

**CITY OF SCAPPOOSE
CITY COUNCIL MEETING
OCTOBER 5, 2010 AT 7:00 P.M.
SCAPPOOSE, OREGON**

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

Flag Salute

Attendance:

City Council Members:

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| Scott Burge | Mayor |
| Jeff Bernhard | Council President |
| Art Heerwagen | Councilor |
| Judie Ingham | Councilor |
| Larry P. Meres | Councilor |
| Jeff Erickson | Councilor |

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| Andy Jordan | Legal Counsel |
| Jeff Bennett | Legal Counsel |

Staff:

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| Jon Hanken | City Manager |
| Doug Greisen | Police Chief |
| Brian Varricchione | City Planner |
| Susan Reeves | City Recorder |

Press:
None

Excused: Councilor Donna Gedlich

Approval of the Agenda

Councilor Ingham moved and Council President Bernhard seconded the motion to approve the agenda. Motion passed (6-0). Mayor Burge, aye; Council President Bernhard, aye; Councilor Meres, aye; Councilor Ingham, aye, Councilor Erickson, aye and Councilor Heerwagen, aye.

Public Comments

None

Consent Agenda ~September 7, 2010 City Council Meeting Minutes

Council President Bernhard moved and Councilor Ingham seconded the motion to approve the September 7, 2010 City Council Meeting Minutes. Motion passed (6-0). Mayor Burge, aye; Council President Bernhard, aye; Councilor Meres, aye; Councilor Ingham, aye, Councilor Erickson, aye and Councilor Heerwagen, aye.

New Business

Resolution No. 10-18: A Resolution Extending the Collection Period for the Strobel Advanced Financing Reimbursement Agreement with the City of Scappoose Until 2015

City Manager read over the staff report. He explained Merrill and Rosanne Strobel have requested a five year extension of the Elm Street Water Line Project. He explained the original advanced financing reimbursement was approved by Resolution 00-06 in 2006. As per the Scappoose Municipal Code the developer may apply for 2 five year extensions in five year intervals. He explained this is Mr. Strobel's first request for an extension and staff sees no reason to deny it. He explained there were 24 original properties that were subject to the advanced financing reimbursement and 17 have paid the reimbursement.

Council President Bernhard moved and Councilor Ingham seconded the motion to approve Resolution No. 10-18: A Resolution Extending the Collection Period for the Strobel Advanced Financing Reimbursement Agreement with the City of Scappoose until 2015.

Councilor Ingham stated 7 properties will be subject to the extension, does it look like they will be paid within the next five years.

City Manager Hanken replied he can't really answer that. As they develop and they move forward the extension provides for them hooking up and reimbursing for the cost. His guess is there may be one or two properties not paid before the five years is up since they are on a well system it may be 10 years before they hook up.

Motion passed (6-0). Mayor Burge, aye; Council President Bernhard, aye; Councilor Meres, aye; Councilor Ingham, aye, Councilor Erickson, aye and Councilor Heerwagen, aye.

Resolution No. 10-19: A Resolution Adopting a Water Management and Conservation Plan for the City of Scappoose.

City Manager read over the staff report. He explained what Council has before them. He explained the State is requiring that the City of Scappoose adopts a Water Management and Conservation Plan. This is part of the requirements when the City went out for the water rights for the well on Miller Road. He explained we have had our engineering staff working on the report. He explained one of the things that he found interesting in this was the analysis to our system that indicates that approximately 25% of the water the used that is unaccounted for by meter reading. He stated one of the things that staff is looking at closely is to truly account for the water. One of the things staff is going to need to do is calculate the amount of water that is used in the filter backwash, which the City does on each individual filter at approximately 40 hours intervals of operation time and during that process there could be 20,000 to 30,000 gallons of water that is used to backwash those filters and we have approximately four filters so there is a considerable amount of water that could be used there. Also filtering to waste is another issue staff needs to monitor. Another thing staff needs to be aware of is the continuous run tap samples, which means the faucet is always on and there are approximately three or four faucets at each water plant. Over a course of a year it is 2.6 million gallons of water used. He explained because of the requirement in terms of conservation we as a City need to make sure we are tracking all those uses that in previous years we haven't had to do.

Councilor Meres asked if the one on the flush can it be metered?

City Manager Hanken replied not necessarily up there. Where staff tracks it more is at the waste water plant because there is continues flow meters for the effluent coming in so staff can coordinate with the water plant in terms of when staff is going to filter to waste. He stated one of the things staff is try not to do is backwash two filters at the same time because of the amount of volume that comes in for the time period.

Councilor Meres asked if there are multiple leaks around the City.

City Manager Hanken replied absolutely. He stated realistically in every city there are leaks.

Councilor Ingham moved and Councilor Erickson seconded the motion to approve Resolution No. 10-19: A Resolution Adopting a Water Management and Conservation Plan for the City of Scappoose. Motion passed (6-0). Mayor Burge, aye; Council President Bernhard, aye; Councilor Meres, aye; Councilor Ingham, aye, Councilor Erickson, aye and Councilor Heerwagen, aye.

Ordinance No. 813: An Ordinance Relating to Land Use and Amending Municipal Code Chapter 17.84 (Sensitive Lands—Flooding)

Mayor Burge read the opening statement.

Mayor Burge opened the public hearing at 7:13 p.m.

City Planner Brian Varricchione read over the staff report. He explained in front of the Council is a proposal to amend the new flood insurance rate study and flood insurance rate maps. He explained FEMA issued a new flood insurance study for Columbia County that has an effective date of November 26, 2010. He explained the ordinance that is in front of Council this evening would bring the City into full compliance with the requirements of the National Flood Insurance Program in addition to adopting the new maps there are a couple of house keeping amendments. The State updated their regulations for manufactured dwellings and they are also relaxing some of the requirements for accessory structures that are used for parking and storage in accordance with the State Model Ordinance, updating the definition of development and expanding the list of Army Corp of Engineering Permits are eligible for stream habitat restoration projects. He explained the Planning Commission did have a hearing on this and they recommended adoption. He explained if the City does not adopt this the Scappoose residents will not be able to get flood insurance.

Council President Bernhard stated he thinks the key piece on this is that nothing is changed that it will affect our citizens.

Mayor Burge closed the hearing at 7:18 p.m.

Councilor Ingham moved and Councilor Heerwagen seconded the motion to approve Ordinance No. 813: An Ordinance Relating to Land Use and Amending Municipal Code Chapter 17.84 (Sensitive Lands—Flooding)

Mayor Burge read the title for the first time.

Scappoose Parks and Recreation District Discussion

Mayor Burge explained he brought this issue up because he wanted Council to address it. He stated staff must not have been able to get anyone from the Parks and Recreational District to attend tonight's meeting.

City Manager Hanken replied he wasn't able to get a hold of anyone.

Mayor Burge explained in front of Council is a public notice from the Columbia County Board of Commissioners dissolving the Scappoose Parks & Recreation District without an election. He thought maybe the Council should discuss this and decide if that is okay or is there still the opportunity there to try to build something with the Park and Rec District.

Councilor Ingham feels if the County Commissioners want to move forward on this they need to come have a discussion with Council before they just move ahead and override any kind of thought process this Council has on this issue. She feels there needs to be a little bit of communication there and some input from this Council.

Mayor Burge stated his concern is in regards to getting rid of the Park and Rec District is that as the City has grown and there has more demands for parks and the City has started building parks it is going to be a lot more difficult to bring the Park and Rec District back if it is dissolved. That is his only concern. He stated the Parks and Rec District creates support from the greater community.

City Manager Hanken explained if Council is in agreement there should be a discussion before the County Commissioners moves forward, He is willing to go to the County Commissioners meeting and formally make a request if that is what Council wants.

Councilor Heerwagen asked has the County discussed the debt.

Mayor Burge explained he had a conversation with Tony Hyde regarding the Parks and Rec District debt.

Councilor Mere asked what is the debt.

Councilor Ingham replied it is around \$11,000.00 and that money needs to be repaid.

Mayor Burge feels Council should have a discussion with the County and the Parks & Recreation Board.

City Manager Hanken stated he will be at the County meeting on October 13, 2010 at 10:00 a.m.

Announcements

City Attorney Andy Jordan brought Council up to date on what is taking place at their firm. He introduced Jeff Bennett, who has been with his firm for 19 years and a partner for the last 5 years. He gave some history on Jeff's experience.

Jeff Bennett explained he has been attending the Scappoose Planning Commission meetings for the Urban Growth Boundary proposal.

Mayor Burge went over the calendar.

City Manager Hanken

City Manager Hanken explained Council should have received electronically their first quarter financial report from the City.

City Manager Hanken explained the RFP process for City Auditor will close on Friday and he will have that back to Council by the next Council meeting. He explained this is the wrong time of year to be going out for audit and our audit is going to be late.

City Manager Hanken explained at the next Council meeting there will discussion the Municipal Court issue.

City Manager Hanken discussed the SE 2nd Street delay and explained it is due to the contractor not being able to get bonding.

Police Chief Greisen

Police Chief Greisen explained tomorrow the Police Department will be giving a test to 90 applicants to fill one police officer position.

Council

Councilor Meres had a great time at the LOC Conference. He also had a great time on the field trip with the Watershed Council.

Councilor Ingham asked what is the time line on water increases.

City Attorney stated it is a Council committee and Council can put a time frame on it.

Councilor Ingham feels the Council should set a time line.

Councilor Meres agrees with Councilor Ingham.

There was a discussion on having a calendar check of when their meetings are going to be.

Councilor Ingham would like updates on the Public Works Advisory Committee.

City Recorder Susan Reeves stated she will make sure Council gets copies of the Public Works Advisory Committee meeting minutes.

City Manager Hanken asked for a little bit of patience in moving this committee forward.

Adjournment

Mayor Burge adjourned the workshop at 7:53 p.m.

Scott Burge, Mayor

Attest: _____
Susan M Reeves, CMC, City Recorder