

CITY OF DUFUR COUNCIL MEETING

February 11, 2014

7:00 PM

DUFUR CITY HALL

Minutes

Call to order: Mayor Smith called the meeting to order at 7:00 PM

Attendance: Mayor Smith, Councilors Jon Keyser, Jim Harger, Dave Knapp, Merle Keys, Richard Lyon, Diana Austin, City Attorney Paul Sumner, City Public Works Superintendent Glenn Miller and City Recorder Darla Clifton.

Guests in Attendance: Jack Frakes, Jon Keyser, Herb Watts, Sheriff Rick Eisland, Robert Wallace, Sean Egeland, Leona Egeland

Additions to Agenda: What the Festival request to obtain water from City of Dufur for June 2014 festival

Approval of Agenda: Motion by Merle Keys to approve the agenda as amended, second by Jon Keyser, approved by all

Public Hearings/ Special Presentations - none

Consent Agenda: Motion by Merle Keys to approve the consent agenda, second by Diana Austin, approved by all.

Unfinished Business: - None

New Business: Water for "What the Festival". What the Festival is currently applying for a gathering permit with Wasco County for an event to be held in June of 2014, and have requested to obtain water from Dufur again this year. Mayor Smith would like to create a purchase agreement to sell water to them within our current rates. Paul suggested that we should create a policy naming the current rates. Diana Austin made a motion to create the agreement to sell within our current terms of 100.00 per day and 1.00 per 1000 gallons. A second was made by Jon Keyser, approved by all.

Citizen Input:

Herb Watts; representing himself as a private citizen, proposed that the City should sell the current City Hall building to Azure Standard (whom occupies the neighboring building.) allowing for much needed room for expansion for them; and that part of the space for the new fire station could be utilized to relocate the existing City offices. It was his thought that the proceeds from sale of the building would provide funding for costs incurred for the move. He had discussed this with David Steltzer of Azure, and had a letter from Mr. Steltzer stating his interest in purchasing the City Hall building.

Jon Keyser replied that current engineering doesn't allow for changes of that nature at this point, stating that we were too far into the process. After much discussion of the idea it was the general consensus of the council that we should do further research in the possibilities. Diana Austin volunteered to research the current value of our building; and what the buyer would be willing to invest in the purchase.

Robert Wallace: (After Commissioner Report by Jon Keyser) Mr. Wallace voiced concerns with the Foundations donation of the Fire House. Primarily due to earlier problems the Historical Society had experienced. He questioned if a formal contract or agreement had been reached with the foundation. Jon Keyser replied that a formal contract is pending final costs, and that information is being gathered now.

Mayor Smith questioned what was meant by the "problems experienced by the Historical Society." Nancy Gibson spoke about the foundation being very restrictive about what to be done and who could be hired. The Historical society had reported these problems to the state and had been told they could not handle the business in the manner the foundation had wanted, so they made the decision to withdraw. Robert Wallace asked if we had been allowed to choose our own design, Jon Keyser replied that yes we had. Many questions were raised regarding the legalities of how the project was to be conducted. Paul Sumner stated that he would contact the State Attorney General's office to seek advice on how best to hand the situation.

Leona Egeland: (After Commissioner Report by Jon Keyser) Leona stated that nothing should be done toward construction of the building until final word was received from the Attorney General's office. She mentioned a need to determine if BOLI wage / prevailing wage would be required, to which Jon Keyser responded that the foundation had already been informed that BOLI would apply to avoid any question. Leona stated that it would have to go to RFP.

After much discussion both Mayor Smith and Attorney Sumner stated that the City would do all possible to comply with all legalities, after which Leona questioned who would be paying for the building to which Jon Keyser replied that the foundation had paid for everything todate.

Ordinances and resolutions:

Public Works Report - Glenn Miller - Glenn reported that Brandon Beachamp's performance review has been completed. He also spoke regarding problems with the small truck, they are working on that. He informed the council that an extension was granted by the DEQ until Sept. 2014 for the Sewer outfall project. When asked about removal of remaining snow, Glenn stated that due to the warmer weather conditions they intended to leave it for natural melt to avoid pushing it onto sidewalk areas that residents had already shoveled.

Administration Report - Darla Clifton - Written report submitted. The recorder brought to the attention of the council that an events application had been sent to Cycle Oregon for their upcoming event. In conjunction with this, the issue of an events fee was brought up. The city currently has a Road Rally event fee, but not a general event fee. Mayor Smith requested that the recorder send him a copy of the current Road Rally resolution and to prepare a public hearing notice for the next meeting, and asked that attorney Sumner look at and draft a resolution that would apply. The recorder also mentioned that there is some kind of glitch or virus with our website, and that it wouldn't allow access to all the pages... she is currently working with Intuit to correct.

Mayor's Report- The Mayor spoke regarding a citizen complaint filed regarding noisy rooster. He requested that a letter be sent to the owners of the rooster, and a copy of the zoning ordinance.

Attorney's Report - Paul Sumner

Commissioners Reports

- Public Works - Merle Keys
- Administration - Diana Austin - Diana said that she is currently working on the annual evaluation for the recorder
- Fire/Ambulance - Jon Keyser - Jon reported that we had 2 ambulance runs and zero fire calls in the past month.

Fire Tender Truck: It was found that the epoxy coating was not included in the original quoted price for the truck. The Miller Foundation has decided to cover the additional \$1500.00 cost. The truck is currently being painted, and he is looking at delivery within the next week to week and a half.

Building: Jon reported that he had received engineered plans for the building and that he was working on detail for the interior. He did have drawings available. Jon stated that the donor had requested assistance with selection of plumbing and electrical because they were unaware of local vendors for these services. He stated that the Planning hearing was scheduled for 2/20/2014 in order to change zoning from R2 (Residential) to commercial.

- Planning and Development - Jim Harger Jim stated that a zoning meeting was scheduled for February 20, 2014 to consider the zoning change for the fire station property.

Adjournment: Merle Keys made a motion to adjourn the meeting at 8:10, a second was made by Richard Lyon, approved by all.

Mayor, Arthur Smith

City Recorder, Darla Clifton