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Regular City Council Meeting  
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MINUTES

REGULAR COUNCIL MEETING  
OF  
July 10, 2017  
5:30 p.m.

THE DALLES CITY HALL  
313 COURT STREET  
THE DALLES, OREGON

**PRESIDING:** Mayor Stephen Lawrence

**COUNCIL PRESENT:** Russ Brown, Taner Elliott, Linda Miller, Darcy Long-Curtiss,  
Timothy McGlothlin

**COUNCIL ABSENT:** None

**STAFF PRESENT:** City Manager Julie Krueger, City Attorney Gene Parker, City Clerk  
Izetta Grossman, Finance Director Angie Wilson, Planning  
Director Steve Harris, Public Works Director Dave Anderson,  
Police Chief Patrick Ashmore, Human Resources Director Daniel  
Hunter, Assistant to the City Manager Matthew Klebes

**CALL TO ORDER**

The meeting was called to order by Mayor Lawrence at 5:28 p.m.

**ROLL CALL**

Roll call was conducted by City Clerk Grossman, all Councilors present.

**PLEDGE OF ALLEGIANCE**

Mayor Lawrence invited the audience to join in the Pledge of Allegiance.

**APPROVAL OF AGENDA**

It was moved by Miller and seconded by Long-Curtiss to approve the agenda as submitted. The motion carried unanimously.

**PRESENTATIONS/PROCLAMATIONS**

Main Street Program Report – Jeremiah Paulson, Executive Director

Jeremiah Paulson presented an update of the Main Street Program activities (see attached).

He said that Bunny Henningsen had been hired as the Ship Tourism Coordinator. He said she had hit the ground running.

Mayor Lawrence said he had met Bunny and she was from the travel industry.

**AUDIENCE PARTICIPATION**

Mike Allegre and Michael Springston representing the Oregon Veteran's Home presented a letter (attached) asking City Council to consider funding a weather camera and possibly assisting with the monthly broadband charges. They said KGW would install the equipment.

Council asked them to bring the issue back to Council in September with firm figures for funds begin requested.

Springston reported that the Oregon's Veterans home was undergoing a remodel. He said it was a complete facelift, with an expected completion date of June 2018.

Nolan Hare representing Fort Dalles Fourth reported that the event was the most successful to date. He said they had 40 sponsors and were fully funded. He said the committee was thinking of keeping the event on the Saturday before the Fourth of July.

Mayor Lawrence commended all the volunteers that work on the event.

Victor Johnson, 313 West Fourth Street, said as someone who puts on events he wanted to commend the Fort Dalles Fourth Committee. He said events have many moving pieces and the event was well run. He said The Dalles is a very diverse community and it was always difficult to appeal to the majority. He said he saw the whole community represented at the fireworks and concert. Johnson said he studies the science of happiness and it includes multi-generational events, where everyone can participate regardless of ability to pay. He said The Dalles needs more of these kinds of events, they are important.

**CITY MANAGER REPORT**

City Manager Krueger said a Councilor had asked her how the Fire Training Tower construction was coming along. She said she was informed today that the construction was to begin this week.

Krueger said she would be out of town the rest of the week at the Oregon City/County Management Association Conference in Bend.

**CITY ATTORNEY REPORT**

City Attorney Parker said he would be bringing the CenturyLink Franchise agreement to Council in September. He said he was watching the Public Contracting Bill.

Parker said he would be on vacation the week of July 10, and July 24 through August 4. He said he would be attending the Council Meetings.

**CITY COUNCIL REPORTS**

Councilor Brown said he would like to see the RiverFront Trail Board reimburse the City for the funds the City has to repay for the grant.

City Manager Julie Krueger said the RiverFront Trail group has some funds available and are working with the City in this regard.

Councilor Long-Curtiss reported on attending the Fort Dalles Fourth events.

Councilor McGlothlin submitted a written report (attached).

Councilor Miller reported on attending the Fort Dalles Fourth events.

Mayor Lawrence presented the Civic Enterprise Zone Fund request (attached). He said this was something that had been discussed with the Enterprise Zone Committee and had not been completed. He said these were new funds from Google, due to the cubic feet of the new facility being bigger than originally anticipated.

Councilor Long-Curtiss asked that these items be put on the agenda ahead of time to keep the public informed.

It was moved by Elliott and seconded by Miller to approve \$3641.45 to be paid to the Civic to

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pay off a loan, subject to the approval of the County Commission. The motion carried unanimously.

Mayor Lawrence asked if there was a motion for the remaining new funds to be split equally between the City and the County.

It was moved by Miller and seconded by Elliott to split the remaining enterprise zone new funds equally between the City and the County, with the County receiving \$38,797.78 and the City receiving \$38,797.77. The motion carried unanimously.

Mayor Lawrence said he would like to see these funds go into a specific line item not absorbed into the General Fund.

Councilor McGlothlin said he would like to see the NEAT Officer position fully funded.

City Manager Krueger said these funds are in lieu of taxes and taxes go into the General Fund. She said these funds and the 3% local marijuana tax revenue could be discussed at Goal Setting in January.

Finance Director Wilson said these funds were not budgeted and would go into the ending fund balance for this fiscal year. Wilson reminded Council that unbudgeted funds could not be spent without Council approval.

Mayor Lawrence reported on Mid Columbia Council of Governments review. He said they would be making a decision in September on how to proceed. He said they had two recommendations – dissolve the organization, decide what to do with the assets, find another organization to handle building permits, the transportation system (LINK) and the Area Agency on Aging; or expand the board and the board would have to be very committed to fund raising.

He reported on participating in a Business Oregon conference call. He said they were concentrating on business in rural Oregon. He said he had not received the survey results.

Mayor Lawrence said Google had a new representative, Michael Martin. He said the current Google project was targeted to be complete in October or November.

He said he was meeting with the new CEO of Mid Columbia Medical Center this week.

He said the ribbon cutting for the new elevator at the Senior Center was scheduled for July 18 at 8 a.m.

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### **CONSENT AGENDA**

It was moved by Elliott and seconded by McGlothlin to approve the Consent Agenda as presented. The motion carried unanimously.

Councilor Miller noted that S.T.R.U.T. was closing. Mayor Lawrence said he believed they were still operating for a few more months.

Items approved by Consent Agenda were: 1) Approval of June 12, 2017 Regular City Council Meeting Minutes; 2) Approval of June 26, 2017 Regular City Council Meeting Minutes; 3) Declaring miscellaneous Technology Items as Surplus Property and authorizing donation to S.T.R.U.T.

### **PUBLIC HEARING**

General Ordinance No. 17-1356 An Ordinance Amending General Ordinance No. 98-1222, Concerning Zoning Ordinance Amendment # 93-16 & 93-17 Establishing Time, Place, and Manner Regulations of Facilities For Processing, Production, and Wholesaling of Medical Marijuana, Establishing Reasonable Restrictions on the Location of Marijuana Grow Sites, the Manner of Operation of Medical Marijuana Grow Sites

Planning Director Steve Harris reviewed the staff report.

Mayor Lawrence opened the public hearing.

TESTIMONY:

Rick Wolf asked if the odor control only applied to marijuana. Planning Director Harris said the ordinance only addressed marijuana.

Hearing no further testimony, Mayor Lawrence closed the public hearing.

Mayor Lawrence asked if any Councilor wished to have the Ordinance read in full. It was the consensus of Council to not have the Ordinance read in full.

Mayor Lawrence asked the City Clerk Grossman to read the Ordinance by title only.

City Clerk Grossman read General Ordinance No. 17-1356 An Ordinance Amending General Ordinance No. 98-1222, Concerning Zoning Ordinance Amendment # 93-16 & 93-17 Establishing Time, Place, and Manner Regulations of Facilities For Processing, Production, and

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Wholesaling of Medical Marijuana, Establishing Reasonable Restrictions on the Location of Marijuana Grow Sites, the Manner of Operation of Medical Marijuana Grow Sites by title only.

It was moved by Elliot and seconded by Miller to approve General Ordinance No. 17-1356 An Ordinance Amending General Ordinance No. 98-1222, Concerning Zoning Ordinance Amendment # 93-16 & 93-17 Establishing Time, Place, and Manner Regulations of Facilities For Processing, Production, and Wholesaling of Medical Marijuana, Establishing Reasonable Restrictions on the Location of Marijuana Grow Sites, the Manner of Operation of Medical Marijuana Grow Sites by title only. The motion carried unanimously.

Resolution No. 17-020 Declaring Real Properties Described as Assessor's Map No. 1N 13E 4CC, Tax Lots 3100 and 3300, and Assessor's Map No. 1N 13E 4AA Tax Lot 100, as Surplus Property

Mayor Lawrence read the procedure for a public hearing.

City Attorney Parker reviewed the staff report.

Mayor Lawrence opened the public hearing.

#### TESTIMONY:

Councilor Long-Curtiss declared a potential conflict of interest, as she lived in the neighborhood of the Wright properties.

Councilor Elliott declared conflict of interest; he said he is related to the land owners of the connecting property, the Hattenhauer's.

Doug McGuire, 2418 Wright Street, (see attached letter) said there were four pipes that drain into the back of his property. He said these aren't city pipes, but drain pipes put in by owners prior to the development. He said he'd like to see a neighborhood park/garden, or adjusted property lines on the Wright Street properties.

In response to questions Public Works Director Dave Anderson said Public Works hacks down the vegetation about twice a year. He said the pipes were legacy pipes owners installed to drain the property long ago. He said there is no record of where these pipes are located.

Jim Wilcox, 416 West Seventh Street said that when the trees were cut down on Jordan, a lake was created. The trees had been using all the water. He said water drainage is an issue in the area. He said it would be a win-win to give the property to the neighborhood to maintain. He

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said similar deeding of property had occurred a few years back and now a useless piece of property was a beautiful garden.

Wilcox said the 12<sup>th</sup> Street property could be used to build a duplex. He said he felt it should be sold.

Sandra Olsen, 2101 Wright Street said she had lived at this address for 32 years. She said the City had helped them dig up one of the pipes that ended at their front window. She said she was not interested in maintaining a park. She said a solution to the water issue was needed. She said the goat heads were a problem.

Carol Bailey Yakish said she was speaking on behalf of her father Leonard Bailey who lived on 23<sup>rd</sup> Street. She said he was concerned about the water issue and the goat heads. She said a park would be nice.

She asked about what type of affordable housing might be built. City Attorney Parker said the lots on Wright Street we not appropriate for affordable housing.

It was moved by Miller and seconded by Brown to approve Resolution No. 17-020 Declaring Real Properties Described as Assessor's Map No. 1N 13E 4CC Tax Lots 3100 and 3300, and Assessor's Map No. 1N 13E 4AA Tax Lot 100 as Surplus Property. The motion carried, Elliott abstained.

It was the consensus of the Council to authorize the City Manager to negotiate a sale of the property adjacent to Hattenhauer's property Map No. 1N 13E 4AA Tax Lot 100 for a minimum price of the assessed value plus closing costs. Elliott abstained.

It was moved by Brown and seconded by McGlothlin to set a minimum price of \$45,000 for the property at 600 East 12<sup>th</sup> Street, and authorize staff to advertise it for sale. The motion carried, Elliott abstained.

### **EXECUTIVE SESSION**

Mayor Lawrence closed the open meeting into Executive Session in Accordance with ORS 192.660(2)(h) to Consult With Legal Counsel Concerning Current Litigation or Litigation Likely to be Filed.

Reconvene to Open Session at 7:47 p.m.

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It was moved by Miller and seconded by Long-Curtiss to terminate the contract with AMI (Aeronautical Management, Inc) for convenience, giving six month notice, subject to approval by Klickitat County. The motion carried unanimously.

It was moved by Miller and seconded by Long-Curtiss to terminate the contract with GAS (Gorge Aviation Services) for convenience, with six month notice, subject to approval by Klickitat County. The motion carried unanimously.

**ADJOURNMENT**

Being no further business, the meeting adjourned at 7:49 p.m.

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Submitted by/  
Izetta Grossman  
City Clerk

SIGNED:

  
Stephen E. Lawrence, Mayor

ATTEST:

  
Izetta Grossman, City Clerk