



CITY OF SWEET HOME CITY COUNCIL MINUTES

May 10, 2022, 6:30 PM
Sweet Home City Hall, 3225 Main Street
Sweet Home, OR 97386

WIFI Passcode: guestwifi

PLEASE silence all cell phones – Anyone who wishes to speak, please sign in.

Mission Statement

The City of Sweet Home will work to build an economically strong community with an efficient and effective local government that will provide infrastructure and essential services to the citizens we serve. As efficient stewards of the valuable assets available, we will be responsive to the community while planning and preparing for the future.

Meeting Information

The City of Sweet Home will meet in-person and will stream the meeting via the Microsoft Teams platform. There will be opportunity for public input via the live stream. To view the meeting live, online visit <http://live.sweethomeor.gov>. If you don't have access to the internet you can call in to 541-367-5128, choose option #1 and enter the meeting ID to be logged in to the call. Meeting ID: 321 716 901#

This video stream and call in options are allowed under Council Rules, meet the requirements for Oregon Public Meeting Law, and have been approved by the Mayor and Chairperson of the meeting.

Call to Order and Pledge of Allegiance

The meeting was called to order at 6:30 PM.

Roll Call

PRESENT

Mayor Greg Mahler
President Pro Tem Diane Gerson
Councilor Dave Trask
Councilor Lisa Gourley
Councilor Susan Coleman
Councilor Angelita Sanchez
Councilor Dylan Richards

STAFF

City Manager Pro Tem Christy Wurster
Community and Economic Development Director Blair Larsen
Library Service Director Megan Dazey
City Attorney Robert Snyder
Public Works Director Greg Springman
Police Chief Jeff Lynn
Finance Director Brandon Neish
Communication Specialist Lagea Mull
Administrative Services Manager Julie Fisher

The location of the meeting is accessible to the disabled. If you have a disability that requires accommodation, advanced notice is requested by notifying the City Manager's Office at 541-367-8969.

MEDIA
Benny Westcott

Consent Agenda:

Motion to approve the Consent Agenda made by Councilor Richards, Seconded by Councilor Coleman.
Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

Approval of Minutes:

- a) 2022-04-26 City Council Meeting Minutes

Recognition of Visitors and Hearing of Petitions:

Peggi Rush came forward to let the Council know of a positive experience she had with a Sweet Home Police Officer. Peggi stated that due to the efforts of Officer Geoff Hamlin her family was able to get resources and aid to help them care for her mother.

- a) Introduction of Sportsman's Holiday Princesses
The introduction of the Sportsman's Holiday Princesses will be added to the next agenda.
- b) Sweet Home Chamber of Commerce Triannual Report and Strategic Plan Update
Melody Reese, Executive Director of the Sweet Home Chamber of Commerce presented the Triannual Report and Strategic Plan Update. The Chamber monthly newsletter was shared.

A brief recap of various achievements relative to the Chamber's Business Plan objectives was provided.

Old Business:

- a) ***Request for Council Action*** - Vacant Building Fees
Community and Economic Development Director Blair Larsen presented information regarding vacant buildings and the City's current Vacant Building Ordinance. At a recent Council meeting, staff was directed to find models of Vacant Building Fee Programs. CEDD Larsen stated the importance of the goal of the Council, as a program may have unintended consequences. Considerations such as the Pandemic, inflation, and other timing factors were discussed. Other means of increasing the attractiveness of downtown could include a downtown lighting standard, a window display, removal of old signs, and enforcement of current allowable usage.

Motion made to schedule a work session to discuss the Vacant Building Fee Program by Councilor Gourley, Seconded by Councilor Coleman.
Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman
Voting Nay: Councilor Sanchez, Councilor Richards
- b) ***Request for Council Action*** - Wastewater Treatment Plant Funding Options
Finance Director Brandon Neish presented the current estimated cost for the wastewater treatment plant. The project which started at \$28 Million has increased to \$47.5 million dollars not including and engineering cost. The total cost is now estimated at \$55 million dollars. Staff has been seeking additional funding thru grants, lottery allocation, and State of Oregon General Funds. Other funding sources include loans thru DEQ and USDA which

may have some loan forgiveness. The City has set aside \$6,295,230 in allocated funds for the project. The balance needed to complete the project is \$26,729,241.

Staff presented options to include a General Obligation Bond and explained what the bond would look like; extension of the project in phases with smaller increased steps in utility rates; reducing the scope in Phase 1 of the project; or putting a hold on the project until cost decrease. The recommendation of staff is to reduce the scope of Phase 1.

Motion to move forward with the previously approved engineering and a reduced scope for the initial phase of construction made by Councilor Gourley, Seconded by Councilor Richards. Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

New Business:

a) **Mental Health Month Proclamation**

Mayor Mahler read the proclamation declaring May as Mental Health Month.

b) **Information Only - Traffic Enforcement Update**

Chief Jeff Lynn presented information on traffic enforcement efforts. Data is collected via six radar signs which is downloaded for review. Volunteers collect data as well. The data is reviewed and used to position officers in an area that indicates a need for additional enforcement.

Captain Jason Ogden reported challenges related to Main Street and Mountain View Road. Focused efforts have shown a reduced speed in those areas of additional enforcement.

Mayor Mahler and the Council thanked the police for all of their efforts.

c) ***Request for Council Action*** - 9th Avenue Waterline Replacement Project Bid Posting

Engineer Technician Trish Rice presented the Small Diameter Replacement Project request to bid for 9th Avenue.

Motion to approve the bid posting for the Waterline Replacement Project made by Councilor Coleman, Seconded by Councilor Gourley.

Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

d) ***Request for Council Action*** - Resolution No. 14 for 2022 - Sportsman's Holiday Parade Street Closures

Community and Economic Development Director Blair Larsen presented the request to temporarily close streets and add parking restrictions for the Sportsman's Holiday parade.

Motion to approve Resolution No. 14 for 2022 made by Councilor Coleman, Seconded by Councilor Richards.

Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

e) ***Request for Council Action*** - Future of Dilapidated Railroad Depot

Public Works Director requested direction from the Council on the future of the Railroad Depot.

Motion to allow for public comment on the historic railroad depot building and bring the topic back to a future City Council meeting made by Councilor Trask, Seconded by Councilor Gourley.

Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

f) *Public Hearing* – Zone Map Amendment ZMA22-01

The Public Hearing was opened at 8:15 PM.

Community and Economic Development Director Blair Larsen presented the Staff Report and Findings.

There were no questions of staff.

Mayor Mahler asked if there was any Conflict of Interest or Ex Parte Information and there was none.

Mayor Mahler asked for any testimony in favor, opposition, or neutral testimony. There was none.

The Public Hearing was closed at 8:20 PM.

Motion to approve the application for a Zone Map Amendment and to move the ordinance to first reading made by President Pro Tem Gerson, Seconded by Councilor Coleman.

Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

Ordinance Bills

Request for Council Action and First Reading of Ordinance Bills

a) *Request for Council Action* - Zone Map Amendment ZMA22-01

Ordinance Bill No 3 for 2022 was read in its entirety.

Motion to move Ordinance Bill No, 3 for 2022 to second reading made by Councilor Trask, Seconded by Councilor Richards.

Voting Yea: Mayor Mahler, President Pro Tem Gerson, Councilor Trask, Councilor Gourley, Councilor Coleman, Councilor Sanchez, Councilor Richards

Reports of Committees:

Ad Hoc Committee on Health

Councilor Gourley reported the Community Health Fair will be held at Sankey Park. Progress is being made on the Community Resource and Sleep Facility.

Reports of City Officials:

Mayor's Report

No report.

City Manager's Report

City Manager Pro Tem Wurster reported City Hall will be a check point on the Chamber's Cut the Gut event.

Pro Tem Wurster relayed to the Council the professionalism among City staff and stated it was extraordinary the Chief and Captain stepped up for patrol shifts and serving our community.

A Reminder of the Executive Session was given to the Council.

Mayor Mahler commended Pro Tem Wurster for her work as Pro Tem.

Department Director's Reports (1st meeting of the Month)

Library Services Director

A written report was included in the packet.

- a) Monthly Report - April 2022

Community and Economic Development Director

A written report was included in the packet.

- a) Monthly Report - April 2022

Public Works Director

A written report was included in the packet.

- a) Monthly Report - April 2022

City Attorney

No report.

Council Business for Good of the Order

Community and Economic Development Director Blair Larsen stated now that the Mill Property is in private ownership, a work session to discuss the City's former Knife River quarry property would be beneficial. Staff would like Council input and public review on the future of the property. Consensus of the Council was to hold a work session.

- a) City Council Issue Tracker Update

City Manager Pro Tem Wurster presented a document tracking items brought to staff by the Council to document progress.

Adjournment

With no further business the meeting adjourned at 8:31 PM.

Mayor

ATTEST:

City Manager Pro Tem – Ex Officio City Recorder