

The City Council for the City of Junction City, met in regular session at 6:30 p.m. on Tuesday, July 12, 2016, in the Council Chambers of City Hall, 680 Greenwood Street, Junction City, Oregon.

PRESENT: Mayor, Michael Cahill; Councilors Karen Leach, Bill DiMarco, Jim Leach, Randy Nelson, Steven Hitchcock, and Herb Christensen; City Administrator, Jason Knope; Interim Police Chief, Ken Summers; Public Works Director, Gary Kaping; Finance Director, Mike Crocker; City Planner, Jordan Cogburn; Community Services Director, Tom Boldon; and City Recorder, Kitty Vodrup.

1. Call to Order and Pledge of Allegiance

Mayor Cahill called the meeting to order at 6:30 p.m. and led the Pledge of Allegiance.

2. Changes to the Agenda

None.

3. Consent Agenda

MOTION: Councilor Nelson made a motion to approve the bills from June and the June 14 and 28, 2016 Council minutes. The motion was seconded by Councilor K. Leach and passed by unanimous vote of the Council.

4. Public Comment on Items not Listed on the Agenda

None.

5. Public Hearing – Scandinavian Estates Comprehensive Plan Map Amendment and Rezone

A. Public Hearing

Mayor Cahill opened the public hearing and asked if there were any exparte contacts or conflicts of interest. There were none.

Staff Report

Planner Cogburn reviewed that the Planning Commission initiated this Comprehensive Map Amendment and Rezone at their February 17, 2016 meeting, to bring the Scandinavian Estates Subdivision into compliance with residential housing standards. The subdivision was located off of East 10th Place, Birch Place, and along the north side of East 9th Avenue. The 30 plus properties in the subdivision were currently zoned R4 Multi-Structural Residential and designated as High Density residential on the Comprehensive Plan Map. All of the parcels were developed with manufactured homes, with one remaining parcel that had yet to be developed. Ordinance No. 1116, approved in 2003, removed single family manufactured homes from the list of permitted uses in R4 zoning districts, which ultimately made the entire subdivision non-conforming. The Planning Commission's interest was to bring the subdivision into compliance and redesignate for a more fitted use by rezoning from R4 Multi-Structural to R2 Duplex Residential and from High Density to Medium Density Residential on the Comprehensive Plan Map.

Planner Cogburn noted that the findings showed that this City initiated process did meet all of the necessary Oregon Statewide Planning Goals. He reviewed compliance with the Goal 10 Housing Element, in which the City was required to maintain a housing mix of 55% low density residential, 25% medium density residential, and 20% high density residential. As part of the 2012 Comprehensive Plan update there was a shortage of 26 acres of medium density residential. Additional lands were brought in, but there was still a shortage of 10 acres, based on the Rolling Meadows PUD (Planned Unit Development) area Redesignation. The population numbers that were used for that update were no longer relevant and based on new 2015 Portland State Population numbers, there was no longer a shortage.

In response to questions, Planner Cogburn stated that the undeveloped parcel was 6,000 square feet, and the rezone and Redesignation was for the area within the subdivision only. To rezone and redesignate the Scandinavian Estates Subdivision would be reducing the overall housing mix by 2 dwelling units, which was insignificant.

Proponent/Opponent Testimony

None.

Planner Cogburn read a letter of testimony into the record that had been received from Virginia S. Maijala, who asked why the rezone was being done and how it would affect her property and taxes. Planner Cogburn spoke to Ms. Maijala and communicated that the City was trying to help the homeowners come into compliance and make sure that if they wanted to remodel, etc., rather than having to go through the conditional use process, it would be permitted outright. This alleviated her concerns, and he explained that tax information could be obtained from Lane County Tax and Assessment.

Questions from the Council

None.

Mayor Cahill closed the public hearing.

- B. Ordinance No. 1 – An Ordinance Amending the City of Junction City Comprehensive Plan Map and Amending the Official Zoning Map for the Scandinavian Estates Subdivision.

Planner Cogburn read Ordinance No. 1 in full.

MOTION: Councilor Nelson made a motion to read Ordinance No. 1 by title only. The motion was seconded by Councilor DiMarco and passed by unanimous vote of the Council.

Planner Cogburn read Ordinance No. 1 by title only.

MOTION: Councilor K. Leach made a motion to adopt Ordinance No. 1. The motion was seconded by Councilor Christensen and passed by unanimous vote of the Council.

6. Marijuana Facilities Referral

Administrator Knope reviewed that the Council adopted Ordinance No. 1233 on August 11, 2015, which placed a temporary moratorium on commercial marijuana facilities until the question of whether to prohibit such facilities could be referred to the voters at the November 8, 2016 General Election. Before the Council was a resolution which would place the question on the ballot.

Council members expressed concerns with some of the ballot language and the consensus was to discuss at the July 26th Work Session.

7. Scandia Run Street Closure Request

Planner Cogburn presented the annual Scandia Run street closure request. The Community Development Committee reviewed and recommended approval.

MOTION: Councilor K. Leach made a motion to approve the street closure request for the 42nd Annual Scandia Run on August 13, 2016 as conditioned in Attachment B with the nonexclusive use of the City streets for street closure from 7:45 a.m. to 12:00 p.m. The use of City streets will apply to the route shown in Attachment A. The motion was seconded by Councilor Hitchcock and passed by unanimous vote of the Council.

8. Goodin Block Party Street Closure Request

Planner Cogburn reviewed the street closure request from Carl and Kathryn Goodin for a Block Party on a portion of Kalmia Street. The Community Development Committee reviewed and recommended approval.

MOTION: Councilor K. Leach made a motion to approve the street closure request for the neighborhood block party on July 23, 2016, as conditioned in Attachment B with the nonexclusive use of City streets for street closure from 12:00 to 8:00 p.m. The use of City streets will apply to the route stated in Attachment A. The motion was seconded by Councilor Christensen and passed by unanimous vote of the Council.

9. Dispatch Contract with City of Coburg

Administrator Knope presented the contract to provide dispatch services for the City of Coburg. A provision was added that required the City to notify Coburg twelve months in advance if performing an upgrade that would require Coburg to upgrade their system. Also added was an exhibit that showed the breakdown of how the City calculates the service charges. The contract would be for a period of three years, instead of one year. Chief

Summers has been working with the City of Coburg and Junction City Rural Fire Protection District to form a user group that could regularly meet to discuss dispatch issues.

MOTION: Councilor Nelson made a motion to approve the Coburg Intergovernmental Agreement as presented and authorize the City Administrator to sign the necessary documents. The motion was seconded by Councilor Hitchcock and passed by unanimous vote of the Council.

10. Jail Contract with City of Springfield

Chief Summers reviewed the jail contract renewal with the City of Springfield. The contract allows Junction City to use the Springfield jail when needed for overflow, male misdemeanants and other specialized inmates. Term was two years, instead of one. The Public Safety Committee reviewed and recommended approval.

MOTION: Councilor Hitchcock made a motion to approve the Springfield Intergovernmental Agreement as presented and authorize the City Administrator to sign the necessary documents. The motion was seconded by Councilor K. Leach and passed by unanimous vote of the Council.

11. AFSCME Union Grievance Discussion

Administrator Knope stated that the AFSCME Union had filed a grievance that the City did not pay the contractually guaranteed Acting in Capacity (AIC) pay to a union employee who was working in a higher classification. The union requested that the City pay 5% AIC for as long as the employee was Acting in Capacity and also provide back pay of 5% AIC for the last year that the employee was performing these duties.

The Council consensus was in favor of granting the request.

Administrator Knope suggested having staff provide the history of the Public Works reorganization at a future work session. This would give the Council important information that they could digest, before making any decisions on a permanent solution.

The Council consensus was to have staff provide this information at an upcoming Work Session.

12. JCHS Noise Parade Request

Planner Cogburn reviewed the annual street closure request for the Junction City High School Noise Parade. The Community Development Committee reviewed and recommended approval.

MOTION: Councilor K. Leach made a motion to approve the street closure request for the annual Noise Parade on October 19, 2016 as conditioned in Attachment B with the nonexclusive use of City streets for the street closure from 6:00 to 8:30 p.m. The use of City streets will apply to the route described in Attachment A, contingent upon approval from the Oregon Department of Transportation. The motion was seconded by Councilor Nelson and passed by unanimous vote of the Council.

13. Library Board Appointment

Director Boldon shared that there was a vacancy on the Library Board when Sarah Goracke's first term expired on June 30, 2016. Vacancy notices were posted and one application was received from Ms. Goracke.

Mayor Cahill appointed Ms. Sarah Goracke to her second term on the Library Board, with a term through June 30, 2020.

MOTION: Councilor Nelson made a motion to approve the Mayor's appointment. The motion was seconded by Councilor Christensen and passed by unanimous vote of the Council.

14. Revolving Loan Fund Committee Appointments

Planner Cogburn reviewed that vacancy notices had been posted for two regular positions and one alternate position for the Revolving Loan Fund Committee. Two applications were received from individuals who live outside the Urban Growth Boundary (UGB), and it was noted that the criteria read that two of the three regular members were required to live within the UGB. Also noted was the Councilor position was also up for appointment

Mayor Cahill appointed Councilor K. Leach to the Councilor position, Ethan Nelson as the regular member, and Craig Carpenter to the alternate position.

MOTION: Councilor Nelson made a motion to approve the Mayor's appointment of Ethan Nelson to a regular position and Craig Carpenter to an alternate position on the Revolving Loan Fund Committee with terms through July 31, 2018. The motion was seconded by Councilor DiMarco and passed by unanimous vote of the Council.

15. Tri-County Chamber of Commerce RTMP Grant Request

Planner Cogburn reviewed the request from the Tri-County Chamber of Commerce for \$6,750 from the Rural Tourism and Marketing Program (RTMP) funds to match a Travel Oregon grant opportunity to promote Bicycle Tourism in the Tri-County area. The Chamber had submitted the grant application to Travel Oregon and would find out if the grant would be awarded on August 19th. The cities of Harrisburg and Monroe, as well as local businesses had also pledged matching funds. No funds would be expended, if the grant was not awarded.

MOTION: Councilor J. Leach made a motion to approve the Tri-County Chamber of Commerce Rural Tourism Marketing Program Grant Application request in the amount of \$6,750 as conditioned in Attachment B and authorize the City Administrator to sign the necessary documents. The motion was seconded by Councilor K. Leach and passed by unanimous vote of the Council.

16. Vista Dale Water Service Request

Superintendent Tracer reviewed that Director Kaping had been working with the Vista Dale Stakeholder Subcommittee to come up with a proposal for how to proceed with the water service to the Vista Dale Subdivision. The Committee proposed that the City provide and install water meters to all of the properties at the City's cost. The property owners would then have 6 months from August 1st to hook up to the meter at the property owners cost.

MOTION: Councilor Nelson made a motion to move forward with the improvements and direct staff to notify the property owners in the Vista Dale Subdivision that they have 6 months from August 1, 2016 to hook up to the water meter. The motion was seconded by Councilor Hitchcock and passed by unanimous vote of the Council.

17. Council Agenda Forecaster

Administrator Knope presented the forecaster. The Council consensus was to add the Marijuana Referral and Utility Code Discussion to the July 26th Work Session.

18. Staff Reports

Director Bolden reported that all divisions were busy and a new process for registering and tracking fitness programs at the Community Center was in place and going well.

Planner Cogburn reported that a Conditional Use Permit had been received for the 55 space RV Park located at the Guaranty RV Travel Center. The first round of public hearings for the Transportation System Plan (TSP) would be going to the Planning Commission. An annexation application had been received for the church property on 10th Street and a 32 parcel subdivision application was expected soon.

Superintendent Tracer reported that Public Works had completed the bike path between 6th and Timothy. Slurry seal would be applied to the path to make it look more uniform. Public Works staff was also busy working on infrastructure maintenance.

Chief Summers reported that Reserve Officer Andy King was now on solo status. Officer A.J. Christensen had graduated from the Police Academy and the department was looking forward to having both on duty. Sergeant Miller thanked the Council for hiring Chief Summers and added commendations for the dispatchers and officers that had been doing great work, while being short staffed. He added that Erica Read had been promoted to the Reserve Sergeant position.

19. Councilor Comments/Questions

Councilor Nelson thanked the Vista Dale Subcommittee and the Council for making progress on the long standing Vista Dale Subdivision discussions by approving the water meter installations.

Councilor K. Leach thanked staff and the Council for all of their hard work and Councilor Nelson for his work on the Vista Dale Subcommittee.

20. Mayor's Comments

Mayor Cahill referred to the recent shooting of police officers in Dallas and asked that everyone please understand and share that police officers do not become officers to arrest any particular race, creed, or religion, but become officers to help people.

21. Other Business

Councilor Hitchcock noted that the recent Library Board appointee lived on Hall Road and he asked about the Library Board residency requirements. Administrator Knope responded that the Library Board criteria was created by ordinance in 1979 and could certainly be reviewed.

Superintendent Tracer noted that he had brought copies of the proposed Stop Sign maps for the Council to look at.

22. Adjournment

As there was no further business, the meeting was adjourned at 7:49 p.m.

ATTEST:

APPROVED:

Kitty Vodrup, City Recorder

Michael J. Cahill, Mayor