

1 CITY COUNCIL MEETING

2  
3 March 9, 2005

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5  
6 Attended: Jim Hamsher, Mayor  
7 Marvin Casebeer, Councilor  
8 Roger McKinley, Councilor  
9 Mark Wishard, Councilor  
10 Diane Clingman, City Recorder  
11 Bob Titus, Public Works  
12 Sandy Murray  
13 Melanie DeJong  
14 Jess Holt  
15 Don Strong  
16 Kelly Rise  
17 Gary Burnett  
18 Norma Rynearson  
19 Joe Hitz  
20 Debbie Letosky  
21 Nancy Clark  
22

23 Mayor Hamsher called the meeting to order at 6:00 p.m. The roll was called, Mike  
24 Springer being absent. The pledge of allegiance was recited.

25  
26 The council recognized Sandy Murray of the Texaco Property Development Committee.  
27 She gave an update on the progress of the committee, said she had received information  
28 from all departments except the police, and said they had met with the Fire Department.  
29 It was reported that they would be moving the mule and one fire truck into the building as  
30 they are acquiring another truck in a month. In order for any vehicles kept in the bays to  
31 be usable, the temperature has to be above freezing. It was noted that the heat system in  
32 the building is not functioning and would cost approximately \$300 to \$400 to repair. It  
33 was noted that Marge Walton had volunteered to donate a propane stove. Jim Hamsher  
34 said he would talk to Jim Sullens about it. Sandy also said that Chuck Cason has offered  
35 to donate \$1,000 toward signage to advertise parking availability at the Texaco site. It  
36 was noted that any signs placed on the highway are subject to state regulations.  
37

38 The council recognized Melanie DeJong who addressed them on behalf of the cleanup  
39 committee. She asked permission to use the rock pit property as a staging area for  
40 vehicles before they are crushed. She said the cleanup goes from the end of May to the  
41 end of October and that the area would be cleaned up by the end of October. When asked  
42 who would clean up the property, she said “the organization” would and if they didn’t she  
43 would do it. She also said any liquids drained from the vehicles would be removed from  
44 the property. There was also discussion of when the logs would be off the property.  
45 Melanie said she had talked to Jim Hancock of Prairie Wood and thought they would be

1 gone by mid June. **MSP: To allow use of the property by the cleanup committee for**  
2 **car crushing, Roger McKinley, Marvin Casebeer.**

3  
4 The council recognized Gary Burnett of Oregon Health Services/Safe Drinking Water.  
5 He addressed them regarding the water system improvement project and said it was time  
6 to get something settled. He recapped the history of a master plan being done in 1996  
7 and a meeting in 1999 where well drilling was discussed. In 2000 paperwork was  
8 submitted to explore well drilling. He explained that well drilling as a back up had  
9 always been part of the picture because at the time it was determined that an additional  
10 water source would be needed. He noted that there had been many meetings about the  
11 system improvements and that sand filtration had been chosen as the primary solution  
12 more than once. He expressed concern and frustration that the project design has been  
13 completed, the funding is in place, the project is out to bid, and now the city is discussing  
14 changing the project to eliminate the sand filtration project and just drill wells. He noted  
15 the city has been granted numerous extensions of time to complete the project already  
16 and that it will be nearly impossible to switch to something else now. He asked why they  
17 waited five years to drill wells if that was an option they wanted to pursue instead of sand  
18 filtration. There was discussion of decisions made by prior councils. The council asked  
19 why they shouldn't consider drilling 2 wells instead of implementing a sand filtration  
20 site. Burnett said he hasn't seen any raw data that 2, 3 or 4 wells would be adequate and  
21 again asked why they didn't pursue it before now. He noted that no one has even asked  
22 to meet with him regarding the possibility and that they had every opportunity to drill  
23 wells and didn't do it. He said his office has been receiving complaints from the US  
24 Senator's office regarding that city's failure to move forward in completing the water  
25 system improvements.

26  
27 Mayor Hamsher said the city would like to work together with the state to work  
28 something out and hopes that the development of 2 wells might eliminate the need to  
29 construct a costly slow sand filter facility. Burnett said the city would have to come up  
30 with solid facts and figures to support the idea. There was discussion of various flow  
31 data and how it was collected. Hamsher said he understood the frustration of wells not  
32 being pursued in a timely manner, but stressed his intent is to save the city money by not  
33 constructing a sand filtration site if there is an alternative.

34  
35 Kelly Rise of Water Resources stressed that the city is at risk of losing water to down  
36 stream water right owners. He said there is a potential that they will have to regulate the  
37 flow this year. There was discussion of "futile call" and that it does not happen very  
38 often. He said he has worked with the city regarding water issues and is not necessarily  
39 recommending they don't do a slow sand filter, but would like to see them move toward  
40 non-regulated water sources. He said it is best to have a valid surface water right that  
41 provides a good amount of water and to balance it with more than one source.

42  
43 Mayor Hamsher stressed his concern of the possibility of the city water (from the  
44 galleries) being cut off and the outcome of having to raise water rates much higher to pay  
45 for the slow sand filter. He suggested not abandoning the galleries, but using them as  
46 irrigation water instead.

1 There was discussion that well water quality can also be an issue and that the city  
2 shouldn't abandon a good water source or a bona fide surface water right. Kelly Rise  
3 again said he has never suggested not doing sand filtration, just developing an additional  
4 source. He also said the municipal water right would not be lost.

5  
6 There was more discussion of the high cost of sand filtration, the water rate analysis data,  
7 why the city did not incorporate rate increases when they should, why they didn't do  
8 something five years ago, and why they can't drill wells instead. Again Burnett asked  
9 why he or Anderson Perry hadn't been contacted even two months ago before the project  
10 had been advertised? He asked why there is no paperwork to support the well drilling  
11 project and again reminded the city they hadn't accomplished much in years even though  
12 they had a well drilling contract. The council was also reminded of the compliance  
13 agreements the city has with the state.

14  
15 Mayor Hamsher asked that if the whole idea is to have clean water and if they signed an  
16 agreement to do so, then why does it matter if it is in the form of ground water or surface  
17 water? Burnett said his agency wouldn't care but the funding agency will have a problem  
18 with changing the scope of the project. He again stressed that he should have been  
19 notified of the potential change instead of hearing it through rumors.

20  
21 When asked why the city went ahead with the advertisement of the slow sand filter  
22 project, Hamsher said he did it so as not to be in violation of the agreement.

23  
24 Jess Holt of Anderson Perry and Associates addressed the council and said he came on  
25 board when the city authorized the design of the sand filtration site in 2001. He said he  
26 met with the mayor and Bob Titus and followed up with a letter advising the city to drill a  
27 well or wells back then. The council said they couldn't undo what has been done (or not  
28 done) but just move ahead.

29  
30 Burnett said the city should start the paperwork if they plan to change the scope of the  
31 project and that they better get in touch with Oregon Economic and Community  
32 Development regarding their funding. The council was advised to start with a letter.

33  
34 Hamsher said the city wants to have a workable plan in place and assured Burnett that  
35 they will move forward aggressively now.

36  
37 There was discussion of a clause in the water right purchase agreement with John Forrest  
38 that after four years of non-use it goes back. Kelly Rise said it isn't possible without  
39 legal process. There was also the question of whether or not the right has been perfected  
40 and Bob Titus was instructed to make sure it had been.

41  
42 Planning: The council was asked to consider appointing Darren Lemons to the Planning  
43 Commission per the commission's recommendation. **MSP: To approve the**  
44 **appointment of Darren Lemons to the Planning Commission, Marvin**  
45 **Casebeer/Mark Wishard.**

46

1 Public Hearing: The public hearing portion of the meeting was opened at 7:10 p.m. to  
2 consider a request by Chuck Cason, Norma Rynearson and Dan & Donna Becker to  
3 vacate the alley between 13<sup>th</sup> & 14<sup>th</sup> streets in block 79. There was no public comment.  
4 **MSP: To vacate the alley contingent upon securing a drainage easement, Marvin**  
5 **Casebeer/Mark Wishard.** The hearing was closed at 7:15 p.m.  
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7 Abatement: Mayor Hamsher said the abatement committee had investigated the  
8 complaint made by Ryan Gerry regarding the property at 253 West 12<sup>th</sup> and said the solid  
9 waste referred to has been hauled off. He said he didn't find that the property is in  
10 violation but that he advised the owner the abatement process could be re-introduced at  
11 any time. He said he would send a letter to Gerry stating his findings.  
12  
13 Public Safety: No report  
14  
15 Landfill: A written inspection report was received.  
16  
17 Public Works: Bob Titus said there are some potentially hazardous trees on the Gill  
18 property on Johnson and asked what he should do about them. No one could agree  
19 whether or not the trees are on the city's property or not. He was told to contact a tree  
20 trimmer and that he didn't need to come back to council, just take care of it.  
21  
22 Well Drilling: Joe Hitz said John Coombs is fine with the first well but wants something  
23 for the school for the 2<sup>nd</sup> one. It was suggested that the city could drill a well on the  
24 school property and let them develop it or drill one on Coombs' property and the city  
25 could give the school water at a reduced base rate. There were questions over whether or  
26 not the city can legally do it, let alone use the loan funds. It was also noted that the more  
27 water the city gives away, the more the individual water user has to pay.  
28  
29 Hitz also said he had talked with George Winegar about road access and said Winegar is  
30 willing to work with the city but has a preference as to where he would prefer it located.  
31 He did not indicate there would be any additional cost involved.  
32  
33 Resolutions/Ordinances: Ordinance 024 Vacating an Alley was read once by title and  
34 once in its entirety. **MSP: To approve ordinance 024 vacating an alley, Mark**  
35 **Wishard/Marvin Casebeer.**  
36  
37 Accounts Payable/Comp Hours Report: There were no payable presented. The comp  
38 hours report was received.  
39  
40 Other Business: The council recognized Nancy Clark of Clark's Disposal who addressed  
41 them regarding her request for a rate increase for residential garbage service. It was  
42 noted that the city enjoyed a rate decrease when she began service. She cited increased  
43 fuel costs as the main factor in raising the rate. **MSP: To approve the rate increase,**  
44 **Marvin Casebeer/Mark Wishard.**  
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1 The council was given a draft of proposed scholarship criteria for the award of \$500  
2 donated by Anderson Perry and Associates. It was suggested that interviews be done as  
3 well to determine who should get the scholarships.

4  
5 The council was asked to consider a request by Young Life to leave a trailer on the  
6 Texaco lot to collect cans. It was generally agreed that the council doesn't want to junk  
7 up the lot and it was suggested that the trailer be left at the recycle center. Debbie  
8 Letosky said she would check with someone about it.

9  
10 The council was asked to consider the appointment of Tom McAuslan to the budget  
11 committee. **MSP: To appoint Tom McAuslan to the budget committee, Mark  
12 Wishard/Marvin Casebeer.**

13  
14 The council was asked to consider a second letter of interest from Anna Bass in the  
15 vacant council position. A vote was taken, Mark Wishard, Roger McKinley and Marvin  
16 Casebeer voting yes, Jim Hamsher voting no. Roger McKinley then asked if Don Strong  
17 was still interested and Don replied he was. **MSP: To appoint Don Strong to the  
18 council, Roger McKinley/Marvin Casebeer.** Debbie Letosky asked to be recognized,  
19 cited notice requirements and asked how the council could vote on the appointment of  
20 Strong when it had not been advertised on the agenda. She received no answer.

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22 **7:50 p.m. It was moved and seconded to adjourn the meeting.**

23  
24 Respectfully submitted:

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26 \_\_\_\_\_  
27 Diane Clingman, City Recorder

Approved this Date: \_\_\_\_\_

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30 Jim Hamsher, Mayor