



CITY COUNCIL MEETING

Monday, June 16, 2025 at 7:00 PM
Sandy City Hall and via Zoom

MINUTES

PLEDGE OF ALLEGIANCE

ROLL CALL

PRESENT

Mayor Kathleen Walker
Council President Don Hokanson
Councilor Chris Mayton
Councilor Laurie Smallwood
Councilor Rich Sheldon
Councilor Kristina Ramseyer
Councilor Lindy Hanley

CHANGES TO THE AGENDA

(none)

PUBLIC COMMENT (3-minute limit)

(none)

RESPONSE TO PREVIOUS COMMENTS

The City Manager provided a response to concerns raised by Mr. Breames at the June 2, 2025 meeting. Staff believe the property immediately to the east is the only other property in a similar situation. It was noted that the cul-de-sac has already met the 50% driveway threshold established in the municipal code. Council discussion ensued on whether exceptions have been made in the past, considerations related to sidewalk construction standards and risk of deterioration, and concerns about vehicles and/or boats being parked in backyards. Ultimately it was determined that the City should not take any action in this matter at this time.

CONSENT AGENDA

1. City Council Minutes: June 2, 2025
2. Street Closures & Park Use Approvals for Mountain Festival
3. Noise Exception Requests: St. Michael's Catholic Church

MOTION: Adopt the Consent Agenda

Motion made by Councilor Sheldon, Seconded by Council President Hokanson.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

ORDINANCES

4. PUBLIC HEARING: Amending SMC 12.12 Conduct and Exclusion Rules
Ordinance 2025-15

Abstentions

(none)

Conflicts of Interest

(none)

Staff Report

The Interim Parks and Recreation Director summarized the staff report in the meeting packet.

Public Testimony

(none)

Recap and Recommendation

Staff recommended Council adoption of the proposed ordinance.

MOTION: Close the public hearing

Motion made by Council President Hokanson, Seconded by Councilor Ramseyer.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

Council Discussion

Council discussion ensued on the following topics:

- Discussion related to park hours, and the desire to ensure that Jonsrud Viewpoint can continue to be enjoyed for special nighttime nature events
- Clarification regarding regulations pertaining to animals at large
- Desire for further specificity regarding disposal of animal waste
- Clarification regarding 12.12.050(Y)
- Discussion regarding regulation of motorized vehicles in parks
 - Whether Class 1 e-bikes are allowed on sidewalks or on Tickle Creek Trail

- Whether Class 3 e-bikes are allowable if they are being walked; whether usage of Class 3 e-bikes is limited to streets per state law
- Whether Class 1 e-bikes should be allowed in parks other than Cedar Park
- Discretion of the City Manager to designate certain parks, trails, and pathways for e-bike usage, according to the proposed code language
- Distinctions between regular e-bikes and e-mountain bikes
- Suggestion to allow all e-bikes and focus regulation on problematic behavior, rather than specific types of vehicles
- Suggestion to allow Class 1 and 2 e-bikes, but not Class 3
- Note that enforcement will be complaint-driven

Amendment: the Council expressed its desire for two amendments to the proposed ordinance:
#1: insert the words “and properly dispose of” after the word “remove” in 12.12.050(W)(b); and
#2: strike 12.12.050(E)(e).

The Council directed staff to prepare for a future work session to further consider and refine regulation of e-bikes in parks and/or provide additional direction to staff.

MOTION: Approve the first reading of Ordinance 2025-15, as amended

Motion made by Councilor Sheldon, Seconded by Councilor Smallwood.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

MOTION: Approve the second reading of Ordinance 2025-15, as amended

Motion made by Council President Hokanson, Seconded by Councilor Ramseyer.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

5. PUBLIC HEARING: Amending SMC Chapter 3.28 Transient Lodging Tax Rate Ordinance 2025-22

Abstentions

(none)

Conflicts of Interest

(none)

Staff Report

The Finance Director summarized the staff report in the meeting packet.

Public Testimony

(none)

Recap and Recommendation

Staff recommended Council adoption of the proposed ordinance.

MOTION: Close the public hearing

Motion made by Council President Hokanson, Seconded by Councilor Sheldon.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

Council Discussion

Council discussion ensued on the following topics:

- Questions as to when comparison agencies last updated their tax rates
- Plans for the City to further refine short term rental regulations during the upcoming HPS process
- Discussion regarding proposed changes to state law pertaining to transient lodging taxes, and potential increased flexibility for City usage of the new portion of transient lodging tax revenue
- Note of the City's grant application for Travel Oregon funds to complete improvements in Meinig Park
- Questions as to whether both City and County taxes are assessed within city limits; concern that if both rates are assessed within Sandy, the cumulative rate could potentially deter visitors

MOTION: Approve the first reading of Ordinance 2025-22

Motion made by Council President Hokanson, Seconded by Councilor Hanley.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

Voting Nay: Councilor Mayton

MOTION CARRIED: 6-1

RESOLUTIONS

6. Supplemental Budget for Biennium 2023-25

Resolution 2025-23

The Finance Director summarized the staff report in the meeting packet.

MOTION: Adopt Resolution 2025-23

Motion made by Councilor Sheldon, Seconded by Councilor Ramseyer.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

7. PUBLIC HEARING: Updating the Master Fee Schedule Updates
Resolution 2025-21

Abstentions

(none)

Conflicts of Interest

(none)

Staff Report

The Finance Director summarized the staff report in the meeting packet. Staff provided a handout that provided details about the proposed increases to SandyNet rates, including comparisons to other internet providers. A copy of the handout is attached to these minutes. It was noted that SandyNet does not offer artificially low introductory rates, and that the SandyNet master plan will be presented for Council adoption in the near future.

Public Testimony

(none)

Recap and Recommendation

Staff recommended Council adoption of the proposed ordinance.

MOTION: Close the public hearing

Motion made by Councilor Sheldon, Seconded by Councilor Ramseyer.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

Council Discussion

Council discussion ensued on the following topics:

- Clarification on the process for reviewing and approving special event permits, including the scope of events subject to new fees
- Acknowledgment that SandyNet remains competitively priced despite the proposed rate increase
- Discussion of the \$1 per month stormwater fee increase and its role in balancing the stormwater budget
- Recognition that the public safety fee only funds personnel costs for two officers, not associated equipment; suggestion that long-term funding strategies may be needed for comprehensive public safety needs
 - Discussion of the further fee increase that would be necessary to fully fund equipment needs
 - Questions as to why the increase was not applied differently between residential and commercial utility accounts
 - Details on the methods for assessing public safety fees for multifamily dwellings
- Clarification on the purpose of the historic/cultural resource application fee and its alignment with staff time recovery
- Concern that the cost of fees in the City is generally too high, and is making the cost of living in Sandy too expensive
- General affirmation that the majority of fee updates are inflationary in nature, and are assessed on development not existing residents

MOTION: Adopt Resolution 2025-21

Motion made by Councilor Sheldon, Seconded by Council President Hokanson.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

Voting Nay: Councilor Smallwood

MOTION CARRIED: 6-1

NEW BUSINESS

8. Re-Zoning Extension Request: Michael Maiden

The Senior Planner summarized the staff report in the meeting packet and presented slides that were also included in the packet. During the presentation, discussion occurred regarding the context and history of the I-1 zone, the progress made thus far in improving each building's façade, and the degree of work required to achieve Sandy Style given the metal buildings on the site.

Mr. Maiden provided additional remarks, summarizing the impact of COVID-19 on his building improvement efforts, the time-intensive nature of the improvements and the limits associated with self-funding the project, his priorities for completing work on highly visible portions of the property first, and his commitment to finishing the project.

The City Manager stated that he will keep the Council informed on the status of the improvements.

MOTION: Grant the requested extension of 5 years (to a new date of July 29, 2030) for the Eagle Park Façade Improvements and the modification of the underlying zoning designation to Industrial Park (I-1), and authorize the City Manager to execute a revised development agreement with the concurrence of the City Attorney

Motion made by Councilor Smallwood, Seconded by Council President Hokanson.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

9. Contract Award: Deer Pointe Park Construction

The Interim Parks and Recreation Director summarized the staff report in the meeting packet.

Council discussion ensued on the following topics:

- The recourse the City would have if any problems are encountered during the construction process; lessons learned during the Cedar Park construction process; and acknowledgement that Cedar Park was uniquely complicated and Deer Pointe will be much more straightforward from a construction standpoint
- Discussion regarding the nature of capital construction contract disputes generally, and differences between architectural and construction services
- Emphasis on the importance of City departments working together to review and refine City construction projects

MOTION: Authorize the City Manager to execute a contract with N8 Holmlund Inc DBA N8 Excavation for the construction of Deer Pointe Park, in an amount not to exceed \$998,000.00; and execute all subsequent change orders pursuant to the terms of the contract, up to the appropriate threshold value set forth in the contract

Motion made by Councilor Sheldon, Seconded by Councilor Ramseyer.

Voting Yea: Mayor Walker, Council President Hokanson, Councilor Mayton, Councilor Smallwood, Councilor Sheldon, Councilor Ramseyer, Councilor Hanley

MOTION CARRIED: 7-0

REPORT FROM THE CITY MANAGER

- Recognition of Cedar Park as one of DJC's Top Projects
- Reminder of fire season dangers
- Note that the July 7th Council meeting is canceled, and that week he will participate in an infrastructure funding presentation at the OCCMA conference
- Reminder of Longest Day Parkway

- Discussion regarding 4th of July fireworks and fireworks regulations generally
- Discussion of the possibility of changing the City's tagline/slogan
- Reminder that the Legislature will be deciding on the City's wastewater funding request in the coming days as the session concludes

COMMITTEE / COUNCIL REPORTS

Councilor President Hokanson

- Optimism regarding the work of the new firm retained by the City for wastewater communications
- Desire for changes to SandyNet's rate structure, particularly because of the relatively low commercial rates currently in place

Councilor Hanley

(none)

Councilor Ramseyer

- Recap of the recent Transit Advisory Board meeting, the new transit operations contractor, the new general manager, and new bus wraps. Ridership rates are improving
- Note of the upcoming Longest Day Parkway event
- Praise for improving conditions on Industrial Way
- Praise for the visibility of police in the community

Councilor Sheldon

- Recap of the recent Economic Development Advisory Board meeting

Councilor Smallwood

(none)

Councilor Mayton

- Recap of the recent Economic Development Advisory Board meeting
- Optimism regarding the work of the new firm retained by the City for wastewater communications

Mayor Walker

- Optimism regarding the work of the new firm retained by the City for wastewater communications; emphasis on the need for consistent talking points
- Note of the upcoming Longest Day Parkway event
- Note that she will appear on the upcoming Mayor Monday segment on KOIN
- Praise for police presence at Cedar Park
- Recap of the recent Library Task Force meeting at which she pushed for more equity in district funding for rural cities
- Recap of the recent Economic Development Advisory Board meeting, and the need to address commercial vacancies

STAFF UPDATES

ADJOURN

DRAFT