

MINUTES
Regular City Council Meeting
January 27, 2020
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MINUTES

CITY COUNCIL MEETING
January 27, 2020
5:30 p.m.

THE DALLES CITY HALL
313 COURT STREET
THE DALLES, OREGON

PRESIDING: Mayor Richard Mays

COUNCIL PRESENT: Russ Brown, Linda Miller, Darcy Long-Curtiss, Tim McGlothlin,
Rod Runyon

COUNCIL ABSENT: None

STAFF PRESENT: City Manager Julie Krueger, City Attorney Gene Parker, City Clerk
Izetta Grossman, Finance Director Angie Wilson, Community
Development Director Steve Harris, Public Works Director Dave
Anderson, Police Chief Patrick Ashmore, Human Resources
Director Daniel Hunter

Number of people present: 15

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 Miller to lead the Pledge of Allegiance.

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

APPROVAL OF AGENDA

Mayor Mays amended the agenda adding Contract Review Board Item #11-A, and renumbering subsequent items.

It was moved by Miller and seconded by Brown to approve the agenda as amended. The motion carried, 5 to 0; all Councilors voting in favor.

PRESENTATIONS PROCLAMATIONS

Partnership for the Gorge Commission 2020 Update for Economic Vitality

Andrea Klaas, Port of The Dalles said the Port was looking for partnerships with the City and Wasco County. Wasco County had approved contributing \$50,000 contingent on the City of The Dalles contributing.

She said \$50,000 is needed for the partnership with the Port Of The Dalles and Wasco County for the 2020 Gorge commission Scenic Area Review. She said the funds would be used for a RARE Planner and an attorney. She said the National Scenic Area Act was created in 1986 and this was the first time there had been Management Plan updates. She said time was of the essence to engage now. She said it would be cheaper for us to partner together regarding the joint concerns.

See attached statement.

Long-Curtiss said the issue was essentially vital to the community. She said she would like to see a work session regarding the City's position and goals on the urban growth boundary.

City Manager Krueger said staff needed a commitment from Council to either draw from Contingency or budget for next fiscal year and contribution the Council wanted to provide. She said staff needed that consensus tonight.

Mayor Mays said he would like a work session for staff to bring Council up to date on the history of the Act and the Economic Analysis that was underway.

Runyon said from his time serving on the Port Commission this topic has been discussed. He said he was glad to see the Mayor and Community Development Director Harris attending the meetings. He said he was in favor of budgeting funds now.

McGlothlin said he was in favor of funding this year.

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It was the consensus of the Council for the Finance Director to add a \$50,000 contribution to the City Budget and to bring back a budget amendment to the next meeting.

AUDIENCE PARTICIPATION

Don Warren, Main Street Board President read the attached letter to Council. He encouraged everyone to attend the Small Business Revolution winner reveal at the Civic on January 28 at 4:30pm.

CITY ATTORNEY REPORT

City Attorney Gene Parker said there would be an Executive Session on the February 24 Agenda regarding the GAS litigation.

CITY COUNCIL REPORTS

Councilor Miller reported attending:

- Planning Commission
- Urban Renewal Agency
- Sister City Association

Councilor McGlothlin reported attending:

- Main Street Small Business Revolution Kickoff party at Neon Sign Museum
- Chamber of Commerce Banquet
- Urban Renewal Agency

Councilor Long-Curtiss reported:

- Urban Renewal Agency – accepted insurance settlement on Recreation Roof; Addendum to agreement on the Recreation building purchase; Tony's building DDA
- Housing Solution Coalition Event: Thursday, 10-3pm at the Civic
- Warming Shelter open daily regardless of temperature for rest of season
- Chamber Banquet
- QLife Board – Elections: Scott Hege, President; Long-Curtiss VP; Lee Weinstein, Secretary; working with PUD on pole connection charges

Mayor Mays reported giving the Welcome speech at the Chamber Banquet.

Councilor Runyon reported attending:

- Several Small Business Revolution Voting Parties

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- Chamber Annual Banquet
- Columbia Gorge Veterans Museum
- Outside the Wire Veterans
- Urban Renewal (observe)
- Q-Life Internet Agency

Mayor Mays read a letter to the City (attached) from Bend Heroes Foundation listing The Dalles as a Medal of Honor City.

Councilor Runyon read backgrounds of each of the local Medal of Honor recipients; Harry Fadden, Sailor Medal of Honor, June 30, 1903; Loren Kaufman, Army Medal of Honor, February 10, 1951. Runyon said the Medal of Honor is conferred upon member of the Armed Forces who distinguish themselves by conspicuous gallantry and intrepidity at the risk of life above and beyond the call of duty.

He invited the audience to look at the awards before leaving. He said the awards would be displayed in City Hall, and available for loan for special events.

CONSENT AGENDA

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

Items approved on the consent agenda were: 1) Approval of the January 13, 2020 Regular City Council Meeting Minutes.

CONTRACT REVIEW BOARD

Authorize Funding for Sorosis Reservoir Repairs

Public Works Director Dave Anderson reviewed the staff report (attached).

It was moved by McGlothlin and seconded by Brown to authorize an amendment to Contract 2017-003 to replace the inlet and outlet pipes of the Sorosis Reservoir, and install seismic connection on each for an amount not to exceed \$86,741.44. The motion carried 5 to 0; Miller, Long-Curtiss, McGlothlin, Brown, Runyon voting in favor; none opposed.

Anderson said there would be a second amendment for additional repairs that he hoped would be ready for the next Council meeting.

ACTION ITEMS

Special Ordinance No. 20-585 Granting a Non-Exclusive Franchise and Right to Woden, LLC, to Construct, Operate and Maintain a Telecommunications-based Service Facilities; to Occupy City Rights-of-Way and Provide Telecommunications-based Services in the City of The Dalles

City Attorney Parker reviewed the staff report.

Runyon asked if underground utilities was addressed in the agreement.

Parker said page 2 and 3 addressed that issue. He said the City Manager had asked him to confirm it was included.

Mayor Mays asked if any Councilor wished to have the Special Ordinance read in full. None did.

Mayor Mays asked the City Clerk to read the Special Ordinance by title only.

City Clerk Grossman read the Special Ordinance by title only.

It was moved by Long-Curtiss and seconded by Miller to approve Special Ordinance No. 20-585 Granting a Non-Exclusive Franchise and Right to Woden, LLC, to Construct, Operate and Maintain a Telecommunications-based Service Facilities; to Occupy City Rights-of-Way and Provide Telecommunications-based Services in the City of The Dalles by title only. The motion carried 5 to 0; Miller, Long-Curtiss, McGlothlin, Brown, Runyon voting in favor; none opposed.

Approval of Agreement with Campbell Phillips to Provide Legal Services to the City of The Dalles

City Manager Julie Krueger reviewed the staff report.

Mayor Mays introduced Diana McDougale and Kristen Campbell from Campbell Phillips, PC.

McDougale said she was looking forward to being the lead attorney for the City.

Campbell said she had been in the area for six years and had 19 years' experience with a focus on municipal law. She said James Foster had recently joined the firm.

Runyon said he had worked with Campbell at Wasco County and felt she had done an excellent job.

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He said he had worked with McDougle when he served on the Board at NorCor and was impressed with her work.

Miller said she was hesitant to hire a firm, instead of an in-house attorney, but was fully on board after meeting with the team.

McGlothlin said he had personal conflict and would recuse himself.

It was moved by Runyon and seconded by Brown to approve a professional services agreement with Campbell Phillips, PC, to provide legal services for the City of The Dalles. The motion carried 4 to 1; Runyon, Brown, Miller, Long-Curtiss voting in favor; McGlothlin recused himself; none voting opposed.

ADJOURNMENT

Being no further business, the meeting adjourned at 6:28 p.m.

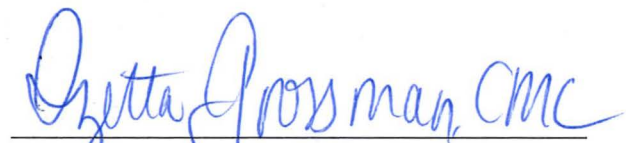
Submitted by/
Izetta Grossman, CMC
City Clerk

SIGNED:



Richard A. Mays, Mayor

ATTEST:



Izetta Grossman, CMC City Clerk

Don Warren – Board President, The Dalles Main Street Program
214 E. 5th St.
The Dalles, Oregon 97058
1/27/2020

Mayor, City Council Members, City Manager
City of The Dalles

Dear Mayor, City Council Members, City Manager:

I have most excellent news on a variety of opportunities for our great City!

I attended the Oregon Main Street Networking event Thursday and Friday of last week. Presentations were given by eight different agencies where they talked about their missions and various funding sources that they encourage us to take advantage of. Many grants are available from Discover Oregon, Oregon Main Street, Oregon Parks and Rec, Oregon Transportation, Historic Theater Grants and more. The Dalles Main Street Program can source grants directly as part of our focus on downtown vitality. AND, we can aid other organizations in grant proposal writing to achieve improvement goals outside of the historic downtown area. We see about \$1 to \$3 million in grants flowing into town in just the next two years.

The Dalles Main Street is on a mission to collaborate with organizations and citizens throughout the area to make The Dalles the best place to Live, Work and Play. We are already collaborating with the City, The Chamber of Commerce, The Dalles Art Center, and various businesses, volunteers and sponsors to affect positive changes in the services, products and experiences we can enjoy individually and together. Example .. We have huge plans for the September 2021 Walldogs mural Festival. We are cooperating with various organizations to execute month long series of events in March, July, October and December every year. Contact us so we can bring all groups and volunteers together for our mutual success.

One of the greatest things we have all worked so well together on, over the last three months, is to bring a WIN in for The Small Business Revolution. Winning means we will get an investment of 500,000\$ over the course of an eight-episode TV series airing in October of 2020. Tomorrow is the BIG REVEAL! Please come down and bring all your friends to the Watch Party for the big reveal of the #1 town, Tuesday evening, that's tomorrow, at The Civic Auditorium. Doors open at 3:30. The live feed from Small Business Revolution will start around 4:40pm with the big announcement at 5pm or so. Come early. Mingle, watch SBR videos, slideshows of you and your neighbors and share your excitement and stories about all we did together to try to get this for our town.

Regardless the outcome, we are already winners. We've accomplish a lot, getting into the Top Ten, the Final Five .. and now ARE WE THE WINNERS?? We have proven to ourselves that we can work together as One Town One Team. We will all have numerous opportunities to keep the great partnership and buzz going.

Sincerely, Don Warren – Board President, The Dalles Main Street Program

BEND HEROES FOUNDATION
1900 NE 3RD ST., STE 106, #205
BEND, OR 97701
www.bendheroes.org

January 20, 2020

Mr. Richard Mays
Mayor, The Dalles
313 Court St.
The Dalles, OR 97058

Dear Mayor Mays:

During the 79th Legislative Session, the non-profit Bend Heroes Foundation requested the Oregon Legislature to designate all 451 miles of U.S. Highway 20 in Oregon as the "**Oregon Medal of Honor Highway**" and designate 12 cities as "**Medal of Honor City or Community**". Both requests became law.

Oregon's 26 Medal of Honor recipients are connected with the 12 cities. As all 12 highway signs were funded by the Foundation and have been installed by Oregon Dept. of Transportation, we now wish to complete the designation of the Medal of Honor Cities. Attached is a fact sheet describing this first of a kind honor to Medal of Honor recipients in our nation.

The Medal of Honor Cities/Community named in Oregon House Concurrent Resolution 1 (HCR 1) are Agness, Bend, Corvallis, Eugene, Hood River, Jordan Valley, Medford, Oakridge, Portland, Richland, Salem and **The Dalles**. Last year we found 4 more Medal of Honor recipients connected with Oregon raising the total to 30. We also added McMinnville as the 13th Medal of Honor City.

The Medal of Honor is the highest military decoration awarded by the United States government. It is conferred upon members of the Armed Forces who distinguish themselves by *conspicuous gallantry and intrepidity at the risk of life above and beyond the call of duty* during combat with an enemy of our nation.

HCR 1 designates The Dalles as a "**Medal of Honor City**" as it was home to the late U.S. Navy veteran Harry D. Fadden and U.S. Army veteran Loren R. Kaufman, both Medal of Honor recipients. To implement HCR 1, we request your City display 4 plaques in a prominent indoor location in The Dalles that would name it as a "**Medal of Honor City**", display Kaufman's and Fadden's framed photos and Medal of Honor citations, framed HCR 1 and title plaque. The plaques are being mailed to City Hall and provided by the non-profit Bend Heroes Foundation at no cost to your city. A photo of the 4 plaques is attached.

You may wish to consult with local veterans' groups, County Veterans Service Office and the Columbia Gorge Veterans Museum on where to install the plaques.

City Council might wish to issue a proclamation along the lines of the attached City of Bend proclamation and dedicate the plaques in a public ceremony. Please send us a photo of the installed plaques, proclamation and any media reports.

Respectfully,



Dick Tobiason, Chairman

LTC US Army Retired www.bendheroes.org dtobiason@bendcable.com 541-390-9932

Cc: City Recorder & City Manager, The Dalles, BHF



THE DALLES MEDAL OF HONOR CITY PLAQUES: TITLE, HARRY D. FADDEN PORTRAIT & CITATION, HOUSE CONCURRENT RESOLUTION 1, LOREN R. KAUFMAN PORTRAIT & CITATION



Dear City Council Members:

I am here to talk to you about the National Scenic Area management plan updates that are being discussed right now, and why I believe it is important for the City, County, and Port to pool our economic development resources. The policies set into place during this update will affect the future of The Dalles for the next 20,30, 50 years, and right now it appears the current policy direction is no meaningful growth for urban areas.

Mayor Mays and Steve Harris have been attending the Gorge Commission meetings, along with others from the County and the Port, to stay abreast of the conversations; and many community members have also participated in the various workshops that have taken place over the last year. We are now nearing the end of the management plan update process, and it is vitally important for the future of The Dalles that the City, County, and Port are actively engaged.

Background:

1. As you know, the Gorge Commission is in the process of updating their management plan. This is the first major update since the Act was created in 1986 and the next update is uncertain but at least years down the road.
2. As part of the plan update, the Gorge Commissioners are reviewing the Urban Area Boundary and the Economic Development sections, which are two key sections for one of 2 purposes of the Act.
3. At the most recent workshop about Urban Area Boundaries on August 14, 2019, policy concepts were brought forward that are concerning for the future economic growth of The Dalles. Examples are:
 1. Areas could enter into a land trade of up to 1% of the urban area, or 20 acres, whichever is less - one time. (1% of The Dalles = 40 acres)
 2. Urban Areas looking to expand would need to identify regional solutions to accommodate long-range population growth and economic needs. The outcome



2. The Gorge Commission will be making policy choices that could limit economic opportunities and limit communities' ability to grow. We have a common goal of making sure we protect our right to expand the urban area when there is a justifiable need. We need to do this to keep our economy growing and to meet Oregon land use planning goals. The current direction of the Commission could prevent this from happening.
3. We want to advocate for good policy choices for urban area economic vitality, sustainability, and responsible growth and we will be stronger working together than individually.

Thank you



CITY of THE DALLES

313 COURT STREET
THE DALLES, OREGON 97058

(541) 296-5481
FAX (541) 296-6906

AGENDA STAFF REPORT

AGENDA LOCATION: Contract Review Board Item #11-A

MEETING DATE: January 27, 2020

TO: Honorable Mayor and City Council

FROM: Dave Anderson, Public Works Director

ISSUE: Authorization of funding for Sorosis Reservoir repairs

BACKGROUND: The City awarded Contract No. 2017-003 to HCI Industrial & Marine Coatings, Inc. on June 12, 2017 to repaint the interior and exterior of both the Sorosis and Columbia View Reservoirs, and to complete certain internal seismic upgrades to each tank. Both of these reservoirs are above-ground steel tanks for which occasional repainting is necessary to protect the metal. The work on the Columbia View Reservoir was completed in 2017 and the repainting of the exterior of Sorosis was completed in the spring of 2018. All work inside the Sorosis Reservoir had to be delayed pending the completion the Lone Pine Well Upgrade Project as the well had to be in service to be able to take Sorosis Reservoir off-line and drain it. Work inside the Sorosis Reservoir began in December 2019.

To provide some historical context, the Sorosis Reservoir was constructed in 1954 and was last repainted on the interior in 1964 with warranty repairs to the paint system completed in 1967. Normally, a steel reservoir should be repainted about every 20 years. Because of limitations of the City's water distribution system that existed for a few decades after the old Sorosis Reservoir #1 was abandoned due to failure, the existing 3-million-gallon steel reservoir could not be taken off-line for maintenance. In 2015, provisions to by-pass the reservoir were constructed as part of the Terminal (later renamed Vista) Reservoir Construction Project. Concurrent with the Vista Reservoir Construction Project, the City completed a seismic evaluation of all of its drinking water reservoirs which recommended certain upgrades to make the reservoirs more resistant to earthquakes. Following completion of the seismic evaluation, a project was developed to repaint and complete certain in-tank seismic upgrades on both the Columbia View and Sorosis Reservoirs. At present, the work is underway to repaint the interior of Sorosis Reservoir and complete the recommended internal seismic upgrades.

During the course of the current work on Sorosis Reservoir, it's been determined that a number of repairs are needed. First, City crews found that the piping out of the reservoir is leaking under the tank. Staff has worked with the contractor and Jacobs Engineering, the contracted engineer for the project, to develop a repair plan that will involve excavating a few feet back under the tank, cutting the tank floor, and replacing the failed piping. Since work is needed to replace the piping, it makes sense to also implement the seismic upgrades at this time that were

recommended for the piping systems immediately outside the tank in addition to the in-tank upgrades that were already part of the project. The contractor has prepared a cost estimate to replace both the 14-inch diameter inlet pipe and the 16-inch outlet pipe, encase the new pipes in concrete, and install seismic connections on the inlet and outlet piping systems; the estimate for the work is \$86,741.44, \$53,314.68 of which is for materials. Jacobs Engineering is reviewing the proposed improvements for compliance with structural standards. The subcontractor on the project who would be doing the pipe replacement work, PW Berry Company, is experienced in this type of under-reservoir piping repair and recently completed similar work in Gresham.

The second issue that has been identified is that there are areas where the old paint system had failed and a significant portion of the metal in the roof beams and associated structures has been eaten away by rust. Again, staff is working with Jacobs Engineering and the painting contractor to identify a work plan to repair the damaged metal and restore the tank's strength and integrity. Once a cost estimate is developed for the needed work, it will be presented to City Council as a separate contract amendment in a future meeting.

As mentioned in the memorandum dated January 15, 2020, there is some urgency related to the needed repairs. All repairs to the metal structure inside the reservoir need to be completed before the painting can be finished. The pipes under the tank must be repaired before the leaking compromises the foundation material under the tank. And Sorosis Reservoir can only be taken off line during the low water demand times of the year which are late fall through early spring; the reservoir must be back in service soon. In addition, staff was notified on Friday, January 24, 2020 that PW Berry has accepted a contract for a large project in the Eastern US and the crew that would be needed to complete the pipe replacement work will need to leave soon. For these reasons, the issue is being presented to Council for authorization with short notice.

BUDGET IMPLICATIONS: Funding for Contract No. 2017-003 is provided in Fund 53, the Water Capital Reserve Fund. Within that fund, \$5,091,787 of accumulated City funds is allocated for the Dog River Pipeline Replacement Project. Since the schedule for that project has slipped a year from when the 2019/20 budget was prepared, some of those funds can be used to pay for the repairs needed on the Sorosis Reservoir. These funds can be replaced for the Dog River Pipeline project through the 2020/21 budget process.

COUNCIL ALTERNATIVES:

1. **Staff Recommendation:** *Move to authorize an amendment to Contract No. 2017-003 to replace the inlet and outlet pipes of the Sorosis Reservoir, and install seismic connections on each for an amount not to exceed \$86,741.44.*
2. Deny authorization of the contract amendment and provide additional direction to staff.