

CITY OF DUFUR COUNCIL MEETING

March 24, 2014

7:00 PM

DUFUR CITY HALL

Minutes

Call to order: Diana Austin acting as Mayor Pro Tem called the meeting to order @ 7:00 pm. A quorum was not available at this time. Merle Keys was in route to the meeting, so the meeting was called to recess until he could arrive. At 7:30 PM, Merle Keys arrived, and assuming the position as Mayor Pro Tem called the meeting out of recess

Attendance: Councilors Jon Keyser, Merle Keys, Diana Austin and Richard Lyon. City attorney Paul Sumner, City Public Works Superintendent, Glenn Miller and City Recorder, Darla Clifton were also in attendance.

Guests in Attendance: Jack Frakes, Don Peterson, Larry Clark, Ralph Favorit, Mary Lindhorst, Larry Lindhorst, Shawn Lindhorst, Kathleen Cantrell, Jim Cantrell, Jason Davis, Cole Davis, Annelie Cantrell, Tracy Davis, Nancy Gibson, Stephanie Olson, Shaun Egeland, Leona Egeland, John Depriest, Robert Wallace, Randi Wallace, Ann Ferguson, Kathy Bostick, Brian Durham, and Tim Seitz

Additions to Agenda: none

Approval of Agenda: Diana Austin made a motion to approve the agenda; a second was made by Jon Keyser, approved by all.

Public Hearings/ Special Presentations: Public hearing to discuss proposed acceptance the donations of a Fire Tender Truck and a Fire Station to be built on City property by the Joyce Miller Owens Charitable Foundation Paul Sumner opened the public hearing portion of the meeting with an explanation of the purpose of the meeting, to consider acceptance of a Fire Tender and a Building for use as a fire station, as per the itemization included in the offer of donation by the Joyce Owens Miller Foundation. This included the purchase order for the Fire Truck, and schematic drawings of the fire station. On final completion and acceptance of the building and acceptance of the Fire Tender the city would attain full ownership, and would then hold the foundation harmless.

The hearing was opened to Public Comment –

Larry Clark gave a brief history of the ambulance service in Dufur. He stated that the current facilities are not up to code and cannot pass inspection due to cramped quarters and inability to store the ambulance as code requires. If the state decided to force us to meet code, it could lead to shutting down the ambulance service. Jack Frakes spoke about regulation regarding available space in a facility, and that inspectors have looked aside during our inspections due to the lack of choice to provide adequate room.

Cathy Cantrell asked that the council accept the gift so that we can be in compliance and avoid any possible service shut down.

Jason Davis spoke regarding longevity issues with volunteers. His belief is that with improved facilities and equipment leads to the appearance of being a viable department, and would encourage new volunteers and promote longer terms of service.

Brian Durham spoke regarding difficulties with the equipment due to the limited space

Leona Egeland, speaking as a tax payer and business owner, questioned if the contract would protect the city from an event such as the Historical Society had experienced. Paul Sumner answered that yes, it would. She also questioned how financing of upkeep costs would be handled, how complete the building would be when we moved in, asked about whether prevailing wage would be required, to which Paul Sumner replied that prevailing was going to be paid whether it was required or not, and that the foundation had agreed to those terms.

Jon Keyser gave a description of the work to be accomplished in both phases of the building, with the shop bathroom, office, and training area falling into phase 2. The building would be made complete and able to house the equipment in phase 1.

Darla Clifton addressed the question involving budgeting. She stated that though we are unable to give exact expectations for what energy costs would be for the new building, but that it would be near a wash between the new building and what the fire and ambulance already spent. This was due to her estimation that with the inefficient heater currently in use, and with that portion of the building not being insulated, that we knew we had significant heat loss in that area. The new building would be insulated, and have a newer heating system, so it would be expected to more energy efficient. Additionally, the building will still be unmanned, so there shouldn't

be much change in the hours of consumption. Darla went on to explain the both Fire and Ambulance expenses are paid from the general fund, and that general fund money primarily comes from property tax, and fire and ambulance revenues. She stated that the general fund and the city in general were very capable of absorbing any difference in costs for the additional building, citing that over a five year period the city had grown their cash on hand from 500K to just under 800K, and that this was due to careful budgeting and frugal spending.

Stan Ashbrook asked about how fire revenue for outside city limits worked. Jon Keyser explained the process for how call outs and billing works.

Stan Ashbrook asked about the 2 phases of the building, asked who would be paying for the second phase, Jon Keyser replied that the foundation is fully donating both stages. He questioned the stability of the donation offer, to which Jon Keyser replied that we are in the bid process now, will soon have numbers on what phase two will cost. At the end of phase one, building will be usable.

Robert Wallace stated he supports the fire hall, and was not trying to shut down the construction. He just didn't want the city left high and dry if the foundation pulled out. Paul Sumner stated he felt as comfortable as possible, and very positive about their intent.

Jon Keyser spoke about the excitement of the Millers to see the project completed.

Ground breaking should begin this week, however no decision can be made until a full quorum is available.

Robert Wallace said that he checked with the CCB, and that the contractor's license was currently on sabbatical, and that he shouldn't be bidding, he also wanted to make sure they were bonded and insured.

Robert Wallace asked why a fire tender truck was being donated and not an ambulance. John Keyser said there was never a choice, that the foundation offered the truck.

Mike Hulse asked if the foundation was able to pay all the costs, are they aware of the total cost? Jon Keyser replied that bids are still coming in, but that the foundation did not feel that the total cost was going to be an issue.

Ann Ferguson asked if we have any protection against them abandoning the project. Paul Sumner replied that we do have a contract that specifies the dollar amounts pending signature.

A Motion was made by Diana Austin that the public hearing be closed and decision left pending until a quorum was available. An additional meeting was scheduled for March 31, 2014 at 7:00

Public hearing closed at 8:30.

Consent Agenda: None

Unfinished Business: Staff reviews / salary increases – Motion by Diana Austin to allow 1 step increase for both Brandon Beachamp and Darla Clifton, with increase retro to 2/2014 to coincide with anniversary dates. Second by Jon Keyser, approved by all.

Citizen Input:

Ordinances and resolutions:

New Business: Council elections 11/2014

Public Works Report – Glenn Miller –

Administration Report – Darla Clifton –

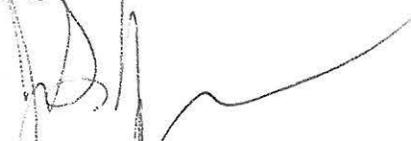
Mayor's Report-

Attorney's Report – Paul Sumner

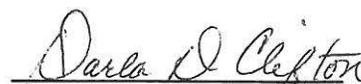
Commissioners Reports

- **Public Works – Merle Keys**
- **Administration – Diana Austin**
- **Fire/Ambulance – Jon Keyser:**
- **Planning and Development – Jim Harger**

Adjournment: Motion to adjourn by Jon Keyser, a second by Diana Austin, approved by all. Meeting adjourned at 8:45



Mayor, Arthur Smith



City Recorder, Darla Clifton