

MONDAY, OCTOBER 7, 2019

INTERVIEW FOR THE PARK AND RECREATION COMMITTEE ~ 6:45 P.M.

City Council interviewed Kim Holmes Kantrowitz for the Park and Recreation Committee vacancy.

**CITY COUNCIL MEETING
Regular meeting 7:00 p.m.
Scappoose Council Chambers
33568 East Columbia Avenue**

Call to Order

Mayor Burge called the City Council meeting to order at 7:00 p.m.

Pledge of Allegiance

Roll Call

Scott Burge	Mayor	Michael Sykes	City Manager
Megan Greisen	Councilor	Norm Miller	Police Chief
Joel Haugen	Councilor	Susan M. Reeves	City Recorder
Josh Poling	Councilor	Alexandra Rains	Assistant to City Manager
Brandon Lesowske	Councilor	Chris Negelspace	City Engineer
		Huell White	Program Analyst
		Noah Johnson	Intern

Legal Counsel Peter Watts

Press: Anna Del Savio, Columbia County Spotlight

Excused: Council President Patrick Kessi

Approval of the Agenda

Mayor Burge added to the agenda the appointment of Kim Holmes Kantrowitz to the Park and Recreation Committee.

Councilor Haugen moved, and Councilor Greisen seconded the motion to approve the agenda as amended. Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

Public Comments

Nancy Ward, Port of Columbia County, stated the Sauerkraut Festival ~ wow, that was pretty impressive. She wanted to give an update on the Port and the airport. She explained about a month ago she received an email complaint from a neighbor near the airport about the increased flight traffic, especially at night and that it's problematic. She stated as you know, there is not a whole lot they can do about it, but they are checking into it. She explained they found out that one of the problems is, apparently some people bought their houses with the understanding from

the agency they bought it from that there would be a quiet time at the airport, which you know is not true. She explained they are reaching out to everyone in the area of real estate sales and service and making sure they are up to date with the information. She explained they have also gotten in touch with the FAA and there is actually a process that the neighbors can go through to collect information about the numbers of flights because the Port does not know how many flights come in and out of the airport because they don't have a tower and they do not charge for people who come and go. She explained one of the complaints is that there is a plane or planes coming in on a regular basis at one or two in the morning. She stated they would like information if that is happening and if it's happening on a regular basis, because they do know by verifying that it is not planes coming in at that time and filling up with fuel. She thanked Council.

Council thanked Nancy Ward.

Craig Marquardo, Scappoose, explained he sent Council an email. He stated there is a process for possible street renaming and the Planning Commission got caught in the weeds on it based on the fact that there is no current code and that Laurie really didn't have time to do a code change any time soon. He explained because of the timeframe issue with a potential development coming, eventually, on Seely Lane this is the best time to do it as opposed to having things with addresses that would need to be changed. He explained the Planning Commission's recommendation was to send this back to Council to see if you were even interested in drawing up new code to do this under, but his request, which the majority of the Planning Commission was okay with, was to go along with what has been done with previous name changes or requests, which is to go by the State mandates which would probably be the same thing you would stipulate anyway so that way we could move forward with the process to let the Planning Commission hear the proposal and vote then it can come back to City Council. He explained his request here is to have Council decide whether or not you are willing to send the request back to the Planning Commission under the auspice that it will be done through the State mandate.

Mayor Burge replied Council will not be making a decision tonight.

Legal Counsel Peter Watts replied this would have to be publicly noticed. He stated right now there is both the State Statute and City Code that specifies what is required for this to happen. He stated street renaming is something that can be controversial. He explained he is the one who said if this is going to take place, we need to come up with more code than we have currently. He explained his recommendation is rather than look at this on a piecemeal basis it would make sense to have an updated code in addition to consultation with the Fire Department and other first responding agencies. He explained normally it is not the name that is controversial, it is the expense of changing the street name.

Craig Marquardo explained he spoke with the Fire Marshall and the Postmaster. He stated it is the least impactful street at this time.

Councilor Lesowske asked is there any reason why this would need to be expedited?

Craig Marquardo explained currently there are no homes on Seely Lane and by trying to expedite this and get ahead of development you wouldn't have to worry about changing anyone's address. He is trying to do something that has the least amount of impact while being true to the request.

City Manager Sykes explained we spoke with City Planner Laurie Oliver about this and he understands the Planning Commission really wasn't excited about doing anything differently and the Fire Marshal wasn't in favor of changing the name.

City Engineer Negelspach explained if the City was to get a land use application today we are probably looking at the soonest being about a year before the address would be assigned.

City Manager Sykes explained the other thing he wants Council to recognize is the fact that the City has received several applications, which City Planner Oliver is involved in everyone one of them, and she is the only planner we have, in addition to other projects she is involved in. He explained he thinks our intention of staff is to look at this anyway and if Council wants to authorize us to do this, we will do it anyway.

Mayor Burge stated since there is time, he would like to see us develop code language.

Consent Agenda ~ September 16, 2019 Work Session minutes, September 16, 2019 City Council meeting minutes and appointment of Kim Holmes Kantrowitz to the Park and Recreation Committee

Councilor Haugen moved, and Councilor Poling seconded the motion to approve the Consent Agenda ~ September 16, 2019 Work Session minutes and September 16, 2019 City Council meeting minutes and appointment of Kim Holmes Kantrowitz to the Park and Recreation Committee. Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

Presentation to Susie Wilson

Mayor Burge presented a plaque to Susie Wilson ~ In special recognition to Susie Wilson for your outstanding leadership in reinstating and organizing the Scappoose Sauerkraut Festival. Presented by the City of Scappoose October 2019. Congratulations Susie!

Old Business

Ord. No. 884: An Ordinance Amending the Scappoose Municipal Code Chapter12.12 ~ 060 (Public Right-of-Way)

Mayor Burge read the title for a second time ~ Ord. No. 884: An Ordinance Amending the Scappoose Municipal Code Chapter12.12 ~ 060 (Public Right-of-Way).

Intern Noah Johnson explained since the first reading staff has made a few revisions to this per Councils request. The revisions included increasing the fine that the Chief of Police is able to assess, as well as cleaning up the language.

Councilor Poling stated to Noah he has done a really good job on this.

Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

**Ord No. 885: An Ordinance Amending the Scappoose Municipal Code
Chapter 12.04 (Sidewalks)**

Mayor Burge read the title for a second time ~ Ord No. 885: An Ordinance Amending the Scappoose Municipal Code Chapter 12.04 (Sidewalks).

Program Analyst Huell White explained there are no new changes or alternations from the first reading, so it is ready to be approved.

Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

Mayor Burge read the title for a second time ~ Ord No. 885: An Ordinance Amending the Scappoose Municipal Code Chapter 12.04 (Sidewalks).

New Business

Request to establish an outside hookup connection to the City water system by individual lands outside the City Limits ~ Jaroslay Dadaj

City Manager Michael Sykes explained Scappoose Municipal Code 13.04.020 gives the City the authority to grant water hook ups to those who live outside the City. He explained the process of the request.

Melina Dadaj explained they are building a house and there is an old well and the water is poor quality and is not drinkable. She explained they would like to hookup to City water.

Councilor Poling and Councilor Greisen moved that Council authorize the outside hookup connection to the City water system by individual lands outside the City Limits ~ Jaroslay Dadaj, per the terms in the agreement. Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

Resolution No. 19-19: A Resolution of the Council of the City of Scappoose Designating an Advance Financed Reimbursement District

Assistant to City Manager Alexandra Rains explained her and City Engineer Chris Negelspach have an application for an AFR. In the staff report it explains the purpose of Advance Finance Reimbursement (AFR) Districts, as defined in Chapter 3.20 of the Scappoose Municipal Code, Section 3.20.010, "is to provide a method of financial reimbursement to developers for a share of costs incurred in installation or construction of public improvements that will benefit intervening or future property owners." Once established, the District does not necessarily have immediate impacts on the property included within its boundaries, repayment is triggered by the owner's application to connect to AFR facilities or for building permits for projects that would utilize AFR improvements. These Districts remain in effect for a total of twenty (20) years. Scott T.

Parker is the Developer of the Charles T. Parker Way Wastewater Pump Station and has applied for the establishment of an AFR District in order to recoup costs from intervening property owners in the amounts listed in Exhibit A. This project, which was completed on August 13, 2019, was installed to furnish the future area of the Scappoose Sand and Gravel property, as well as the properties listed under Exhibit A, with a sanitary sewer wastewater pump station to pump the tributary sewer effluent through existing force mains installed in the newly constructed Charles T. Parker Way and Wagner Court that connect to an existing City of Scappoose gravity sanitary sewer manhole. Raising the site to flow by gravity to the existing sanitary sewer manhole would not be feasible, so a lift station was required. The pump station is located at the western terminus of the newly constructed Charles T. Parker Way on the south side of property currently owned by the State of Oregon for the OMIC property, see Exhibit B. It's on approximately 0.11 acres of land. It is comprised of a 72" wet well that is approximately 25' deep. A two pump (duplex) system will lift the wastewater in the wet well and pump it through valve appurtenances and existing force mains that outlet to the existing sanitary sewer manhole. The pump controls are housed in a stand-alone building adjacent to the wet well and appurtenance vaults. Power is provided by Columbia River Public Utilities District and there is a backup diesel generator sized to run both pumps. There are alarms and an auto-dialer to notify the City of Scappoose public works staff in the event of an issue. The pump station, as designed and constructed, has been verified by the City Engineer and Department of Environmental Quality (DEQ) to accommodate the sewer load for all of the developable property within the basin. As such, those costs have been allocated to each parcel in a reasonable manner, as a percent of the total basin area. The City Engineer has verified that all costs associated with the pump station project are reasonable and appropriately apportioned to the parcels outlined in Exhibit A; and as further depicted in Exhibit B to show the relative size and location of various parcels within the basin area properties. At the conclusion of this evening's Advance Finance Reimbursement (AFR) Public Hearing, Council may decide to establish the AFR for the Charles T. Parker Way Wastewater Pump Station. The total cost of the Charles T. Parker Way Wastewater Pump Station is \$727,442.94. The costs have been apportioned to all property owners who will benefit from the infrastructure in the future on the basis of each parcel's geographic area (total acreage), as described in Exhibit A. In addition to their proportionate share, each property owner will be required to pay interest at 5%, plus 1% for City Administration costs, upon the anniversary of the execution of the advance finance reimbursement agreement between the Developer and the City, unless they have pre-paid their share. Several of the property owners have chosen to pay the Developer, Scott T. Parker, ahead of the establishment of the district in the amounts outlined in Exhibit A. Those owners include C.T.P. Partners LLC, the State of Oregon, Baker Rock Crushing Co and Laurel Heights LLC.

Mayor Burge opened the public hearing at 7:29 p.m. and closed the public hearing due to no one wanting to speak on this matter.

Councilor Haugen moved and Councilor Poling seconded the motion that Council approve Resolution No. 19-19, establishing an AFR District in the total amount of \$727,442.94 and as apportioned to each individual property owner listed in Exhibit A.

Trailhead Naming Recommendation

Program Analyst Huell White explained at the last Scappoose Parks & Recreation Committee meeting, the Committee discussed and unanimously motioned that the new trailhead – which as of the date of this memorandum is currently under construction – to the east of the CZ Road and West Lane intersection should bear the name “Trtek Trailhead.” The Trtek family has significant ties to Chapman Landing and Scappoose’s local community. Therefore, the Committee found it appropriate to honor the Trtek family and their contributions to Scappoose. While the Committee did explore other combinations along with “Trtek,” the specific use of the term “trailhead” maintains consistency with Columbia County’s redevelopment, rebranding, and promotion of the CZ Trail. The Parks & Recreation Committee respectfully recommends that the City Council consider “Trtek Trailhead” as the name for the new trailhead along the CZ Trail.

City Manager Sykes explained the County has a grant to place kiosks along the trail and they are running out of time as far as naming those trailheads and if we want ours named, as far as their map system goes, we need to make a decision tonight in order to be included.

Councilor Lesowske moved and Councilor seconded the motion that Council approve officially naming the Trailhead on CZ Road and West Lane Road Trtek Trailhead. Motion passed (5-0). Mayor Burge, aye; Councilor Greisen, aye; Councilor Haugen, aye; Councilor Poling, aye and Councilor Lesowske, aye.

Announcements ~ information only

Calendar

Mayor Burge went over the calendar.

City Manager, Police Chief, Councilors, and Mayor

City Manager Sykes explained there is a copy of the department report in front of Council. He explained we have been flooded with applications, so we have been really busy. He explained Huell is in the process of working with him on an informational brochure. He explained they are also in the midst of putting together a community survey. He stated we are lucky to have good interns and employees to help keep up with the growth. He thinks we have an excellent team and great Council.

Chief Miller explained last month they had the Out of the Darkness Suicide Walk. He explained this year the walk was a huge success with 217 participants and 30 teams and to date we have raised over \$15,000. He explained it was a great day and a lot of stories were shared that day. He explained they have Homecoming coming up and they will be giving away Krispy Kreme donuts.

Councilor Poling explained he attended the League of Oregon Cities conference in Bend and it was really good.

Councilor Greisen stated thank you to those who will be attending the Mock Council tomorrow.

Councilor Haugen talked about the League of Oregon Cities conference and the sessions/tours that he attended were really valuable and maybe something we could do here.

Mayor Burge stated the League of Oregon Cities conference was really good.

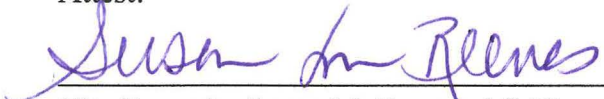
Adjournment

Mayor Burge adjourned the Council meeting at 7:43 p.m.



Mayor Scott Burge

Attest:



City Recorder Susan M. Reeves, MMC