



Where Life is Sweet

# Public Infrastructure Committee Meeting Minutes

January 8, 2024

Mayor Drotzmann called the meeting to order at 6:00pm. Councilors Hardin and Petersen were present. Councilor Baron arrived at 6:35pm. City staff in attendance included: City Manager Smith, Assistant City Manager Mark Morgan, City Attorney Rich Tovey, Wastewater Superintendent Bill Schmittle, Street Superintendent Ron Sivey, Water Superintendent Roy Bicknell, and Planning Assistant Heather La Beau. Also present was Anderson Perry engineer Joshua Lott.

Assistant City Manager Morgan updated attendees on the following:

### **Water/Sewer Annual Rate Adjustment-**

Water and sewer rates are adjusted each year using the engineering's news record construction cost index to provide more stable rates and keep pace with inflation. In 2022, the council decided to use a 3-year average. The median customer will see an average monthly increase a little under \$3 if using the 2.58% rate increase and a \$5.77 average monthly increase if using the inflation rate of 5.16%. This rate adjustment increase is in addition to the proposed law enforcement staffing fee. The total of both increases averages an additional \$8/month for the median customer. Mr. Morgan displayed a spreadsheet (attached) to demonstrate the amount of yearly lost revenue with each rate increase scenario.

### **Newport Area Drainage-**

The Hermiston Irrigation District (HID) stopped assuming ownership and maintenance of the ditch they had historically maintained. The ditch is a necessary and vital piece of the city's stormwater system. Multiple easements exist for the ditch, but not on all the properties. (maps attached) Several property owners along the open section of the ditch at SE 9<sup>th</sup> St & E Newport Ave would like to further develop their property. Anderson Perry has proposed three options.

- Leave ditch as it currently exists
- Pipe the ditch where it is
- Pipe the ditch & move it fully within right-of-way

The city's priority is to obtain any needed easements. A neighborhood meeting is proposed to receive input from impacted neighbors.

### **Feedville Road Water Projects-**

The contracts were awarded last month and are on schedule. Mr. Morgan reviewed the location of future lift stations and the route of discharged water.

### **Aquifer Storage & Recovery Project-**

GSI is under contract to perform a preliminary analysis of the well at SE 9<sup>th</sup> St to infiltrate water into the well and pull out when needed.

### **Regional Water System Backup Power Generation-**

There are two main failure points with the regional water system distribution system. Each point is on different electrical feeds. Water supply was interrupted several years ago due to a disruption in power supply. As a user, Amazon has a much higher desire to never be without cooling water. The cost to provide backup power at the intake pump station and nonpotable 2 is approximately 5 million dollars. Anderson Perry calculated the allocated across all the users. It can be designed in a way that users choosing not to participate could lose water supply when the power goes out. These options have been presented to the existing users.



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Their decisions are due next week. The city's portion is \$665,000 to guarantee 2,000 gallons per minute water supply. An alternative is to build a water storage tank, costing approximately \$3,000,000.

## **Industrial Pretreatment Program-**

Notices were sent to every commercial customer in town and did not receive a good response rate. The city will need to move forward developing the program even with the low responses. The result will most likely be customers added to the program that are not actual industrial users.

## **Water Backflow Prevention Program-**

Updates for this program will be given at a future meeting.

## **N 1<sup>st</sup> Right of Way-**

The east side pathway originally proposed as part of the improvements was pulled after a discrepancy on surveys. The built path is entirely within right-of-way. There is additional space along N 1<sup>st</sup> Place north of W Jennie Ave to fit a full width sidewalk flush with the back of curb. The next step is to communicate with the railroad to discuss acquiring the space to accommodate a sidewalk at a minimum.

## **Geer/Harper Road Design-**

Anderson Perry continues to work with Union Pacific for design approval.

## **Gladys Ave Water Main Project-**

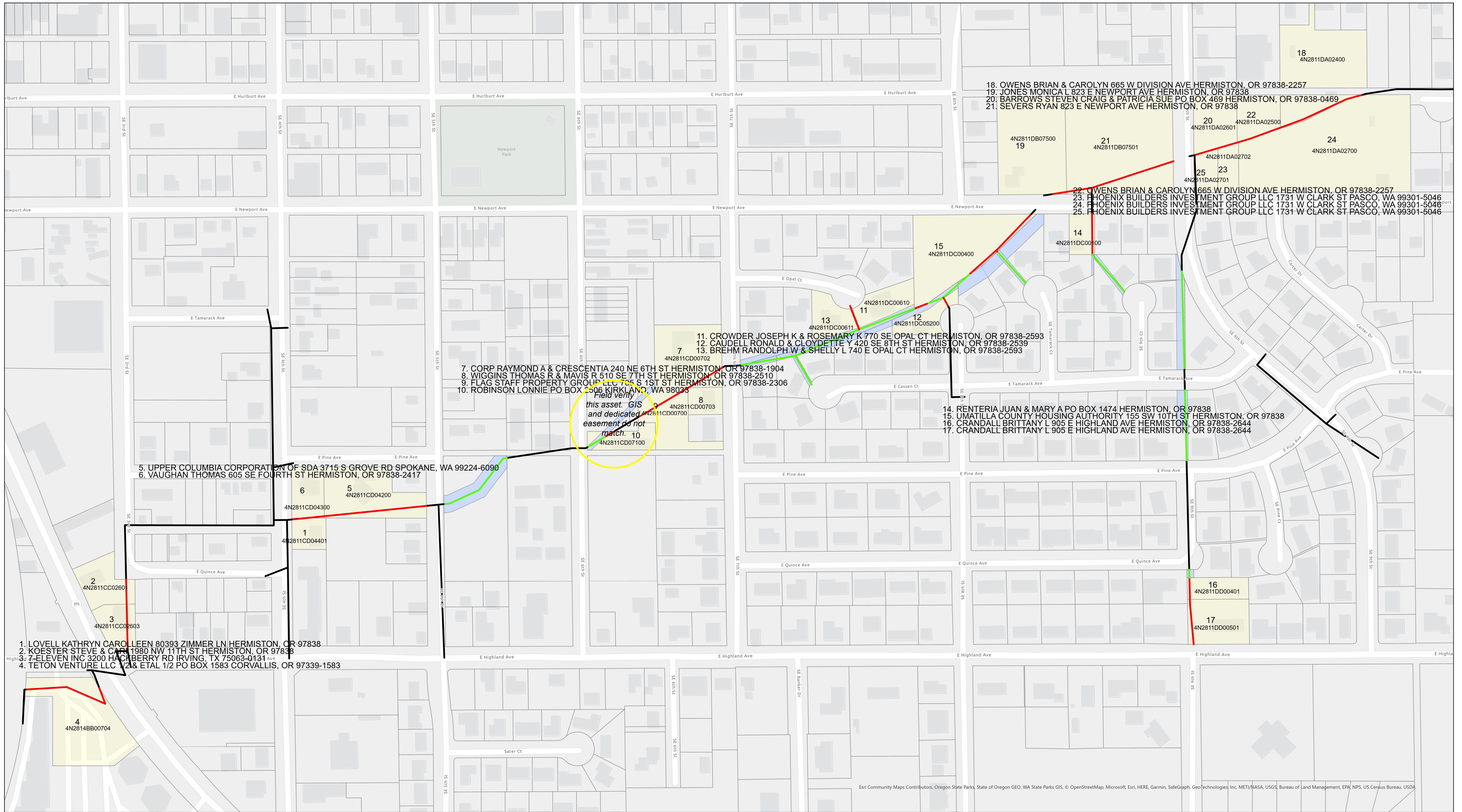
This project is going to bid this month and construction should be within this calendar year.

## **Adjourn**

Mayor Drotzmann adjourned the meeting at 6:55pm.



# Highland Drainage Basin Easement Status



- 7. CORP RAYMOND A & CRESCENTIA 240 NE 6TH ST HERMISTON, OR 97838-1904
- 8. WIGGINS THOMAS R & MAVIS R 510 SE 7TH ST HERMISTON, OR 97838-2510
- 9. FLAG STAFF PROPERTY GROUP LLC 705 S 1ST ST HERMISTON, OR 97838-2306
- 10. ROBINSON LONNIE PO BOX 2505 KIRKLAND, WA 98033

this asset, GIS and dedicated easement do not match. Field Verify

- 18. OWENS BRIAN & CAROLYN 665 W DIVISION AVE HERMISTON, OR 97838-2257
- 19. JONES MONICA L 823 E NEWPORT AVE HERMISTON, OR 97838
- 20. BARROWS STEVEN CRAIG & PATRICIA SUE PO BOX 469 HERMISTON, OR 97838-0469
- 21. SEVERS RYAN 823 E NEWPORT AVE HERMISTON, OR 97838
- 22. OWENS BRIAN & CAROLYN 665 W DIVISION AVE HERMISTON, OR 97838-2257
- 23. PHOENIX BUILDERS INVESTMENT GROUP LLC 1731 W CLARK ST PASCO, WA 99301-5046
- 24. PHOENIX BUILDERS INVESTMENT GROUP LLC 1731 W CLARK ST PASCO, WA 99301-5046
- 25. PHOENIX BUILDERS INVESTMENT GROUP LLC 1731 W CLARK ST PASCO, WA 99301-5046

- 11. CROWDER JOSEPH K & ROSEMARY K 770 SE OPAL CT HERMISTON, OR 97838-2593
- 12. CAUDELL RONALD & CLOYDETTE Y 420 SE 8TH ST HERMISTON, OR 97838-2539
- 13. BREHM RANDOLPH W & SHELLY L 740 E OPAL CT HERMISTON, OR 97838-2593

- 14. RENTERIA JUAN & MARY A PO BOX 1474 HERMISTON, OR 97838
- 15. UMATILLA COUNTY HOUSING AUTHORITY 155 SW 10TH ST HERMISTON, OR 97838
- 16. CRANDALL BRITTANY L 905 E HIGHLAND AVE HERMISTON, OR 97838-2644
- 17. CRANDALL BRITTANY L 905 E HIGHLAND AVE HERMISTON, OR 97838-2644

- 5. UPPER COLUMBIA CORPORATION OF SDA 3715 S GROVE RD SPOKANE, WA 99224-6090
- 6. VAUGHAN THOMAS 605 SE FOURTH ST HERMISTON, OR 97838-2417

- 1. LOVELL KATHRYN CAROLEEN 80393 ZIMMER LN HERMISTON, OR 97838
- 2. KOESTER STEVE & CAROL 1980 NW 11TH ST HERMISTON, OR 97838
- 3. 7-ELEVEN INC 3200 HACKBERRY RD IRVING, TX 75063-0131
- 4. TETON VENTURE LLC 1/2 & ETAL 1/2 PO BOX 1583 CORVALLIS, OR 97339-1583

- Existing Easement
- No
- Yes
- ROW
- Lots Without Easements
- Drainage Easement
- Lots Without Easements





**LEGEND**

- PIPE 
- DITCH 

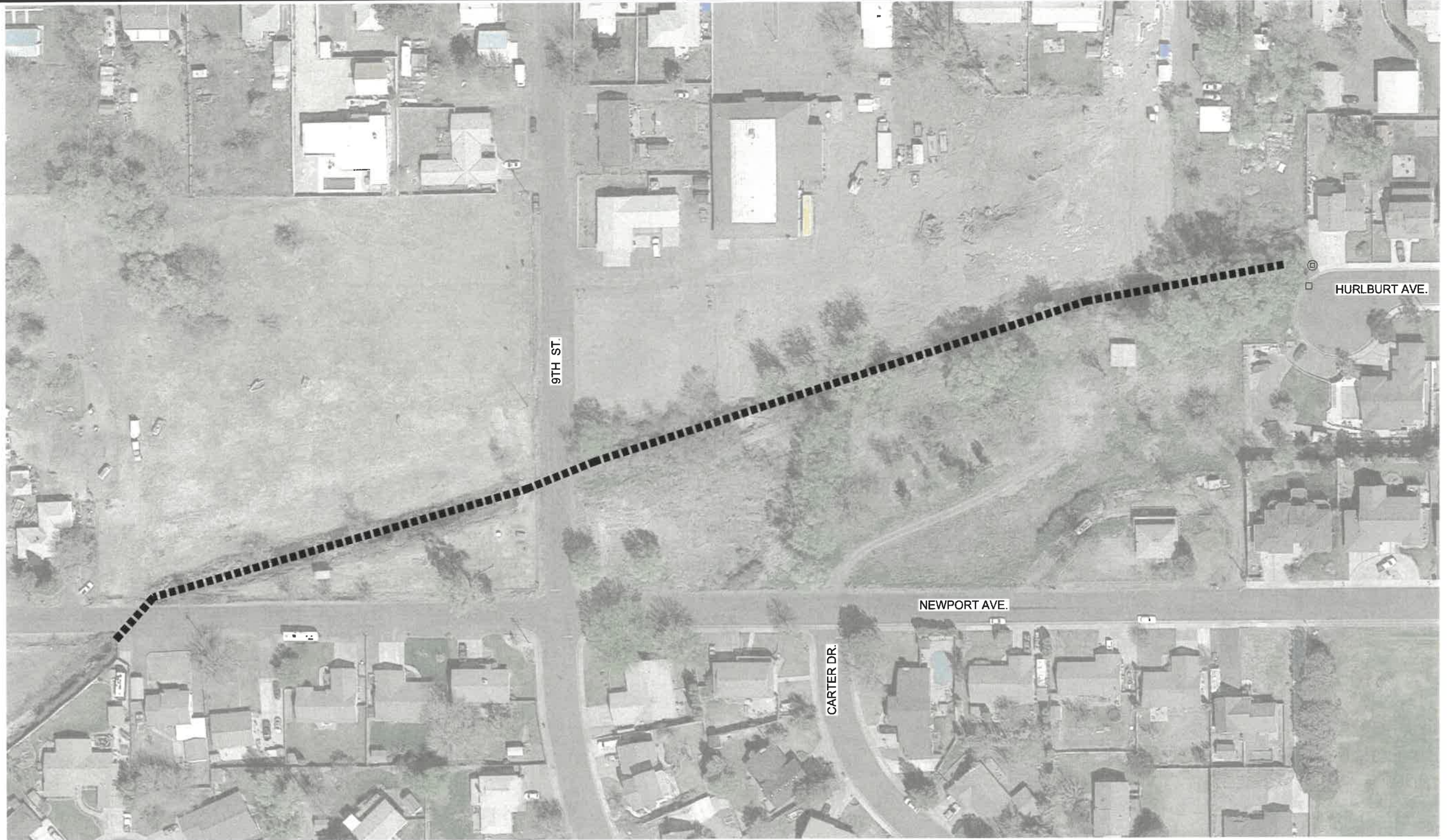


CITY OF  
HERMISTON, OREGON  
HIGHLAND DRAINAGE DITCH ASSESSMENT

OPTION 1

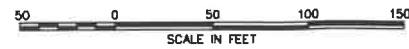
FIGURE

1



**LEGEND**

PIPE 



**CITY OF  
HERMISTON, OREGON  
HIGHLAND DRAINAGE DITCH ASSESSMENT**

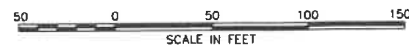
**OPTION 2**

**FIGURE  
2**



**LEGEND**

PIPE 



CITY OF  
HERMISTON, OREGON  
HIGHLAND DRAINAGE DITCH ASSESSMENT

OPTION 3

FIGURE  
3