

PUBLIC WORKS COMMITTEE MEETING MINUTES
Tuesday, February 14, 2017, 3:00p.m. MT
**** PUBLIC WORKS HEADQUARTERS ****

Meeting called to order at 3:05 p.m. by Bernie Babcock, Public Works Committee Vice-Chairman.

Committee members present included Mr. Scott Wilson, Mr. Bernie Babcock, and Mr. Pat Woodcock (Hill – absent; one vacant position).

Others present included Cliff Leeper, Betsy Roberts, Suzanne Mulvany, Dawn Eden, Adam Brown, City Manager, and Marty Justus, Council Member.

The press was notified. This meeting was recorded (the tape is available at the Public Works Headquarters); the minutes are on file at City Hall and on the city’s website at www.ontariooregon.org.

ADOPTION OF MINUTES – DECEMBER 13, 2016

RESOLUTION, ACTION &/OR MOTION:

The motion was made by Mr. Woodcock, seconded by Mr. Wilson to adopt the minutes of the previous meeting, December 13, 2016: Motion passed unanimously (Hill - absent).

NEW BUSINESS
ELECTION OF OFFICERS

RESOLUTION, ACTION &/OR MOTION:

- Mr. Wilson nominated **Mr. Babcock for Public Works Committee Chairman**; Mr. Woodcock seconded the motion. **Motion passed unanimously (Hill - absent).**
- Mr. Wilson nominated **Mr. Hill for Public Works Committee Vice-Chairman**; Mr. Woodcock seconded the motion. **Motion passed unanimously (Hill - absent).**
- Mr. Wilson nominated **Mr. Woodcock for Public Works Committee Secretary**; Mr. Babcock seconded the motion. **Motion passed unanimously (Hill - absent).**

“NO PARKING” -- NW WASHINGTON

BETSY

GENERAL DISCUSSION:

ODOT would like to put some “No Parking” signs up after the closures on I-84 that were occurring on a weekly basis (NW Washington & Hwy 201). There were Semi-trucks backed up & parked everywhere; they were impeding the controller at the light.

- ~ There was a plan for the developer to have supplemental parking. – was under Poole.
- ~ Did discuss & talked about putting up signs, etc.; ODOT was better at informing & the truckers do check in. Problem is there is no place for them to go once they get here.
- ~ Also talked about working within the community (for next year) and figure out “where can they go”? Where can ODOT post online that these are places that are willing to share parking space, etc. “Here are the locations.”
- ~ What about on 18th? It’s a pretty wide & long road; is a truck route.
- ~ ODOT would like to go ahead and install the signs, and we have considered extending that back along NW Washington to our entrance on 9th (down Yturri, around the light on NW Washington).
- ~ All agree, it’s a matter of safety. And like the idea of having some other options for the trucks to go.

RESOLUTION, ACTION &/OR MOTION:

No Motion

UPDATES

BETSY/CLIFF/ADAM

- RATES:
 - The City Council approved the water & sewer rates effective this month. They went with “E”, the option that was recommended from the PWC. (Unanimous vote).
 - They did take on the Portland consumer price index.... Under a dollar change.
 - Also plan to do a rate analysis every year.
- SDC'S: *(SDC's were reinstated as of July)*
 - BR – After having several different projects come in, and looking at the potential available properties in the community i.e. Treasure 200, WADA, Stelling, Navarrette, what if we could potentially use SDC funds for improvements in these areas to “Sweeten the Deal”?
 - Sat down with the Master Plans, started looking at Target areas and started listing projects.
 - DE – (Handouts) Maps based on economic inquiries & spreadsheets also include projects that have already been adopted by Council based on the old Master Plans.
 - The intent is not to fund a project in whole, SDC’s only pay for a certain portion or percentage of a project; it is the growth related percentage.
 - Our goal was to review this, discuss it, & get your input at a later date. Look at the projects, look at the idea. The premise of “Hey we are doing this to drive towards the areas of Economic Development.” Does it make sense? Are there projects that you think we should scrap?
 - BB – Are you trying to anticipate what the System development demands would be and then adjust the rate to fit that? Or looking at future projects?
 - BR – Really only looking at future projects and trying to encourage development. In the past we may not have had this project that was already in the Master Plan but not part of the System Development Charges plan. Therefore, we could not offer to put money into that project. - Update the System Development Plan to include those areas.
 - What is the process?
 - DE – SDC fees are already in place; Council is going to be looking for a recommendation for adopting a new resolution – CIP list of projects that the money could be used.
 - BR – trying to look ahead & attract the big ones.
 - DE – We’ve tried to pick the projects that were from the Master Plans that are most effected by the properties that we’ve had the most inquiries about.
- SRCI MEETING:
 - Had a 3rd meeting yesterday. Troy Bowser, Administrator of Facilities from Salem, Chris Coleman, Business Manager, Jamie Miller, Assistant Superintendent & Brad King, Superintendent.
 - Looking at contract that was established in 1997 & trying to figure out if we look at infrastructure & if we need to do improvements at the Lower Lift Station (big ticket item) & so is the line coming down (37 manholes).
 - “What is the prison’s responsibility”? Jamie’s recollection is that they built it, paid for 100% capital, now pay a monthly fee just like any homeowner that lives in the city. The City doesn’t go back to residents & have them pay for upgrades.
 - Only 20 years old & the Lower Lift Station is way under-sized. What happened??? Nothing specified in the contract. They are very willing to try & figure this out.
 - Didn’t have all staff there that was needed to explain everything.
 - They would like to join in on the reviews of the manholes.
 - L. Sullivan has reviewed contract briefly. Not ready to get attorneys involved yet.
 - The contract is very readable & expires this September.
 - The Volume is actually lower but concentration is slightly higher (waste).
 - We’ll have another meeting to share information.
- SRCI & NPDES PERMIT:
 - SRCI is very important part of this process. It may help our arguments with the DEQ & the NPDES that we need to get through the contract & re-establish the contract with SRCI. And to do that we need to know what our NPDES is going to look like because it will impact them.
 - DEQ has continued to push our facility plan out a little further in saying “do some improvements first, get your plant operating a bit better, and then plan it.”... However, why would we spend a

- money improving our plant if later when we do the facility plan we decide we need a whole new plant?
- Need to make the plans first, then we can clean up the contract with SRCI (do an extension for now).
 - Have not made progress due to weather issues, therefore not much of an update since last month.
 - EASTSIDE TANK 3B:
 - BR – Have been going back n forth with the contractor. They are asking for more payment...
 - They made a second repair, but there are still a couple small leaks. Have scheduled a time for them to come back.
 - CL – Need them to do what we have asked them to... because in April we cannot take that tank offline and still supply water needs to the City during irrigation season. The delay has been obviously been due to weather.
 - Something is not right; do not understand how they could have missed these spots.
 - The big leak has been patched (lined it thicker than anticipated), however there were “pin-hole” leaks. They came back patched again, filled it, and again have new pin-hole leaks...
 - Built in 1962 and believe the challenge we may have is that it is changing stress level.
 - Leaks are minor, no structural issue but Jeff Hodson, Senior Structural Engineer said “we can re-line it, but this tank needs to be replaced. It does not meet seismic code anymore, it’s at the end of its life. May get another 15-20 years, if the liner goes well.” – Well, liner has not gone well.
 - Contractor to try one more time. Opinion is we cannot hold them responsible after this point. We are getting new leaks, & they aren’t creating these. This will have been the third time coming back.
 - WATER TREATMENT PLANT:
 - Moving along... a bit slower than planned, again due to the weather. The mixing building is: walls are up, floors done, the HVAC is on its way, the trusses are up, but not all the roofing yet, etc.
 - We’ll have a 20 day weather delay as a change order. Council has been notified.
 - The Fiber glass tanks for chemicals, the vendor said could have by mid-March. Everything will all dove-tail together at the end with the weather & tanks coming in.
 - Now down to meeting once a week rather than every other week. We have had a few change orders but still under the 10% change order budget; the contractor, RSCI, has been very helpful with good cost saving ideas, etc.

COMMENTS

- ~ Flooding issues – NW 25th & 1st :
- A critical issue within the past couple days is a 24’ pipe plugged with roots. This drain has been a problem in the past but was not aware that it is a key storm drain with multiple drains coming in.
 - The fire department was there with a 1,500 gal pump, to bypass the manhole & to get the water levels down. They have since had to move out and we unsuccessfully tried again to penetrate the roots. Realizing very quickly that we are going to have to excavate the line.
 - The line is a 24” line, about 14’ deep, and approximately 70-80’ long. This is high priority because rain is in the forecast. Warrington is ready to begin tomorrow.
 - 2nd part of story... There are several Willows causing the problem. We would like to cut them down & make sure they do not regrow.

ADJOURN

The motion was made by Mr. Woodcock, seconded by Mr. Wilson to Adjourn: Motion passed unanimously (Hill - absent).

APPROVED:



Signature

(Bernie Babcock, Chairman / Riley Hill, Vice-Chairman)