

**MISSION STATEMENT: TO PROVIDE A SAFE, HEALTHFUL AND SOUND ECONOMIC ENVIRONMENT,
PROGRESSIVELY ENHANCING OUR QUALITY OF LIFE**

**AGENDA
CITY COUNCIL - CITY OF ONTARIO, OREGON
TUESDAY, JULY 5, 2016, 7:00 P.M., M.T.**

1) CALL TO ORDER

Roll Call: Norm Crume _____ Tessa Winebarger _____ Charlotte Fugate _____ Marty Justus _____
Larry Tuttle _____ Betty Carter _____ Mayor Ron Verini _____

2) PLEDGE OF ALLEGIANCE

This Agenda was posted on Tuesday, June 28, 2016. Copies of the Agenda are available at the City Hall Customer Service Counter and on the city's website at www.ontariooregon.org.

3) MOTION TO ADOPT THE ENTIRE AGENDA

4) CONSENT AGENDA: MOTION ACTION APPROVING CONSENT AGENDA ITEMS

- A) Minutes of Regular Meeting of 06/20/2016 1-16
- B) Liquor License Application: New Outlet [Quins] 17
- C) Appointment to Parks-n-Recreation Board: Maria Torland 18-19
- D) **Approval of the Bills (AT WORK SESSION OF 6/29 PLEASE)**

5) DEPARTMENT HEAD UPDATES

6) PUBLIC COMMENTS: Citizens may address the Council; however, Council may not be able to provide an immediate answer or response. Out of respect to the Council and others in attendance, please limit your comment to three (3) minutes. Please state your name and city of residence for the record.

7) NEW BUSINESS

- A) Public Utility Easement Right of Way [Previously passed Dec 7, 1981] 20-28
- B) Award Insurance Agent of Record 29-30

8) HAND-OUTS/DISCUSSION ITEMS

- A) Mining/National Monument *(Marty)*
- B) Minutes: County Court 06/06/2016; SREDA 06/01/2016
- C) Department Stats: Public Works
- D) Financials

9) CORRESPONDENCE, COMMENTS AND EX-OFFICIO REPORTS

10) ADJOURN

ONTARIO CITY COUNCIL MEETING MINUTES June 20, 2016

The regular meeting of the Ontario City Council was called to order by Mayor Ronald Verini at 7:00 p.m. on Monday, June 20, 2016, in the Council Chambers of City Hall. Council members present were Ronald Verini, Norm Crume, Tessa Winebarger, Betty Carter, Marty Justus, Larry Tuttle, and Charlotte Fugate.

Members of staff present were Adam Brown, Tori Barnett, Cal Kunz, Kari Ott, George Wilber, Dan Cummings, Cliff Leeper, Dale Cruson, Larry Sullivan, and Anita Zink.

The meeting was recorded and copies are available at City Hall.

Norm Crume led everyone in the Pledge of Allegiance.

AGENDA

Mayor Verini stated following the work session of June 16th, several items were now added to the Agenda:

4) Consent Agenda:

4(D) Appointment to Airport Committee – Pete Morgan

4(E) Appointment to Parks and Recreation Board – Juan Lopez

7) New Business:

E) Resolution #2016-121 – Request to Adopt IAFF Contract, Jul 2016-Dec 2018

F) Cable One Franchise Agreement – Set Deadline

9) Hand-Outs/Discussion Items:

C) Parking issues

Removed following the work session: 11(A) Executive Session

Councilor Fugate noted a correction in the meetings list: October 3 should be a Council meeting, not a Council work session. *So noted, and would be corrected prior to distribution.*

Charlotte Fugate moved, seconded by Betty Carter, to adopt the Agenda as amended. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

CONSENT AGENDA

Tessa Winebarger moved, seconded by Charlotte Fugate, to adopt Consent Agenda items A) Minutes of Regular Meeting of June 6, 2016; B) Meetings List July-December 2016; C) Proclamation: Olympic Day at Ontario Hotshots Gymnastic Academy; D) Appointment to Airport Committee – Pete Morgan; E) Appointment to Parks and Recreation Board – Juan Lopez; and F) Approval of the Bills. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Mayor Verini read the Proclamation into the record.

CITY OF ONTARIO PROCLAMATION

- WHEREAS,** for over 100 years, the Olympic movement has built a more peaceful and better world by educating young people through amateur athletics, by bringing together athletes from many countries in friendly competition, and by forging new relationships bound by friendship, solidarity, and fair play; and
- WHEREAS,** the United States Olympic Committee is dedicated to coordinating and developing amateur athletic activity in the United States to foster productive working relationships among sports-related organizations; and
- WHEREAS,** the City of Ontario promotes and supports amateur athletic activities involving Olympic and Paralympic sports; and
- WHEREAS,** the City of Ontario promotes and encourages physical fitness and public participation in amateur athletic activities; and
- WHEREAS,** the City of Ontario assists organizations and persons concerned with sports in the development of athletic programs for able-bodied and disabled athletes regardless of age, race, or gender; and
- WHEREAS,** June 23rd is the anniversary of the founding of the modern Olympic movement, representing the date on which the Congress of Paris approved the proposal of Pierre de Coubertin to found the modern Olympics.

NOW, THEREFORE, I, Ronald Verini, Mayor of the City of Ontario, do hereby proclaim with much appreciation and admiration, June 23, 2016, as **"OLYMPIC DAY"** in the City of Ontario and urge all citizens to observe such anniversary with appropriate ceremonies and activities.

In witness whereof, I have hereunto set my hand and caused the City Seal to be affixed on this 23rd day of June, 2016.

PUBLIC COMMENT

Scott Williams, Ontario: *I'm Scott Williams. I was, born and raised here in Ontario. I have the property at 1517 SE 5th Avenue, behind K-Mart. Anyway, I just wanted to ask about the library and the swimming pool, 'cause from what I understand they haven't been open for a long time, so...*

Mayor Verini stated the library was under a Library District, and it was open. Regarding the pool, at this time, it was under the discussion with the pool committee, which was a 501(c)(3), and they were currently trying to decide just what to do.

Mr. Williams: *Since I'm up here, can I go ahead and talk about my property or? I have a notice saying that you guys are wanting to build a road right next to my property, so I was just wondering if it was going to be next to it, or if you're wanting to go over it, or? I can show you pictures if you like.*

Mayor Verini suggested that Mr. Williams speak with Dan Cummings, Community Development Director, and if there were questions after that, then come back to speak with the Council.

Mr. Williams: *Last time I talked with the Assessor, and if you wanted to come over my property, then you had to pay so much, that was your Assessor.*

Councilor Crume asked if this was related to the Public Hearing scheduled for the road next to K-Mart?

Mr. Williams: *You sent me a notice.*

Dan Cummings, Community Development Director, stated he might have received a notice for the Public Hearing that night, but it was on a section of Goodfellow. It wasn't coming down to 5th.

NEW BUSINESS

CH2M Hill Contract Renewal – Amendment #2

Adam Brown, City Manager, presented.

CH2M Hill was requesting approval of proposed Amendment No. 2 to the existing Agreement for Operation, Maintenance, and Management Services for the City of Ontario. The initial contract expired June 30, 2015, and Amendment No. 1 was scheduled to expire June 30, 2016. Proposed Amendment #2 would expire June 30, 2017. On June 2, 2014, the City Council approved the initial Agreement with CH2M HILL for FY14-15, and on August 17, 2015, the Council approved Amendment #1 for FY15-16.

Regarding proposed Amendment #2, the only proposed change to the existing contract, outlined in Amendment #2, was under Appendix E, Section E.1.1, which would be deleted in its entirety, and replaced by the following language:

E.1.1 City shall pay to CH2M HILL, as compensation for services performed under this Agreement, a Base Fee of Five Million, Eighty-Two Thousand, One Hundred Eighty-Eight Dollars (\$5,082,188.00) for the 2016-2017 contract year. Subsequent years' base fees shall be determined as hereinafter specified in Appendix E.3.

Per Appendix E, Section 3 of the adopted Agreement, CH2M HILL had the ability to request up to a 3.37% increase in compensation; however, in an effort to promote a positive partnership with the City, CH2M elected to request only a 2.90% escalation from the previous contract, which equated to an increase of \$143,230, resulting in an annual fiscal impact of \$5,082,188, or approximately \$423,516 per month. The decrease in percentage was approximately \$22K.

Councilor Justus asked if there were any stipulations in the current contract for the Marketplace, downtown, along Oregon Street, because if there wasn't, was there any way they could get some verbiage in that contract that talked about maintaining trees, maintaining the curbs, maintaining the foliage – all the things that were important to the Marketplace, the downtown corridor, and North Oregon.

Cliff Leeper, Public Works Director, stated yes. They could, and he'd be happy to entertain any of those issues or questions. They could put anything in there, depending on the Council's wishes.

Councilor Justus asked if they would do that now, or when would that be done? He wanted to add some verbiage about those corridors. He kept driving down to the Marketplace, and he kept seeing that it was just not maintained to the standard that it should be. He kept having issues with downtown, the trees downtown, the parking lots downtown, and he wanted to make sure that their maintenance agreements talked about that and they were on a schedule. He wanted everything on the schedule to be maintained. How could they do that?

Mr. Leeper stated they would need to negotiate, and then put something together to go before Council for action.

Mayor Verini asked if that would cause any heartache in the motion before them that evening?

Mr. Leeper stated no. They were separate issues.

Councilor Justus stated if the Council directed the City Manager to negotiate a maintenance schedule for all the trees and the greenery on the right-of-ways, that would be alright? He was trying to figure out how to get this resolved.

Larry Sullivan, City Attorney, stated when Councilor Justus stated "all the right-of-ways", the city had right-of-ways all over.

Councilor Justus stated the city required that trees be planted out on North Oregon. And those trees were not being maintained. They required all of the downtown businesses to plant trees, but they were not maintained. But that was a requirement of the city. And they did the same thing all the way down the Marketplace - required trees to be planted, and they were the city's trees, and they weren't being maintained. He wanted them maintained. He didn't want to have to come out every month asking to maintain the trees.

Councilor Carter asked if that would be a cost?

Mr. Leeper stated per contract, there was a provision for taking care of trees and taking care of those in the parking lots. The trees that were on East Idaho, those were trimmed and taken care of in the spring. If that didn't meet a requirement, that could be reviewed. The parking lot trees were all trimmed. There was actually an Arborist on staff who did all that. If the Council wanted the trees trimmed so they were all uniform, that would require some investigation. They didn't want to cut now, because that would cause damage. They needed to wait until it cooled down.

Councilor Justus agreed, but an Arborist should be able to put together a maintenance plan for the trees. Trim in November, trim in March, etc. But, there was still all that ground cover, and all those grates that weren't being maintained. It was all part of the city's presentation to its citizens and visitors. He wanted a maintenance schedule that would be adhered to for all of it. If the city was asking for the roadways to be landscaped, then they had to do something about that. If there was a cost involved, price the downtown, then come back with a number for the Council. Then Council would have to make a decision. Did they need a parking district? If they didn't start, this was how they were going to go, and this was how they'd get there. He wanted to make sure – in this contract with you – that there was a maintenance schedule for all of these things that needed to be maintained. If a cost was involved, Council had to find the money. He wanted a clean, beautiful downtown district, a clean, beautiful Marketplace that would attract customers, and would read that the city knew what it was doing, making people want to live here.

Mayor Verini asked if the Council wanted to direct the City Manager to meet with CH2 to discuss maintenance of trees and ground cover for the Marketplace.

Councilor Crume stated Mr. Leeper had already told that there was a program in place. It might not be up to one or more Councilors objecting for where it needed to be. They all needed to discuss it. And, it wasn't fair to spend more money in one certain part of town. Downtown Revitalize Ontario or the Marketplace should not get more cleanup time or attention than down 4th Avenue or somewhere else. It should be equal. This whole thing should be discussed at a Thursday work session.

Councilor Justus stated that was the direction to the City Manager. Come up with guidelines.

Mayor Verini stated they needed to direct the City Manager to sit down with CH2 to work out a program and a solution to everywhere across the city.

Council consensus to move forward on directing the City Manager to meet with CH2.

Councilor Winebarger agreed, but asked to see what was already being done, before adding more.

Councilor Carter stated she had never seen in her year and a half on Council, a comparative of years in the past that budgeted for Public Works to see what the cost was prior to contracting with CH2M Hill up to now. Could they see a budget? They'd been talking about budgets, and they'd been trying to figure out what they'd be doing in the future and getting to where they wanted to go, so when looking at dollars and numbers, she'd not had anything to compare it with. She wanted to see what happened in 2013-14, 2014-15. What had they looked like when under a different direction than using CH2.

Mayor Verini stated when CH2 began negotiations with the city, a lot of that information was compiled. Was that available?

Mr. Leeper stated that was available.

Kari Ott, CPA, stated she had that because they kept the budget back for three years. She probably had five years' history on the system.

Mayor Verini asked Ms. Ott to forward that data to all the Council.

Charlotte Fugate moved, seconded by Tessa Winebarger, that the City Council approve Amendment No. 2 to the CH2M HILL Agreement for Operations, Maintenance, and Management Services for the City of Ontario, dated July 1, 2016, and that the Mayor be authorized to execute the Amendment. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution #2016-118: Establishing Policies Related to Ending Fund Balances for 2015-2016

Kari Ott, CPA, Finance Department, presented.

The purposed resolution was necessary to establish fund balance policies to comply with GASB pronouncement 54. The City Council elected and reserved the authority to establish and modify commitments of ending fund balance pursuant to GASB 54 requirements. The resolution would indicate that the City Council elected to commit the 2015-2016 ending fund balance for specific uses in 2016-2017.

Tessa Winebarger moved, seconded by Norm Crume, that the City Council adopt Resolution #2016-118, A RESOLUTION ESTABLISHING POLICIES RELATED TO ENDING FUND BALANCES FOR 2015-2016 PURSUANT TO GASB 54 REQUIREMENTS. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution # 2016-119: Authorizing Changes to Bank Signatories

Kari Ott, CPA, Finance Department, presented.

The city had bank accounts with Wells Fargo, Columbia Bank, US Bank, and various accounts within the Local Government Investment Pool that have previous Interim City Manager Tori Barnett listed as a signatory. The proposed resolution would remove Tori Barnett as a signatory, and add City Manager Adam Brown to all city bank accounts. The signature of at least one member of the Audit Committee would be required on all checks \$5,000.00 and larger. Banks required minutes of a meeting or a resolution to make changes to signatories.

Charlotte Fugate moved, seconded by Betty Carter, that the City Council approve Resolution #2016-119, A RESOLUTION SPECIFYING SIGNATORIES ON ALL CITY BANK ACCOUNTS. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution #2016-120: Adopting Supplemental Budget to Recognize Unexpected Revenues and to Transfer Budgeted Appropriations for Unexpected Items

Kari Ott, CPA, Finance Department, presented.

At the time the 2015-2016 budget was approved, there were a few items that were unknown, resulting in the necessity of a budget resolution to make the appropriate adjustments. A breakdown of the unknown items were: Three retirements in the police department during 2015-2016; The Accounts Receivable/Payroll Clerk resigned and Oster Professional Group increased the contract scope of services to provide payroll services; Nine (9) days of SRCI labor was needed at the cemeteries; The Recreation Department budgeted for a part time staff person through American Staffing; however a full-time employee was hired and was split between Recreation and Administration; The FAA grant was a little over double from what was expected, which required a higher match; The police car seat grant had a little higher carryover of prior year grant funds than expected; More building permits were received than expected, which increased the amount to be paid to Fruitland for inspection services; Higher motel occupancy tax than budgeted was expected; consequently, a higher amount would be required to be paid out to the Cultural Center; The BLM building improvements at the airport cost a little more than originally estimated; ODOT gave the city a storage tank for the magnesium chloride; The actual interest on the LID loan was a little different than the amortization schedule showed; and the water portion of the 911 dispatch contract was not accounted for in the budget.

Betty Carter moved, seconded by Charlotte Fugate, that the City Council approve RESOLUTION NO. 2016-120, A RESOLUTION ADOPTING A SUPPLEMENTAL BUDGET TO RECOGNIZE UNEXPECTED REVENUES AND TO TRANSFER BUDGETED APPROPRIATIONS FOR UNEXPECTED ITEMS. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution #2016-121: Request Adoption of IAFF Contract – July, 2016 – December, 2018

Anita Zink, Human Resources Manager, presented.

Staff was seeking Council approval of a tentative agreement for the Collective Bargaining Agreement between the City of Ontario and the Local 3464 International Association of Firefighters. On September 2, 2014, the Council unanimously approved Resolution #2014-129, the Collective Bargaining Agreement with the Fire Union for Jul 2014-Jun 2016.

The Collective Bargaining Agreement between the City of Ontario and Local 3464, International Association of Firefighters would expire on June 30, 2016; therefore, the Human Resource Manager met with the fire union to negotiate a new contract. Implementing this proposal would cost the city approximately \$68,201 within the two and a half year contract, which included wages and benefits.

Tessa Winebarger moved, seconded by Charlotte Fugate, that the City Council adopt Resolution #2016-121, A RESOLUTION RENEWING THE COLLECTIVE BARGAINING AGREEMENT BETWEEN THE CITY OF ONTARIO AND THE LOCAL 3464 INTERNATIONAL ASSOCIATION OF FIREFIGHTERS. Roll call vote: Crumeyes; Winebarger-yes; Carter-yes; Justus-no; Tuttle-no; Fugate-yes; Verini-yes. Motion carried 5/2/0.

Cable One Franchise Agreement – Set Deadline

Larry Sullivan, City Attorney, presented.

Cable One, Inc., an Arizona corporation, was the successor in interest to Chambers Cable, Inc., an Oregon corporation, whose cable television franchise agreement with the City expired on December 31, 2014. Chambers Cable offered cable television service as well as broadband service to its customers, and paid the City a 5% franchise fee on all its gross revenues from its customers within the city limits. When City staff began negotiating with Cable One for its own franchise agreement, Cable One attempted to limit the payment of a franchise fee to the portion of its gross revenues earned only from its cable television service, and not from its broadband (telecommunications) or telephone service. The City Council directed staff to negotiate a franchise agreement that included a franchise fee for all three services, with a franchise fee of 5% for cable television services (as limited by federal law) and 7% for broadband and telephone services.

In 2015, there was a pending lawsuit before the Oregon Supreme Court, entitled *City of Eugene v. Comcast (II)*, that was examining whether Eugene could impose a separate broadband franchise fee on a cable television service provider. Cable One wanted to wait for the outcome of that litigation before committing itself to the City's franchise agreement. That case was finally resolved in May, 2016, when the Court found that Eugene could impose separate franchise fees for broadband and cable television services.

After that case was resolved, the City Attorney sent to Cable One the same proposed Franchise Agreement the Council approved in 2015. Cable One had not committed itself to signing the Agreement. It had now been almost 18 months since the original Chambers Cable Franchise Agreement expired. At the work session on June 16th, Council consensus was to put this matter on the June 20, 2016 Agenda to discuss setting a deadline for Cable One to sign a new Franchise Agreement.

The City Attorney updated the proposed Franchise Agreement for the Council's review. The update included a provision in Section 2.3 allowing the City to audit Cable One's books to insure that Cable One was paying the correct franchise fee for cable television, broadband, and telephone services.

Staff was also requesting that Council set a deadline for Cable One to approve the Agreement.

Councilor Justus asked if there would be any research into a potential balance due the city.

Mr. Sullivan stated the current ordinance did not give the city any audit authority, nor did the original Chambers Cable agreement. However, to the extent they were continuing to operate under the original Chambers Cable agreement, which was a 5% agreement, that was worded broadly enough to include telecommunications. He believed the city had the right to claim at least the 5% franchise fee on the telecommunications portion of services being offered by Cable One. They should be able to require them to pay that 5%. He'd be able to tell more after they'd reviewed the contract.

Councilor Fugate asked if that should be in the proposed motion, to bill for past funds?

Mr. Sullivan stated they could, except they didn't know what that would be. There was no way to determine that. He'd have to negotiate that. They'd have to determine how to force them to disclose that information to arrive at a figure. He'd tell them that the Council would be expecting that to be part of the agreement. The new agreement had that verbiage.

Norm Crume moved, seconded by Charlotte Fugate, that the City Council direct staff to send the updated Cable One Franchise Agreement to Cable One, for its review and approval. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Norm Crume moved, seconded by Tessa Winebarger, that the City Council direct staff to inform Cable One that it has until July 15, 2016, within which to approve the franchise agreement with the City. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

PUBLIC HEARING

Partition Final Plat Approval for Right-of-Way Action 2015-12-35PTN (Old K-Mart Property)

It being the date advertised for public hearing on the matter of the Partition Final Plat Approval for Right-of-Way Action 2015-12-35PTN, the Mayor declared the Hearing open. There were no objections to the city's jurisdiction to hear the action, no abstentions, ex-parte contact, and no declarations of conflict of interest.

Dan Cummings, Community Development Director, presented.

On January 18, 2016, he, acting as the Hearing's Officer, approved a request for a Partition Tentative Plat as an administrative action under Planning file 2015-12-35PTN for the creation of three parcels (two new). The subject property was located at the SW corner of East Idaho Avenue and East Lane and on the East side of South Goodfellow Lane, designated as Assessor's Map #18S4711B, Tax lot 204. The partition was approved for three parcels and this land division involved the creation of a right of way for the continuation of South Goodfellow Lane.

On June 1, 2016, city staff conducted the required Technical Review Committee (TRC) meeting on the final plat and approved the plat to be submitted to the City Council to accept the dedicated right of ways as shown on the final plat.

Applicable Ontario Municipal Code Regulations:

10B-55-40 TECHNICAL REVIEW OF FINAL PLAT.

Upon receipt of a Final Plat the Technical Review Committee shall examine it and any accompanying documents to determine if the land division has been constructed and the plat prepared in substantial compliance with the approved tentative plan. Approval of the plat by the TRC must be in writing on a form provided by the City; such form shall be included in the record of the application.

The Public Works Director may direct field checks if he deems them advisable to verify that the plat is sufficiently correct on the ground.

If the Public Works Director finds that full conformity has not been achieved, he shall advise the Planning Official, applicant and applicant's engineer or surveyor, of changes or additions required and shall afford the applicant an opportunity to make changes or additions. The Final Plat shall not be approved until conformity has been achieved.

Findings: The submitted final plat and supplemental material was reviewed by the full TRC on June 1, 2016. The plat is in a recordable form and meets the requirements set forth in the tentative plat approval and the required dedication of right of way meets the requirements set forth in the approval of the tentative plans.

Conclusion: The final plat and supplemental materials have been submitted and reviewed by the TRC as required. **CRITERION HAS BEEN MET.**

10B-55-45 APPROVAL OF THE FINAL PLAT.

2. Final plat approval for a land division involving the creation of streets shall be by action of the City Council at a public hearing; notice of the hearing shall be given at least 20 days prior to the hearing to the applicant, agent, and to any parties to the Administrative Decision approving the tentative plat. If the Technical Review Committee determines that the final plat and all required exhibits are in conformity with the standards of the land use decision, including all conditions of approval, the Council shall approve the plat by motion, and the Planning Official and Mayor shall sign the plat. The installation of improvements may be delayed under bond or other financing guarantee specified in the land division regulations.

Findings: Findings and conclusions from preceding sections of this report are herein included by this reference. Ongoing construction of the site are all tied with individual building permit and are a condition of the occupancy permits and not a plat condition.

Conclusion: The plat is in conformance with requirements and may be signed and approved for recording.

10B-55-50 DEDICATION OF STREETS, ACCEPTANCE.

Except for manufactured home subdivisions, manufactured home parks and RV parks, all streets, alleys and easements shown on the plat shall be expressly dedicated to the public and acceptance of the final plat by the city shall constitute acceptance of such platted streets, alleys and easements.

Findings: Street dedication is included with this plat; when the plat is signed and recorded, the street will become a city street. Street construction has been completed.

Councilor Justus verified it was private, not public?

Mr. Cummings stated no, that was not a street. Goodfellow ended just short of the new portion of this project. It ended and turned East on SE 1st in front of the State of Oregon building. Under this project, the old K-Mart property was going to dedicate their half of the right-of-way to the end of their property, and they had constructed the other half of the street up to the South end of the Rent a Center. Goodfellow would come to that point, to the North end of the existing building. The remainder of the right-of-way was being done under a development agreement that at such time the adjacent properties started developing.

Councilor Justus asked about sidewalks on both sides.

Mr. Cummings stated yes, the full street section had been built to a certain distance down, to the access of this new project.

Councilor Justus asked who would be responsible for maintaining the sidewalks, etc.

Mr. Cummings stated under city ordinance, the city maintained the asphalt section, property owners maintained the curb, gutter, and sidewalk, and all landscaping.

Councilor Justus stated they'd maintain the landscaping, and the current city ordinance had a requirement for landscaping, which was how many trees?

Mr. Cummings stated it was whatever they wanted to plant. The ordinance required that 6% of the total site be landscaping; 65% of that be green and growing, with an irrigation system. The ordinance did not say what had to be planted. The requirement was for green, irrigated, and maintained.

Councilor Justus stated the owner would install it, but it was the city's job to enforce maintenance. Was it time to review the ordinance?

Mr. Cummings stated no, it was time to enforce it.

Councilor Justus stated they had the ability to write an ordinance, but was there the ability to enforce it? It was an enforcement issue. If Council decided to review the ordinance, and put in a zero scape ordinance, then they wouldn't be spending money on getting owners to maintain their space.

Mr. Cummings stated zero scape would have more weeds, so there'd still be an enforcement problem.

Councilor Justus stated they had ordinances that promoted this, but there weren't the funds to support them. They needed to find some solutions. He was going to keep talking about this until they arrived at a solution.

Mr. Cummings stated for the current owners, they were great to work with, and wanted landscaping. They had installed a lot more than what was there before. He believed they'd maintain their area.

Councilor Winebarger stated the landscaping at Harbor Freight looked great.

Councilor Justus stated it wasn't just the current owners, but more when it changed ownership.

Mr. Cummings stated he planned to meet with the City Manager regarding sections of various ordinances where it appeared enforcement was done for some, but not all. Many didn't understand the piece he had just shared – it wasn't just commercial – it was any property within the city limits. That included residential lands. Everyone who couldn't afford an irrigation bill, let their lawns dry up, but that was in violation of the ordinance. Maybe they needed to look into a different landscaping rule for residential vs. commercial.

The Hearing was opened for public testimony.

Proponents:

Dan Cummings stated in the Public Comments section of that night's meeting, Scott Williams asked about the project, about the right-of-way. Mr. William's resided at 1517 SE 5th Avenue, and he was concerned about road access. He thought the city was possibly going across his property with a road, but after discussing the project with him, and showing him the area on a map, Mr. Williams, who owned the property to the South, towards 5th Avenue, he learned the project would not affect his property. Goodfellow stopped short of his property.

Mayor Verini confirmed that he only received the notification because he was within the radius of the action.

Opponents:

None.

There being no further Proponent and no Opponent testimony, the Hearing was closed.

Charlotte Fugate moved, seconded by Betty Carter, that the City Council APPROVE THE REQUEST FOR FINAL PLAT APPROVAL OF THE PARTITION PLAT OF CH ONTARIO, LLC BASED ON THE INFORMATION, FINDINGS OF FACT AND CONCLUSIONS CONTAINED IN THIS REPORT, AND AUTHORIZE THE MAYOR TO SIGN FOR THE ACCEPTANCE OF RIGHT OF WAY. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution #2016-116: Declaring the City's Election to Receive State Revenues

It being the date advertised for public hearing on the matter of the Resolution #2016-116, the Mayor declared the Hearing open. There were no objections to the city's jurisdiction to hear the action, no abstentions, no ex-parte contact, and no declarations of conflict of interest.

Kari Ott, CPA, Finance Department, presented.

The proposed resolution was required for the city to "Declare the City's Election to Receive State Revenue" pursuant to ORS 221.770. The City of Ontario Budget Committee held public hearings on May 3, 4, and 5, 2016. In the 2016-2017 annual budget was the proposed revenue sharing projection from the State of Oregon. As required by statute, the City Council held a public hearing on June 20, 2016, giving the citizens an opportunity to comment on the use of State Revenue Sharing, pursuant to ORS 221.770. This would allow the city to share in the State Revenues that were disbursed with cities throughout Oregon.

The Hearing was opened for public testimony.

Proponents:

None.

Opponents:
None.

There being no Proponent and no Opponent testimony, the Hearing was closed.

Norm Crume moved, seconded by Tessa Winebarger, that the City Council adopt Resolution #2016-116, A RESOLUTION DECLARING THE CITY'S ELECTION TO RECEIVE STATE REVENUES FOR THE FISCAL YEAR 2016-2017. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

Resolution #2016-117: Adopting the City's 2016-2017 Annual Budget

It being the date advertised for public hearing on the matter of Resolution #2016-117, the Mayor declared the Hearing open. There were no objections to the city's jurisdiction to hear the action, no abstentions, no ex-parte contact, and no declarations of conflict of interest.

Kari Ott, CPA, Finance Department, presented.

The proposed resolution was to adopt and appropriate the budget; impose taxes upon taxable property; and categorize the taxes imposed. The City of Ontario Budget Committee held public hearings on May 3, 4, and 5, 2016, and approved the 2016-2017 annual budget. The City Council held a public hearing on June 20, 2016 giving the citizens an opportunity to comment on the annual budget for 2016-2017. Passing the resolution would adopt and appropriate the annual budget in the amount of \$26,031,320.

There was one change from the budget approved by the Budget Committee, which consisted of a change in the street chip sealing program, which was approved by the Council on June 8, 2016.

Councilor Fugate asked if Ms. Ott had added \$150K into the Street Fund?

Ms. Ott stated it wasn't necessarily "added" to the Street Fund. They reduced the chip sealing by that amount, and then increased the Contingency. The total appropriation remained the same. That left a Contingency in the Street Fund of \$169,374, rather than the \$19K that was approved by the Budget Committee.

Councilor Fugate stated she thought that Councilor Tuttle had requested some funds be moved from General Fund into Streets.

Councilor Tuttle stated there was never any action on that.

Ms. Ott stated if something came up in the Street Fund, they could come back with a supplemental budget, if that was the desire of the Council.

Councilor Justus stated there was a reason for moving that money, right?

Councilor Tuttle stated the primary reason was that \$9,200 was all that was in Contingency for the Street Fund. Now there was \$169,374. It wasn't perfect, but it was better.

The Hearing was opened for public testimony.

Proponents: None.

Opponents: None.

There being no Proponent and no Opponent testimony, the Hearing was closed.

Norm Crume moved, seconded by Tessa Winebarger, the City Council adopt Resolution #2016-117, A RESOLUTION TO ADOPT AND APPROPRIATE THE ANNUAL BUDGET FOR 2016-2017, IMPOSE THE TAXES UPON TAXABLE PROPERTY, AND CATEGORIZE THE TAXES IMPOSED FOR THE FISCAL YEAR 2016-2017. No vote...

Councilor Justus stated he was adamantly opposed to this budget. He didn't think that they took enough time to address the shortfalls for next year, and that it just was done, the budget itself, wasn't prepared properly. They had not taken the time, as a Council, to review it, after several requests from Councilor Fugate, and he was adverse to the whole process, and he thought that it was wrong.

Retyped motion:

Norm Crume moved, seconded by Tessa Winebarger, that the City Council adopt Resolution #2016-117, A RESOLUTION TO ADOPT AND APPROPRIATE THE ANNUAL BUDGET FOR 2016-2017, IMPOSE THE TAXES UPON TAXABLE PROPERTY, AND CATEGORIZE THE TAXES IMPOSED FOR THE FISCAL YEAR 2016-2017. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-no; Tuttle-yes; Fugate-no; Verini-yes. Motion carried 5/2/0.

CORRESPONDENCE, COMMENTS AND EX-OFFICIO REPORTS

Adam Brown stated he would be working with Mr. Cummings, as well as Code Enforcement, to arrive at some suggestions for the parking issues. They'd look at Councilor Crume's suggestions.

Councilor Fugate asked for a report from the Ordinance Officer on how the new software program was working.

Chief Kunz stated the program was not up and running yet. There was a training at the beginning of July, so they hoped to get it up and going right after. The training was supposed to have been this week, but it was pushed back.

Councilor Winebarger stated she had received notice that Maria Torland, from Friends of the Aquatic Center, would be submitting a letter of interest for appointment to the Parks and Recreation Board the next meeting.

Councilor Justus stated Councilor Fugate had submitted a grant to the Diamonds in the Rough for the Competition building on Oregon, and it had been awarded that day. They had some minor issue to work out, but they were excited. There was a total of \$31,700 and something in grant funds – there was \$5K from the City, \$5K from the Cultural Heritage, and \$11K+ from the Diamonds in the Rough grant. That was all due to the work of Councilor Fugate. It was going back to the look from 1967.

EXECUTIVE SESSION

Executive Session: ORS 192.660(2)(i)

An executive session was called at 8:27 p.m. under provisions of ORS 192.660(1)(i) to review and evaluate the performance of an officer, employee or staff member. The Council reconvened into regular session at 9:04 p.m.

Councilor Crume asked how much the bonus pay was.

Councilor Fugate stated she thought it was around \$2K.

Mr. Brown stated it was a little over \$2K.

Councilor Crume asked what the criteria was for the bonus.

Mayor Verini stated it was an additional amount for the amount of work that was done.

Councilor Fugate stated the Mayor didn't have the authority to give the bonus or the evaluation, and that needed to be brought out.

Councilor Crume stated that wasn't what he was asking. He asked about the criteria for it.

Councilor Tuttle stated there wasn't any.

Mayor Verini stated the criteria was that when Tori was working the two positions – the City Manager position and the City Recorder position – his thought process was that with all the additional work she had put in, and the additional challenges she had, especially going on to the second year, he felt with her recognition with the Recorder's organization, the LOC award for the work done with CH2M Hill, and also that it was the first time in 21 years that the city had received a clean audit, that he used that for justification for the additional monies. And, in answer to Councilor Fugate's comments, they had discussed that, and in those discussions, they had, as a Council, ratified the two years prior to this, regarding the evaluations. They were now at the point, as Councilor Justus said, to move forward.

Councilor Crume asked if, when she was City Manager, were any other employees given a bonus.

Ms. Barnett stated not to her knowledge.

Councilor Fugate stated she thought that was a mistake. Didn't she give Marcy extra money?

Ms. Barnett stated Marcy wasn't given a bonus; she was given compensation for assisting during the time she was both Interim City Manager and City Recorder.

Councilor Tuttle stated the Mayor had asked the question about criteria. The only criteria in this instance was a decision by the Mayor to grant that bonus. There was no formal criteria, there was no formal evaluation, or anything else to add that 2% on there. He did it without authorization; he did it without consulting this Council. The other two years she was given that, he couldn't remember a discussion on it, but he arbitrarily put the 2% at his own decision. There was nothing in any part of this city ordinance, charter, or anything else that allowed him to do that. He overstepped his authority. It was plain and simple. He had no more authority – it was like you, why didn't you give her a 2% bonus? According to him, you could have, because all this criteria had taken place. There wasn't any criteria. He did it on his own. He had one vote like every single person here. He overstepped his authority.

Mayor Verini stated they were beating a dead horse. They'd been through all that.

Councilor Tuttle stated the Mayor was making an excuse for that and had never admitted he'd made a mistake. Besides that, he believed he still had the floor. He would appreciate it if the Mayor wouldn't interrupt him. So, with that said:

Larry Tuttle moved, seconded by Marty Justus, to deny the 2% extra bonus that was authorized only by the Mayor. Roll call vote: Crume-no; Winebarger-no; Carter-no; Justus-yes; Tuttle-yes; Fugate-yes; Verini-no. Motion carried 4/3/0.

Councilor Fugate stated she couldn't believe them. She didn't know where their heads were.

Councilor Crume responded that the reason he voted for that was because the Mayor made a mistake. He believed in his heart that Tori had done the best she could for doing two jobs.

Councilor Fugate stated she had someone to help her with that.

Councilor Crume stated it had only been for the past six months. She did over a year and a half by herself at the wage of the very low scale that they would have paid any City Manager, and she did both jobs. He'd be the first to agree, that on the City Manager's side, there could have been some things done faster and better, but in the time allotted, he didn't think anyone could have done better than she did. That was his personal opinion, and everyone had one.

Councilor Fugate stated what had happened was that there were relationships on the Council with Tori, and they cared about her, and she cared about her also, but there was a principal involved, that the Council, she just didn't understand. They had all this budget stuff, and here they were giving bonuses out for work that wasn't done very well.

Councilor Crume disagreed. That's the point of having seven on the Council. He didn't look down on any of them for disagreeing with him.

Councilor Carter stated she hoped there were some lessons learned in all of this and that none of them – Mayor or Council – had to cross that bridge again. It put everyone in a precarious position to make a decision about some things that possibly some discussion didn't occur that should have, but they needed to acknowledge that and move on. Bite the bullet and set some principles. She had them. This was not going to harm any of them if they took their principles forward from that point. For her, it was really a lesson learned.

Mayor Verini agreed. It was a big lesson learned. They didn't have a contract in place, and they hadn't set goals, and that was partly the reason they were there.

Councilor Fugate stated that a few months ago when she was still involved with the pool committee, Councilor Winebarger had said that Tori was her friend, and there was nothing wrong with having a friendship.

Councilor Winebarger stated there was a time that she thought she and Councilor Fugate were friends, too.

Councilor Fugate stated she assumed they still were.

Councilor Winebarger stated she didn't see how Councilor Fugate's comments were relevant, then. She evaluated the entire Council on the different things, before evaluating Tori. Yes, she and Tori were friends, but she was going to be unbiased and fair. She gave them all the same scores she would as friends or not.

Councilor Justus stated in putting this behind them, this one part, they just heard there were no guidelines or things set up for the City Manager. He had been trying to get them to come up with something for three months. Could then now put that on the front burner and give the City Manager some guidance, so that he knew what the Council expected from him? They were 30 days into him being there, and by the time of the next meeting....it was time! Bring the city forward. It was voted on, so move on.

Councilor Carter stated her friendship - she didn't deal with friendship when voting on things. That came from her heart. The 2% had nothing to do with friendship or anything else. It had to do with the right thing that they, as a Council, had not provided clear expectations. For her, that was what she used, those were the principles she stood behind and she would move forward as she met with Mr. Brown tomorrow, she would discuss things that were her beliefs. It might not be the whole Council's beliefs, but it would be expected from the Council, what she expected for her city in the future. She did have things that she had always wanted for this city, and she had clearly seen that some of those things were not being met. She definitely wanted them to take a good look at themselves. It wasn't about friendship on the Council, because they were just that, a Council. They couldn't say they voted for or against something. They had to go with the right thing to do. That was why she was there, and the reason for running for office. She had seen things that were not good for the order of the city, the community, and the citizens. When she saw that, she didn't want to see it repeated.

Councilor Winebarger added a ditto!

ADJOURN

Norm Crume moved, seconded by Marty Justus, that the meeting be adjourned. Roll call vote: Crume-yes; Winebarger-yes; Carter-yes; Justus-Yes; Tuttle-yes; Fugate-yes; Verini-yes. Motion carried 7/0/0.

APPROVED:

ATTEST:

Ronald Verini, Mayor

Tori Barnett, MMC, City Recorder

CONSENT AGENDA REPORT

JULY 5, 2016

TO: Mayor and City Council

FROM: Cal Kunz, Chief of Police

THROUGH: Adam Brown, City Manager

**SUBJECT: LIQUOR LICENSE APPLICATION – NEW OUTLET
Full On-Premises Sales**

DATE: June 23, 2016

SUMMARY:

Kathleen Saldana has completed the “New Outlet” application process for “Full On-Premises Sales” liquor license privileges through the Oregon Liquor Control Commission for Quins located at 230 East Lane N., Ontario, Oregon.

All necessary paperwork has been approved through the Oregon Liquor Control Commission office and is awaiting approval through the Ontario City Council.

BACKGROUND:

Criminal Record process was completed on Kathleen Saldana, owner/manager of Quins. All records returned meeting state and local requirements. The application forms have been filled out appropriately and required fees have been paid. All permit and license requirements have been met through OLCC as well as through the City of Ontario Planning Department.

RECOMMENDATION:

I have completed a review of this application information in accordance with the City of Ontario ordinance regulating this license. I recommend that we approve the New Outlet Full On-Premises Sales liquor license application for Quins.

CONSENT AGENDA REPORT

July 5, 2016

TO: Mayor and City Council

FROM: Tori Barnett, MMC, City Recorder

THROUGH: Adam Brown, City Manager

SUBJECT: APPOINTMENT TO PARKS AND RECREATION BOARD: MARIE TORLAND

DATE: June 23, 2016

SUMMARY:

Attached is the following document:

- Statement of Request for Appointment to Parks and Recreation Board: Marie Torland

There is currently one vacancy on the Ontario Parks and Recreation Board. Ontario resident Marie Torland has submitted an email seeking appointment. This request has not gone before the current Board; however, it is believed that the appointment of Ms. Torland would see no opposition from the other committee members. If appointed, Ms. Torland's term of service would expire December, 2018. She would, at that time, have the opportunity to request to serve again.

MOTION:

Staff makes no recommendations on committee appointments.

Email - Serve on Rec Board Marie Torland

From: Marie Torland <redheadsrfun@hotmail.com>
To: <tori.barnett@ontariooregon.org>
Date: 6/23/2016 7:48 AM
Subject: Rec Board

To whom It May Concern,

I'm Marie Torland with Friends of the Aquatic Center and I would like to join the Rec board. My phone number is 503-709-5535. Thank you!

Sent from my iPhone

AGENDA REPORT

July 5, 2016

TO: Mayor and City Council

FROM: Dan Cummings, Community Development Director

THROUGH: Adam Brown, City Manager

SUBJECT: PUBLIC UTILITY EASEMENT AS REQUIRED BY RIGHT OF WAY VACATION OF NE 1st AVENUE EAST OF NE 4th STREET AS REQUIRED FOR THE RECORDING OF ORDINANCE NUMBER 2085 APPROVED DECEMBER 7, 1981, NEW PLANNING ACTION 2016-06-12VAC (Previously adopted Ordinance #2085, dated December 7, 1981)

DATE: June 27, 2016

SUMMARY:

Attached are the following documents:

- Exhibit "A" Ordinance No. 2085
- Exhibit "B" Page 1 of Minutes of City Council meeting of December 7, 1981
- Exhibit "C" Public Works Department letter dated January 16, 1985
- Exhibit "D" Public Utility Easement signed by Grantors

On June 15, 2016, Dan Cummings, Community Development Director was contacted by Rick Hutchinson, one of the current owners of Ontario Building Supply (previously Stunz Lumber Co., Inc.) in regards to vacating a portion of NE 1st Avenue. The subject portion of said street right of way is enclosed within the fenced area of the yard used by Ontario Building Supply.

PREVIOUS COUNCIL ACTION:

- 10-05-1981 The City Council approved an unnumbered Resolution to proceed in holding a public hearing for an Ordinance for the Vacation of a portion NE 1st Avenue lying east of NE 4th Street and scheduled said hearing for the November 16, 1981 City Council Meeting.
- 11-16-1981 The City Council approved Ordinance No. 2085 at a Public hearing for the Vacation of a portion NE 1st Avenue lying east of NE 4th Street by a unanimously decision on First Reading with a provision that a utility easement be retained in the vacated property.
- 12-07-1981 The second reading of Ordinance No. 2085 for the Vacation of a portion of NE 1st Avenue lying east of NE 4th Street was presented to the Council. The City Attorney's office advised the Council to approve the ordinance on second and final reading, but to require that Stunz Lumber dedicate an easement to the City. Ordinance No. 2085 was unanimously approved, provided an easement be secured from Stunz Lumber before recording the ordinance at the Malheur County Courthouse.

BACKGROUND:

The right-of-way for NE 1th Avenue was dedicated through the Wilson's Supplemental Plat to the City of Ontario. This section of right of way has never been developed, and is currently enclosed within the security fenced yard of Ontario Building Supply and has had several structures built within the right of way section that was vacated under Ordinance No. 2085; however, said Ordinance has not been recorded. Staff and Council in 1981 appeared to consider this portion of the right of way as a section not needed by the City.

In 1981, staff received a request from the owners of Stunz Lumber Company located at 407 East Idaho Avenue to vacate that portion of NE 1st Avenue east of NE 4th Street. At the October 5, 1981 City Council meeting, the Council approved a resolution to consider the vacation request and set November 16, 1981 for a public hearing. Council held a Public hearing on Ordinance No. 2085 for the Vacation of a portion NE 1st Avenue lying east of NE 4th Street. By a unanimous decision, Council approved the First Reading, with the provision that a utility easement be retained in the vacated property. On December 7, 1981, Ordinance 2085 was before Council for Final Reading, where the City Attorney's office advised the Council to approve the final reading, but to require that Stunz Lumber dedicate an easement to the City, prior to recording the ordinance at the Malheur County Courthouse. Final reading passed unanimously.

In the file regarding this action, staff located a letter dated January 16, 1985, addressed to Stunz Lumber (Exhibit C) from the Public Works Director notifying them that if the city did not receive the required easement within 30 days of the date of the letter, staff would have to initiate an action before the Council to rescind their previous action. Upon continued research, staff was unable to locate any record or subsequent documentation for the easement, or that rescinded the action.

There is an existing sanitary sewer line and a storm sewer line within the section of NE 1st Avenue that has been vacated. Staff contacted the current owners of the property and was able to obtain an easement to cover the existing public utilities, (Exhibit D), which would fulfill the requirements outlined in the previous approval of Ordinance No. 2085.

Staff's opinion is the vacation does not prejudice the public interest, it should be upheld, and believed the proposed Public Utility Easement fulfills the requirement as requested as a provision to Ordinance No. 2085.

RECOMMENDATION:

Staff recommends that the City Council approve and accept the easement and instruct staff to record both the Easement and Ordinance No. 2085 with the Malheur County Clerk.

PROPOSED MOTION:

I move that the City Council approve and accept the Public Utility Easement from RICK & DENNIS PROPERTIES, LLC, being Richard C. Hutchinson & Dennis R. White and instruct staff to cause to have recorded the existing Ordinance No. 2085 and said Public Utility Easement with the Malheur County Recorder.

Agenda Report "Exhibit A"

ORDINANCE NO. 2085

AN ORDINANCE VACATING A PORTION OF N. E. FIRST AVENUE IN THE CITY OF ONTARIO, OREGON, AS PROPERLY ADVERTISED.

WHEREAS, the preservation and promotion of the health, safety, morals and general welfare of the City of Ontario, Oregon, require that from time to time certain streets and alleys or portions of the same be vacated; and,

WHEREAS, THE Common Council of the City of Ontario, Oregon, has heretofore and pursuant to the authority granted to it by Section 271.130, Oregon Revised Statutes, and pertinent ordinances of the City, initiated a vacation of a portion of N. E. 1st Avenue proceeding by the passage and adoption of a Resolution for that purpose on the 5th day of October, 1981, at its regular meeting; and,

WHEREAS, notice of intention to vacate said portion of N. E. First Avenue was given by posting thereof as required by law, and the time fixed for hearing objections and remonstrances to the proposed vacation of said portion of N. E. 1st Avenue was fixed in said notice as the 16th day of November, 1981, at the City Hall in the meeting room of the Council in the City of Ontario, at the hour of 8:00 o'clock P.M.; and,

WHEREAS, no objections or remonstrances have been filed or made against the vacation of said portion of N. E. First Avenue and a public hearing has been held at the time fixed for such objections and remonstrances and the time therefore having passed, now therefore,

THE CITY OF ONTARIO ORDAINS AS FOLLOWS:

Section 1: The portion of N. E. 1st Avenue in the City of Ontario to be vacated and which is more particularly described as follows:

Land within the WILSON'S SUPPLEMENTAL PLAT of the Town of Ontario, Malheur County, Oregon, which plat is on file and of record at Page 42 in the Book of Town Plats in the office of the Malheur County Clerk, being more particularly described as follows:

That portion of N. E. 1st Avenue (Dacota Avenue) lying east of N. E. 4th Street (Owyhee Street) and west of the N - S centerline of Section 3, Township 18 South, Range 47 East, Willamette Meridian, which is bounded by fractional Block 200 on the North and by fractional Block 201 on the South,

IS HEREBY VACATED.

Section 2: That the City Recorder of the City of Ontario is hereby directed to take such steps as are necessary to file a certified copy of the within copy of the within Ordinance with the appropriate officials of Malheur County, Oregon, in order that the same may be shown upon the Official Plat of the City and to take any and all other steps with reference to this Ordinance as may be required by law.

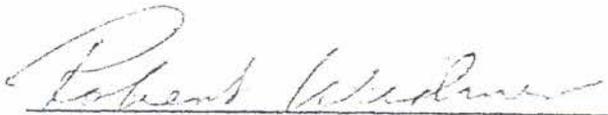
PASSED AND ADOPTED by the Common Council of the City of Ontario, this 7th day of December, 1981, by the following vote:

AYES: George Iseri, Connie Jones, Bob Prah, Paul Parker,
Max Taggart II, Wayne King and Mayor Widmer

NAYS: None

ABSENT: None

APPROVED by the Mayor of the City of Ontario, this 7th day of December, 1981.



Mayor

ATTEST:



City Recorder

Agenda Report "Exhibit B"

COUNCIL MEETING MINUTES
December 7, 1981

The regular meeting of the Ontario City Council was called to order by Mayor Widmer at 7:30 p.m. in the Council Chambers of City Hall. Council members present were George Iseri, Connie Jones, Bob Prah1, Paul Parker, Max Taggart II and Wayne King. Members of the staff present were Roy Payne, Dick Franks, Doug Tietze, Rose Marie Grim and City Attorney Carl Burnham.

The meeting was recorded on tape and the tape is on file at City Hall.

The minutes of the November 16th and 30th meetings were distributed to the Council at the Friday noon meeting December 4th. Max Taggart II moved, seconded by Connie Jones to dispense with the reading of the minutes and approve them as presented. Motion carried unanimously.

ORDINANCE NO. 2085 2nd READING AND FINAL ADOPTION VACATION OF PORTION OF NE 1st AVENUE ADJACENT TO NE 4th STREET

At the last Council meeting, the Council approved Ordinance No. 2085 on first reading providing the ordinance would be amended to include that a utility easement be retained in the vacated right of way. City Attorney's office advised the Council to approve the ordinance on second and final reading, then have Stunz Lumber dedicate an easement to the City. Ordinance No. 2085 was presented for second reading and final adoption titled:

AN ORDINANCE VACATING A PORTION OF N. E. FIRST AVENUE IN THE CITY OF ONTARIO, OREGON, AS PROPERLY ADVERTISED.

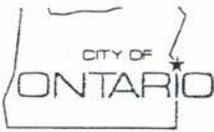
Bob Prah1 moved, seconded by George Iseri to approve Ordinance No. 2085 on second reading and final adoption provided an easement be secured from Stunz Lumber before recording the ordinance at the Malheur County Courthouse. Motion carried unanimously.

ORDINANCE NO. 2086 2nd READING AND FINAL ADOPTION, ZONE CHANGE R-1 to R-2 PROPOSED SUNSET SUBDIVISION

At the last Council meeting the Council approved Ordinance No. 2086 on first reading. The proposed subdivision is located near the intersection of Sunset Drive and Arcata Way. The Planning Commission held a public hearing on the rezone request at their November 9th meeting and recommended approval of R-2 zoning. Connie Jones moved, seconded by Paul Parker to approve Ordinance No. 2086 on second reading and final adoption. Motion carried unanimously.

ONTARIO SANITARY SERVICE RATE INCREASE, COUNCIL COMMITTEE REPORT

Copies of the Council Committee's report regarding a rate increase request by Ontario Sanitary Service were distributed to the Council (copy att.) Also distributed to the Council was a letter from Mr. Morton regarding the matters discussed by the Council Committee (copy att.) Councilman Prah1 asked for clarification as to why the rates as proposed by staff include 15% rate increase for residential and 30% rate increase for commercial. Mr. Payne explained that upon a rate survey conducted for other Eastern Oregon cities, even with the proposed 30% rate increase for commercial, Ontario's rate would be 24% below the average. The sanitary service franchisee from Baker, Mr. Henry, was in the audience and commented that historically the rates are higher for commercial.



Agenda Report "Exhibit C"

444 S.W. FOURTH STREET • ONTARIO, OREGON 97914 • 503/889-7684

January 16, 1985

Stunz Lumber Co., Inc.
407 E. Idaho Avenue
Ontario, OR 97914

Re: Vacation of N. E. 1st Avenue

Gentlemen:

When the Ontario City Council acted on your request for vacating a portion of N. E. 1st Avenue through your property, they attached a condition that you would have to grant a utility easement to the City prior to this vacation being recorded. To date we have never received a signed easement from you as stipulated.

If we do not receive this easement within 30 days we will initiate an action before the Council to rescind their previous action on this request.

Please advise us of your feelings on the matter. Thank you.

Sincerely,

Doug Tietze
Director of Public Works

DT:rmg

cc: Gary Ebert, City Attorney

Agenda Report "Exhibit D"

After Recording Return to;
City of Ontario
City Recorder
444 SW 4th Street
Ontario, OR 97914

PUBLIC UTILITY EASEMENT

FOR VALUE RECEIVED, RICK & DENNIS PROPERTIES, LLC, and RICHARD C. HUTCHINSON and DENNIS R. WHITE, whose current address is 407 East Idaho Avenue, Ontario, Oregon 97914, ("Grantor") in consideration of the sum of zero dollars, and other considerations, the receipt of which is hereby acknowledged, does hereby grant a Public Utility Easement to the CITY OF ONTARIO, ("Grantee") whose address is 444 SW 4th Street, Ontario, Oregon, 97914, together with the right to erect, construct, install, and lay and thereafter use, access, operate, inspect, repair, maintain, replace, and remove underground public utilities, including, but not limited to water lines, sanitary sewer lines, and storm drain lines, along with associated facilities over, across, and through the following described real property located in the city of Ontario, Malheur County, Oregon (the "Property") to wit:

Land within the Vacated portions of NE 1st Avenue as vacated under Ordinance No. 2085, dated December 7, 1981, lying adjacent to Block 200 and Block 201 of Wilson's Supplemental Plat to the City of Ontario, in the SE1/4SW1/4 of Section 3, Township 18 South, Range 47 East, W.M., Malheur County, Oregon, being a strip of land 20 feet in width extending 5 feet on the left (north) side and 15 feet on the right (south) side of the following described centerline:

Beginnings at a point where the centerline of NE 1st Avenue intersects the West right of way line of NE 4th Street;

thence Southeast coincident with said centerline of said NE 1st Avenue, a distance of 90 feet, more or less, to its intersection with the East boundary of said SE1/4SW1/4 Section 3 and the point of Terminus of this description.

The above stated easement lines, both right and left, are extended Southeasterly to their intersection of said East boundary of said SE1/4SW1/4.

Further, it is agreed, and made a condition herein, that the above described easement is for underground public utilities and all such utilities and surface facilities shall not obstruct the use of the land for vehicle traffic as now being used and used in the future and in the event the Grantee fails to use or ceases to use the Property exclusively for said use, this easement shall be terminated.

GRANTEE, by signing this Instrument, accepts the conveyance of the easements described herein for public utilities and agrees to the terms of Grantor's Reversion and all other covenants, terms and conditions of this instrument.

IN WITNESS WHEREOF, the Grantors have executed this instrument on the dates noted in the notary's below:

IN WITNESS WHEREOF the parties hereunto have set their hands this 24th day of June, 2016.

GRANTOR:

Dennis R. White
Dennis R. White
Member
RICK & DENNIS PROPERTIES, LLC

Richard C. Hutchinson
Richard C. Hutchinson
Member
RICK & DENNIS PROPERTIES, LLC

STATE OF OREGON)
) SS.
County of Malheur)

This instrument was acknowledged before me on the 24th day of June, 2016, by the above named member of RICK & DENNIS PROPERTIES, LLC.



Gloria Kay McDowall
Notary Public for Oregon
My Commission expires: March 29, 2020

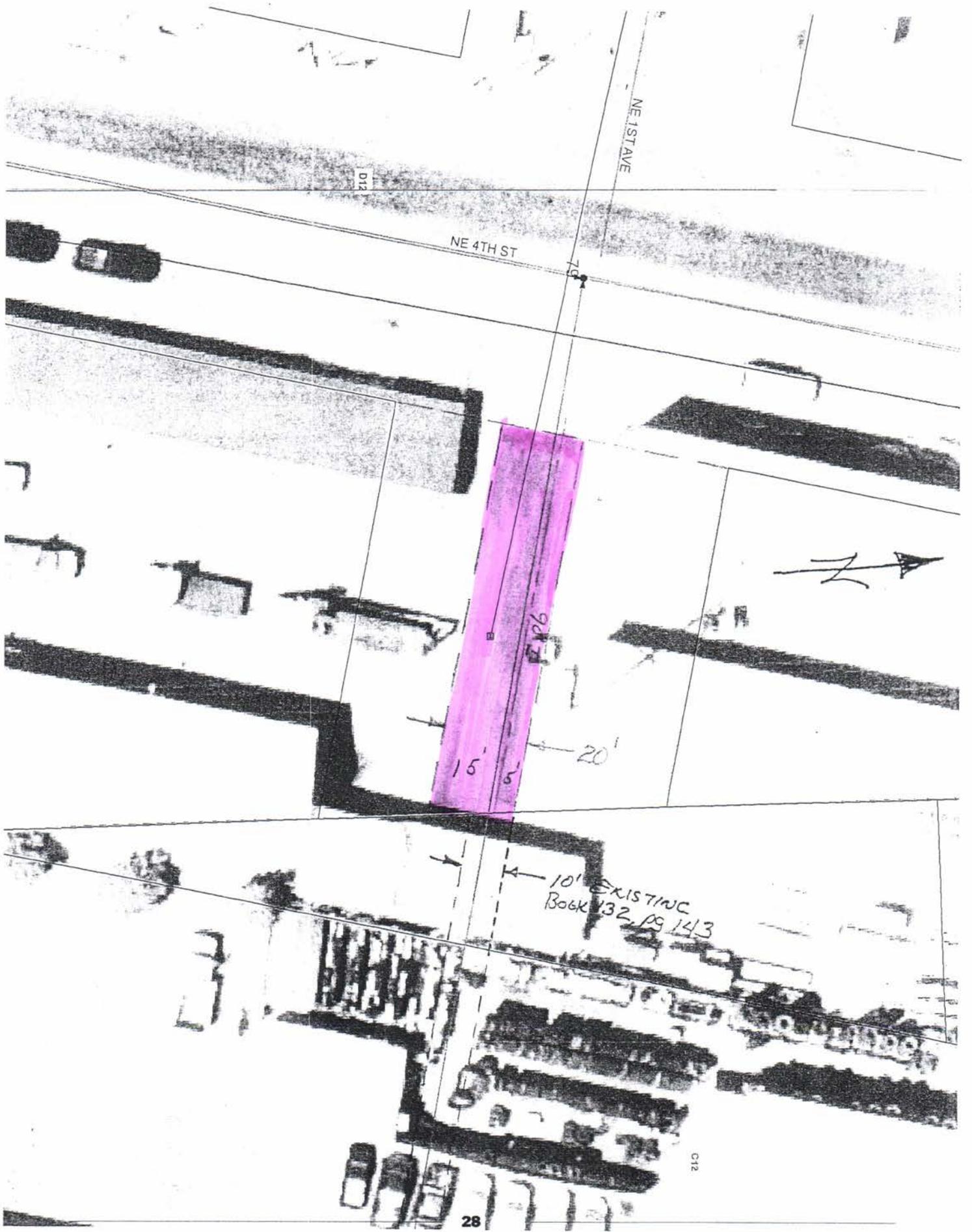
IN WITNESS WHEREOF the City of Ontario hereby accepts the easement on behalf of the City and hereunto has set their hands and seal this ___ day of _____, 2016.

GRANTEE: CITY OF ONTARIO

Accepted By: _____
Mayor Ronald Verini

Attest: _____
Tori Barnett, MMC, City Recorder

Public Utility Easement Exhibit



AGENDA REPORT
July 5, 2016

TO: Mayor and City Council

FROM: Adam J. Brown, City Manager

SUBJECT: **AWARD: INSURANCE AGENT OF RECORD**

DATE: June 29, 2016

SUMMARY:

The City sent out a request for proposal for the insurance agent of record; three proposals were received by the City.

PREVIOUS COUNCIL ACTION:

2001 City entered into a contract with Field Waldo Insurance.
2007 City did an RFP/RFQ for Insurance Agent; Field Waldo only submittal.

BACKGROUND:

Proposals were received from three Agents of Record:

1. Propel
2. Blackaby Insurance Agency, Inc.
3. Field Waldo Insurance Agencies, Inc.

Proposals were reviewed by the City Manager, Director of Finance, and Human Resources. The proposals were rated on a scale of 1-10 for each of the following factors.

- Company profile
- Years of experience in the business
- Firm's annual property and casualty insurance business
- Office proximity
- Team or individual assigned to the project
- Service level/frequency
- Level of claims reporting
- Budget assistance
- Experience with other units of government

All three reviewers ranked Field Waldo as the highest and Blackaby as the second highest. The review team recommends awarding the Insurance Agent of Record contract to Field Waldo Insurance Agency.

ALTERNATIVE:

Both Blackaby and Field Waldo ranked very high in the scoring. Blackaby would be an acceptable alternative.

RECOMMENDATION:

Staff recommends awarding the contract to Field Waldo Insurance.

PROPOSED MOTION:

I move the City Council awards the insurance agent of record to Field Waldo Insurance Agencies, for a period of three years.

Discussion/Information /Hand-Out Items

City Council Meeting
July 5, 2016

Tori Barnett - Fwd: Letter from city to our senators

From: Ronald Verini <dnvont@msn.com>
To: Tori Barnett - Ontario City Recorder <Tori.Barnett@ontariooregon.org>
Date: 6/26/2016 12:21 PM
Subject: Fwd: Letter from city to our senators

Tori make sure we get this on the agenda... Thanks Ron

Begin forwarded message:

From: Ronald Verini <dnvont@msn.com>
Subject: Re: Letter from city to our senators
Date: June 26, 2016 at 12:14:56 PM MDT
To: Marty Justus <marty4star@gmail.com>
Cc: Adam Brown <adam.brown@ontariooregon.org>

Marty: No problem we will have it on the agenda... Ron

On Jun 26, 2016, at 9:46 AM, Marty Justus <marty4star@gmail.com> wrote:

Adam

I would like to propose that the city writes a letter to our two our two senators stating our opposition to their bill concerning exploring minerals in Malheur county and to the national monument as a whole

Can we get this action on the next agenda?

Thank you and safe journeys

Marty Justus
Office: [541-889-8801](tel:541-889-8801)
Cell: [541-709-7744](tel:541-709-7744)
Email: Martyj@4starrealestatewv.com
Web: www.4starrealestatewv.com

Oregon Agency Disclosure Pamphlet
http://oregonrealtors.org/sites/default/files/initial_agency_disclosure_pamphlet.pdf

Idaho Agency Disclosure Brochure
<http://irec.idaho.gov/publics/agency-disclosure-brochure.pdf>

Ronald Verini
PO Box 933
Ontario, OR 97914
Voice (541)709-8373
Fax (541)889-7121
dnvont@msn.com

June 11, 2016

The Honorable Jeff Merkley
United States Senate
313 Hart Senate Office Building
Washington, DC 30510-3705

Dear Senator Merkley:

I am appalled to hear that you have taken such a position regarding the withdrawal of more than two million acres in Malheur County from mineral exploration, including oil and gas drilling, without much local input. Between this and the rumors about the possibility of a monument status in the air, our community is very concerned about the continued disconnect of what we here in Malheur County need and/or want, and the overreach of our representatives that we have sent to "represent us", and that means ALL of us!

While it is certainly appreciated that you have included in your "Bill" funding ranchers and local communities to help build their economies by constructing water storage systems for livestock, road improvements, and job training for veterans and our youth interested in getting into agriculture; however, I have to wonder why it takes withdrawing mineral exploration to encourage you to invest money into helping these communities. Why not invest the monies that obviously the Federal Government has, to do these things without the strings attached of closing down mineral exploration, including oil and gas drilling?

I have seen good stewardship of the lands in Malheur County by the folks that are here, but continuously hear a lot of interference from outsiders that are not connected to the lands involved in our back yards. We need the ability to manage our own back country, with less interference from the federal level, and if I might include, less interference from the state legislature as well. But, perhaps I am missing something.

Home rule is important to many in our county, so please do not continue this "Bill" without a lot more thought, and a whole lot more input.

I am the Mayor of Ontario, and Chairman of the Veteran's Advocates of Ore-Ida, but I write this letter as a concerned citizen. I believe I have made some valid points, and would greatly appreciate receiving a response from you addressing my concerns and comments.

Thank you for your time in considering my request.

Sincerely,


Ronald Verini

Ronald Verini
PO Box 933
Ontario, OR 97914
Voice (541)709-8373
Fax (541)889-7121
dnvont@msn.com

June 11, 2016

The Honorable Ron Wyden
United States Senate
313 Hart Senate Office Building
Washington, DC 30510-3705

Dear Senator Wyden:

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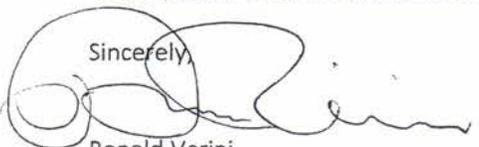
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Home rule is important to many in our county, so please do not continue this "Bill" without a lot more thought, and a whole lot more input.

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Thank you for your time in considering my request.

Sincerely,


Ronald Verini

MALHEUR COUNTY COURT MINUTES

JUNE 6, 2016

The Malheur County Court met with Judge Dan Joyce presiding with Commissioner Don Hodge and Commissioner Larry Wilson present. Staff present was Administrative Officer Lorinda DuBois.

County Court was closed and the Ambulance Service District (ASD) session was opened.

PUBLIC HEARING - ADOPTION OF ASD BUDGET

Judge Joyce opened the public hearing for adoption of the Ambulance Service District 2016-2017 budget. Notice of the hearing was published in the Argus Observer. There were no public comments received. The hearing was closed. Commissioner Wilson moved to adopt the budget for the Malheur County Ambulance Service District for the 2016-2017 fiscal year in the amount of \$443,950; Resolution No. R16-16, In the Matter of the Adoption of a Budget and Levy of Taxes for the Fiscal Year 2016/17 as required by ORS 294.456. Commissioner Hodge seconded and the motion passed unanimously. See instrument # ***

The ASD session was closed and County Court was reopened.

COURT MINUTES

Commissioner Wilson moved to approve Court Minutes of June 1, 2016 as written. Commissioner Hodge seconded and the motion passed unanimously.

County Court was closed and the Extension Service District session was opened.

PUBLIC HEARING - ADOPTION OF AGRICULTURAL EDUCATION EXTENSION SERVICE DISTRICT BUDGET

Judge Joyce opened the public hearing for adoption of the Extension Service District budget. Notice of the hearing was published in the Argus Observer. No public comments were received. The hearing was closed. Commissioner Wilson moved to adopt the budget for the Malheur County Agricultural Educational Extension Service District for the 2016/2017 fiscal year in the amount of \$609,528; Resolution R16-17, In the Matter of the Adoption of a Budget and Levy of Taxes for the Fiscal Year 2016/2017 as Required by ORS 294.456. Commissioner Hodge seconded and the motion passed unanimously. See instrument # ***

The Extension Service District session was closed and County Court was reopened.

PUBLIC HEARING - COUNTY BUDGET ADOPTION

Judge Joyce opened the public hearing for the adoption of the County budget. Notice of the hearing was published in the Argus Observer. Ms. DuBois reviewed changes made to the budget since the budget meetings and prior to adoption. Changes were made in the Clerk's Office, Solid Waste, Economic Development, Road Department, Mental Health, and Elevator Project budgets; those changes can be found on instrument # ****. Commissioner Hodge moved to adopt the budget for the 2016-2017 fiscal year in the amount of \$25,741,761; Resolution R16-15: In the Matter of the Adoption of a Budget and Levy of Taxes for the Fiscal Year 2016/17 as Required by ORS 294.456. Commissioner Wilson seconded and the motion passed unanimously. See instrument # ****

CHECK REGISTER

Accounting Specialist Judy Bond met with the Court. The Court signed the Accounts Payable register for April 2016.

PLANNING DEPARTMENT

Planner Alvin Scott met with the Court and updated them on a recent meeting he attended. County Counsel Stephanie Williams also joined the meeting. Mr. Scott explained that the first meeting on the non-resource lands committee was held yesterday in Burns. Additional meetings are scheduled for next week and Mr. Scott will join those telephonically. This is a newly formed committee working to establish a process for counties to develop non-resource lands - both residential and industrial sites. The committee is striving for the process to be regulated by counties rather than the state and are hoping to establish a process without a lot of DLCD regulation. Mr. Scott will keep the Court updated as the committee progresses.

COURT ADJOURNMENT

Judge Joyce adjourned the meeting.

Tori Barnett - SREDA July 6th meeting & minutes from June

From: Kit Kamo <kkamo@tvcc.cc>
Date: 6/27/2016 9:50 AM
Subject: SREDA July 6th meeting & minutes from June
Bc: Tori Barnett
Attachments: sreda 7-6 agenda.docx; Minutes June 1.docx

Next week the SREDA monthly meeting on July 6th, 7am, will be in Weiser at the Zion's Bank, 34 East Main Street. The agenda is attached.

Also attached please find the minutes from the June 1st SREDA meeting. If you could please review them and get me any changes or corrections prior to the July 6th meeting, that would be great. ☺

For our OREGON EMPLOYERS from our partner, Ed Susman, Oregon Employment Dept & Worksource Oregon: New minimum wage posters that reflect the \$9.50 minimum wage effective this Friday, 7/1, in Oregon are now available on the BOLI website in both English and Spanish.

http://www.oregon.gov/boli/WHD/pages/minimum_wage_posters.aspx

Please share this with your employers as needed.

Thanks,

Ed Susman, Manager

HAVE A GREAT WEEK!!

Kit Kamo, Executive Director

Snake River Economic Development Alliance

650 College Blvd.

Ontario, OR 97914

Office: 541.881.5597

Cell: 208.230.5214

E-mail: kkamo@tvcc.cc

www.snakerivereda.com

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**BOARD OF DIRECTORS**

June 1, 2016 ~ 7 am

Payette City Hall, Payette, Idaho

Members and guests present: Patrick Nauman, Randy Griffin, Sandy Hemenway, Larry Church, Ken Bishop, Jeff Williams, Charlotte Fugate, Lee Nelson, Alan Massey, Bob Komoto, Brad Holland, Jerry Smith, Layna Hafer, Jeff Hafer, Derrell Childers, Dan Cummings, Dana Young, Gordon Petrie, Dennis Baughman, Kevin Coats, Melody Goodman, Dan Greig, Mike Hanigan, Rep Ryan Kerby, Ed Susman, Samantha Breach, Liz Amason, Stan Clements, Tim Heinze and Steve Hale.

Staff: Kit Kamo, Executive Director

1. Call the Meeting to Order: Chairman Patrick Nauman called the meeting to order promptly at 7:04 a.m. He thanked the City of Payette and the Greater Payette Area Chamber of Commerce for hosting the meeting.
2. Introductions of Attendees: Chairman Nauman then thanked everyone for coming to today's meeting as the turnout was very good with multiple communities represented. We then went around the room and everyone present introduced themselves and the business or entity they are representing.
3. Approval of May 3, 2016 Board Minutes: Patrick asked if everyone had a chance to read and review the May 3, 2016 board minutes that were emailed out. Chairman Nauman then asked if anyone had questions or corrections to the minutes. Hearing none, Chairman Nauman asked for a motion to approve the minutes as printed and presented. Dan Greig made a motion to approve the minutes, seconded by Jeff Williams. The motion passed unanimously.
4. Financial Update: Treasurer Sandy Hemenway provided the treasurer's report for the group. Sandy went over in detail the financial handouts for the month of May discussing balances at the end of the month in both the checking and money market accounts, and then totals for month end. Chairman Nauman then asked if anyone had any questions on the financial report. Sandy reported that during the month of May, we had one new member, Riley Hill, one renewing member, Eckhardt Oil, and the City of Fruitland renewed. Patrick then asked for a motion to approve the treasurer's report as presented. Ken Bishop made a motion to approve the treasurer's report and seconded by Kevin Coats. The motion passed unanimously.
5. Fund Raising Update: Kit informed the group that SREDA notified that they will be receiving \$20,000 from the State of Idaho through the Rural Economic Development Professional funds program. The money will be paid to us in two separate installments. SREDA also has a new MOU to manage the Visitors center for \$25,000/yr. for the next 2 years. Also, Kit reported that Doug Lamm had secured \$1,500 from Umpqua Bank. No other updates were given. Patrick said he will have list to provide to us at the next meeting. Patrick then told the group that one of his upcoming goals was to raise enough

funds to hire and a part time person in the office to assist Kit which would cost approximately another \$25,000 per year. Now we are not able to follow up on potential leads from trade shows because we simply do not have enough staff time to process them all. Patrick asked for everyone to please keep that in mind.

6. Business Highlights – Tim Heinze, CEO Valley Family Health: Tim began by thanking the group for having him here today and stated it was his pleasure to discuss aspects of Valley Family Health. Tim began his presentation with some power point slides. Tim told the group that he has been here since March 7th but did explain his background and qualifications for the job. He then discussed many various aspects of health care including how much is spent on health care on an annual basis which is sizable. Community health care facilities are not for profit organizations. The Board makeup must be at least 51% from the users of the organization. Since the inception of Valley Family Health in 1981, Tim is the fourth CEO for the organization. He then discussed the link between mental and oral health and covered some of the differences. In Idaho one in fifteen or roughly 180,000 patients get care in this format. Tim then reviewed the financial details and how this impacts our local communities. Valley Family Health has 120 employees of which 105 are full time and there annual budget totals \$9.5 million.

Questions – Serval questions were asked and Mr. Heinze provided answers. Valley Family Health has no overnight care but they do refer patients out to St. Luke's and Saint Alphonsus. Another question asked was does your organization address mental health issues? Mr. Heinze answered yes and went on to explain that they are also working on some other partnerships in this area. Do you provided after hours care? The answer was yes and they have a twenty four hour call service set up. The entities pricing is also comparable to other facilities and services around, however Family Valley Health charges a bit different as their services are offered on a sliding scale based on an individual's household income. Needs in Payette County are high as far as the unserved population.

Kit then stated this was a very good economic presentation and the organization provides many benefits to our communities.

7. Bylaws Update from Committee: This item was tabled until next month.
8. Economic Breakfast Future of Health Care, July 26, Tuesday, 7-8 a.m., at the Four Rivers Cultural Center, sponsored by Ontario Area Chamber and SREDA – Mike Hanigan provided an update stating that SREDA will be holding a Health Care summit with breakfast in July. Mike reviewed the agenda for the meeting and many other details. He encouraged everyone to attend as you can really learn a lot about health care in our region. This will be very informative and more information will be out soon.
9. City and Community Highlights:
City Highlights:
 - a. Weiser: City Councilwoman Layna Hafer provided the group with updates on the Weiser community. She began by discussing the sewer plant updates for the city.

Based on information regarding new city hookups, growth looks positive. They had 28 new hookups last month so things are happening as new names are hitting the city records. A big upcoming item the city must face will be self-insuring and they will be going out into the open market for price quotes. This could be a very big budget item and at this time the city is not sure of the overall fiscal impact, but it will be significant. Budget meetings will start soon and they hope to also provide annual funding for SREDA. Layna also explained the city is working on a container ordinance which the parameters are very difficult. The city economic taskforce has been busy and they have a slide show presentation for Washington and Payette Counties. Weiser was voted the best place to view the solar eclipse in August of 2017 in the USA. This will be a big deal for the Weiser community and surrounding areas. Layna also mentioned that great things are happening at the Weiser Memorial. Then she introduced the new CEO, Steven Hale, and thanked him for attending the meeting this morning.

- b. Ontario: Dan Cummings began by discussing the old Kmart building which has been under construction for a while now. We now know two of the three tenants, Harbor Freight who will open for business in June on the east end of the building and WinCo Foods, no opening date set yet, will open on the west end of the building. The third new tenant has yet to pull a building permit. Dan also said that Jackson Foods will tear down the existing building on the old mall site and reconstruct a new one soon. The city is also working on some more big leads but nothing to announce at this time.
Councilwoman Charlotte Fugate said she is very glad the city now has a new police chief and city manager. The city will host a meet and greet at FRCC very soon. Charlotte said she was glad to see a new architectural firm, Design West, open up shop in Ontario.
- c. Vale: No city of Vale representatives were present so no report was given for Vale.
- d. Nyssa: No city of Nyssa representatives were present so no report was given for Nyssa.
- e. Fruitland: Mayor Ken Bishop said all is going well in Fruitland and the city is working on several new land deals which are in the works. Lots and houses are selling very briskly and the city has now topped 5,000 in population. The Mayor also said the park project is now out to bid with construction hopefully started by the end of June.
- f. Payette: Councilman Lee Nelson began by informing the group that the Dollar store expansion is looking very good with a tentative August opening. He stated they are working on some other possible retail opportunities too. Lee then discussed the Payette airport runway extension which is going out to bid now to add another 500 ft. to the existing runway. This will allow larger planes to land in Payette.

Payette Community – Stan Clements gave an update on the newly formed Payette Chamber of commerce organization and mentioned that enrollment is up 30%. Stan then discussed the recent Apple Blossom Festival which is a lot of work but all went very well.

- g. New Plymouth: No city of New Plymouth representatives were present so no report was given for New Plymouth.
- h. Emmett: Mayor Gordon Petrie again provided a very detailed overview of many events going on in the local Emmett community. New are D & B Supply, the Tractor Supply Company and Hanigan Chevrolet and the mayor stated that it is nice to see economic improvements and investment being made in the city. The Mayor then discussed the city's broadband and connectivity plans. They hope to be a wholesaler of broadband services. The City is working on improved infrastructure in hopes of attracting new high tech business startups. Every couple of months the city hopes to host an event to bring folks to Emmett. Military appreciation day in the city park was just one example.

10. County Highlights:

Payette County: County Commissioner Larry Church discussed some county business and said that it is hard to get business done with only two commissioners. They recently had a resignation of one commissioner. Commissioner Church then explained a little more how this political process works and the zoning districts in Payette County. Kevin Coates then added that project Lincoln Log is now in the final review stages. This is a project north of Payette.

Malheur County: No report was provided by Malheur County.

Washington County: Jeff Hafer updated the group on some new developments in Washington County. Jeff mentioned the third week of June is Fiddle Festival week. Everyone is welcome as this is a very good, fun event. Also, Project Neighbor began planting recently and should be breaking ground on a new plant soon. Projects Adam (of Adam and Eve) is back on the burner again and will be moving forward. Also the old Weiser Hot Springs is now up for sale which could really have a lot of potential. At this time there appears to be several interested parties.

11. Executive Director Report:

Project Updates:

Kit began by mentioning the pumpkin project and the recent site visit from one of the companies. She then discussed Project Violet which is a high tech, green energy project. This project will be coming to Ontario again for their 2nd visit and will meet with both TVCC and BSU Engineering dept.

Kit will be presenting at the Ontario Chamber of Commerce lunch on Monday talking about some of the "wins" SREDA has been involved with.

12. Round Table Discussion - Mike Hanigan then announced that he has now sold the Payette Chevrolet dealership and that based on Chevrolet's desires, it will be sold to Steve Dominquez. They are in discussions right now on how this will transition.

Bob Komoto mentioned that this Saturday will be the Ontario annual Global Village event is Lions Park. Again, it will be a very good event. Brewstock will also be this Saturday night at the Malheur County Fairgrounds.

TVCC President Dana Young then made several announcements about TVCC. The college year end event going on right now as are several musical events as well as the yearend college graduation.

Jeff Williams, Mayor of Payette, mentioned that the Fiddle Festival event will be inducted into the Idaho Hall of Fame.

Mayor Gordon Petrie discussed more on the Emmett broadband project and that the Idaho Business Review mentioned this project! He was excited that they picked up the story from the SREDA minutes. The Mayor also discussed the annual Cherry Festival event which is now getting too large for the local city park. The Mayor then said the city has obtained two grants which will help the city in the future.

Patrick Nauman mentioned to the group that the annual Weiser Fiddle Festival and contest will begin shortly with a parade on June 25th. This year's theme is "Red, White, Blue and Fiddling Too!"

13. Adjourn: Chairman Patrick Nauman adjourned the meeting at 8:06 a.m. The next meeting will be in Weiser on July 6th. Meeting site to be announced later.

Calendar of Events

June 23, 2016	Association of Idaho Cities – Economic Development Panel – Kit on the Economic Development Panel
July 6, 2016	SREDA Monthly Board Meeting – 7 am Zion's meeting room, Weiser, ID
July 17-19, 2016	Institute of Food Technologies (IFT) Show Chicago
July 26, 2016	Western Treasure Valley Economic Breakfast – The Future of Health Care – SREDA/Ontario Area Chamber of Commerce sponsored event – 7 to 8 a.m. at the Four Rivers Cultural Center, breakfast buffet

Minutes prepared by Randy Griffin, SREDA Secretary



BOARD OF DIRECTORS

Meeting Agenda

July 6, 2016

Zion's Bank Conference Room, 34 East Main, Weiser, Idaho

1. Call meeting to order Chair Patrick Nauman
2. Introductions of attendees
3. Approval of June 1 minutes
4. Financial update – Sandy Hemenway, Treasurer
5. Fund raising update – Cities, Counties, & Private
6. Business highlight – Weiser Memorial Hospital
7. Bylaw update from committee tabled
8. Economic Breakfast FUTURE of HEALTH CARE July 26 7-8 am
9. City and Community Highlights
Fruitland, Payette, Ontario, Nyssa, Weiser, New Plymouth, Vale
 - a. City
 - b. Community
10. County Highlights
Payette County, Washington County, & Malheur County
11. Executive Director Report
 - a. Project updates
 - b. Other
12. Round Table Discussion
13. Adjourn

Calendar of EVENTS

June 7 – 9	OEDA conference McMinnville, OR – Kit attending
June 17	RDI Conference Ontario – Kit on the Economic Development panel
June 23	Assoc. Idaho Cities – Kit on the Economic Development panel
July 6	<i>SREDA Monthly Board Meeting, 7 am – Zion's Bank, 34 East Main, Weiser</i>
July 17-19	IFT Show Chicago - Kit attending
July 26	Western Treasure Valley Economic Breakfast – The Future of Health Care SREDA/Ontario Area Chamber of Commerce sponsored event – 7 – 8 am Four Rivers Cultural Center, Breakfast buffet
August 3	<i>SREDA Monthly Board Meeting, 7 am – Malheur County Fairgrounds, Fair Board Room</i>

All SREDA monthly meetings are open to the public

CH2M

May 2016

Business Review



Parks and Cemetery crew preparing for Memorial Day remembrances.

MAY
2016

Prepared by CH2M for
CITY OF ONTARIO/PUBLIC WORKS DEPARTMENT

Monthly Business Review

PUBLIC WORKS DEPARTMENT

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APPENDIX.....13-14

From left, Area Manager Mark Bowen, Regional Business Manager Mike Moon, City Engineer Betsy Roberts, City of Ontario Mayor Ron Verini, Public Works Director Cliff Leeper and Water Treatment Plant Supervisor Jerry Elliott celebrate the Ontario Project's Teamwork Award of Excellence 2016.



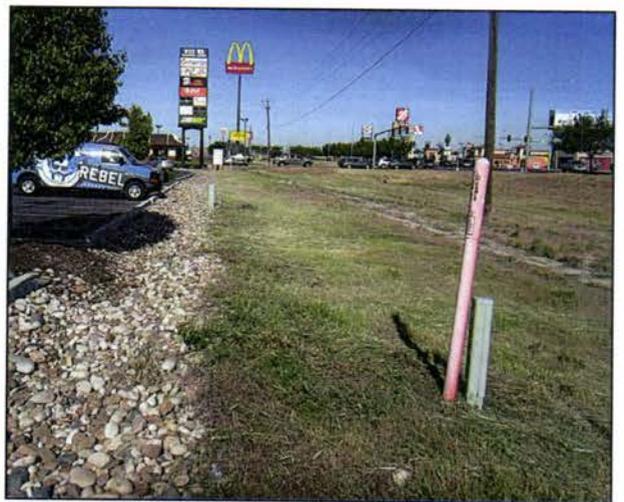
FIELD SERVICES: STREETS & COLLECTION/DISTRIBUTION SUMMARY

May activities:

- Crack sealed approximately 75 percent of Maintenance Area No. 6.
- Sign maintenance - installed end of road markers.
- Applied herbicide to the weeds behind curb and gutter within rights of way.
- Trimmed weeds in the drainage swales on East Idaho Avenue.
- Trimmed weeds in City right of way.
- Installed a 2-inch water service for WinCo in the old Kmart building at the corner of East Lane and East Idaho Avenue.
- Cleaned two lift station wet wells.
- Five employees attended a 2-day underground utility locator training in Ontario.
- Rebuilt a fire hydrant at the college.
- Weekly lift station checks and maintenance.
- Weekly vehicle checks and maintenance.
- Weekly downtown business street sweeping.
- 64 utility line locates were completed.



Jeremy Delehant and Leo Rojo working on crack sealing in Maintenance Area No. 6.



Field Services Crew assisted the Oregon Department of Transportation with mowing drainage swales on East Idaho Avenue.

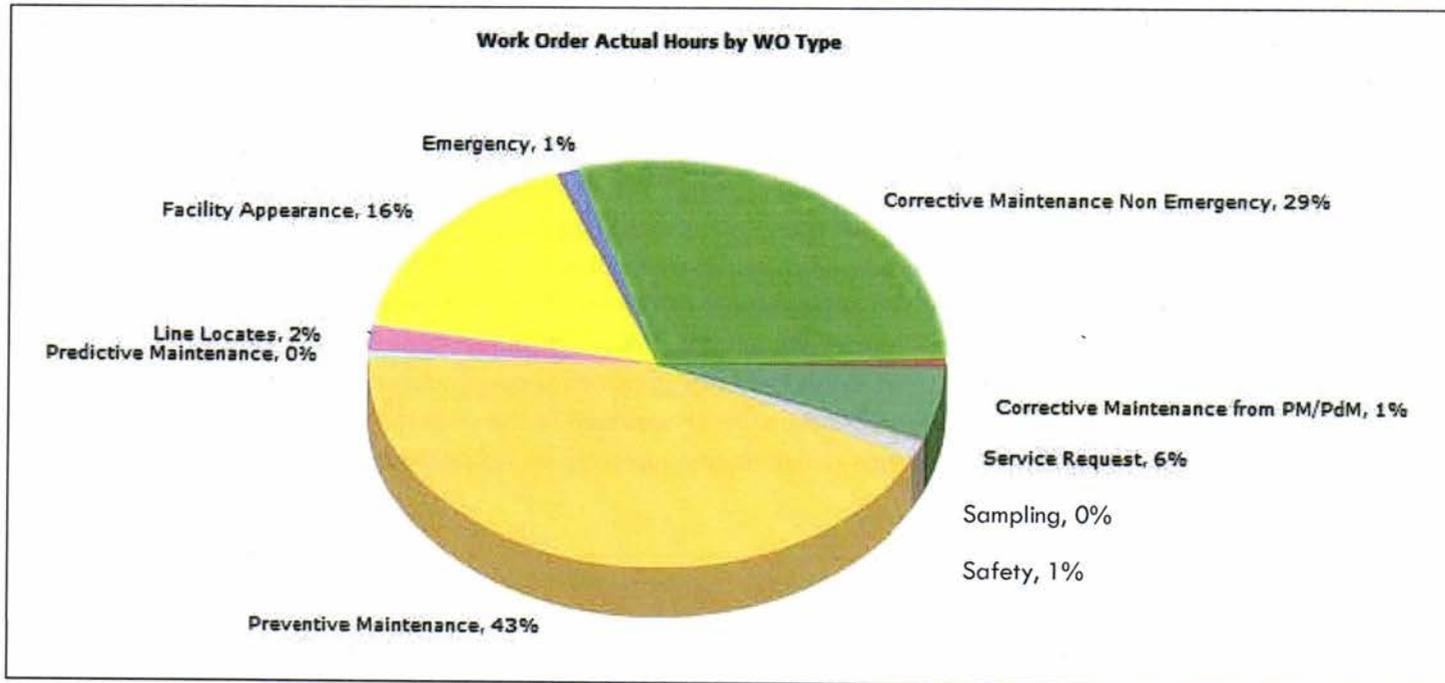
FIELD SERVICES: STREETS & COLLECTION/DISTRIBUTION CONTINUED

- 44 water services were turned on per customer request.
- 14 water services were shut off per customer request.
- 24 water services were read only on/off customer request.
- 41 water services were shut off for non-payment.
- 33 water services were turned on for payment received.
- 29 water meters were replaced due to not working.
- 10 water services were shut off by customer request to check for leaks.



Field Services crew installing a 2 inch water service for the new WinCo going in the old Kmart on East Idaho Avenue.

FIELD SERVICES: STREETS & COLLECTION/DISTRIBUTION CONTINUED



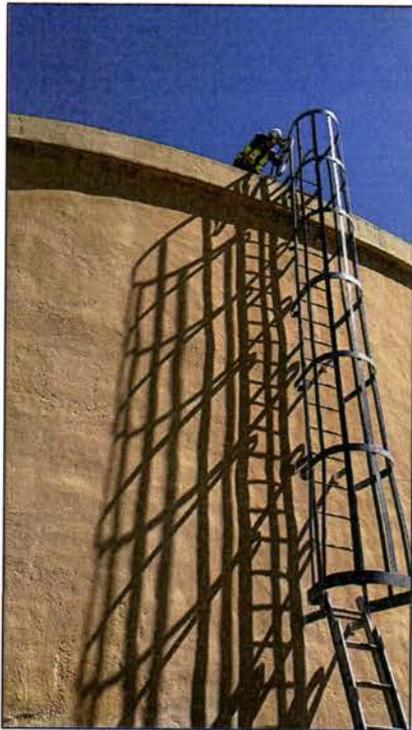
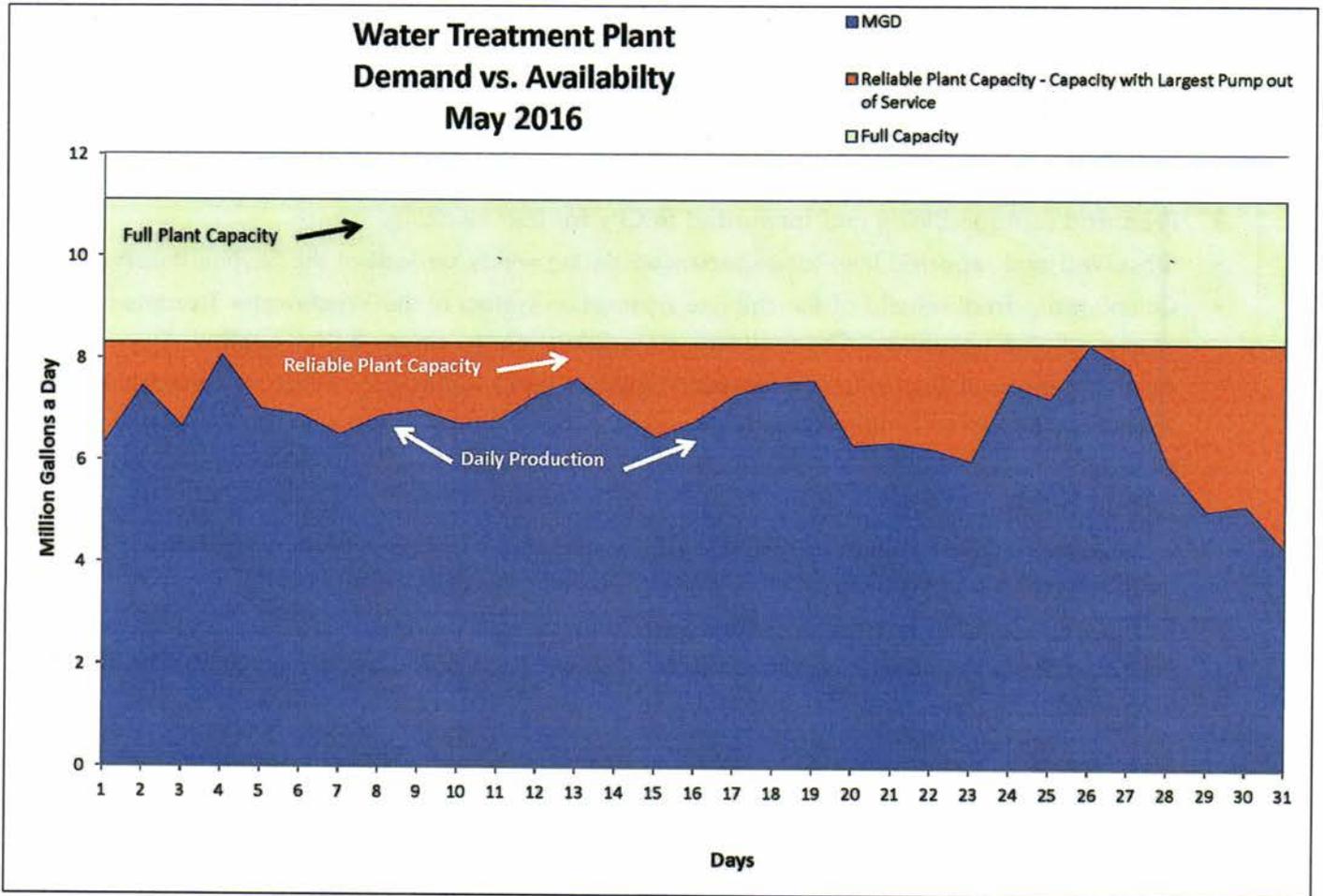
WATER TREATMENT PLANT SUMMARY

From the Water Treatment Plant's perspective, May is the beginning of the increased demand season. Although this month's water demand is not as high as the plant will soon experience, it is an index of challenges facing the City this summer. As indicated on the attached chart, one day the plant produced as much water as the typical reliable plant capacity. Reliable Plant Capacity reflects the ability of the plant to produce at a sustained level with one pump out of service. The Full plant Capacity is the rated capacity of the entire facility with all pumps on; due to operational constraints the plant can only handle this load for a day or two. Filter run times remain relatively stable; however, filter No. 2 experienced a short run (15.8 hours) near the middle of the month. This is attributed in part to a shutdown for cleaning of that filter and the appearance of small turbidity spikes as a consequence of bringing it back online. The turbidity was carefully monitored and no water was sent to the system that did not fully meet all the State treatment criteria. Maintenance activities are currently being performed in anticipation of the heavier demand season.

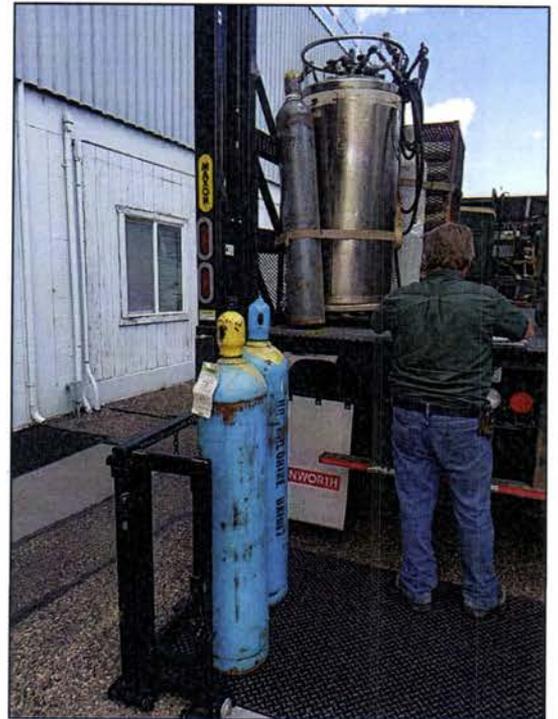
May activities:

- Began orientation and training for new Water/Wastewater Supervisor Kim Lord.
- Experienced multiple failures of plant chlorine pumps. Changed out, repaired and adjusted as required to stay in operation.
- Completed annual service for the plant forklift.
- Drained clarifier No. 2 to clean accumulated solids in the flocc basin and to prepare for summer service (See note above regarding filter run times).
- Received laboratory confirmation of solids quality and forwarded to CH2M solids team for review.
- A vendor remove empty chlorine gas cylinders from the project. The cylinders were a liability as well as a housekeeping issue.
- Reservoir 3B returned to service on May 27. We continue to monitor for performance of the lining system.
- Repacked major service pump at Westside booster station and confirmed valve operations.
- Completed an internal audit of water connections and metering at the Water Treatment Plant.
- Prepared and reviewed 10 year capital improvement program draft.
- Assessed water rights conditions for the City.
- Experienced failure of two of our three decant/solids pumps. Continuing with troubleshooting and getting these pieces of equipment back into service.
- Submitted monthly report to Oregon Health Authority.

WATER TREATMENT PLANT SUMMARY CONTINUED



Right photo: A vendor hauls off the last chlorine gas cylinders from Ontario. Left photo: Water Treatment staff samples for water quality at Reservoir 3B.



WASTEWATER TREATMENT PLANT SUMMARY

Flow and pollutant loads at the plant were typical for this time of year. During the summer our permit does not require monitoring of effluent Biological Oxygen Demand (BOD) and Total Suspended Solids (TSS) because we are not discharging to the river (treated effluent is sent to Skyline Farm to be used for irrigation). We had no violations or incidents of significance this month.

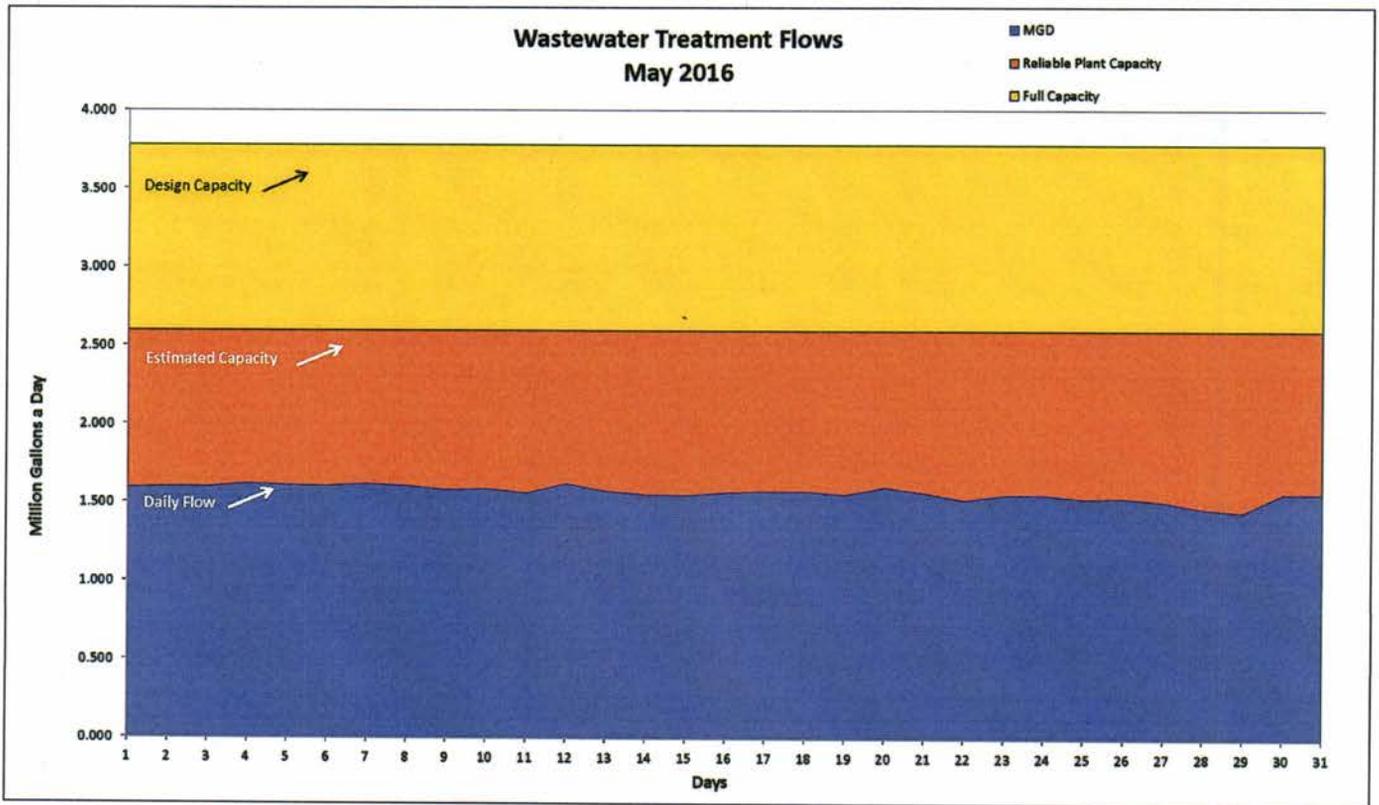
May activities:

- Prepared septage billing and forwarded to City for user invoicing.
- Observed and reported liner lift experienced during windy periods at the Skyline Reservoir.
- Completed partial rebuild of the chlorine generation system at the Wastewater Treatment Plant to ensure reliable operation. Changed raw material vendor to ensure better quality.
- Attended regional Environmental Protection Agency (EPA) webinar to review new electronic Daily Monitoring Report (e-DMR) requirements.
- Experienced minor irrigation pipe failure for the Wastewater Treatment Plant yard as part of spring start up.
- Experienced a “start” failure of the only service pump to the Skyline farm. Completed troubleshooting and installed a “work around” to keep the pump in service.
- Continued training of new intermediate supervisor.
- Prepared Daily Monitoring Report (DMR) for Oregon Department of Environmental Quality submission.

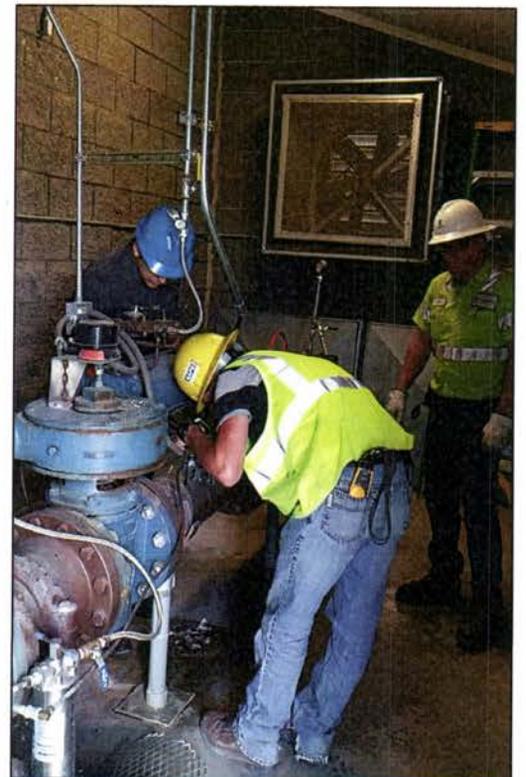


Wheat in the foreground and alfalfa in the background at Skyline Farm.

WASTEWATER TREATMENT PLANT SUMMARY CONTINUED



Left photo: Andy King, along with project partners from Advanced Control Systems and Vale Electric, troubleshoot the operation of the electrical control valve for the Skyline pump.



FACILITY MAINTENANCE SUMMARY

May activities:

- HVAC activities at City Hall are in a monitoring pattern as we await refreshed budget in the new Fiscal Year.

PARKS AND CEMETERY SUMMARY

May activities:

- There were seven burials this month at Evergreen Cemetery and two at Sunset Cemetery.
- A total of 78.5 hours was spent mowing in the parks.
- There was a total of 85 hours mowing in both cemeteries combined.
- The crews have been busy mowing and irrigating the parks.
- We have been watering the flower pots downtown three days a week.
- The park pavilion reservations have increased this month.



Parks and Cemetery crew mow and prepare the cemeteries for Memorial Weekend.

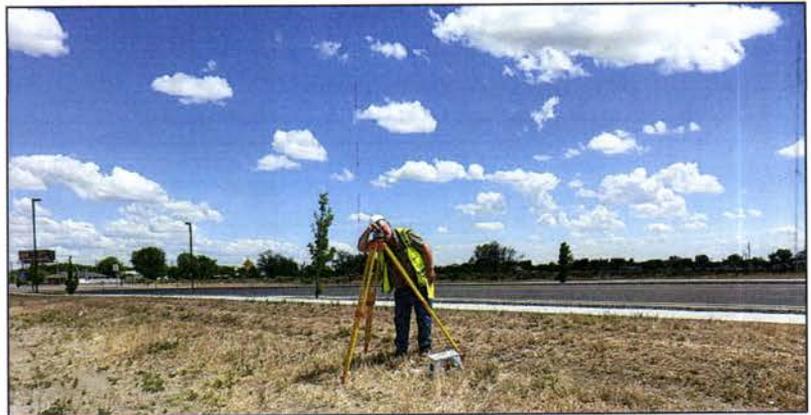
ENGINEERING SUMMARY

May activities:

- Preliminary Development Advisory Committee Meetings:
 - Sanitary sewer drainage issues for a residence
 - Local business expansion
 - New thrift store
 - Development issues for residential/business development
- Reviewed request for new street connection.
- Inspected asphalt patch back.
- Worked with Malheur County District Attorney for tree damage and replacement.
- Pine Ridge Place Subdivision - technical review complete.
- Working with contractor on WinCo site development.
- Working with a contractor on driveway replacement.
- Right of way permits issued: 9
- Right of way inspections: 18
- Maps printed: 18
- City Hall Heating, Ventilation and Air Conditioning (HVAC) – Continued monitoring system but waiting for new fiscal year to begin moderate control system changes.



Paving crew finishes Goodfellow Road, west of the old Kmart building, with renovations to the building for Harbor Freight and Winco.



Engineering Technicians Dan Shepard (middle photo) and Dawn Eden (bottom photo) shoot elevations for solving drainage issues related to the Washington Avenue Project.

ENGINEERING CONTINUED

- WTP Design – Advertised for bid and began bidding process, responding to contractor questions.
- Well 17 – Received 4 bids for the project and began review.
- Capital Improvements Plan (CIP) – Began developing 5 and 10 year capital plan
- ODOT – Continued communication with ODOT regarding remaining Jobs and Transportation Act (JTA) funds for North Park Blvd., progress on SE 2nd Street grant, and SE 5th Street application process. Met with ODOT team on May 18.
- Rate Study – Continued working with staff to produce information needed to Rate Study task lead.
- Public Works Committee Meeting - Participated in Public Works Committee meeting and prepared update for committee members.



Dan Shepard, Engineering Technician, made the front page of CH2M's monthly magazine, "Of Mutual Interest," as a result of the City's snow stake program. Dan Shepard is pictured above placing a snow stake in the driveway of an elderly resident, marking a driveway which will need to be dug out after the snow plows come down the street after a winter storm event.

APPENDIX

FIELD SERVICES

Collection and Distribution staff is responsible for Sewer Collection and Water Distribution throughout the City. Water Distribution duties include maintenance and repair of approximately 97 miles of water lines and 3,625 services which include service installations, mainline installation, meter reading, maintenance of more than 600 fire hydrants, and valve exercising of more than 1,700 water valves.

Sewer Collection duties include maintenance and repair of approximately 78 miles of sanitary sewer lines within the City. Responsibilities include constructing new pipelines, cleaning all gravity sanitary sewer lines, repairing or replacing sanitary sewer lines as needed, providing line locations for all water and sewer lines, and maintaining eight lift stations plus a barscreen and one lift station from Snake River Correctional Institution. The City has approximately 56 miles of storm drain collection lines and 1,450 catch basins throughout the City limits. Duties include Storm drain maintenance and repair, cleaning of approximately eleven miles of Storm drain lines and cleaning the catch basins.

*COLLECTION AND DISTRIBUTION STAFF MAINTAINS
78 MILES OF SANITARY SEWER LINES
56 MILES OF STORM DRAIN COLLECTION LINES
AND 1,450 CATCH BASINS THROUGHOUT
CITY LIMITS*

The Street Maintenance Division maintains more than 122 lane miles of improved streets and more than 9 miles of alleys. The street department is responsible for resurfacing, repairing and maintaining the streets, installing and maintaining street signs and markings, tree trimming, repairing all established pavement markings. The division also completes excavation and repair of deteriorating streets, gravel road grading, street sweeping, crack sealing, chipsealing, snow removal and sanding during the winter months, and weed control along the alleys. Street Maintenance staff assists the Chamber of Commerce by putting up decorations on street lights during the Christmas season and replacing them with the regular decorations when the season is over.

*STREET MAINTENANCE DIVISION MAINTAINS MORE THAN
122 LANE MILES OF IMPROVED STREETS
9 MILES OF ALLEYS
CHIPSEALS LAST A MINIMUM OF 8 YEARS,
AND PUBLIC WORKS CHIPSEALS 7 MILES PER YEAR*

As part of the Street Division's maintenance program, crews chipseal street surfaces in the summer to protect them from water and weather damage and to keep them in good condition. A chipseal maintains the existing pavement, delaying further aging due to water and sun; and provides a moisture barrier and corrects existing pavement problems by sealing cracks. A chipseal application provides substantial savings to

taxpayers and should last a minimum of eight years with minimal maintenance required. The City chipseals approximately 7 miles per year.

APPENDIX CONTINUED

PARKS DEPARTMENT

The Ontario park system consists of both active and passive recreational areas. There are four neighborhood parks, one community park, one large urban park and numerous special use sites in the park system. In total, the City owns 13 park and recreational areas representing more than 1,012 acres of land. The City also owns the skateboard park.

ENGINEERING DIVISION

The Engineering Division reviews plans for construction of public improvements, maintains the City's mapping system, and manages the engineering projects within both the Capital Improvements and Maintenance Programs. The department provides technical support to residents, developers, builders, other City departments and consulting engineers and surveyors. The staff reviews and approves construction plans for subdivisions, partitions, streets, sanitary sewer, water lines, and storm drainage construction projects. They also design projects, prepare bid documents for public works maintenance projects and provide project management for public improvements.

The Geographic Information System (GIS) database is maintained by Engineering Department staff. The department also maintains and updates the record maps for all City utilities, right-of-way, easements, land division plots and City base maps.

