

CITY OF JEFFERSON
Regular Council Meeting @ GJCC
April 26, 2018
9:30am

COUNCILORS PRESENT: Walt Perry, Edna Campau, Bob Rossiter, Dave Beyerl, David Watkins, Audrey Webster,
Mayor Michael Myers

COUNCILORS ABSENT: None

STAFF PRESENT: Sarah Cook, City Recorder; Jeff Buskirk, PWD; Lissa Davis, Planner/Code Enf

I. COUNCIL MEETING CALL TO ORDER/FLAG SALUTE

Mayor Myers welcomed the 2018 graduating class of JHS, encouraged them to register to vote, reminded them this was an official City Council Meeting where real-world business of the City would occur. He spoke to them on the impact of local government, which impacted one's day to day life probably more than any other form of government. He then called the meeting to order at 9:30am and led in the flag salute.

II. PUBLIC HEARING – Dangerous Building Case 2018-01 Re: 515 N. 3rd St.

Mayor Myers opened the hearing at 9:33am and called upon staff for the background and summary. Lissa Davis introduced herself and summarized the staff report on the noted case, explaining the long-time tenant passed away, the property owner was very cooperative and interested in a burn to learn to remove the dangerous structure. A slide show consisting of several photos depicting the poor condition of the property was displayed.

Public Testimony:

The owner, Mr. McGill added that he had been in contact with the Fire Dept to schedule the burn, and the asbestos removal was scheduled for May 4th.

Council Comments:

Councilor Beyerl explained that while the City was provided a letter from the property owner, which spelled out his course of action, it was still the responsibility of the City to declare the structure dangerous, which allowed the owner to move forward with his plans to demolish. With no further comments, Mayor Myers closed the hearing at 9:40am. Councilor Campau moved to approve Resolution# 1030, declaring the structure at 515 N. 3rd Street as dangerous and ordering abatement proceedings. Councilor Beyerl seconded. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

III. PUBLIC HEARING – Amending Membership Criteria for LAC

Mayor Myers opened the hearing at 9:41am. The City's Planner/Code Enforcement Officer, Lissa Davis provided background and summary from the staff report, noting their pleasure in having more folks interested in the historic treasures throughout the City. The existing code limited membership to just 3 citizens at large and they had been unable to accept an application from an interested person because of it. The LAC sought amendment from the Council to allow an increased number of citizens on the committee.

Public Testimony: none.

Council Comments:

Councilor Beyerl did not have concerns with them adding more but was worried about the committee becoming too large, noting the difficulty in managing it, and suggested they add a cap to it. Brief discussion took place about the idea of returning to Council for further amendment, should they run the risk of it becoming too large; however, Councilor Perry commented that a cap of 5 or 7 would clear it up and the need to re-visit would be removed. Councilor Webster agreed, preferring the upper limit and an odd number for voting purposes. After some further discussion all agreed to change the language to indicate a maximum of 5 citizens at large to serve on the LAC. With no further comments, Mayor Myers closed the hearing at 9:46am.

Councilor Beyerl moved to adopt Ordinance# 705, amending the members appointment section of the LAC, with the modification made to include a maximum of 5 citizens. Councilor Webster seconded. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

IV. OLD BUSINESS

4.1 Resolution #1031, Establishing and Updating Water System Connection Fees, Separating the Types of Connections, Repealing Res #1004

Councilor Beyerl noted the next several resolutions were a result of their recent rate review and offered some background on the fees specific to the resolution for the benefit of the audience. Councilor Rossiter moved to approve Resolution #1031. Councilor Perry seconded. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

4.2 Resolution #1032, setting Fees and Policies for Development Applications, Repealing Res #996

Mayor Myers noted the 5% increase every other year to keep up with inflation costs, noting the developers paid the costs for new development. Councilor Webster moved to approve Resolution #1032. Councilor Perry seconded. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

4.3 Resolution #1033, to Set, Update, and Consolidate Fees in Connection with Services & Materials Rendered Commensurate to the Costs Incurred for Time & Materials, Repealing Res #977

Councilor Beyerl moved to adopt Resolution #1033. Councilor Campau seconded. Discussion: Sarah Cook confirmed there was a separate public records request policy. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

4.4 IGA Between COJ and JSD for Construction Excise Tax

Some background and explanation were provided on the subject, which had been addressed at earlier Council meetings. The construction tax would be collected by the City on behalf of the school district and the City would retain 4%; another way development paid for itself. Councilor Webster moved to accept the IGA with the Jefferson School District for collection of a construction excise tax. Councilor Rossiter seconded. All in favor: Ayes – 6, Opposed - 0. **APPROVED.**

V. NEW BUSINESS

5.1 Resolution# 1029, Authorizing and Delegating the City Recorder to Enter into a Non-Exclusive Telecommunications Franchise with Adaptive Broadband

City Recorder, Sarah Cook pointed out an error in the second whereas clause, which identified the name of another company, for which the same template had been used. Councilor Perry moved to approve Resolution #1029 as corrected. Councilor Watkins seconded. Discussion: Councilor Watkins shared information from a broadband meeting he'd attended at Marion County, where several local organizations and cities participated.

Jefferson was the only small city represented and the consultants working for MC were looking to implement broadband service out to rural cities, county, etc. He added that Jefferson broadband speed was below the national standard and explained some of the work the Technology Comm had been doing, including their initial thought to change the development code to request fiber to the home in new developments; however, he thought they needed to take a much broader approach instead, noting the ever-changing technology, and that the City should consider adopting a broadband policy. With that, he expressed reservations about the Resolution because it spoke only about underground, which was just one small part of a much larger picture. Councilor Beyerl reminded the group that the Resolution was for one particular company who had requested the information in their franchise, which only applied to them. Councilor Webster agreed, and felt making changes now or waiting to move forward until the City created a policy would be unfair to Adaptive Broadband, who had been working with the City and legal counsel to get the franchise adopted. She agreed with Councilor Watkins that the City may need a broadband policy, but she did not believe they were there yet and agreements could be changed later down the road, if needed. Other Councilors agreed as well, noting the Tech Comm should continue to pursue the broadband policy. All in favor: Ayes – 5, Opposed – 1 (Watkins) **APPROVED.**

5.2 Volunteer Application for Budget Committee

Councilor Campau moved to accept and appoint David Kellogg to the Budget Comm. Councilor Perry seconded. All in favor: Ayes – 6, Opposed – 0. **APPROVED.**

VI. DISCUSSION/INFORMATION

6.1 Citizen Email & Staff Report Re: Violation Notice of JMC 5.04 (Keeping of Livestock)

Mayor Myers confirmed Ms. Covell was present and reminded everybody that no changes to the code could be made at that time; simply discussion for now, in an attempt to better understand the matter. Rebecca Covell addressed the Council requesting a policy change of the City's codes to address the fact that mini pigs should not be considered livestock. In response to various questions from the Council, she explained she had two pigs, weighing about 70 pounds each, both of which were spayed/neutered, had their vaccinations, and she considered them her pets. They had indoor rooting mats and were trained to use the doggy door to come and go from the yard. She explained her family never left them for long periods of time and had arrangements with friends or family if they needed to be gone. Discussion ensued about her lot size, which staff confirmed was just below the minimum lot size of 6,000 sq. ft. and for example purposes, also shared the setback requirement of 100 feet from neighboring properties in relation to the chicken allowance in the City.

Mayor Myers noted there was a staff recommendation, which Council could modify if they felt the need. Councilor Webster felt Jefferson was semi-rural and a miniature pig could fit within what would be acceptable, pointing out there was not a limitation to the number or size of dogs one could have in the City; therefore, she didn't feel they should be too restrictive. She suggested a maximum of 2 mini pigs with a weight limit of 125 pounds and that the rules specify "mini" pigs and not any other pigs or swine, with the additional point to require indoor rooting space for the animals. Councilor Watkins agreed and had done some research of smaller towns around and thought the City should include some language to address it. Other Councilors agreed, noting that while staff worked on an amendment, the matter would not be further enforced; however, all other codes in relation to animals, including noise and odor would continue to be enforced as usual. Mayor Myers noted the busy time for staff and did not expect to see something back to Council before the Fall. Councilor Webster thanked Rebecca for reaching out to the Council.

6.2 Letter from Junior Citizen Re: Recreation center – FYI

Mayor Myers indicated he would draft a reply back to 10-year-old Constance Wild to explain where they were at with the property and thank her for her letter.

6.3 Pacific Power Price comparisons for LED Lighting – FYI

Public Works Director, Jeff Buskirk talked about his recommendation to change the City's design standards to reflect all new lighting installs would be LED, noting it would save the City in the end. The full Council agreed by consensus.

6.4 Letter from Legal Counsel Re: Rate Increase – FYI, the rate had not increased in more than 5 years.

VII. CONSENT AGENDA

Councilor Beyerl moved to approve. Councilor Campau seconded. Discussion: Dave Beyerl explained what the consent agenda consisted of for the benefit of the audience. There was discussion about the City signs and arrangements Jeff Buskirk had been made with the art teacher to re-paint them; however, he didn't want to waste her time if they were going to be taken out and replaced. Councilor Watkins understood the reservations but felt the signs could be moved to other places when the time came. Councilor Webster expressed concern about the lack of participation in a contest over the summer months and suggested waiting, agreeing a fresh coat of paint would be good in the meantime. Mayor Myers confirmed the Westech bill was for the WTP design phase and complimented the Library Director on her upcoming presentation at the OLA. All in favor: Ayes – 6, Opposed - 0. **APPROVED.**

VIII. COMMITTEE/DEPT UPDATES

Library – no new info

Planning – no new info

Chamber – re-start meeting went well; plan to reactivate; spoke to students about their future participation in the community through various organizations and volunteer opportunities

LAC – discussed direction of ad-hoc committee; dangerous building was main topic

MPO – no meeting but federal transportation plan was pending approval

Parks & Rec – summer sports planning, camera up at the pool and office

FOL – planting occurred; all bricks delivered; reading between the wines event; floors installed and fixtures in

MWACT – no new info

School Board – bond and construction progress update; elementary school parking lot and middle school projects will begin in summer; heard from Chemeketa president, 26% of JHS grads go to school there; FFA earned 1st in cattle judging; May 7-11 is teacher appreciation week; board adopted new vision statement

Fire Board – board position to be vacated on May 1st and seeking applicants

LOC – review of HB2017 transportation distribution of money; looking at agenda for next legislative session which includes several transportation bills

TC – Jordan Reed from Adaptive Broadband visited; talk of putting tower up on Cemetery Hill at some point; spoke about broadband policy; much interest from different companies recently; website improvements had been made and still investigating options for communications in the form of email or text notifications

IX. VISITORS

A student named Gary inquired about information on fiber optics in town. Councilor Watkins and Webster offered information about the Technology Committee and the recently signed agreements with providers in town. Wendy Sampels commented that the City signs were beautiful and not that old and thought the cost of replacement was not warranted.

Michelle Nunes offered shout-outs to Mayor Myers for his assistance with the flower basket sales to help support Teen Connect. She also attended the Chamber Re-Start meeting and was pleased to hear it was moving forward. She encouraged the students to get involved in their community.


Mayor Myers thanked them all very much for attending, noting how quiet they were, and wished them the best of luck.

X. COUNCIL COMMENTS

Audrey Webster encouraged the students to grab a voter registration card and vote!

XI. ADJOURNMENT – Councilor Perry moved; Councilor Campau seconded. All were in favor and the meeting closed at 11:05am.

MINUTES APPROVED this 24th day of May, 2018.



Michael D. Myers, Mayor

ATTEST:



Sarah Cook, City Recorder