

City of Lakeside
Council Meeting Minutes
June 14, 2007

The Lakeside City Council held a Regular Council Meeting at Lakeside City Hall, 915 North Lake Road, Oregon, at 7:00 p.m. on Thursday, June 14, 2007.

Councilors Present: Mayor Orville Nelson, Harlon Green, Jim Brown, Jim Farmer, Mack Eubanks, Tim Crockett and Catherine Walker.

CALL TO ORDER: Mayor Orville Nelson called the meeting to order at 7 p.m.

PLEDGE OF ALLEGIANCE

CONSENT CALENDAR:

Approve Minutes of Regular meeting May 10, 2007.

MOTION: Mack Eubanks moved to accept the minutes of the regular meeting of May 10, 2007. Jim Brown asked that a spelling error be corrected on page 3, line two, the first word should be floor instead of flour.

SECOND: Jim Brown

VOTE: Unanimous by all councilors present.

Expenditure Review May 15, 2007.

MOTION: Jim Brown moved to approve the expenditure report as presented for May 15, 2007.

SECOND: Tim Crockett

VOTE: Unanimous by all councilors present.

COMMISSIONER'S REPORTS:

Jim Brown – Memo from the Library Director asking that we accept the resignation of Carol & Ed Heikus from the Library Board and the Library Board has forwarded the name of Marlene Cleland to be appointed for one of the vacant seats, which would leave one vacancy on the board to be filled at a later date.

MOTION: Jim Brown moved to accept the resignations and make the appointment.

SECOND: Harlon Green

The Mayor asked for comments from the Council and the audience – no comments made.

VOTE: Unanimous by all councilors present

Mr. Brown said that he would not be reporting on the Watershed tonight as Mike Mader is here will be making that report.

Harlon Green – This weekend Mack and I are going to get the posts for putting up the signs, so hopefully those signs will be up in the near future. We have been discussing the windows in the senior building and I was just told that work is to be started on the 19th and if it is not done we are going to re-let the bid. Orville asked Charlie if that is

when it is to get started and Charlie said that yes it is and it will take him three days to do the job. Mr. Brown asked who was awarded the bid and Orville said it was Area Glass. Charlie explained that they lost the order the first time, or didn't place it and when we called to follow up on it that's when they discovered that they hadn't actually placed the order and they are special made windows, that is why it took so long to get them. The windows didn't even come in until the 8th of this month.

Mack Eubanks – The Parks Committee met on Monday evening and I was not able to be there. However, I did get the minutes and it sounds like it was a great meeting and I'll turn it over to Teri MacDuff to report on what they have been doing. We have met a few times and we put together a plot committee, to plot out what it might look like in that space beside the Senior Building and I think they have done a wonderful job. There was Danny Gonsalves, Paulette Rigsby, Diane O'Brien, Bill and Gloria Berman. Danny Gonsalves displayed a map and explained that because of the design we have a possible meeting place in the center and the pattern looks similar to a sergeants' stripe and may eventually lead to a memorial of some kind. Part of the garden will be rotated and it will be wheelchair accessible. Each of the bigger plots is 60 square ft. The entry will have Oriental Arch with a flower theme and we hope to carry that flower theme all the way down to the Library. The overall size of the garden is 40' x 58' deep. We are hoping to get donations from the community like for fertilizer and things like that. We hope to get the water district to donate the water. Tim Crockett asked if there was a timeline on this and Teri said next year. We hope at the next meeting to have an idea of how much this is going to cost and what we have had donated.

Orville Nelson – The sewer plant is doing exceptionally well. There are a lot of changes and we have pretty much eliminated comp time. We should have more money to put back in the sewer plant. You can talk with Bob Dillard, our consultant, John Waddill from Dyer or Jim Poore from the prison and they are all very pleased with how the sewer plant is running now. The next project, and the prison has agreed to pay for it, is to fix the lines from the prison to the sewer plant, which is completely fouled up. The prison will provide the labor and reimburse us for the materials after it is completed. We have been looking into the cost and availability of having police here on a regular basis. We have a quote from the City of Reedsport that I think is going to be way over our head and we have another one that we are getting from the City of North Bend. I was speaking with friend of mine who is a banker in Coos Bay and he said that we might be able to work a real deal with Andy Jackson. Charlie called Andy and he was very receptive, and hopefully we will have more coverage than we do now. Mack asked about the negotiations with the prison on the sewer line hook ups? Orville said that we are settling it now; what we have to get a bid on this line from the prison to the treatment plant. We have a pretty good settlement agreement as far as the hookups.

Jim Farmer – At the last meeting we asked the Planning Commission if they would give us a report on what they did at their last meeting and I believe we have someone here to do that. Sandy Thayer said that they had 2 different articles that we voted on, one was Sandy Ray on 160 Hilltop Drive and this is an emergency situation and Mike Mader recommended that we grant them a 50-foot riparian variance. Mr. Rice was asking for a variance on his setback - the city requires a 15-foot set back and he was asking for a

9 1/2 foot – so that he could have a detached garage to get his cars off the streets. Charlie looked up the by-laws of Lakeland Estates and as long as they use less than 50% of their property for upright buildings, it would not be a problem.

Tim Crockett – I've had a lot of complaints on grass and brush. Since I took this over I have had close to 25. Tomorrow I'll sign off on 2 more. In the past we only went so far and then stopped, but I'm going to go until the abatement is solved and everyone is happy. Mack Eubanks asked if the Fire Department has any control over the tall weeds, as it could be a fire problem. Tim Crockett said that he would have to commend Ted Ross, he has been helpful. Orville said we don't go looking for abatements, there has to be a paper trail, before an abatement officer will step in. Tim said that he would step in without paperwork if he were to see a blatant safety issue and he would then turn that over to Mack Eubanks.

Cathy Walker – I contacted Community Action about helping those individuals that will not be able to afford the new increase and they will do it for free. They need a one page questionnaire with the criteria for "needy". They also need to know how long we want them to do this. Orville asked if they had a form that they use and Cathy said that they did and they sent her a form. The form asks questions like; how long have you been in the community, how much income. They kept it very simple, with only three questions. They will give the money out, as the money is available. What we have to decide is what the criteria will be and we just send them that one page. Orville asked if people will apply with them and Cathy said yes, they could also pick the application up here. From there it goes to Community Action, they will handle the money and the disbursement of the funds. They did say that because we would be starting it pretty quickly that the city may need to relax the late fees until they get this program under way. Orville asked how we get the money to them. Cathy said that we have to sort the money here and send the excess on to them. Orville asked if there was anything that we needed to do here to be legal about this and Charlie said we should always run everything through Rich first. Cathy said the cost is very little. Jim Brown said he would like to see something for the seniors as well. Orville let Cathy know that he and Tim had taken care of the lawn for the man across the street. The last time we did this, the man said that if he had a lawn mower his daughter could mow the lawn, so Tim Crockett gave them his old one and now the man's daughter is mowing the lawn. They were very appreciative of our help.

OLD BUSINESS:

None.

NEW BUSINESS:

Resolution 07-06 Accept Grant Dollars from OWEB.

What this is that we had a \$25000.00 grant that we received to pave 11th Street and we were short so Charlie applied for another grant of \$9,000.00 and we were awarded that grant and we need to make a motion tonight to accept Resolution 07-06. Jim Brown said that this is the grant from Oregon Water Enhancement Board; the grant from the

State is 07-07 for \$25,000.00 and will be covered later. We also received \$3,000.00 donated from residents who live on 11th street and a pledge for another \$ 1,000.00.

MOTION: Jim Brown moved to adopt Resolution 07-06 Accept Grant Dollars from OWEB.

SECOND: Cathy Walker.

Mike Mader asked that the Council and the citizen's recognize Charlie Hill's work on her first successful grant and the work that Dennis Langley did.

VOTE: Unanimous by all councilors present.

TLBP 2007 Fish Passage Project – Bid Award

Councilman Harlon Green excused himself from discussion and vote due to conflict of interest. Mike Mader reported that they had 11 bid project packets handed out, we took a project tour to the site, and 6 contractors went on the tour and on the 12th we opened the only 2 bids turned in. We recommend that the council accept the lowest bidder. I hope that the City accepts the bid of Benny Hempstead. Mr. Brown asked: "Mike you said that you hoped that this gets completed is there a completion bond in here?" Mike said that there is in all the submitted paperwork, including insurance and all the other city requirements will be in and signed off before we start. Mr. Brown said in other words if he doesn't complete we can go after the bond and Mike said yes.

MOTION: Jim Brown moved to accept TLBP 2007 Fish Passage Project – Bid Award to Hempstead Excavation.

SECOND: Mack Eubanks.

Ted Ross said he knows him personally that he will do a great job.

VOTE: Motion carried with Harlon Green abstaining from vote.

Library Clerk Resignation – Paulette L. Rigsby.

Paulette was a short-term library aide and we have to accept her resignation.

MOTION: Jim Brown moved to accept the Library Clerk Resignation of Paulette L. Rigsby.

SECOND: Cathy Walker

VOTE: Unanimous by all councilors present.

WWTP North Site Improvements – Accept Bids

We took bids and one was disqualified. We want to accept the bid from Laskey Clifton, however there is a catch to this and I have that on our items not on the agenda. The bid came in \$750,000.00 short of what we had anticipated it would take to do the project. The reason that it came in short is because of the escalation in prices. We have applied for another grant a 70/30 or 60/40; it is a grant that will be partial grant and partial loan. It will not change the rate we projected.

MOTION: Jim Brown moved to approve WWTP North Site Improvements – Accept Bids.

SECOND: Harlon Green

VOTE: Unanimous by all councilors present.

Pay Increase – Steve Clark for Waste Water Collection System Operation Grade 1

I have to agree with our plant superintendent in that we have two W-2's that do not want to move up and they just went to W-2 to get the money and this guy wants to go to W-2 but we are not going to have people move up just to get the pay raise and not to move up. I spoke with Phil and we agreed to give him the 50-cent pay increase, as that is what the previous council promised. We are not going to have people move up to get a certain rate of pay and stopping there. I would like the council to act on that and give us the authority to do that.

MOTION: Jim Brown moved to give Steve Clark his 50-cent raise effective June 1, 2007.

SECOND: Harlon Green

Calvin Walker said that if a person betters himself for the city they should get the raise. However he agreed that if the only reason they are taking the tests is to get the raise without moving up in responsibility that we should look at that seriously.

VOTE: Unanimous by all councilors present.

WWTP employee vacation time carry over, what happened at the sewer plant is they they have built up an excessive amount of vacation and comp time. We have told them that if they build up comp time or vacation time they are going to have to burn it off they are not going to get paid for it, as they have in the past. We are giving them until December 31st of this year to use up their excess comp and vacation time.

MOTION: Jim Brown moved to adopt Phil Heley recommendations for getting rid of excess vacation and comp time hours and give them until December 31, 2007 to burn it off.

SECOND: Harlon Green

Mr. Farmer asked how much vacation time they can carry over. Charlie said that it depends on how many hours they are at in their accruing, you get so many hours after so many years that you work. You can carry over a percentage of that. Say you get 8 hours a month so 8 times 12 is what you carryover. What we are talking about is above and beyond what they can carry over.

VOTE: Unanimous by all councilors present.

Friends of the Library – Request for In-Kind Donation for Community/Senior Center.

Mr. Brown introduced Linda Morse from the Friends of the Library. It has become apparent that the city will need a new library and they have experienced grant writers in their group. They said that we needed to start thinking long term for a new Library/Community Center, which would include Senior Kitchen, Kid Zone, some type of auditorium and hopefully enough in there some place where kids can play basketball or volley ball. In order to go to any foundation you have to show that you have a piece of property. So Linda is asking for a commitment from this council so that when the time comes they can go out there somewhere in this empty space or possibly think about

taking down this building and they can start lining up money. We are talking 7 to 10 years and nothing is written in stone here. Linda said that the Friends of the library would like to spearhead this project. Our plans are primary for a new library and as long as that is going to happen we would also like to have a Library/Community Center complex. Like Mr. Brown said we could have one large auditorium for the seniors and a new kitchen for their lunch program and other activities. Then that large room would be available to other activities for this community. We are thinking something like plays, concerts and other entertainment. Maybe even a dedicated space for a Visitor Center/Chamber of Commerce. We do have the support of other non-profit groups in the community. We would like to have a firm commitment from the City Council that this land be dedicated to us for about ten years. In order for us to begin grant writing and obtain funding to get started. At this point of course we have no funds and we need to get some grant money's to proceed with architect drawing and anything else we need. Are there any questions? Harlon Green asked if they had an idea on what size they were talking about for this building? Nadine said that originally when they were talking about just the library they figured about 12,000 to 14,000 square feet, but as the Friends and the Library Board consulted with a professional (whose job is promoting community development and she does grant writing) we know that with all that we are now discussing, we could not fit that into a 12,000 to 14,000 foot area. But if the City Council would permit the land as an "in kind" match for future grant writing, we would become eligible to apply for a planning grant, which would give us the funds to do a feasibility study to see if the land itself is suitable for a building of that size. A well-planned community garden would be wonderful as an entry into the Library/Community Center. It is just that a tentative commitment of allowing us the opportunity to have those ten years to develop a plan would help. I would like to say that in one year circulation of the Library has increased 22 percent. We have increased issuing new library cards by 17 percent, in 2 ½ years the selection has developed from less than 20,000 items to almost 30,000 items in that building, I have absolutely no expansion room whatsoever.

MOTION: Jim Brown moved to make land available for a Library/Community Center an exact description will follow a feasibility study.

SECOND: Cathy Walker

Harlon Green said that he would like to see a drawing of where this building is going to go. Cathy said they wouldn't know until they do the feasibility study. That is what they are talking about first and in order to get started they need the commitment of the land. Ardella said that she thinks it is a good idea but that she agreed with Harlon, are we going to donate a postage stamp or are we going to commit every square inch we have. I think that it should at least be contingent upon a minimum of so many square feet and a maximum, to not take up the entire property you have but have some limitation upon what is reasonable. Nadine said that we hope that we will come up with a design that will enhance City Hall, in the mean time once the feasibility study is complete, that alone will help us set the parameters as to the size of the structure or they may find that it is impossible as the land may not be able to handle that type of impact. If that is the case then we will move on to something else. Ted Ross said that he would really like to see some sort of long term planning for incorporation of the city infrastructure and the type of situation that we are listening to today about the library

and other organizations all housed in one central facility would be an asset. If it were on this site that would be great, the most dangerous building in Lakeside Fire District is the building behind us. We sincerely hope that no one is inside when there is a fire and at the fire station this is one of our main concerns and priority.

VOTE: Unanimous by all councilors present.

Abatement Protest – Greg Stange 730 Sherwood Street.

Mr. Stange appreciates the time to address the council. Originally the abatement that was brought was an informal one and brought to me personally. I addressed it immediately except for a trailer that needed to be moved and then we get the formal abatement order. I don't feel that it was addressed on a fair basis since I was working on the property. By going immediately to the enforceable thing even when you are trying to get something done and not getting the cooperation from the City is unfair. I hear a lot of grumbling from a lot of people. Including some talk of a recall petition. Tim Crockett said that had given him a copy of the Ordinance and that he would be back at the end of 1 week, again at 2 weeks, then 3 weeks, and finally at 4 weeks. So in a month when I came down what was inside the trailers was now outside the trailers. That some of the things against the fence at least 50 percent were moved to the property line adjacent to yours and more stuff was out. I went and talked to all the neighbors and I was told that you have been talked to before and that stuff moves out and then is moved back and in a month and a half nothing changes, I left cards on the door and no one called me. When I put the red abatement order on your door then there was action. I drove by tonight with Jim and I'm satisfied with the result but it took a red posting to get you to comply. Every time I came to you I hope I was pleasant. I am trying to be fair and understanding, I am not trying to be vindictive or to pick on you. Tim said that he was satisfied that it is done but I don't agree that you did it in a timely manner. It has taken you 14 days to move one car out of there. Where does the grace period end, especially when this is impacting your neighbors as well? Tim said that we do have another letter out here that pertains to your property that the Fire Department has found it unsafe to fight and defend that property. All that stuff has got to be rearranged moved out or something of that caliber. Does that mean that Sherwood is going to be littered for months and months? Do you have a plan? Mr. Stange said that he does and Tim asked if we could know what that was and a time frame as well. Mr. Stange said it was to get it cleaned out and as soon as possible. As far as the fire thing is concerned I've turned that over to a lawyer to look it over. Tim said that the fire department has found your place unsafe to even fight fires. Mr. Stange asked if the senior center had been sent a letter that they are a fire hazard? Ted said it has been logged but no letter.

Orville reminded everyone of the Budget Hearing & Special City Council Meeting June 21, 2007 6:30 p.m. this is a final budget meeting. I would like to see the money that the seniors' pay abolished and only use the money that South Coast pays for them.

PUBLIC INPUT:

Nadine said that I want the council to know how much she appreciates the efforts of Phil Heley to help with the bike rack. Other patrons appreciate the efforts of the City

and Mr. Heley. Charlie said that she would like everyone to notice the new entryway. That is thanks to Paulette Rigsby from the Chamber of Commerce and Madie Lang from the Women's Club for painting the lobby; they did it all in one weekend.

COUNCIL COMMENTS:

None

ITEMS NOT ON THE AGENDA:

Approval of Resolution 07-07 Special City Allotment to get a grant to pave S 12th street.

We want to apply for another grant to pave S 12th Street and if we can keep getting these grants it will be a real asset for the City. Orville asked Charlie how much of a grant are we putting in for and she said we could only get \$25,000.00.

MOTION: Jim Brown moved to adopt Resolution 07-07 Special City Allotment.

SECOND: Cathy Walker

Calvin Walker asked if the county could be asked to help pave 12th street, since that is the entrance into the new park. Harlon Green said that they negotiated to put in their own paved road over there when they started work on that park.

VOTE: Unanimously approved by all members present.

Ordinance No. 07-259 AN ORDINANCE OF THE CITY OF LAKESIDE, COOS COUNTY, OREGON, AUTHORIZING THE ISSUANCE OF BONDS TO REPAIR AND EXPAND THE CITY'S SEWER SYSTEM.

We were 750,000.00 short, we have applied for another grant a 70/30 or 60/40, and it is a grant that will be partial grant and partial loan for the treatment plant. The DEQ was the hold up on this because there have been so many sewer plants going in that they haven't had time to get to all of them. Because of that the cost of ours has really escalated. Mack Eubanks asked if we pass this sewer bills are still not going to go up and Orville said that Clem from USDA figured that was why we went to \$45.00 and it was a good thing that we did. Now even if this bond is approved we will not have to adjust our rates higher.

MOTION: Jim Brown moved we adopt Ordinance No. 07-259 AN ORDINANCE OF THE CITY OF LAKESIDE, COOS COUNTY, OREGON, AUTHORIZING THE ISSUANCE OF BONDS TO REPAIR AND EXPAND THE CITY'S SEWER SYSTEM after reading it by title only.

We can't do two readings tonight but we should be able to do the second reading at the Special Meeting. Charlie said she would check on that. It won't be enacted for 30 days after it is approved.

SECOND: Cathy Walker

VOTE: Unanimously approved by all members present.

MOTION: Jim Brown moved to adopt Ordinance No. 07-259 AN ORDINANCE OF THE CITY OF LAKESIDE, COOS COUNTY, OREGON, AUTHORIZING THE ISSUANCE OF BONDS TO REPAIR AND EXPAND THE CITY'S SEWER SYSTEM after reading it by title only.

SECOND: Cathy Walker

Tim asked what these numbers 70/30 or 60/40 are. Are we the 70 or 60 percent? Orville explained that the 70 or 60 percent is for a loan and the 30 or 40 percent is the grant. We will have to pay the loan. Clem is going to try to get the best one we can. Charlie said that if we have to wait another year to complete this project that will be another \$40,000.00 in interest alone. We also have another issue that we are facing and that is the water table, because to do the work at the existing plant it needs to be done when the water is at its lowest level. So we need to get the bid awarded so they can get started.

VOTE: Unanimously approved by all members present.

Calvin Walker asked a question about the S. 12th Street paving grant. We have been told for years that in order to get a grant to pave a road it has to run from road to road. It can't just be a road that just goes out there and stops. Charlie said that what it is going to do is it will run into the County Park, so it is a thorough fair. Calvin said since it is going into the County Park and the County is going to be using it, we should be negotiating with the County to pave the balance of the road. Harlon Green agreed, as did the rest of the Council. Orville said that if we get the grant we could certainly do that.

Adjourn: 8:40 p.m.

ATTESTED:


Charlie Hill, City Recorder

APPROVED:


Orville Nelson, Mayor