

**CITY OF NEWBERG COUNCIL MINUTES
JULY 7, 2008
7:00 P.M. MEETING
PUBLIC SAFETY BUILDING TRAINING ROOM
401 EAST THIRD STREET**

Work Session was held prior to this meeting. Discussion commenced regarding golf course frontage improvements and goal setting. No decisions were made.

I. CALL MEETING TO ORDER

Mayor Bob Andrews called the meeting to order at 7:05 PM.

II. ROLL CALL

Members

Present:	Mayor Bob Andrews	Mike Boyes	Roger Currier	Bob Larson
	Jeff Palmer	Bart Rierson	Marc Shelton	

Staff

Present:	Daniel J. Danicic, City Manager	Terrence Mahr, City Attorney
	Elaine Taylor, Assistant Planner	Elizabeth Comfort, Finance Director
	Howard Hamilton, Public Works Director	Norma I. Alley, City Recorder
	Jennifer Nelson, Recording Secretary	

Others

Present: Roger Grahn, Lewis Schaad, Julie Fugate, Cathy Stuhr, Michael Stuhr Lee Does, Grace Schaad

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was performed.

IV. CITY MANAGER'S REPORT

Mr. Daniel J. Danicic, City Manager, summarized last week's meeting of the water task force. He also reported the closing of the open position for Public Works Director, fourteen applications are being reviewed. He reminded everyone of the July 14th town hall discussion concerning the springs customer class.

V. PUBLIC COMMENTS

Mr. Roger Grahn requested Council consider not limiting waivers of fees to just non-profit organizations. He informed everyone he would be making a presentation next Tuesday at the Ad hoc Committee for Working Families; the topic will be why affordable multiple family housing will never be built with the existing structures, using an example of City fees accounting for 88% of land cost requirements. He requested Council revisit Resolution No. 2007-2698.

VI. APPOINTMENTS

Consider a motion approving the Mayor's appointment of Charles Kamilos to the Newberg Library Board.

TIME – 7:20 PM

MOTION: Palmer/Currier to appoint Charles Kamilos to the Newberg Library Board. (Unanimous) Motion carried.

VII. CONSENT CALENDAR

1. Consider a motion approving **Resolution No. 2008-2796** authorizing the city manager to enter into a contract with Freewire Broadband for the purpose of establishing network connectivity to City buildings.
2. Consider a motion approving **Resolution No. 2008-2797** authorizing the city manager to negotiate a contract with Principal Financial Group for the City's flexible pension investment service.
3. Consider a motion approving a sound permit for Chehalem Valley Chamber of Commerce for "Tunes on Tuesday" event in July and August, 2008.
4. Consider a motion approving a proclamation declaring July 24-27, 2008, Old Fashioned Festival Week.
5. Consider a motion approving City Council Minutes for June 2, 2008.

MOTION: Larson/Currier to approve the Consent Calendar including **Resolution No. 2008-2796**, **Resolution No. 2008-2797**, a sound permit for Chehalem Valley Chamber of Commerce for "Tunes on Tuesday" event in July and August, 2008, a proclamation declaring July 24-27, 2008, Old Fashioned Festival Week, and the City Council Minutes for June 2, 2008 as amended. (Unanimous) Motion carried.

VIII. PUBLIC HEARING

1. Consider a motion approving **Ordinance No. 2008-2698** repealing Ordinance No. 2007-2682 and remanding the Southeast Transportation Plan to the Newberg Urban Area Management Commission to resolve 99W access issues.

TIME – 7:26 PM

Mayor Andrews called for any biases, conflicts of interest, ex parte contact, conflicts of jurisdiction, or abstentions. None were stated. He announced a letter was received for the written record from Mr. and Mrs. Lee Does and asked if Council wished to accept it. He recessed briefly to read the written testimony submitted.

MOTION: Rierson/Currier to accept the written testimony submitted by Lee and Amy Does. (Unanimous) Motion carried.

Mr. Terrence Mahr, City Attorney, made some legal announcements about the testimony and what to address; he passed out amendments to the ordinance (see official record for full report).

Ms. Elaine Taylor, Assistant Planner, presented the staff report and recommended approval (see official record for full report).

Mayor Andrews opened public testimony.

Mr. Lewis Schaad stated his disappointment at being forced to remove the Southeast Transportation Plan from the ordinance. He spoke of the increase in traffic and felt The Greens was the primary cause. He emphasized something needed to be done to ensure movement onto and off of 99W; he suggested slowing development in the Urban Reserve Area (URA) until the bypass is completed.

Ms. Julie Fugate stated she was representing herself as well as several other property owners for a total of 107.2 acres of land directly affected within the URA. She stated their support for both ordinances and felt the separation would allow the City to move forward with the URA and ultimately get a better plan.

Ms. Cathy Stuhr represented herself and her husband in support of both ordinances. She noted there was no requirement to have a transportation plan in the URA process and encouraged moving forward. She added the intent of her initial support for coupling the URA and the transportation plan and stressed it should have been called a conceptual plan.

Mr. Lee Does expressed his concern for the separation of the SE Transportation Plan from the URA. He also asked about a possible grant for Newberg to study the traffic situation in the southeast area. Staff clarified there may be a state grant to provide consultation on transportation planning for the whole URA. Mr. Does also encouraged more collaboration with surrounding cities to come up with a solution.

Mayor Andrews closed public testimony. Staff recommended adopting the ordinance. The public hearing was closed.

MOTION: Shelton/Larson to approve **Ordinance No. 2008-2698** repealing Ordinance No. 2007-2682 and remanding the Southeast Transportation Plan to the Newberg Urban Area Management Commission to resolve 99W access issues as amended.

Councilor Bart Rierson supported the motion in an effort to move the URA forward since there may be several other issues. He was encouraged that further discussion would be taking place concerning connectivity to 99W and further progress would have to be made when the Urban Growth Boundary (UGB) required a complete transportation plan.

Councilor Currier felt uncomfortable not having a solid plan in place to assist with planning future growth. He did not believe he could support the separation without some sort of east/west connection planned.

Councilor Jeff Palmer felt comfortable the separation allows the process to continue and added nothing worked on so far would be discarded. He felt the concerns of the citizens in that area would be observed and addressed.

Councilor Marc Shelton agreed with the idea of a conceptual plan but felt the separation would allow the City to move forward with the URA.

Mayor Andrews stated he would support the ordinance because of the extensive planning already in place and noted development in that area will not be approved without a transportation plan.

VOTE: To approve **Ordinance No. 2008-2698** as amended. (6 Yes/1 No [Currier]) Motion carried.

2. Consider a motion approving **Ordinance No. 2008-2697** amending the Urban Reserve Area.

TIME – 8:17 PM

Mayor Andrews called for any biases, conflicts of interest, ex parte contact, conflicts of jurisdiction, or abstentions. None were stated.

Ms. Taylor presented the staff report (see official record for full report). Mr. Mahr noted further corrections made by the County which were mainly editorial.

Mayor Andrews opened public testimony.

Ms. Grace Schaad submitted written testimony from which she read and asked Council under what conditions do you see development, particularly housing, occurring in the currently proposed SE URA in addition to the future expansion of the UGB and annexation to the City of Newberg (see official record for full report).

Mayor Andrews was not familiar if the areas would be serviceable for housing and spoke of possibilities of light manufacturing or commercial uses.

Councilor Currier spoke of the request of staff to compose a current inventory of land and believed those numbers would be received shortly.

Councilor Rierson said at this time he did not feel the City knows how the land is going to be developed.

Mayor Andrews closed public testimony. Staff recommended adopting the ordinance. The public hearing was closed.

MOTION: Rierson/Palmer to approve **Ordinance No. 2008-2697** amending the Urban Reserve Area as amended and read by title only. (Unanimous) Motion carried.

IX. CONTINUED BUSINESS

None.

X. NEW BUSINESS

Consider a motion approving **Resolution No. 2008-2798** authorizing the city manager to enter into an agreement with Cascade Building Services to provide janitorial services to the City.

TIME – 8:43 PM

Mr. Danicic presented the staff report (see official record for full report).

Councilor Mike Boyes expressed concerns for the \$13,000 more per year in the bid for Cascade Building Services. He wondered if there was some sort of limit as to how much of a difference staff would accept in janitorial bids. Staff explained the numbers and why they were acceptable.

Discussions followed about reference checks for employees from Cascade, insurance liability for damages, and if the employees were bonded.

Mayor Andrews stated he would like to see some document proving the employees are bonded.

MOTION: Shelton/Larson to approve **Resolution No. 2008-2798** authorizing the city manager to enter into an agreement with Cascade Building Services to provide janitorial services to the City and to ask for proof of bonding of the employees. (Unanimous) Motion carried.

XI. COUNCIL BUSINESS

TIME – 9:01 PM

Mayor Andrews wanted to ensure a phrase was included in Resolution No. 2008-2796 for the cost not to exceed \$89,741.00.

Councilor Rierson suggested creating a list serve for citizens to sign up for documents to be received from various departments to eliminate considerable costs associated with direct mailings to the entire City. Various ideas for doing this were discussed.

Mayor Andrews suggested reactivating the public bulletin board.

Councilor Palmer announced the next Animal Shelter Subcommittee meeting at 6 PM on Wednesday.

Councilor Rierson asked for an update on various road projects around the City.

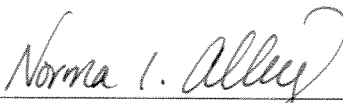
XII. EXECUTIVE SESSION

None.

XIII. ADJOURNMENT

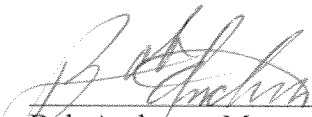
MOTION: Palmer/Shelton to adjourn at 9:17 PM (Unanimous) Motion carried.

ADOPTED by the Newberg City Council this 4th day of August, 2008.



Norma I. Alley, City Recorder

ATTEST by the Mayor this 7th day of August, 2008.



Bob Andrews, Mayor