

**TOLEDO CITY COUNCIL MINUTES
WORK SESSION
April 10, 2018**

Council President Terri Strom called the meeting to order at 6: 15 PM. Councilors present: Bill Dalbey, Deanne Dunlap, Michelle Johnson, Joshua Smith.
Councilors Absent: Mayor Billie Jo Smith, Jackie Kaufman (arrived at 6:37 PM)

Staff present: City Manager (CM) Craig Martin, City Attorney (CA) David Robinson, Public Works Director (PWD) Michael Adams, Library Director (LD) Deborah Trusty.

Visitors present: Polly Chavarria, Stuart Strom, Nancy Bryant, Bud Shoemake – Port of Toledo

Visitors/Public Comment

None.

Discussion and Information Items

Committee Updates

None

Port of Toledo – Altree Lane and boatyard Development – Bud Shoemake Port of Toledo

CM Martin introduced Bud Shoemake Port of Toledo Manager who gave presentation on the development activity to expand the Port of Toledo Commercial Boat Hauling facility. Mr. Shoemake explained the next phase of the development is to construct a large enclosure that will allow for maintenance operations including fabricating and painting to be conducted in a contained space for safety and environmental benefits. The Building will need to be constructed on a portion of property that is owned by the City of Toledo that was donated to the City several years ago by the Port public access to a commercial development on Port property. Mr. Shoemake explained the history of how the property transferred to the City and the need for the City to consider re-conveying the property back to the Port to allow for construction of the new boat repair enclosure. The completion of the Boatyard expansion project will also require the relocation of the existing six-inch (6”) City Water supply line that crosses the property and supplies potable water to the Port property as well as one private residence adjacent to the Port facility.

Eventual plans will include upsizing the water supply line as well as extending City sewer services to Boatyard Facility as the facility is currently operating on an existing septic system. Councilor Dalbey asked if the grant application could be a joint application and if that would help with the success of the grant. Mr. Shoemake indicated the Port would continue to work cooperatively with the City on the project including the grant applications for design work. Mr. Shoemake indicated the Port will continue to work with the city to secure grant funding for the infrastructure improvements for both water and sewer including an upcoming grant application regarding engineering and design services to expand the water supply line as well as to design extending the City Sewer System to service the property.

CM Martin indicated the need for the city to consider either abandoning the existing water line or relocating the existing line to allow for the construction of maintenance building/enclosure on the property. Relocation of the line is also an option but neither entity has funding available currently to do the relocation so the abandonment of the line with an agreement between the Port and the City to have the Port relocate the line at a later date seems the most desirable option at this time.

CM Martin asked for the Port to bring forward a proposal for the City to consider that would include vacation of the existing City water line and the conveyance of the Altree lane parcel to the Port of Toledo. Mr. Shoemake indicated he would put together a written proposal that the City could consider regarding the vacation waterline and Altree Lane.

Lincoln County Commons/Fair Grounds – Councilor Bill Dalbey

Councilor Dalbey stated he would like the Council to discuss consideration of the concept of the Lincoln County Fair programs and activities relocating to the City of Toledo Industrial Property as was suggested by citizen at the March 31, 2018 City Council Goal Setting session. He further state he feels the relocation of the Fair activities to the Toledo area could be an economic benefit to the community and that the City should consider the opportunity that may or may not come to fruition given the current master planning process regarding the Fairgrounds and proposed Commons development.

Councilor Johnson indicated the City had previously been considering another use for the Toledo Industrial Park Property and asked regarding the status of that possible use. CM Martin indicated the adjacent property to the Industrial Park has been sold and the purchaser (Dahl Sanitation) may still be interested in considering the acquiring the Toledo Industrial Park property.

Councilor Johnson inquired about the new FEMA Floodplain mapping and regulations and what affect they could have on the Toledo Industrial Property as it relates to future uses. CM Martin indicated the new regulations are still pending and will most likely be a limiting factor in the future sue of the TIP property regardless of who or what use ends up on the property.

Bud Shoemake commented in support of the City considering the possibility of relocating fair activities to Toledo. He is supportive of the City considering this opportunity given the availability of other City land in the proximity to the TIP including Memorial Field as well as the Port's Waterfront Park facility. Mr. Shoemake indicated there would be public meeting in Depoe Bay Wednesday April 11, 2018 to take further comment regarding the Fairgrounds and county commons Master plan.

Councilor Johnson expressed a desire to see something positive happen with the TIP property since it has been underutilized for many years.

After further discussion, the Council agreed by consensus to keep the possibility of considering the opportunity of the fair operations being relocated to Toledo and learning more about this opportunity as the current County Master Planning process moves forward. Councilor Dalbey indicated he would attend the public meeting and report back to the Council on what is discussed regarding the Fairgrounds/County Commons master planning process.

LOC Training – Craig Martin City Manager

CM Martin indicated this was an optional training topic that he had suggested be included as part of the work session discussion and suggested the Council consider taking this up as a regular part of future work sessions.

CM Martin distributed copies of informational flyers of an upcoming Regional Accelerator Innovation Network (R.A.I.N.) startup business seminar scheduled for Depoe Bay.

CM Martin indicated he will be attending the Regional Housing Workshop on Thursday April 12, 2018 in Newport. Councilor Dalby indicated he would likely also be attending.

Additional Council Comments:

Councilor Dalbey thanked the Council for having the discussion regarding the Lincoln County Fairgrounds/County Commons opportunity.

Councilor Dunlap reported the next Downtown Neighborhood Watch meeting is April 17, 2018 at 5:30 PM at the Toledo Public Safety building. She also indicated she will be participating in a “ride along” event with the Police Department on an upcoming Friday evening.

City Manager Comments:

No further comments.

Adjournment:

Council President Strom adjourned the meeting at 7:42 PM

ATTEST:

APPROVE:

/s/City Manager

/s/Mayor