



CITY COUNCIL

Regular Meeting Minutes July 11, 2022

Mayor Drotzmann called the regular meeting to order at 7:00pm. Present were Councilors Hardin, Spicerkuhn, Primmer, Peterson, and Duron. Councilors Davis, Myers, and Barron were excused. Judge Creasing was in attendance, as well as staff to include: City Manager Byron Smith, Assistant City Manager Mark Morgan, Chief Edmiston, Planning Director Clint Spencer, Finance Director Mark Krawczyk, Parks and Recreation Director Brandon Artz, IT Director Jordan Standley, Court Administrator Jillian Viles, and City Recorder Lilly Alarcon-Strong. Youth Advisory Member Julissa Gonzales Mendoza was also in attendance. The pledge of allegiance was given.

City Manager Smith stated due to unforeseen circumstances the Chamber will be unable to present tonight; they have rescheduled to a future meeting.

Presentation- Hermiston School District Updates

Assistant Superintendent Jake Bacon gave Hermiston School District (HSD) updates to include information regarding: construction, ribbon cutting ceremony's, new student/parent app replacing PowerSchool, Covid, HSD is still seeking to hire an additional 10 teachers, developing Work Readiness Program to help students prepare for the work force, Champions program, summer meals, and the start of school timelines.

At Mayor Drotzmann's request, Parks and Recreation Director Brandon Artz also gave information regarding summer meals and employment opportunities.

Citizen Input on Non-Agenda Items

None Given.

Consent Agenda Items

Councilor Peterson asked to removed Items F as she has a direct conflict of interest.

City Manager Smith stated the Council is being asked to consider approval of the Consent Agenda Items with a revision to Items G. The revision would award the Hermiston Basketball Club \$7,500 instead of \$7,000; bringing the total recommended award amount from \$38,675 to \$39,175.

Councilor Primmer moved and Councilor Spicerkuhn seconded to approve Consent Agenda items A-E and G, to include:

- A. Committee Vacancy Announcements
- B. Minutes of the June 27th City Council Meeting
- C. Recommendation of appointment to the Planning Commission: Patrick Collins, Position 4, remaining 3-year term ending March 31, 2023
- D. Recommendation of appointment to the Parks and Recreation Committee: Angel Aguilar, Position 6, 3-year term ending October 31, 2025
- E. Recommendation of appointment to the Parks and Recreation Committee: Nicole Westing, Position 7, remaining 3-year term ending October 31, 2023
- G. Award Funding through the Transient Room Tax (TRT) Recreation Projects Grants

Motion carried unanimously.



CITY COUNCIL

Regular Meeting Minutes July 11, 2022

Items Removed from the Consent Agenda

- F. Recommendation of appointment to the Library Board: Erick Peterson, Position 4, 4-year term ending June 30, 2026

Councilor Peterson exited the dais and Mayor Drotzmann stated Councilor Peterson has a direct conflict of interest as Councilor Peterson is married to Erick Peterson. Councilor Primmer moved and Councilor Duron seconded to approve Consent Agenda Item F. Motion carried unanimously.

Supplemental Budget for FY 2022-23 (see Resolution No. 2232 below)

After hearing no declarations of conflict of interest from the Council, City Manager Smith read the hearing guidelines and Mayor Drotzmann opened the hearing at 7:18pm.

City Manager Byron Smith gave information regarding the proposed supplemental budget as supplied in Resolution No. 2232 in order to fund the newly formed IT Department.

There were no parties who wished to testify and the Hearing was closed at 7:21pm.

Resolution No. 2230- Airport Environmental Assessment Grant Acceptance

Assistant City Manager Morgan gave information regarding accepting an FAA grant to conduct an environmental assessment on property near the airport.

After some discussion, Councilor Hardin moved and Councilor Duron seconded to adopt Resolution No. 2230 and lay upon the record. Motion carried unanimously.

Resolution No. 2231- Master Fee Schedule Update Adjusting Fees at the Community Center.

City Manager Smith and Parks and Recreation Director Artz gave information regarding adjusting some Community Center fees due to outside rental contractors and vendors increasing their costs. These adjustments will allow the Community Center to recoup those costs.

Public Comment

Jackie Linton, Hermiston- Asked how often is the Community Center being used.

Parks and Recreation Director Artz stated the facility is filled 90% for weekend use through 2023; and is also used during the weekdays as well.

After some discussion, Councilor Primmer moved and Councilor Hardin seconded to adopt Resolution No. 2231 and lay upon the record. Motion carried unanimously.

Resolution No. 2232 To Supplement FY2023 Budget

City Manager Smith stated this resolution was previously discussed during the public hearing.

Councilor Hardin moved and Councilor Spicerkuhn seconded to adopt Resolution No. 2232 and lay upon the record. Motion carried unanimously.



CITY COUNCIL

Regular Meeting Minutes July 11, 2022

Resolution No. 2233- Infrastructure Finance Search Authorization

Assistant City Manager Morgan presented information (PowerPoint attached) regarding authorizing the submittal of application materials to borrow funds to help provide infrastructure to the Prairie Meadows Development project on Feedville Road.

Public Comment

Jackie Linton, Hermiston- Asked what specifically the loan would be for.

Assistant City Manager Morgan stated it would be for a water tower and infrastructure.

Mayor Drotzmann reminded the public that all the information presented during City Council meetings are included in the agenda packet that is available to the public on the City's website.

After some discussion, Councilor Peterson moved and Councilor Duron seconded to adopt Resolution No. 2233 and lay upon the record. Motion carried unanimously.

Resolution No. 2234 – IGA with City of Stanfield for IT Services

City Manager Smith stated this resolution is similar to the other IT Services Resolutions passed at the last meeting; in this case the City would provide IT Services to the City of Stanfield. An additional IGA for the City of Echo is forthcoming.

After some discussion, Councilor Primmer moved and Councilor Hardin seconded to adopt Resolution No. 2234 and lay upon the record. Motion carried unanimously.

League of Oregon Cities (LOC) Legislative Priorities Discussion and Recommendation

City Manager Smith stated this item was discussed earlier during the work session meeting. The Council is being asked to select four priorities to submit to the LOC.

After some discussion, Councilor Primmer moved and Councilor Duron seconded priorities 1- Infrastructure Funding to Support Needed Housing; 2- Economic Development Incentives; 4- Property Tax Reform; and 7- Resilient, Futureproof Broadband Infrastructure and Planning Investment. Motion carried unanimously.

Psilocybin Decision

City Manager Smith stated this item was discussed earlier during the work session meeting. The Council is being asked to decide to either refer this decision to the voters to possibly opt-out of the selling and administering of psilocybin or not to refer this decision to the voters and allow Psilocybin within the City, without a vote of the people, on January 2nd, 2023. If the Council decides to refer the decision to the voters, staff will come before the Council, at the next meeting, asking the council to approve an ordinance to begin the election process.

After some discussion, Councilor Primmer moved and Councilor Spicerkuhn seconded to direct staff to begin the process to refer to the voters the opportunity to opt-out. Motion carried unanimously.



CITY COUNCIL

Regular Meeting Minutes July 11, 2022

Committee Reports

EOTEC Advisory Committee- City Manager Smith gave updates regarding: fundraising for lacrosse field development which will be brought before the Council at the next meeting, barn expansion, water attainment and additional water funding.

Mayor Drotzmann stated field development is good for youth sport activities and for the community.

Mayor's Report

Mayor Drotzmann spoke regarding:

- Meeting with Congressman Bentz to discussing challenges in our area
- 4th of July celebration
- Oregon Mayors Association (OMA) and his appointment to the Homelessness Task Force
- Encouraged the public to attend the Fair and Rodeo August 10-13 and make sure to spruce up businesses and yards for all those traveling to Hermiston for this event
- Spud Fest

Council Reports

Councilor Primmer stated this year the Fair and Rodeo will be undergoing new security measures. The public is encouraged to go onto the Fair website to view these changes prior to attending. The new security measures are not meant to be a burdensome but patience would be appreciated during this time.

Councilor Spicerkuhn stated the Chamber of Commerce is holding a summer evening mixer this week at Bennett's Botanical Gardens.

Councilor Peterson asked that the public be kind to those working security at the Fair. Councilor Peterson has been appointed to the Oregon Disability Commission and encouraged the public to be involved in their government stating this appointment is not an elected position and there is something for everyone who wanted to get involved.

Mayor Drotzmann congratulated Councilor Peterson on this appointment stating he is proud to have Councilor Peterson represent Hermiston.

Councilor Duron stated Senator Wyden met with the Hispanic Advisory Committee and other community members to listen to the concerns of the Latino Community. Although Senator Wyden did not commit to anything it was good that he made time to listen and hopes he can come back again.

Mayor Drotzmann thanked Senator Wyden and Merkley and Representative Bentz for coming to Hermiston as often as they do as our community appreciates it when their representatives come to Hermiston.

Youth Advisory Report

Advisor Gonzales Mendoza stated many youth programs will be at the fairgrounds picking up trash and doing other fundraising opportunities, asked that the community please be cognizant of this when disposing of liquids, etc. And spoke regarding the joy it is to see many children participating in swim lessons.



CITY COUNCIL

Regular Meeting Minutes
July 11, 2022

Mayor Drotzmann agreed stating leaning to swim is a life saving skill specifically critical in an area surrounded by water, like Hermiston.

City Manager's Report

City Manager Smith spoke regarding:

- Homeless Shelter RFP closed last week, Stepping Stones was the only applicant. The City of Umatilla will be reviewing submitted requirements and if approved begin moving forward with the Sleep Center to be completed by November and the rest of the facility by early next year.
- LOC Conference registration is this week. Those interested in attending are asked to let City Recorder Lilly Alarcon-Strong know so reservations can be made as the conference and rooms are filled extremely fast.
- City Hall and parking lot updates and scheduling an upcoming tour.

Adjournment

Mayor Drotzmann adjourned the City Council meeting at 8:25pm as there was no other City business.

SIGNED:

Dr. David Drotzmann, Mayor

ATTEST:

Lilly Alarcon-Strong, CMC, City Recorder



PRAIRIE MEADOWS URA

City Council 7/11/2022



What is it?



Timeline

- 2004- Annexed for Golf Course
- 2012- Current Owners meet with City Staff
- 2018- City Scopes necessary utility improvements
- 2021- Owner partners with Monte Vista
 - Fall: MV Completes Master Plan
 - Winter: Initial Urban Renewal Feasibility Considered
- 2022- Urban Renewal
 - March- Council Authorizes URA Plan Development



Timeline

- 2022- Urban Renewal
 - Spring: Final Upfront Infrastructure Scoped
 - Spring: Cost estimates updated/refined
 - Summer: URA Plan Completed- Community Outreach
 - Fall: URA Plan Adopted
- 2023- January- AP Begins Design Engineering (12mo)
- 2024-2025- Infrastructure Construction (18-24mo)
- Late 2025- First Homes Completed
- November 2026- First “Tax Increment”



Building What?





Resolution 2233

- Finance Shopping
- Authorize applying for \$12.5M Financing
 - Business Oregon
 - 30yr @ 2.53%
 - ~\$570,000/yr





Repayment Plan

- Developer Agreement to cover debt
- Urban Renewal TIF cover debt
 - “Low” projection: \$733,000/yr by 2031
- Utility Fund Backstop



2MG Capable of Serving “Main” city





Infrastructure Plan

- 2019 WSMP calls for 4MG reservoirs in SW area
 - City projected to need 6MG more stored by 2038
 - Elevation/Area simplify pressure zones/operation





Resolution 2233

- Finance Shopping
- Authorize applying for \$12.5M Financing
- Actual loans require further approval





Questions?

Where Life is Sweet™