

CITY OF PILOT ROCK

REGULAR COUNCIL MEETING

APRIL 20, 2010

6:00 pm WORK SESSION

7:00 PM

ROLL

The work session began at 6:00 PM. Council members present were John Standley, Shawna Kirk, Nancy Lankford, and Virginia Carnes. Also present were Jackie Carey, Steve Draper, Darren Richman, Jim Carey, John Taylor, Loraine Greene and Mary Lue Slabik.

The work session was scheduled to discuss marketing the City's industrial property. Public Works Supervisor Draper would like the City to retain the west side of the railroad tracks, which would include; triangle area, burn pile, bark company area, north well No. 3 and south well No. 4.

Councilor John Standley is not in a big rush to dispense of the pasture property. Draper advised that the Port of Umatilla charges \$10,000-\$30,000 per acre to sell depending on if the property is developed and how many jobs it will recreate. They lease property at \$150 per acre.

Port of Morrow sells property at \$15,000-\$45,000 and leases property for \$300 per acre. Pendleton sells property at \$20,000 undeveloped and \$40,000 if it is developed with water and sewer. We are presently charging the bark company \$300 per acre.

John Taylor suggested getting a credit report, financial report, list the property as an open listing, and if an interested party wants to purchase the property they pay the realtor.

Councilor Lankford would like to know the cost for site certification. The Council would like a summary with options. They would like a cost estimate for Well No. 4. They would like to see the information the City has compiled on the industrial property.

It was decided to have another work session at 6PM on May 4<sup>th</sup>, prior to the Council meeting. The work session ended at 6:46 PM.

A. CALL TO ORDER

The meeting was called to order by Mayor Virginia Carnes at 7:00 PM. Council members present were John Standley, Nancy Lankford, Michael Baleztena, and Shawna Kirk. Also present were City Recorder Jackie Carey, Chief Darren Richman, Public

Works Supervisor Steve Draper, Loraine Greene, Jim Carey, John Taylor, Samantha Tipler, Mary Lue Slabik, Bill Woodfin, Linda Woodfin, Dawn Alderman, Emily Bennett, Randy Schuening, George Hall, Jennifer Gillespie, Karen Gillespie, Ryan Hulce, Bill Liebe, Lynn Liebe, Glen Snively, Rich Rowe, Misty Rowe, Don Hill, Linda Hill, Kim Coiner, Angela Nolan, Tony Nolan, Mike Nelson, Gary Hale, Karen Bopp, Teri Porter, Linda Morgan, and Sue Martin.

#### B. INVOCATION

Mike Nelson gave the invocation.

#### C. PLEDGE OF ALLEGIANCE

#### D. APPEARANCE OF INTERESTED CITIZENS

Loraine Greene had questions about the water project and the \$250,000 loan. Recorder Carey gave her printouts regarding the loan and the water project.

John Taylor addressed the Council regarding the petitions people signed against the planters on Main and Alder Streets. Taylor stated the petitions had 200 signatures. Taylor stated in Paul Koch's memo of September 28, 2009, he advised the sidewalks and paving would be done first. Taylor questioned the \$35,000 from Mocon for paving. Taylor wanted to know where it is written that the General Fund and Water Fund cannot be transferred.

Don Hill stated on Saturday night 2 men with tattoos approached a residence on SW Birch at 9:15 PM imposing as vacuum salesmen. The resident called County dispatch and they were advised the City had no officer on duty. Chief Richman advised he was on call because Officer LeGore took the day off. Richman stated he did not receive a call from Dispatch. Hill stated the resident told him that Dispatch told them there has been home invasion and burglary in the county.

Mayor Carnes has the petitions against the planters. She advised some of the signatures are of children that don't even drive.

George Hall stated the Council voted for the planters. Hall's concern is the drainage issues, because of the angle of the street. Linda Hill was concerned about the parking of long pickups making it difficult to drive between the pickup and the planters. Mayor Carnes advised one of the reason for the planters was for traffic control, to slow drivers down.

Councilor Kirk stated the Downtown Association put together a Master Plan for the downtown area. They placed benches on Main Street at no cost to the City. They had several meetings showing their Plan. They also met with business owners on the

placement of the planters. Mayor Carnes read the minutes of July 7, 2009, when the Council approved the Master Plan. The traffic cones were placed prior to the planters being installed.

Glen Snively addressed the Council regarding placing flags on Main Street. He stated he asked ODOT if he could place flags on Main Street and they told him no. Draper stated ODOT does not own Main Street and Alder Street. It would be a City decision.

Bill Woodfin stated he would work with Snively regarding the flags on Main Street. Woodfin stated the City is negotiating with 2 businesses to come to Pilot Rock this summer. He feels the appearance of the community is critical. It needs to look good. The Downtown Association is not lending on the City. Hatley, Kinzua and Boise Cascade are funding this beautification. Woodfin advised a lowboy truck made it fine on Main Street.

Taylor wanted to know who is going to maintain the planters. Kirk stated the Downtown Association. Low maintenance plants are being planted.

Lankford was concern about the runoff and drainage aspect. Draper advised the sidewalks will be raised to deal with the drainage. Hall wanted to make sure the road design addresses the ADA standards. If the road is not design correctly the water will go into the laundry mat and the store.

Standley stated the Council will need just cause before they will remove the planters. They look nice.

## E. PRESENTATIONS

None

## F.1 VACANCIES

Mayor Carnes read Budget Member Stewart Harp's resignation from the Budget Committee effective April 13, 2010. Mayor Carnes also read the resignation from Kacie Moss from the City Council effective immediately. On a motion by Kirk and seconded by Baleztana the Council accepted the resignations.

On a motion by Standley and seconded by Lankford the appointed Dawn Alderman to the Council vacancy left by George Hall. All members present voted yes. City Recorder Carey administered the Oath of Office to Dawn Alderman.

On a motion by Lankford and seconded by Baleztana the Council appointed George Hall to the Budget Committee. All members present voted yes.

## F.2 BUDGET FUNDING

In the past the Council has given direction for the Department Heads to follow during the budget proposals. During the recent budget meeting there was confusion about establishing the proposed budget. In the staff report the Department Heads asked for direction from the Council in regards to clear and concise direction on the funding for the budget. Staff gave the Council four options to choose from. The staff's recommendation Option 4 was as follows: \$.50 raise in water for loan on the water project; \$.75 raise in sewer rate to maintain current level of service due to not being raised for 2 years; Public safety surcharge \$6.00; and change the medical plan for a 1.3% premium increase from last year instead of the 8% increase in budget.

Hall stated the Budget Committee does not determine the city services provided, that is a Council decision. Snively asked if the police department has to be funded by the General Fund.

On a motion by Standley and seconded by Kirk the Council approved Option 4. Loraine Greene wanted to know if the Council would bring those figures to the Budget Committee. The Council stated they would. All members present voted yes.

Misty Rowe addressed the Council regarding the funding of the 3<sup>rd</sup> officer. She stated she is in favor of the surcharge as well as several other people who are present at the meeting. Misty said we need to take care of our own. She advised most people spend more money on a Latte then they would on the surcharge. If they need to save money they should spend less on their cable or satellite bill not public safety.

## F.3 HATLEY ANNEXATION

The subject property is located off of Stock Drive Road. The property is owned by Jim, Evelyn, and Jerry Hatley. If approved, this action will result in the Annexation of 7.35 acres of land into the City of Pilot Rock. The zoning of the property will be R-2 Limited Residential. Hatley's signed Consent to Annex. To complete the annexation process the City needs to approve an ordinance. Ordinance No. 539 has been presented to the Council for their approval as well as being available for public review.

Mayor Carnes read Ordinance No. 539 in title. Councilor Standley declared a potential conflict of interest because Hatley is a renter. The Council did not feel there was a conflict of interest. On a motion by Baleztena and seconded by Standley the Council approved the 1<sup>st</sup> reading of Ordinance No. 539. All members present voted yes. On a motion by Kirk and seconded by Lankford the Council approved the 2<sup>nd</sup> reading of Ordinance No. 539. All members present voted yes. On a motion by Kirk and seconded by Baleztena the Council approved the 3<sup>rd</sup> and final reading of Ordinance No. 539. All members present voted yes. This ordinance was passed with an emergency clause so it becomes effective immediately.

#### F.4 BYRNES ANNEXATION

The subject property is located off of NW Cedar. The property is owned by Jim and Sam Byrnes. If approved, this action will result in the Annexation of .58 acres of land into the City of Pilot Rock. The zoning of the property will be M-2 Heavy Industrial. Byrnes' signed Consent to Annex. To complete the annexation process the City needs to approve an ordinance. Ordinance No. 540 has been presented to the Council for their approval as well as being available for public review.

Mayor Carnes read Ordinance No. 540 in title. On a motion by Standley and seconded by Baleztena the Council approved the 1<sup>st</sup> reading of Ordinance No. 540. All members present voted yes. On a motion by Lankford and seconded by Kirk the Council approved the 2<sup>nd</sup> reading of Ordinance No. 540. All members present voted yes. On a motion by Kirk and seconded by Baleztena the Council approved the 3<sup>rd</sup> and final reading of Ordinance No. 540. All members present voted yes. This ordinance was passed with an emergency clause so it becomes effective immediately.

#### F.5 ROCKET ESPRESSO LEASE

Janet and Daniel Stewart are the new owners of Rocket Espresso. They are requesting a lease for one year commencing on May 1, 2010, at \$150 per month. On a motion by Baleztena and seconded by Kirk the Council approved the Rocket Espresso lease with the Stewarts. All members present voted yes.

#### G.1 DEPARTMENT HEAD REPORTS

The Council had no questions regarding the Department Reports.

#### G.2 COUNCIL CHAMBERS

Recorder Carey advised she made the changes the Council suggested at the last meeting, which was to move Group 2 as an exempt from fees. The Council had no other changes so the guidelines will be placed on the next agenda as an action item.

#### G.3 LOCAP LOAN

Carey advised she is waiting on the sample resolution from LOCAP. She should have it by the next council meeting.

#### H. CONSENT CALENDAR

On a motion by Kirk and seconded by Baleztena the Council approved the Consent Calendar. All members present voted yes.

I. COUNCIL COMMENTS

Mayor Carnes advised the Food Pantry has moved out of the Council Chamber building.

Councilor Kirk advised the Downtown Association will pay for the community cleanup. It will be funded privately. Cleanup day will be May 15 and the senior and disabled cleanup day will be May 12<sup>th</sup>.

J. EXECUTIVE SESSION

The Council went into executive session under ORS 192.660 (2)(e) Real Property at 8:44 PM. Councilor Kirk declared a conflict of interest and left the meeting. The Council came out of Executive Session at 9:08 PM. Kirk returned to the meeting.

On a motion by Lankford and seconded by Baleztena the Council will proceed with legal action to collect monies owed to the City. All members present voted yes.

K. ADJOURNMENT

The meeting was adjourned at 9:10 PM.

APPROVED \_\_\_\_\_

ATTEST \_\_\_\_\_

