



Randy Lauer, *Mayor*

David Ripma

Alison Caswell

Geoffrey Wunn

Glenn White

Jordan Wittren

Sandy Glantz

Agenda June 25, 2024

Regular Meeting | 7:00 p.m.

Troutdale Police Community Center – Kellogg Room
234 SW Kendall Ct, Troutdale, OR 97060

- 1. Pledge of Allegiance, Roll Call, Agenda Update**
- 2. Public Comment:** Public Comment on non-agenda and consent agenda items is welcome at this time. *Public comment on agenda items will be taken at the time the item is considered. Public comments should be directed to the Presiding Officer and limited to matters of community interest or related to matters which may, or could, come before Council. Each speaker shall be limited to 5 minutes for each agenda item unless a different amount of time is allowed by the Presiding Officer, with consent of the Council. The Council and Mayor should avoid immediate or protracted responses to citizen comments.*
- 3. Consent Agenda:**
 - 3.1 Resolution:** A resolution amending the text of a ballot question, summary and explanatory statement for an ordinance referred to the electors of the City declaring a ban on additional recreational marijuana retailers.
 - 3.2 Resolution:** A resolution approving a 3rd short-term extension of the exclusive franchise agreement with Waste Management of Oregon, Inc.
- 4. Motion:** A motion to approve Mt. Hood Cable Regulatory Commission's (MHCRC) 2024-2025 Annual Budget. – Jeff Dennerline, MHCRC Fairview Commissioner
- 5. Presentation:** A presentation by Mt. Hood Community College on a possible future bond measure – Dr. Lisa Skari, MHCC President, and Andrew Speer, MHCC Board Chair
- 6. Public Hearing / Ordinance (Introduced 6/11/24):** An ordinance amending the Park and Recreation Areas, Chapter 13.20 of the Troutdale Municipal Code providing for limitation of city liability under the Oregon Public Use of Lands Act. – Erich Mueller, Finance Director
- 7. Resolution:** A resolution providing for current Fiscal Year 2023-2024 Budget transfers and appropriation changes. – Erich Mueller, Finance Director
- 8. Staff Communications**

9. Council Communications

10. Adjournment



Randy Lauer, Mayor
Dated: June 19, 2024

Meeting Participation

The public may attend the meeting in person or via Zoom. Please email info@troutdaleoregon.gov by **5:00pm on Monday, June 24th** to request Zoom meeting access credentials. You may also submit written public comments via email to info@troutdaleoregon.gov no later than **5:00pm on Monday, June 24th**. City Council Regular Meetings are broadcast live on Comcast Cable Channel 30 (HD Channel 330) and Frontier Communications Channel 38 and replayed on the weekend following the meeting - Friday at 4:00pm and Sunday at 9:00pm.

Further information and copies of agenda packets are available at: Troutdale City Hall, 219 E. Historic Columbia River Hwy. Monday through Friday, 8:00 a.m. - 5:00 p.m.; on our Web Page www.troutdaleoregon.gov/meetings or call Sarah Skroch, City Recorder at 503-674-7258.

The meeting location is wheelchair accessible. A request for an interpreter for the hearing impaired or for other accommodations for persons with disabilities should be made at least 48 hours before the meeting to: Sarah Skroch, City Recorder 503-674-7258.

MINUTES
Troutdale City Council – Regular Meeting
Troutdale Police Community Center – Kellogg Room
234 SW Kendall Court
Troutdale, OR 97060

Tuesday, June 25, 2024 – 7:00PM

1. PLEDGE OF ALLEGIANCE, ROLL CALL, AGENDA UPDATE

Council President Ripma called the meeting to order at 7:03pm.

PRESENT: Council President Ripma, Councilor Caswell, Councilor Wunn, Councilor White, Councilor Wittren and Councilor Glantz.

ABSENT: Mayor Lauer (excused).

STAFF: Ray Young, City Manager; Kenda Rimes, Deputy City Recorder; Ed Trompke, City Attorney and Erich Mueller, Finance Director.

GUESTS: See Attached.

Council President Ripma asked for agenda updates.

Ray Young, City Manager, replied there are no updates.

2. PUBLIC COMMENT: Public comment on non-agenda and consent agenda items is welcome at this time.

Greg Handy, Troutdale resident, read from a self-prepared statement (attached as Exhibit A).

Paul Wilcox, Troutdale resident, read from a self-prepared statement (attached as Exhibit B).

3. CONSENT AGENDA:

3.1 RESOLUTION: A resolution amending the text of a ballot question, summary and explanatory statement for an ordinance referred to the electors of the City declaring a ban on additional recreational marijuana retailers.

3.2 RESOLUTION: A resolution approving a 3rd short-term extension of the exclusive franchise agreement with Waste Management of Oregon, Inc.

MOTION: Councilor Wunn moved to approve the consent agenda. Seconded by Councilor White.
Motion Passed 6-0.

4. MOTION: A motion to approve Mt. Hood Cable Regulatory Commission's (MHCRC) 2024-2025 Annual Budget.

Jeff Dennerline, City of Fairview's Representative for the MHCRC, stated he is filling in for Norm Thomas who was unable to attend but will be giving a more formal presentation in July. He stated the reason he is presenting tonight is to seek approval of the MHCRC fiscal year 2024-25 budget because it must be approved by all of the jurisdictions before July in accordance with the intergovernmental agreement. The MHCRC's proposed fiscal year 2024-25 fund budget should be in the council packet on page 6 of the budget document. It also includes the annual report and the goals and objectives for the coming year. He stated that the Commission voted at the last meeting on May 20th unanimously to recommend approval of the budget. Nearly all of MHCRC's resources are funds collected from the cable companies and the expenditures are the disbursement of those funds to the member jurisdictions, the community media centers and the community technology grant recipients. The City of Troutdale is projected to receive about \$32,474 from franchise fees next year. Through the IGA each jurisdiction agrees to fund a portion of the MHCRC's operating budget. Troutdale's allocation to the Commission operating budget is \$21,310 combined with contributions from the other jurisdictions. A total operating budget for the MHCRC is \$531,711 used primarily to support professional level staff. As revenues decline the Commission is relying on reserve and interest funds to supplement the budget to maintain current service levels. The Commission anticipates awarding roughly \$1 million in community technology grants this coming year and in the process of awarding almost \$2 million in grants this past year. In general, the grant project focuses on the use of media creation tools to create video content that addresses disparities, raise awareness and understanding of different cultures and increase civic participation.

Council President Ripma opened public comment.

None.

Council President Ripma closed public comment.

MOTION: Councilor Wittren moved to approve the Mt. Hood Cable Regulatory Commission's 2024-2025 Annual Budget. Seconded by Councilor White.

VOTE: Councilor Caswell – Yes; Councilor Wunn – Yes; Council President Ripma – Yes; Councilor White – Yes; Councilor Wittren and Councilor Glantz – Yes.

Motion passed 6-0.

5. PRESENTATION: A presentation by Mt. Hood Community College on a possible future bond measure.

Lisa Skari, Mt. Hood Community College President, and Andrew Speer, Board of Education Chair for Mt. Hood Community College, introduced themselves.

TROUTDALE CITY COUNCIL MINUTES

2 of 5

June 25, 2024

Exhibit A – Statement by Greg Handy

Exhibit B – Statement by Paul Wilcox

Exhibit C – MHCC Bond Presentation

Exhibit D – Statement by Paul Wilcox

Lisa Skari and Andrew Speer presented the MHCC Bond 2024 presentation (attach as Exhibit C).

Councilor White asked how many students are outside the district or international.

Lisa Skari replied that there are very few international students.

Councilor Wunn asked about what improvements would be done on the athletic facilities.

Lisa Skari stated they would like to put an enclosed cover over the outdoor pool so it could be used year-round. The softball fields do not have water or restrooms right now so they would like to add those to be consistent with what they have for men's baseball. The lockers and restrooms need improvements.

Council President Ripma stated he has always thought of the college as a great asset to Troutdale and he always votes yes on their bonds.

6. PUBLIC HEARING / ORDINANCE (Introduced 6/11/24): An ordinance amending the Park and Recreation Areas, Chapter 13.20 of the Troutdale Municipal Code providing for limitation of city liability under the Oregon Public Use of Lands Act.

Erich Mueller, Finance Director, gave a brief overview of the staff report.

Council President Ripma opened the public hearing at 7:57pm.

None.

Council President Ripma closed the public hearing at 7:58pm.

MOTION: Councilor Wunn moved to adopt an ordinance amending the Park and Recreation Areas, Chapter 13.20 of the Troutdale Municipal Code providing for limitation of city liability under the Oregon Public Use of Lands Act. Seconded by Councilor Wittren.

VOTE: Councilor Caswell – Yes; Councilor Wunn – Yes; Council President Ripma – Yes; Councilor White – Yes; Councilor Wittren and Councilor Glantz – Yes.

Motion passed 6-0.

7. RESOLUTION: A resolution providing for current Fiscal Year 2023-2024 budget transfers and appropriation changes.

Erich Mueller gave a brief overview of the staff report.

Council President Ripma opened public comment.

Paul Wilcox read a self-prepared statement (attached as Exhibit D).

Council President Ripma closed public comment.

MOTION: Councilor Wittren moved to approve the resolution providing for current Fiscal Year 2023-2024 Budget transfers and appropriation changes. Seconded by Councilor Wunn.

VOTE: Councilor Caswell – Yes; Councilor Wunn – Yes; Council President Ripma – Yes; Councilor White – Yes; Councilor Wittren and Councilor Glantz – Yes.

Motion passed 6-0.

8. STAFF COMMUNICATIONS

Ray Young provided the following staff communications:

- Next Council meeting is July 9th
- A couple of weeks ago was the recycling event. It was very popular and well received by the public. Along with the event there was also the yard debris recycling in the Sandee Palisades neighborhood and it was also very popular.

9. COUNCIL COMMUNICATIONS

Councilor Wunn stated that the City closes down at 8pm and it's a little disappointing. He would like it if businesses like the food carts could stay open until 10pm during the summer.

Councilor White wished everybody a happy and safe 4th of July.

Councilor Wittren stated he's looking forward to the next First Friday and all the events coming up.

Councilor Glantz stated one of the groups she represents Troutdale on is the RDPO, Regional Disaster Preparedness Organization, and last Friday they got the annual briefing on what to expect for forest fires this year. The good news is right now everything looks normal and there is no increased risk. Be safe for the 4th of July.

10. ADJOURNMENT

MOTION: Councilor Wittren moved to adjourn. Seconded by Councilor White. Motion passed unanimously.

Meeting adjourned at 8:14pm.



Randy Lauer, Mayor

Dated: August 28, 2024

ATTEST:



Kenda Rimes, Deputy City Recorder

Tuesday, June 25, 2024

[illegible]

June 25, 2024 City Council Meeting - Zoom Guests

Name (Original Name)	User Email	Join Time	Leave Time	Duration (Minutes)
Troutdale Conferencing	troutconf@troutdaleoregon.gov	6/25/2024 18:55	6/25/2024 18:57	3
Jeff Dennerline		6/25/2024 18:55	6/25/2024 19:26	31
MetroEast		6/25/2024 18:55	6/25/2024 20:14	80
Paul Wilcox		6/25/2024 18:55	6/25/2024 20:14	79
Douglas Imaralu BPS/MHCRC		6/25/2024 18:55	6/25/2024 19:25	31
speaker table		6/25/2024 18:55	6/25/2024 20:14	79
Alison Caswell		6/25/2024 18:55	6/25/2024 20:14	79
Jordan Wittren		6/25/2024 18:55	6/25/2024 20:14	79
Geoffrey Wunn		6/25/2024 18:56	6/25/2024 20:14	79
Sandy Glantz		6/25/2024 18:56	6/25/2024 20:14	78
Rebecca Gibbons, PBS/MHCRC (she/her)		6/25/2024 18:57	6/25/2024 19:26	30
Ryan - City of Troutdale		6/25/2024 18:57	6/25/2024 19:16	19
Lisa Skari (she/her) MHCC		6/25/2024 18:57	6/25/2024 19:51	54
Troutdale Conferencing	troutconf@troutdaleoregon.gov	6/25/2024 18:58	6/25/2024 20:14	77
Carol Reynolds		6/25/2024 18:58	6/25/2024 20:14	76
Troutdale Conferencing	troutconf@troutdaleoregon.gov	6/25/2024 18:59	6/25/2024 19:01	3
Troutdale Conferencing	troutconf@troutdaleoregon.gov	6/25/2024 19:01	6/25/2024 20:14	74
Kenda Rimes		6/25/2024 19:02	6/25/2024 20:14	73

Exhibit A

June 25, 2024 Council Meeting Minutes

TROUTDALE CITY MAYOR AND COUNCIL
219 EAST HISTORIC COLUMBIA RIVER HIGHWAY
TROUTDALE, OR 97060

June 25, 2024,

SUBJECT: Request for Council Response to March 2022 and January 2024 Letters

MAYOR AND COUNCIL,

Following recent correspondence with the Community Development Director, I received an invitation to tonight's Council Meeting. Since the City Manager "*manages communication with the Council*" I interpreted the invitation as another opportunity to appeal for a response from the Council to my March 2022 and January 2024 letters. Quoted by a Planning Commission Member "*we can do better*". I am cautiously optimistic that the Council can actually "*do better*".

The City Council has an obligation to communicate with the people it represents; to participate fully with mutual respect, to discuss, consider and respond to concerns, questions and recommendations brought to the Council's attention. The responsibility and authority for the proper management and supervision of the City has been questioned. The Council's obligation to thoroughly investigate and respond to those concerns, questions and recommendations is particularly important if the Council is interested in reducing risk and conflict and in strengthening public confidence in our government.

I submitted written concerns in March 2022 and again in January 2024. I have yet to receive any response to either. Multiple requests in May 2022, July 2022 and January 2024 have been ignored by Council. No reason has been provided by Council. It was suggested that I should have addressed any concerns through a land use appeal process. I chose not to file an appeal for reasons explained to the Community Development Director. The concerns, questions and recommendations would have been relevant in an appeal. But the effects from the concerns, questions and recommendations I raised for Council's review may, if left unchecked, occur in current and future developments.

My expectation for a discussion and participation within a respectful, professional framework has not been offered by Council nor has any other alternative been proposed. My numerous concerns, questions and recommendations submitted have been ignored, or dismissed with silence.

Again, I respectfully request the Council review and respond to the written information previously submitted to Council in March 2022 and January 2024.



Sincerely,
Greg Handy

Exhibit B

June 25, 2024 Council Meeting Minutes

Mayor and Councilors,

This is regarding the ballot measure Resolution on the consent agenda. I've already provided a red-line copy of the ballot measure to staff and Council noting typos in the document, so I won't go into those.

I do have a couple of additional comments regarding content. In paragraph four of the explanatory statement there's a reference to "the text of this ordinance". That should at least be identified by ordinance number 882 for anyone wanting to review it. The second is in paragraph five, which reads "If approved, this measure would prohibit recreational marijuana retailers from establishing new retail sales stores after March 14, 2023, within the City". The key word here is "new". Although I don't have documentation, I seem to recall Mr. Trompke at some point stating that the "grandfathering" of the current retailer applies to the location, not to that specific business. If the current owner were to leave, a "new" recreational marijuana retailer could move into the same location on that basis. It might make a difference to voters if there's the potential for retail marijuana to be available in Troutdale indefinitely while not sharing in the State sales tax proceeds.

Submitted by:

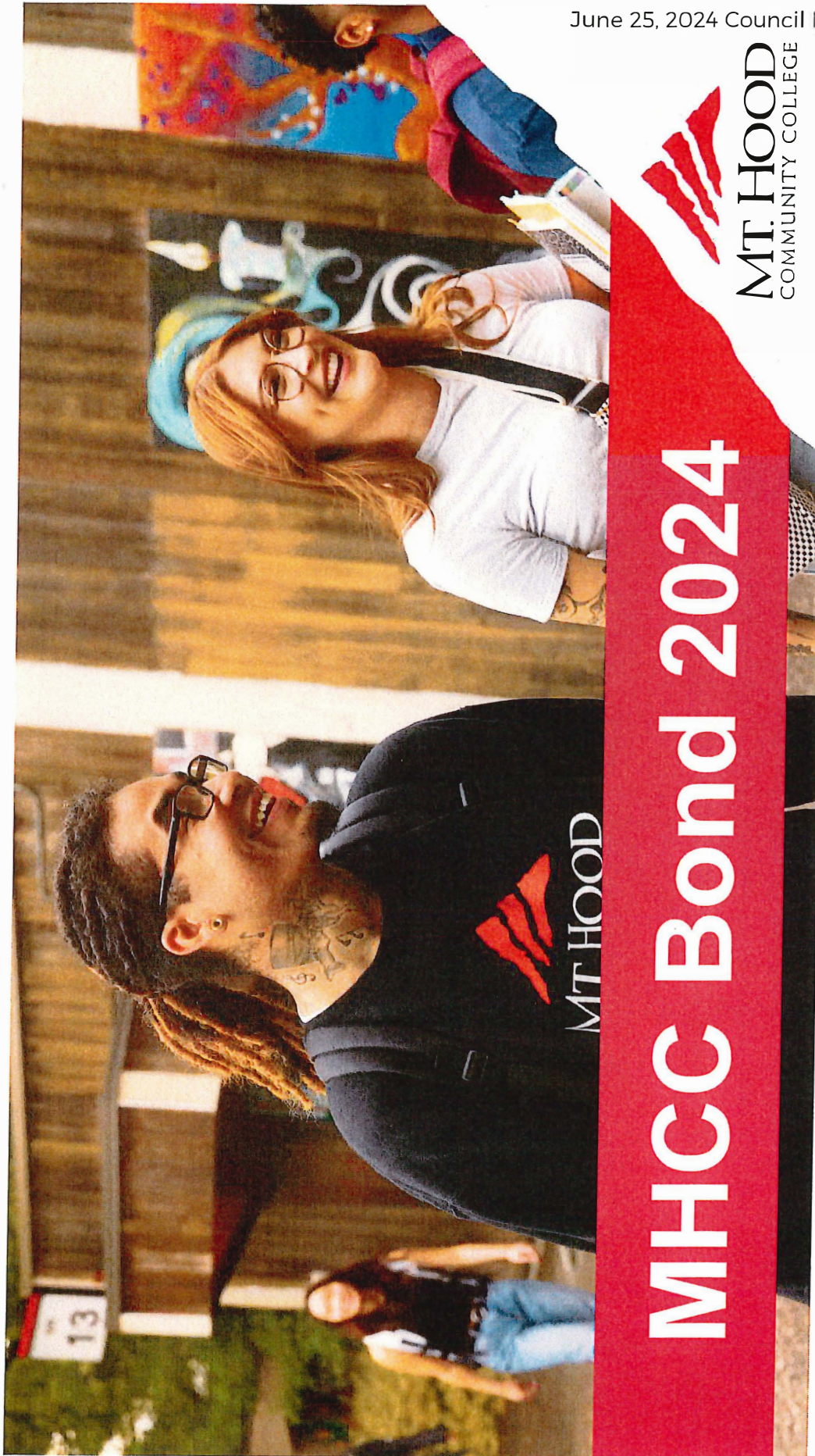
Paul Wilcox

Troutdale

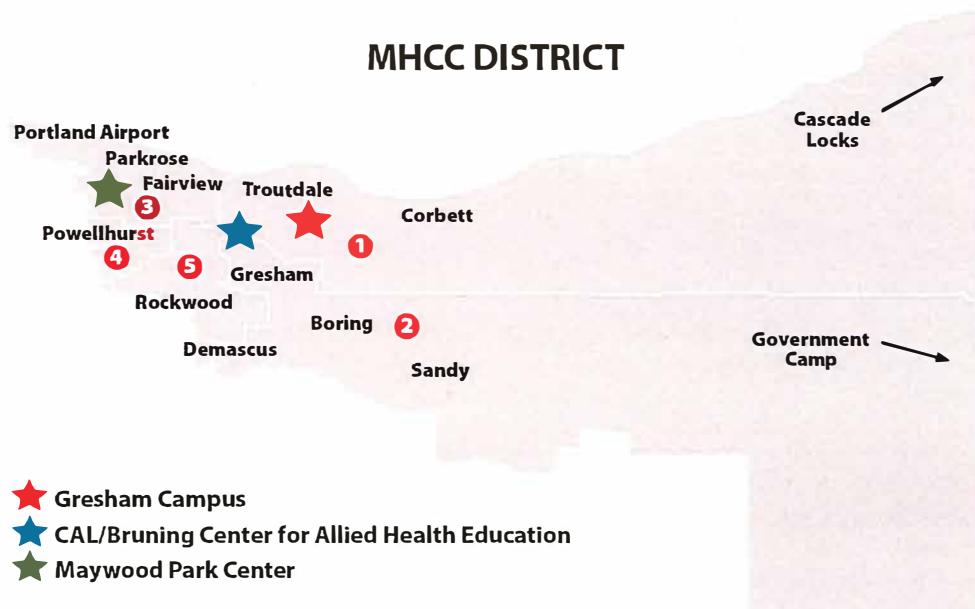
6/25/24

Exhibit C

June 25, 2024 Council Meeting Minutes



WHO WE ARE



- Founded in 1966
- Serves Multnomah, Hood River, and Clackamas counties
- 3 campuses
- 1,053 employees
- 950 square miles

WHO WE ARE

Programs

- Head Start
- High school dual credit
- Adult basic education, English as a Second Language, GED
- 100+ career technical programs
- Two-year transfer degrees
- Bachelor of applied science degree - Cybersecurity
- Community education
- Business training
- Apprenticeships



ACCOMPLISHMENTS

- 4th in the US for quality education at an affordable price
- More than a million students served
- \$423.4 million impact to our local economy each year



WalletHub®

Ranked 4th in WalletHub's
Top 25 Community Colleges



OUR STUDENTS

2022-2023 numbers

- 18,501 students
- 36% BIPOC
- 77% part-time
- Median age is 28



MHCC and TROUTDALE

790

Students

61

Employees

REYNOLDS HIGH SCHOOL and MHCC

Dual Enrolled Students <i>(Reynolds College Now)</i>		Students Enrolled <i>(Reynolds Graduates from any year excluding dual enrolled)</i>
2023-24	146	593
2022-23	134	637
2021-22	189	692
2020-21	160	713
2019-20	178	867

*Data as of mid-April, 2024

WHAT IS A BOND ELECTION?

Colleges can borrow funding to pay for the construction, expansion and renovation of grounds and buildings.

Voters must approve these funds through a bond election on the ballot.

MHCC is looking to put a bond measure on the November 2024 ballot.

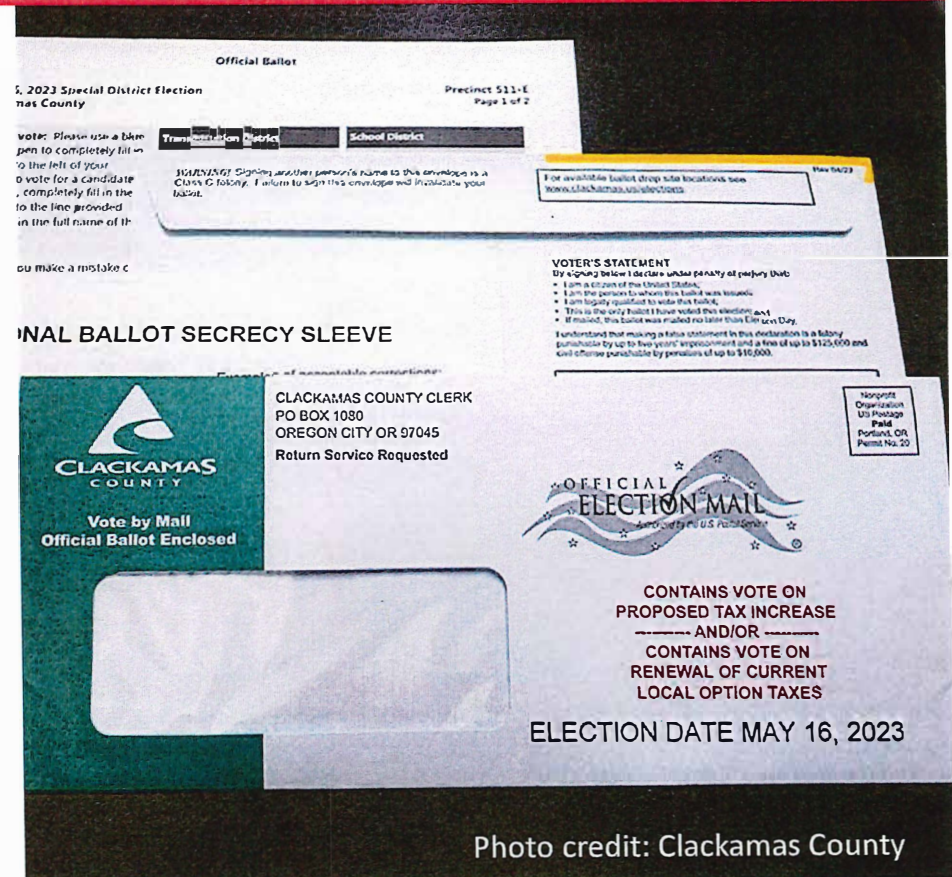


Photo credit: Clackamas County

DETERMINING THE 2024 PROPOSED BOND

Bond History

1965 Passed \$6.5 million

1974 Passed \$6 million

2024 Possible bond



DETERMINING THE 2024 PROPOSED BOND

Identifying the Need

- Strategic Plan
- Academic Plan
- Enrollment Plan
- Comprehensive Facility Plan

Total Need: \$201 million



DETERMINING THE 2024 PROPOSED BOND

Bond Development Work Group

Stayce Blume, Salvador Blume Properties LLC

Jonath Colon, Centro Cultural

Dan Corcoran, McDonald Wetle

Ana Gonzalez Munoz, Latino Network/Reynolds SD

James Hiu, Gresham Barlow School District

Mark Kralj, MHCC Foundation

Renee Laborde, Soroptimist International

Dan Malinaric, Microchip

Willy Myers, Columbia Pacific Building Trades

Ken Richardson, David Douglas School District

Jairo Rios-Campos, Play East!/City of Fairview

Dave Robertson, Port of Portland

Christine Sanders, Greater New Hope

Lisha Shrestha, Division Midway

Ashton Simpson, Metro Council

Patricia Smith, Soroptimist International

Bess Wills, Gresham Ford

Pualani Derman, FT faculty (MHCC)

Dawn Loomis, Community Education and Workforce Dev.,
Apprenticeships (MHCC)

Jennifer McNeil, Career Planning Center (MHCC)

Colleen Meacham, Head Start (MHCC)

Emily Phoun, ASMHCC (student) Vice President

Marilyn Pitts, PT faculty (MHCC)

Lisa Skari, MHCC President

Al Sigala, VP College Advancement

Jennifer DeMent, VP Finance and Administration

Andrew Speer, MHCC Board Chair

Diane McKeel, MHCC Board Vice Chair

Annette Mattson, MHCC Board Member

Jeremy Wright, Wright Public Affairs

Sarah Lechner, Coraggio Group

Ben Patinkin, Patinkin Research

THEMES AND PROJECTS:

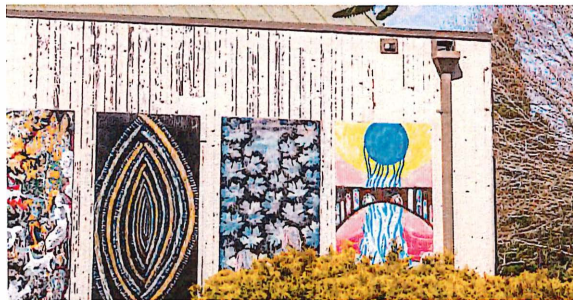
The bond will positively impact our community and students in three ways



PREPARE



Prepare students for success by creating learning spaces that are safe and offer cross disciplinary training



INVEST



Invest in needed long term repairs, update and maintain assets



CONNECT



Connect the college with our community

Total Proposed Bond Measure: \$131 Million

PREPARE:

Prepare students for success by creating learning spaces that are safe and offer cross disciplinary training



Establish a Center for Health Professions

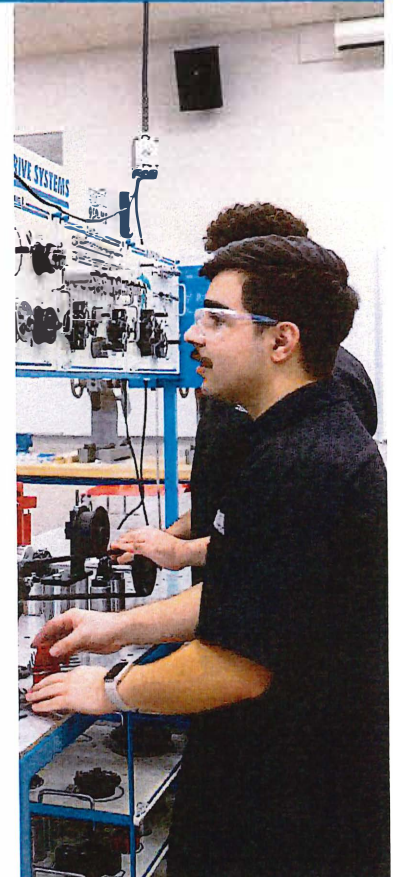
- Supports some of the most in-demand programs
- Re-purposes existing space to create a Center for Health Professions
- Improves collaboration, training, and cross-disciplinary learning

Modernize Science Labs

- Ensures safety
- Provides technology to help students engage with subject matter
- Supports student completion as part of the skilled workforce.

Securing the safety of students and staff

- Improves safety and security on all three campuses
 - Lockdown abilities
 - Fire safety
 - Seismic retrofit
- Increases accessibility for people with disabilities



INVEST: Invest in needed long term repairs, update and maintain assets

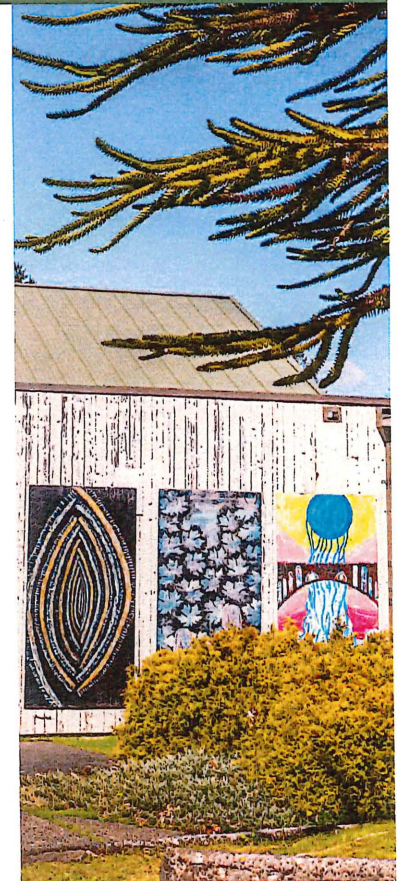


Renovate Aging Learning Spaces

- Renovates student study and interior spaces
- Modernizes learning spaces for today's hybrid and online learning needs

Update, Repair and Preserve College Assets

- Updates, maintains, and repairs aging facilities
- Upgrades our aging computer labs and networks
- Installs energy efficiency upgrades
- Replaces outdated and inefficient central heating and cooling components



CONNECT: Connect the college with our community



Athletic and Community Pool Improvements

- Addresses community needs
- Updates athletic facilities to ensure equal athletic opportunities
- Installs retractable cover to allow for year-round use
 - Brings events to East County
 - Leverages state and local contributions

Accessibility

- Ensures every student, staff, and visitor has access MHCC campus
- Improves existing elevators
- Makes all toilets on campus accessible



BOND MEASURE COST

Total bond proposal: \$131 Million

Estimated cost =
25 cents/\$1,000 of assessed value.

Average assessed house in district
= \$5 a month



BOND TIMELINE

1

Initial Internal Planning

2

Comprehensive Bond Planning and Development

3

Community Input – “Tell Us What You Think”

4

Board Action – to Place on Ballot

5

Bond Campaign – Educate, Motivate and Inspire



FEEDBACK:

Bond@mhcc.edu



Exhibit D

June 25, 2024 Council Meeting Minutes

Mayor and Councilors,

A recurring refrain in the transfer descriptions is “unanticipated and necessary”. I can see that something like the HVAC repair for the police building would fit the bill, but I question some other transfers that had existing amounts already budgeted. In particular, I’m looking at the last paragraph on page three and first paragraph on page four which read “Budget transfer from Contingency to the Tourism and Economic Development division to provide for the unanticipated and necessary additional expenses associated with \$28,000 of community events costs for First Fridays in 2023, Tree Lighting and Windy Wonderland 2023 events, \$7,000 for additional interest expense for internal loan repayment to the Parks Improvement Fund for the Depot Visitors Center remodeling, and \$17,000 for additional Visitors Center Greeter labor cost.”

And, “Budget transfer from Contingency to the Community Services division (Recreation Program) to provide for the unanticipated and necessary additional expenses associated with \$15,000 recreation community events costs of Movies in the Park and Holiday Movie 2023 events.”

Nearly all of these had existing amounts as line item budget entries. On page 59, Movies in the Park is allocated \$15,000. On page 106, Visitor Center Greeters shows just over \$34,000. On page 108, Community Events shows a total available of \$70,000.

If I’m reading the information provided correctly, it appears that in at least these areas the amounts budgeted were grossly underestimated considering the amounts now required from Contingency.

Submitted by:

Paul Wilcox

Troutdale

6/25/25