

MINUTES  
Regular City Council Meeting  
April 12, 2021  
Page 1

MINUTES

CITY COUNCIL MEETING

April 12, 2021

5:30 p.m.

VIA ZOOM

**PRESIDING:** Mayor Richard Mays

**COUNCIL PRESENT:** Darcy Long-Curtiss, Tim McGlothlin, Rod Runyon, Scott Randall,  
Dan Richardson

**COUNCIL ABSENT:** None

**STAFF PRESENT:** City Manager Julie Krueger, City Clerk Izetta Grossman, Finance  
Director Angie Wilson, Community Development Director Alice  
Cannon, Public Works Director Dave Anderson, Human Resources  
Director Daniel Hunter, Senior Planner Dawn Hert, City Engineer  
Dale McCabe

**CALL TO ORDER**

The meeting was called to order by Mayor Mays at 5:30 p.m.

**ROLL CALL OF COUNCIL**

Roll Call was conducted by City Clerk Grossman. All Councilors present.

**PLEDGE OF ALLEGIANCE**

Mayor Mays asked Councilor Runyon to lead the Pledge of Allegiance.

Councilor Runyon invited the audience to join in the Pledge of Allegiance.

**APPROVAL OF AGENDA**

It was moved by Long-Curtiss and seconded by McGlothlin to approve the agenda as submitted.  
The motion carried 5 to 0; Long-Curtiss, McGlothlin, Runyon, Richardson, Randall voting in

## MINUTES

Regular City Council Meeting

April 12, 2021

Page 2

favor; none opposed.

## **PRESENTATIONS PROCLAMATIONS**

### Goldendale Energy Storage Project Update

Erik Steimle, Vice President of Project Development for Rye Development presented a PowerPoint presentation.

He said it was underground storage with a small footprint. He said the community had been looking at various options for over 30 years.

In response to a question he said the 3000 construction jobs would be spread out over a 4-year construction window with approximately 600 jobs at a time.

He said the company has 3 projects currently, and had been doing this type of work for a long time.

## **CITY ATTORNEY REPORT**

Legal Counsel Jonathan Kara reported he had been working on:

- Federal railroad/Union Pacific regarding quiet zone
- Columbia Gorge Community College/Airport – training finger
- Community Development Department Land Use Ordinances
- Attending Virtual Oregon City Attorney Association Conference in May
  - Camping ordinance
  - HB 3115 – telecommuting/remote work
  - Public Contracting
  - Emergency preparedness

## **CITY COUNCIL REPORTS**

Councilor Long-Curtiss reported

- 9 people received J&J vaccine at the shelter
- Urban Renewal Meeting
- Urban Renewal meeting 4/13
- Mental Health/Law Enforcement would like Council to readdress was to help
- Invited Council to visit the Shelter site, please let her know you are coming

## MINUTES

Regular City Council Meeting

April 12, 2021

Page 3

Councilor Richardson reported:

- Urban Renewal Meeting
- Talking with others regarding Federal Street Plaza
- Community Clean up

Councilor McGlothlin reported:

- Urban Renewal Meeting
- Urban Renewal Budget meeting

Councilor Runyon reported:

- Local Public Safety Meeting
- Wasco County Commission Meeting
- QLife Meeting – Wi Fi over City; Google Grants; City owns; Gorge.net runs.
  - Gorge.Net reviewing issues of connectivity
- Veteran Museum – 2<sup>nd</sup> Floor of City Hall Open Monday, Tuesday and Thursday 1-4pm
  - Looking for volunteers

Mayor Mays reported:

Community Outreach Team

Grand Opening for Center Market on 12<sup>th</sup> Street

## **CONSENT AGENDA**

It was moved by Randall and seconded by Richardson to approve the Consent Agenda as presented. The motion carried 5 to 0, McGlothlin, Runyon, Long-Curtiss, Randall, Richardson voting in favor; none opposed.

Items approved on the consent agenda were: 1) The minutes of the March 22, 2021 Regular City Council Meeting.

## **CONTRACT REVIEW BOARD ACTIONS**

Authorization to award Contact No. 21-004 Timber Management Dog River Pipeline Replacement

Public Works Director Dave Anderson reviewed the staff report. He said the contract was to cut, and stack the logs for the Forest Service to use as they desired.

## MINUTES

Regular City Council Meeting

April 12, 2021

Page 4

It was moved by McGlothlin and seconded by Runyon to authorize the City Manager to enter into contract with WyEast Timber Services LLC in an amount not to exceed \$82,000 for Contract No. 2021-004, the Dog River Pipeline Timber Management Consultant Services contract. The motion carried 5 to 0, McGlothlin, Runyon, Long-Curtiss, Randall, Richardson voting in favor; none opposed.

### Authorization to award Contract No. 21-001 2021 Scrub Seal Street Maintenance Contract

Public Works Director Dave Anderson reviewed the staff report.

Long-Curtiss thanked Anderson for looking for other options.

It was moved by Long-Curtiss and seconded by Richardson to authorize the award of Contract No. 2021-001 for the 2021 Scrub Seal Contract to Sierra Santa Fe in an amount not to exceed \$71,720. The motion carried 5 to 0, Long-Curtiss, Richardson, McGlothlin, Runyon, Randall voting in favor; none opposed.

### Authorization to award Contract No. 21-002 ADA Improvements Project

Public Works Director Dave Anderson reviewed the staff report.

He said the Brewery Grade Stairway was also included in the bid. In response to a question he said the cost for the stairwell was \$4700.

Anderson said the older ramps in the city no longer meet the standards set by the State. He said it would take decades to bring them all into compliance.

It was moved by Randall and seconded by McGlothlin to authorize the City Manager to enter into contract with Van Nevel Concrete and Curb for the 2021 ADA Improvement Project, Contract No. 2021-002, in an amount not to exceed \$217,414.17. The motion carried 5 to 0, Randall, McGlothlin, Long-Curtiss, Runyon, Richardson voting in favor; none opposed.

## **ACTION ITEMS**

### Consideration of Next Steps for the Employment Land Buildable Lands Inventory Report Project

Community Development Director Alice Cannon reviewed the staff report.

Mayor Mays asked if the owner of the Port property built on the land, would there be an ability to go back to LDC to change the Buildable Lands Inventory.

## MINUTES

Regular City Council Meeting

April 12, 2021

Page 5

Long-Curtiss said part of the equation was number of jobs as well.

It was moved by Long-Curtiss and seconded by Randall to adopt the Employment Opportunities Analysis; Employment Buildable Lands Inventory, and amend the Comprehensive Plan for completion in summer 2021. The motion carried 5 to 0, Long-Curtiss, Randall, Runyon, Richardson, McGlothlin voting in favor; none opposed.

### Authorization to Provide Water and Sanitary Sewer Services to Property Outside the City Limits

Public Works Director Dave Anderson reviewed the staff report.

It was moved by McGlothlin and seconded by Long-Curtiss to authorize the provision of City water and sanitary sewer services to the property identified as Tax Lot 1N 13E 11 AA 1501. The motion carried 5 to 0, McGlothlin, Long-Curtiss, Randall, Runyon, Richardson voting in favor; none opposed.

## **DISCUSSION ITEMS**

### 2015 Taylor Lake Enterprise Zone Fee Distribution and Project Prioritization Report

Enterprise Zone Manager Matthew Klebes and Carrie Pipinich of Mid-Columbia Economic Development District reviewed the report.

They reviewed the proposal for how to allocate the 2015 Enterprise Zone Fee; using the Wasco County Economic Annual Project List as a starting point.

Klebes said the funding to Columbia Gorge Community College ended in 2021, therefore, the new process would start in January 2022. He said the amount was \$1.8 million annually.

Richardson said he would like a long-term process for allocation of all Google funds. He said Council needed to think of it as a 20-year process with between \$80 and \$100 million.

He said he would like more discussion. He said funding for the greater good, transparent, accountable and flexible.

Richardson said he wanted to ask City staff to dig into the question of how the City allocates its share of the funds. He questioned the number of City representative vs County wide representation on the committee.

He said there was time and he felt the City should take time to really think about the options.

## MINUTES

Regular City Council Meeting

April 12, 2021

Page 6

Klebes said they had discussions vetting the process that involved many people. He asked if Richardson was asking them to start over.

Richardson said no, he was asking the City to take time to think about options for use of the City's funds.

Pipinich said the EDC membership was by geography of the whole County, with Chambers.

Runyon said the Strategic Investment Program was different than this process. He said he saw where the lump sum could make a difference for a community. He asked if the City could make a different decision than the County.

Klebes said first the City and County could decide how much they each wanted to invest in the process. It didn't have to be all the funds. He said once that decision was made the EDC list would be used to determine a recommendation for the City and County to approve.

There was some discussion on the ability to make funds available for things like Columbia Gorge Community College Training Center, if this process was followed. It was determined only if City and County hadn't invested all the funds into the proposed process.

City Manager Krueger said the EDC didn't fund projects; they compiled the list for use with grant applications and lobbying for Federal Funds.

Klebes defined non-reoccurring as capital projects; not operational costs.

Mayor Mays asked if the process would allow debt service over a period of years?

Klebes said that would need more thought.

It was the consensus of the Council to:

- Have City staff to do more research; look at policy and make a recommendation
- Give side by side review of options
- Perhaps a Town Hall meeting
- Major project list for the City

City Manager Krueger said staff would bring something back to the Council in about 4 weeks.

Pipinich said they had brought the proposal to the Council early in order to get feedback.

MINUTES  
Regular City Council Meeting  
April 12, 2021  
Page 7

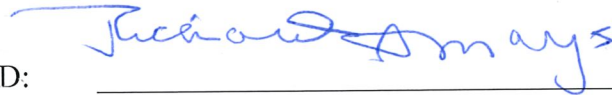
Klebes said the timeline would be extended to wait for the results of the next Council meeting where the topic is discussed.

**ADJOURNMENT**

Being no further business, the meeting adjourned at 7:48 p.m.

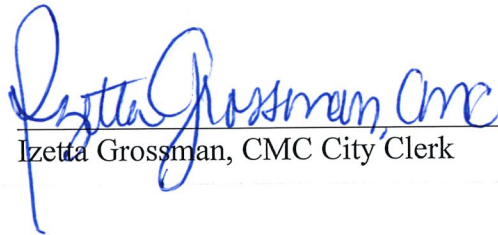
Submitted by/  
Izetta Grossman, CMC  
City Clerk

SIGNED:

A handwritten signature in blue ink, appearing to read "Richard A. Mays", written over a horizontal line.

Richard A. Mays, Mayor

ATTEST:

A handwritten signature in blue ink, appearing to read "Izetta Grossman, CMC", written over a horizontal line.

Izetta Grossman, CMC City Clerk



