

City of Newberg
ANIMAL SHELTER SUBCOMMITTEE MINUTES
OCTOBER 1, 2008
6:00 P.M.
CITY HALL – 1st FLOOR CONFERENCE ROOM

I. CALL MEETING TO ORDER

Chair Rierson called the meeting to order.

II. ROLL CALL

COUNCIL:

Councilor Bart Rierson, Chairperson
Councilor Marc Shelton, Member
Mayor Bob Andrews (ex-officio)

STAFF:

Terrence D. Mahr, City Attorney
Jeff Kosmicki, Police Lieutenant
Larry Fain, Senior Engineer
Norma Alley, City Recorder

ABSENT: Councilor Mike Boyes

OTHERS: Darlyn Adams, Jan Floren, Barbara Brooks, Rozeann Dey, Virginia Jungwirth, Bob Holveck

III. APPROVE MINUTES FOR AUGUST 6, 2008, AND SEPTEMBER 3, 2008.

Minutes were approved by consensus of the subcommittee.

IV. UPDATE ON NEW SHELTER: LOCATION, DESIGN, FUNDING & CONSTRUCTION

a. Engineers Report on Blaine Street Site – Larry Fain

Larry Fain reported on possible sites (see council packet for written report). We are going to have to get a few permits and review processes that may be costly. The concern the planners had was minimizing the noise impact to the neighbors. There would be a requirement to provide a half street improvement, curb, and sidewalk from existing sidewalk to construction site.

Chair Rierson said he will plan to talk with the Planning Department to discuss planning requirements further with them. He asked what is the estimate vs. the costs.

Larry Fain said \$150 a linear foot.

Chair Rierson said it is my perception that some of the NASF is less likely to approve site 1 and 2 due to the traffic and disruption for the animals. Perhaps site 2 can be shifted, but the access for the BMX is a concern. Site 3 and 4 are probably the most ideal spot for the animals. When I did the site visit with Mike Ragsdale and Don Clements the CPRD Board seemed relatively open to sharing the site. As we walked along the drainage to the east he kept pointing back to the west to keep it open as a potential entrance to the park. I would like to share this information with Don Clements and the CPRD Board and ask for their comments.

Larry said this is very hot off the press.

Councilor Shelton asked is there a road bed now to site 4.

Larry Fain said there are two ruts in the dirt along the west side of the skate park to that area.

Councilor Shelton asked what is the stability of that ground for site 4 and costs to do testing.

Larry Fain said about \$10,000-\$15,000 to do testing. If site 4 is moved a little to the northwest we might not have to do soil testing.

Barbara Brooks asked if one of these sites were not available would CPRD consider moving the BMX to site 3.

Larry Fain replied that could be a viable option.

Chair Rierson said it is something he can bring up to Don Clements in his discussions.

Barbara Brooks stated site 2 takes out an existing parking lot, but moving to a 2b would leave the parking lot, we would have more visibility, and we wouldn't have the added expense of more distance in utilities.

Chair Rierson said there was an elevation change concern and the sound from the skate park, but there are some good attributes to consider.

Mayor Andrews asked what imposition is there on the disk golf for site 3.

Larry Fain said it might interfere with one of their disk golf fairways.

Chair Rierson I would like to talk with the planning staff and CPRD about the locations before the next meeting. At the previous meeting, I was under the impression that perhaps the NASF members did not like the idea of the Blaine Street location, can I get an update on what the consensus is from NASF.

Darlyn Adams said at the meeting consensus was met to pursue the Blaine Street.

b. Other Alternative Property Locations – Norma Alley

Norma Alley stated there was the interest in pursuing the PGE site at the old corner of Springbrook Road and Wilsonville Road. Concern was shared for the size of the lot and the underground storage vaults.

Chair Rierson said there are some benefits to the site and would like to have staff continue pursuing this site as a possibility.

V. OTHER BUSINESS

Darlyn Adams updated the subcommittee on NASF funds raised. Verna Dickensheet has given another \$20,000 and this is not the final check. This brings the total to around \$400,000.

VI. SCHEDULING OF NEXT MEETING

The next meeting is scheduled for Wednesday, October 29, 2008, at 6:00 p.m. in the City Hall.

VII. ADJOURNMENT

The meeting adjourned at 6:56 p.m.

Rozeann Dey mentioned going in for a portion of the acreage and placing the other portion on sale in the future or co-locating storage facilities with CPRD.

Darlyn said she liked that the proposed area was further away from people to alleviate problems with neighbors.

Bob Holveck wanted to clarify the present intended site would not be discarded until there is a decision that makes it obsolete.

VII. OTHER BUSINESS

None.

VIII. SCHEDULING OF NEXT MEETING

The next subcommittee meeting has been scheduled for October 1, 2008 at 6:00 PM in the 1st floor conference room of City Hall.

IX. ADJOURNMENT

The meeting adjourned at 6:52 PM. Chair Rierson invited the committee members to drive out to the proposed new site directly following the meeting.

Darlyn Adams stated the City previously stated 47 parking places would be required and the City would have to make that determination. She asked how far the suggested parcel was from the skateboard park.

Chair Rierson said the area about 2-3 acres in size directly behind the skateboard park (approximately 10 feet), leaving the entrance of the park open and preserving the view into the back of the park.

Discussion followed concerning the landfill area in the south more likely being un-compacted landfill and the drop off towards the river. The Public Works department will be testing the area.

Mayor Andrews questioned access off of 14th Street. Chair Rierson stated CPRD wants to preserve the Frisbee golf course there and spoke of a substantial grade change behind the properties.

Discussions followed about the original site across from Wynooski, another area currently for sale for \$500,000 not having enough room, and undeveloped area near some parks towards Dundee.

Rozeann Dey stated she approached several people about donating property for the animal shelter: the Austin family has nothing suitable at this time; the owner of Evergreen Aviation Museum was not negative about the property he owns on Wynooski; Mr. Baker's son of Baker Rock is speaking to his father and will call back; the CEO at SP Newsprint is speaking to her superior about the availability of lands they own on both sides of Wynooski; Mark Willcuts is looking into their inventory; and Stuart Brown of Valley Lending has been called as well..

Councilor Boyes asked a variance could be sought to limit the parking spaces to 10 rather than 47. Mr. Fain agreed they would need to apply for a variance because parking is determined by the size of the facility.

Chair Rierson asked Mr. Fain to speak to Barton Brierley about a waiver for paving the road as well.

V. DISCUSSION OF NEWLY DRAFTED MEMORANDUM OF UNDERSTANDING (MOU) BETWEEN CITY AND NEWBERG ANIMAL SHELTER FRIENDS (NASF)

Mr. Mahr discussed the background behind the memorandum of Understanding (MOU) between the City and NASF because of the preference to build the shelter using non-prevailing wages and the strict laws the City must follow. He spoke of the use of Mr. Rick Lipinski as the project manager. He spoke of the lack of large grants, the undecided location, and the absence of Mr. Lipinski for the next few weeks holding up the new draft of the MOU at this time.

Chair Rierson encouraged NASF to look at the proposed location and if they are undecided, tell CPRD they are possibly interested but not at the point of taking board action because still exploring alternate locations.

Barbara Brooks stated the NASF Board has approved the use of the property on Blaine Street for the new shelter would like to get this shelter built quickly; but until they know CPRD says yes to the proposed property, Ms. Dey is continuing to look for alternatives.

Mayor Andrews asked about access to the public restrooms in the new area. Mr. Fain stated the floor plans could be adapted to provide the restrooms if necessary.

Chair Rierson spoke of bargaining chips and asking the City to match the value of what CPRD may do.

City of Newberg
ANIMAL SHELTER SUBCOMMITTEE MINUTES
SEPTEMBER 3, 2008
6:00 P.M.
CITY HALL – 1st FLOOR CONFERENCE ROOM

I. CALL MEETING TO ORDER

Chair Rierson called the meeting to order.

II. ROLL CALL

COUNCIL:

Councilor Bart Rierson, Chairperson
Councilor Mike Boyes, Member
Councilor Marc Shelton, Member
Mayor Bob Andrews (ex-officio)

STAFF:

Terrence D. Mahr, City Attorney
Jeff Kosmicki, Police Lieutenant
Larry Fain, Senior Engineer
Jennifer Nelson, Recording Secretary

OTHERS: Darlyn Adams, Rozeann Dey, Vaughn Winkler, Barbara Brooks, Jan Floren, Bob Holveck

III. UPDATE ON STATE FARM GRANT

Terry Mahr gave an update stating the letter was ready to submit last time but there were further questions concerning peer court and municipal court volunteers and it is now ready to file right away.

Mayor Andrews asked if an endorsement letter from the Newberg public schools was signed by the superintendent. Mr. Mahr stated it was.

IV. UPDATE ON NEW SHELTER: LOCATION, DESIGN, FUNDING & CONSTRUCTION

Chair Rierson stated he met with Don Clements and Senior Board Member, Mike Ragsdale to discuss use of property adjacent to the current animal shelter property and their concerns for the current location requested effecting the vision and uses intended for the park there. Rather than the area between the current facility and the caretaker's home, they would prefer and area behind the skate park where a level field is located. He stated there may be concerns with this change because of the additional costs for a gravel road, but was encouraged by the elimination of issues with neighbors.

Barbara Brooks asked about possible utility issues with the new suggested location being farther out.

Larry Fain did not feel there would be any utility issues and informed the committee members of the historical use of the land as a land fill area. He felt there was trade off potential and mentioned a utility easement on the parcel west of the caretaker's house as a possible access route. He felt the site in the southeast corner of the map would be best from an engineering standpoint.

Bob Holveck asked about the possibility of looping the road around for additional access.

Chair Rierson did not think CPRD was supportive of this. He mentioned extra dirt already present on the site and he felt there was a large enough area for expansion and storage. He thought they would only need five or six parking spaces adjacent to the building for overflow as well.