

TOLEDO CITY COUNCIL

Work Session

January 22, 2020

6:00 p.m.

1. CALL TO ORDER

Mayor Rod Cross called the meeting to order at 6:04 p.m.

Present	Absent	
<u>X</u>		<u>Mayor Rod Cross</u>
	<u>X</u>	<u>Council President Joshua Smith</u>
<u>X</u>		<u>Councilor Jackie Kauffman</u>
	<u>X</u>	<u>Councilor Heather Jukich</u>
<u>X</u>		<u>Councilor Bill Dalbey</u>
<u>X</u>		<u>Councilor Stu Strom</u>
<u>X</u>		<u>Councilor Betty Kamikawa</u>

Staff present: City Manager Pro Tem (CM) Wes Hare, Finance Director (FD) Judy Richter, City Recorder (CR) Lisa Figueroa, Police Chief (PC) Mike Pace, City Attorney (CA) David Robinson,

Visitors present: Tim Gross

2. VISITORS/PUBLIC COMMENT

There were no visitor comments.

3. PRESENTATION

City of Newport Public Works Director Tim Gross provided a presentation in regards to their Big Creek Dam project. He indicated the population of Newport fluctuates and could have up to 50-60,000 at certain times of the year. He indicated the fishing industry is the largest consumer of water for Newport, using up to 50% of the water supply. He said in 2018-2019 they pumped nearly 830 million gallons and approximately 580 million of that came from the Siletz River intake station. He provided background information about Big Creek Dam and commented on the potential health and safety issues in the event of an emergency. He indicated the state advised the City of Newport to consider relocating the water supply. He provided examples of different types of dams and a conceptual design of the dam. He said the improvements would cost approximately \$75-80 million dollars. He noted the City has an outreach program called 'Save our Supply' to help educate the community about the project. He clarified Newport is not seeking financial assistance from Toledo but wanted to inform Toledo about their project and expressed appreciation if Toledo were to advocate for Newport and support them in the future.

The Council recessed at 6:50 for a short break and reconvened the meeting at 7:00 p.m.

4. DISCUSSION AND DECISION ITEMS

Public Hearing in regards to the disposition and sale of City property; the Toledo Industrial Park

CA Robinson summarized the Council Report. He said the City had an appraisal completed on the Toledo Industrial Property (TIP) in 2018. He referenced Toledo Municipal Code (TMC) Section 3.12.060(B), which stipulates the conditions of the Public Hearing notice and indicated the Newport News Times failed to publicize the second notice. He recommended the Council continue

the Public Hearing to the next Council meeting on February 5, 2020. He indicated CM Hare received another letter of interest and noted he would advise them of the hearing on February 5. He said staff will need direction as to how the Council would like to proceed.

Mayor Cross opened the Public Hearing at 7:06 p.m. and reviewed the Public Hearing process. He asked Council members if they wish to declare any conflicts of interest or ex parte contacts. After hearing no comments, Mayor Cross opened the floor for public testimony.

Bud Shoemake, Port of Toledo Manager expressed concern over whomever purchases that property and expressed interest that they develop it to its full potential. He commented the Port does not have City sewer on their side of the bridge. He said they received a grant to get sewer to the boatyard, the industrial park and two houses and have been working with Public Works on the process.

CA Robinson indicated the property is within 100-feet of railroad Right-of-Way and Oregon Revised Statutes 271.310.3(A) requires the City to provide the railway 30 days' notice.

It was moved and seconded (Dalbey/Kamikawa) to continue the Public Hearing to February 5, 2020 and the motion carried unanimously.

5. DISCUSSION AND DECISION ITEMS

Discuss Sign Regulations within the Commercial Zoning District

Mayor Cross indicated he has heard several complaints about multiple large signs within the City. He said the Council has been asked to consider a sign ordinance and included there is a sign code overlay along Main Street. He noted there is no sign code within the Commercial Zoning District. The Council discussed the issue and several Councilors indicated they would like to consider a sign ordinance. CM Hare noted Contract Planner Peterson is willing to review and compare sign codes in other jurisdictions. CM Hare indicated staff would review and prepare a draft sign code, which would go before the Planning Commission for consideration and then it would go to the Council for adoption. There was a consensus of the Council to pursue the possibility of a commercial sign code.

Request for Council authorization to contract with HR Answers for a Classification/Compensation & Pay Equity Study

FD Richter provided the Council report. The Council inquired whether the job descriptions should be prepared in house rather than contract it out. FD Richter responded there is not enough staff to manage that project and answered other clarification questions.

It was moved and seconded (Dalbey/Strom) to authorize the City Manager to contract with HR Answers for a Classification/Compensation & Pay Equity Study in an amount not to exceed \$25,000 without further Council approval and the motion carried unanimously.

Request for Council authorization to replace sewer line on Dahl Disposal property to reduce inflow and infiltration

CM Hare summarized the Council report and indicated the City can eliminate some inflow and infiltration (I&I) and maintenance costs associated with the sewer line under Memorial Field. He said in order to do that, Dahl Disposal Service would need another location to connect into and would need to install a pump. He said the cost to change the connection is approximately \$18,000 and Dahl Disposal has offered to pay half of the costs. CM Hare said the project and costs are

within the City Manager's purchase authority but he wanted to bring it before the Council because of the unique situation.

It was moved and seconded (Kauffman/Kamikawa) to approve an agreement with Dahl Disposal to replace an existing sewer line to reduce inflow and infiltration into the City's sanitary sewer system and the motion carried unanimously.

6. REPORTS AND COMMENTS

FD Richter answered clarification questions in regards to the quarterly financial reports and expenses from the Fire Department.

CM Hare reported there are currently 20 applications submitted for the City Manager position. He said Mill Creek Dam just had an annual inspection and passed, however, they recommended the City update the Maintenance Plan. There was discussion about whether the City needs to plan for improvements to the dam.

PC Pace said he met with the Engineer for the Public Safety Building and it was a very productive meeting.

CR Figueroa reported the Council will meet in a joint meeting with the Port of Toledo Commission in February.

Councilor Strom said he attended the Master Gardner's meeting at the Fire Department and said it was very informative because they discussed native species and suggested the City consider using native species within Toledo.

Councilor Kamikawa expressed concern on the safety of the crosswalks in town. PC Pace suggested the crosswalks get re-stripped and install additional signage in front of crosswalks.

Mayor Cross said the MidCoast Watershed Partnership meeting was this week and they were finishing up Phase 2 of the partnership planning sessions. He said they hoped to complete their problem issue goal statements by May. He said he spoke with Sheila Stiley of Northwest Coastal Housing, who indicated that they will have results in a couple of weeks in regards to their funding request for the apartment complex. He reported on the Toledo Boys Basketball team, who are number one in the state and said the boys and girls wrestling teams are doing well this year.

7. ADJOURNMENT

The work session adjourned at 8:30 p.m.

ATTEST:

APPROVE:

/s/City Recorder Lisa Figueroa

/s/Mayor Rod Cross