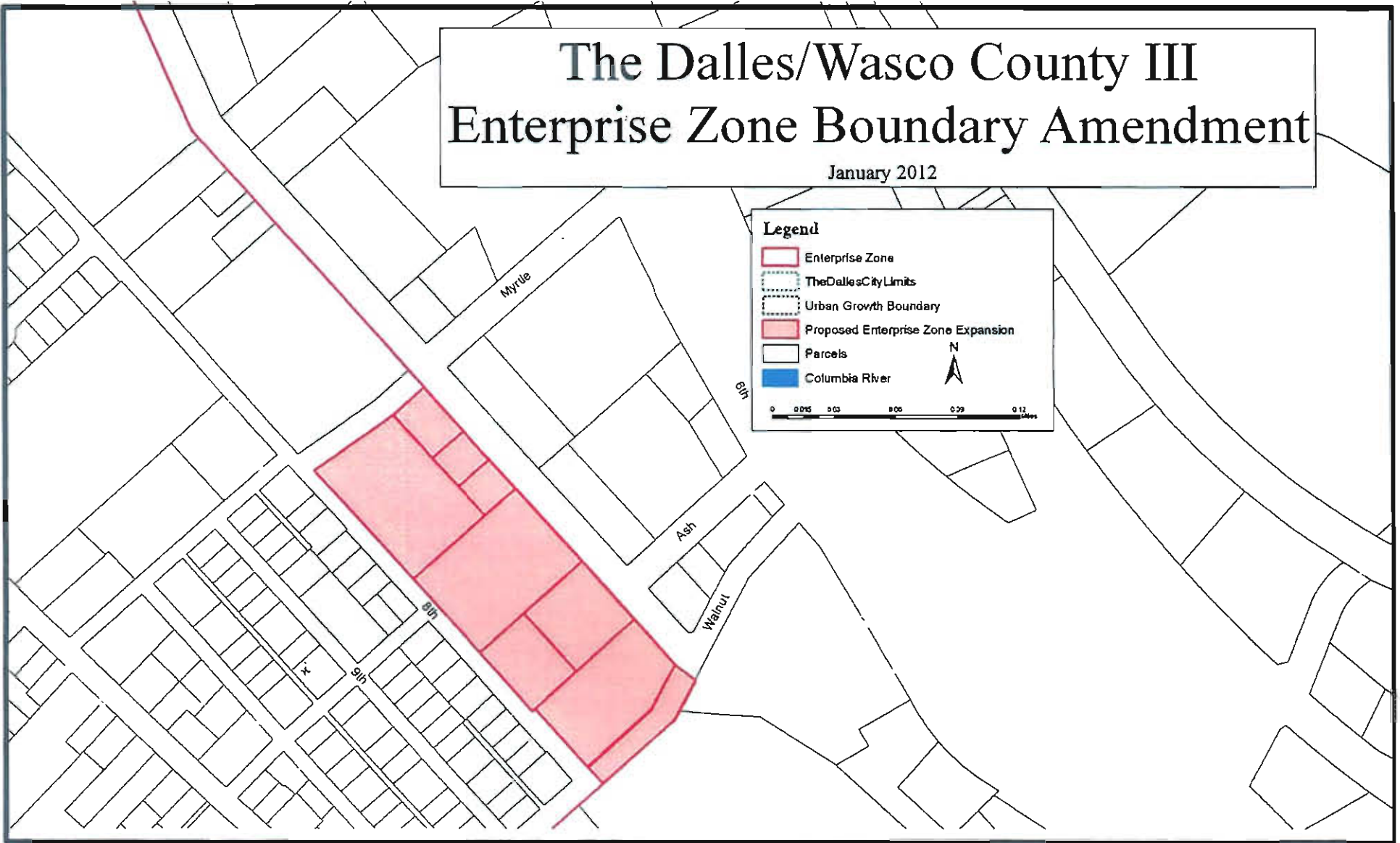




The Dalles/Wasco County III Enterprise Zone Boundary Amendment

January 2012

Legend

- Enterprise Zone
- The Dalles City Limits
- Urban Growth Boundary
- Proposed Enterprise Zone Expansion
- Parcels
- Columbia River



General Description as Amended
For
The Dalles/Wasco County Enterprise Zone III Amendment
January 2012

Red letters indicate description of area to be added by amendment.

Strikethrough letters indicate original description to be modified by amendment.

Beginning at the Northeast corner of tax lot 400 of assessor's map 2N 13 36, which is on the Westerly right-of-way line of U.S. Highway 197; then Southerly along the Westerly right-of-way line of U.S. Highway 197, for approximately 2,320' to the intersection of the Northerly right-of-way of U.S. Highway 30; then Westerly along the Northerly right-of-way of U.S. Highway 30 for approximately 7,570' to the intersection of the Easterly right-of-way of the Interstate 84 Brewery Grade overpass; then Southerly along the extension of the Interstate 84 right-of-way Brewery Grade overpass for approximately 180' to the intersection of the Southerly right-of-way of U.S. Highway 30; then Westerly along the Southerly right-of-way of U.S. Highway 30 for approximately 1,120' to the intersection of the Northwest corner of tax lot 3900, assessor's map 1N 13 3DA; then Southeasterly along the Westerly line of tax lot 3900 for approximately 100' to the Southwest corner of tax lot 3900; then Northwesterly along the Southerly line of tax lot 5500, assessor's map 1N 13 3DB, for approximately 50' to the Southwest corner of tax lot 5500; then Southerly along the Easterly line of tax lot 5400, assessor's map 1N 13 3DB, for approximately 165' to the Southeast corner of tax lot 5400; then Northwesterly along the Southerly line of tax lot 5400 for approximately 250' to the intersection of the E. 3rd St. right-of-way; then Southerly along the E. 3rd St. right-of-way for approximately 70' to the Southeast corner of the E. 3rd St. right-of-way; then Northwesterly along the Southerly right-of-way line of E. 3rd St. for approximately 760' to the Northwest corner of tax lot 4100; then Southerly along the Westerly line of tax lot 4100 extended to the intersection of the Southerly right-of-way line of E. 4th St., for approximately 225'; then Northwesterly along the Southerly right-of-way of E. 4th St. for approximately 580' to the Northeast corner of tax lot 800, assessor's map 1N 13 3CA; then Southwesterly along the Easterly line of tax lot 800 for approximately 100' to the Southeast corner of tax lot 800; then Northwesterly along the Northerly line of tax lot 900, assessor's map 1N 13 3CA for approximately 150' to the Northwest corner of tax lot 900; then Southwesterly along the Westerly line of tax lot 900 for approximately 120' to the intersection of tax lot 2200, assessor's map 1N 13 3CA; then following the Northerly and Westerly line of tax lot 2200 for approximately 461' to the intersection of the Northerly right-of-way line of E. 7th St.; then Northwesterly along the Northerly right-of-way line of E. 7th St. for approximately 960' to the intersection of the Easterly right-of-way line of Washington St.; then Northeasterly along the Easterly right-of-way line of Washington St. for approximately 360' to the Northwest corner of the Washington St. and alley right-of-way of Block 7 of the Bigelow Addition, assessor's map 1N 13 3BD; then Northwesterly along the extension of the Southerly right-of-way of the alley in Block 7 across Blocks 9 and 10 of the Dalles City Original Addition, and continuing across Block D of the Trevitt's Addition to the intersection of the Southeast corner of tax lot 3200, assessor's map 1N 13 3BC, for approximately 1,100'; then Northwesterly along the Southerly lines

of tax lots 3200, 3500, 3600, 3900 and 4000 of assessor's map 1N 13 3BC for approximately 300' to the Southwest corner of tax lot 4000; then Northeasterly for approximately 120' to the intersection of the Northwest corner of tax lot 4000 and the Southerly right-of-way of W. 4th St.; then Northwesterly along the Southerly right-of-way line of W. 4th St. for approximately 680' to the Northwesterly intersection of the right-of-way line of W. 3rd Place; then Northerly along the Westerly right-of-way line of W. 3rd Pl. for approximately 100' to the intersection of the extension of the Northerly right-of-way of W. 3rd St.; then Easterly along the Northerly right-of-way of W. 3rd St. for approximately 240' to the intersection of the Northerly right-of-way W. 3rd St. and the Westerly right-of-way of Pentland St.; then Northeasterly along the Westerly right-of-way of Pentland St. for approximately 300' to the intersection of the Southerly right-of-way line of W. 2nd St.; then Northwesterly along the Southerly right-of-way line of W. 2nd St. for approximately 1,702' to the Northwest corner of tax lot 400, assessor's map 1N 13E 4AA; then Northwesterly along the Southerly right-of-way of Interstate 84 for approximately 2,730' to the intersection of the Southeasterly right-of-way of Webber Rd; then Southwesterly along the Southeasterly right-of-way line of Webber Rd. for approximately 1,555' to the intersection of the Northeasterly right-of-way of W. 10th St.; then Northwesterly along the Northeasterly right-of-way line of W. 10th St. for approximately 1,290' to the intersection of the Southeasterly right-of-way line of Walnut St.; then Northeasterly along the Southeasterly right-of-way line of Walnut St. for approximately 666' to the intersection of the extension of the northeasterly right-of-way line of W. 8th St.; then Northwesterly along the Northeasterly right-of-way line of W. 8th St. approximately 1,096' to the intersection of the Southeasterly right-of-way line of Myrtle St.; then Northeasterly along the Southeasterly right-of-way line of Myrtle St. approximately 350' to the Southwesterly right-of-way line of W. 7th St.; then Northwesterly along the Southwesterly right-of-way line of W. 7th St. approximately 3,634' 1,000' to the intersection of the extension of the Southwesterly right-of-way line of W. 7th St.; then Northwesterly along the Southwesterly line of W. 7th St. for approximately 4,150' to the intersection of the Southerly right-of-way line of Pomona St. West; then Easterly along the Southerly right-of-way line of Pomona St. West for approximately 450' to the extension of the Easterly right-of-way line of Floral Ct.; then Northerly along the extension of the Easterly right-of-way line of Floral Ct. for approximately 275' to the Southeast corner of tax lot 5600, assessor's map 2N 13 29DD; then Northerly along the Westerly line of tax lots 5700 and 4300 for approximately 500' to the Northwest corner of tax lot 4300; then Easterly along the Northerly line of tax lot 4300 for approximately 333' to the Southwest corner of tax lot 1500, assessor's map 2N 13 29DD; then Northerly along the extension of the Westerly line of tax lots 1500 and 1600 to the Southeast corner of tax lot 2600, assessor's map 2N 13 29DD; then Northerly along the Easterly line of tax lot 2600 for approximately 134' to the Northeast corner of tax lot 2600; then Westerly along the Southerly line of tax lots 2001 and 2000 for approximately 725' to the intersection of the Westerly right-of-way line of W. 7th St.; then Northerly along the Westerly right-of-way line of W. 7th St. for approximately 473' to the Southeast corner of tax lot 7500, assessor's map 2N 13 29DB; then Westerly along the Southerly line of tax lot 7500 for approximately 360' to the Southwest corner of tax lot 7500; then Northerly along the Westerly line of tax lots 7500 and 7400 for approximately 420' to the intersection of the Southerly right-of-way line of Chenowith


Loop Rd.; then Easterly along the Southerly right-of-way line of Chenowith Loop Rd. for approximately 1,175' to the intersection of the Westerly right-of-way line of W. 6th St.; then Northerly along the Westerly right-of-way line of W. 6th St. for approximately 1,070' to the beginning of the Westerly right-of-way of the Columbia River Highway; then continuing Northerly along the Westerly right-of-way line of the Columbia River Highway for approximately 5,050' to the intersection of the Westerly extension of the Northerly line of tax lots 600 and 700, assessor's map 2N 13 21; then Easterly along the extension of the Northerly line of tax lots 600 and 700 to a point 200' from the normal high-water mark of the Westerly bank of the Columbia River; then South and Easterly along a line 200' from the normal high water mark of the Southerly bank of the Columbia River for approximately 28,353' to the intersection of the Northerly extension of the Easterly line of tax lot 400, assessor's map 2N 13 36; then Southerly along the Northerly extension of the Easterly line of tax lot 400 for approximately 200' to the point of beginning.



AGENDA STAFF REPORT
CITY OF THE DALLES

MEETING DATE	AGENDA LOCATION	AGENDA REPORT #
January 9, 2012	Discussion Items 12, A	12-002

TO: Mayor and City Council

FROM: Nolan K. Young, City Manager 

DATE: December 21, 2011

ISSUE: Discussion of Recommendations from Committee to Identify Barriers to Economic Development

BACKGROUND: At the December 12, 2011 City Council meeting the Committee to Identify Barriers to Economic Development presented their report. It included eight recommendations. The Council asked staff to prepare additional comments on those recommendations to assist the Council in discussing them further at the January 9, 2012 meeting. The following are brief thoughts on each committee recommendation:

1. Establish a standing committee to be comprised of economic development partners that would report to the City Council at least annually on issues, action items, and progress. This committee would begin January 12th and have a first report within six months. Staff has a concern about creating another economic development committee within the community. We believe that a more inclusive approach might be to annually consider the establishment of ad hoc committees to address one or more of the current identified issues. This committee could be established after the meeting proposed in Recommendation #2.
2. Select representatives of elected boards to meet annually to review barriers of economic development as reported by the standing committee. The Elected Board of Representatives could then appoint ad hoc committees and set objectives for their work. Prior to this meeting, it might be helpful for the City Manager to meet with the CEO's of each of these groups to go over the recommendations, consider approaches to present to the Elected Board of Representatives for their

discussion and to assist with keeping the process moving forward. A good first step to this approach would be to send the current report to the involved agencies and invite them to a meeting to hear the initial report and identify a few potential items for one or more ad hoc committees to further address in the next six months to one year. These Board representatives could come from City Council, County Commission, Fire & Rescue District, NWC PUD, Chamber of Commerce, Port of The Dalles, Columbia Gorge Community College, School District 21, Parks & Recreation District, MCCOG, and MCEDD.

3. Invest in the creation of The Dalles Community Corporation. The standing committee will appoint the research group. Due by March 2012. This would be a good ad hoc committee assignment. MCEDD would be an excellent lead agency as this is a primary area that they work in. Additional committee members could be added from other groups such as the Oregon Main Street Group, County Economic Development Commission, and The Dalles Chamber of Commerce. It may be helpful if at the meeting, the City Council made recommendations on whom to include and then we could present this as an action item.
4. Encourage and help to develop public relations strategies for School District 21 that creates a positive image of K-12 education in our community and a clear picture of facilities and other challenges that affect education in the community. This is another opportunity for an ad hoc committee. Often organizations like the school district can be busy meeting day-to-day operation and long-term vision and have difficulty prioritizing time for public relation strategies. If the School Board desires, an ad hoc committee with School District representation could address this issue.
5. Recommend that the standing committee task an ad hoc committee to develop a housing renewal program and to carry out a demonstration project. Pilot programs to be completed by January 2012. Another good ad hoc committee approach with Mid-Columbia Housing taking the lead if they so desire.
6. Review and amend the Transportation System Plan, especially the project list and the Transportation System Development Charges that are needed to accomplish the revised list. To be completed by December 2012. Once City Staff does the initial review and makes recommendations we can receive comments from an ad hoc committee prior to taking it to the City Council for review or simply take public comment as the City Council reviews it as a discussion item.
7. Customer satisfaction survey used by the Community Development Department should be expanded to allow for customer service responses to the services provided by other agencies involved in the permitting process. Surveys should continue to be compiled by the City Manager's office and sent out to the various agencies, to be completed by March 2012. We recommend that the first step be that we acquaint Mid-Columbia Fire and Rescue, MCCOG, Building Codes and NWC PUD with the survey that the Community Development Department is using. We would then offer to expand our survey to include the activities that their organization provides. If they were interested in participating, City staff would work with them to develop their specific section of the survey and then

provide them with feedback as it is received.

8. All taxing entities should collectively coordinate prior to putting forth bond referendums with assistance of the standing committee. The County used to convene a tax coordination committee each year to review any measures taxing entities would be placing on the ballot. We recommend working with the County to annually hold these meetings at least the first of each year for general long-term discussion and request that each entity ask for the committee to be reconvened as potential measures are brought forth.

BUDGET IMPLICATIONS: Budget implications are primarily staff time in coordination of these issues. Council may wish to include continued work on removing barriers to economic development to Council Goals, when Council sets goals in January.

COUNCIL ALTERNATIVES: This is a discussion item to allow the Council to give staff further direction on how to move forward on any of these recommendations.