



# City of Oregon City

625 Center Street  
Oregon City, OR 97045  
503-657-0891

## Meeting Minutes - Draft

### City Commission

*Dan Holladay, Mayor*  
*Renate Mengelberg, Commission President*  
*Brian Shaw, Nancy Ide, Frank O'Donnell*

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Wednesday, May 16, 2018

7:00 PM

Commission Chambers

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#### 1. Convene Regular Meeting and Roll Call

*Mayor Holladay called the meeting to order at 7:00 PM.*

**Present:** 3 - Commissioner Brian Shaw, Mayor Dan Holladay and Commissioner Renate Mengelberg

**Absent:** 2 - Commissioner Nancy Ide and Commissioner Frank O'Donnell

**Staffers:** 11 - City Manager Tony Konkol, Assistant City Attorney Carrie Richter, City Recorder Kattie Riggs, Captain Bill Kler, Public Works Director John Lewis, Economic Development Manager Eric Underwood, Community Communications Coordinator Kristin Brown, Community Services Director Phil Lewis, Human Resources Director Patrick Foiles, Christina Robertson-Gardiner and Community Development Director Laura Terway

#### 2. Flag Salute

#### 3. Ceremonies, Proclamations

##### 3a. The 2018 Ruth Powers Preservation Award

*Christina Robertson-Gardiner, Planner, announced the recipients of the Ruth McBride Powers Memorial Award which were the McLoughlin Memorial Association and the Rose Farm Management Committee. She also discussed the Oregon City Preservation Grant Program.*

*Joan Williams, president of the McLoughlin Memorial Association, gave a history of the Association.*

*Wendell Baskins, Chair of the Rose Farm Management Committee, discussed the improvements being made at the Rose Farm Museum. He recognized the other members in attendance, Mike Jarrett, Rita Randall, Phyllis Gehring, and Denyse McGriff.*

*Mayor Holladay presented the Ruth Powers Memorial Award to Ms. Williams and Mr. Baskins.*

##### 3b. Proclamation Declaring May 20-26, 2018 as National Public Works Week

*Mayor Holladay declared May 20-26, 2018 as National Public Works Week.*

*John Lewis, Public Works Director, announced there would be an Equipment Rodeo on May 23, 2018 in celebration of this week.*

#### 4. Citizen Comments

*Bob Mahoney, resident of Oregon City, spoke regarding the need to update the City's policies on growth and transportation improvements.*

#### 5. Adoption of the Agenda

*The agenda was adopted as presented.*

#### 6. Public Hearings

##### 6a. First Reading of Ordinance No. 18-1006 and Planning files AN 17-05, ZC 17-06, and TP 17-09 for Annexation, Zone Change, and a Subdivision on Leland Road (12 Lot Subdivision-Dotson Farms).

*Mayor Holladay opened the public hearing.*

*Carrie Richter, City Attorney, read the hearing statement. She asked if the Commission had any ex parte contacts, conflicts of interest, bias, or any other statements to declare including a visit to the site. There were none.*

*Ms. Robertson-Gardiner presented the staff report. This was a request for annexation, 12-lot subdivision, and zone change to R-6. She described the subject site, existing zoning, and layout as well as the Metro boundary change criteria, annexation criteria, and zone change criteria. Staff and the Planning Commission recommended approval with no changes to the staff report.*

*Joey Shearer, planner with AKS Engineering, was representing the applicant. He supported the conditions and findings in the staff report. He thought all of the criteria had been met.*

*There was discussion regarding the easements on the property.*

*Mayor Holladay closed the public hearing.*

**A motion was made by Commissioner Shaw, seconded by Commissioner Mengelberg, to approve the first reading of Ordinance No. 18-1006 and Planning files AN 17-05, ZC 17-06, and TP 17-09 for Annexation, Zone Change, and a Subdivision on Leland Road (12 Lot Subdivision-Dotson Farms). The motion carried by the following vote:**

**Aye:** 3 - Commissioner Brian Shaw, Mayor Dan Holladay and Commissioner Renate Mengelberg

#### 7. General Business

##### 7a. Resolution No. 18-07, Establishing Local Criteria for Administration of the Vertical Housing Development Zone Program and Establishing Fees

*Eric Underwood, Economic Development Manager, explained the state was no longer administering the vertical housing program and passed a bill that allowed local jurisdictions to administer it. This resolution would establish local criteria and set fees for the program.*

*There was discussion regarding the benefits of this program.*

**A motion was made by Commissioner Mengelberg, seconded by Commissioner Shaw, to approve Resolution No. 18-07, establishing local criteria for administration of the Vertical Housing Development Zone Program and establishing fees. The motion carried by the following vote:**

**Aye:** 3 - Commissioner Brian Shaw, Mayor Dan Holladay and Commissioner Renate Mengelberg

## **8. Consent Agenda**

**A motion was made by Commissioner Shaw, seconded by Commissioner Mengelberg, to approve the consent agenda. The motion carried by the following vote:**

**Aye:** 3 - Commissioner Brian Shaw, Mayor Dan Holladay and Commissioner Renate Mengelberg

- 8a.** Resolution No. 18-15, Eligibility to Receive State Shared Revenues
- 8b.** Intergovernmental Agreement (IGA) between the City of Oregon City (City) and Clackamas River Water (CRW) for adoption of the Remuneration Methodology that was developed as a component of the OC - CRW Joint Engineering Study
- 8c.** Public Right-of-Way Vacation - Tract "C" of Land's End Subdivision
- 8d.** Easement Deed of Dedication for a Portion of Partlow Road
- 8e.** Public Improvement Contract with S-2 Contractors Inc. for the 2018 Oregon City Roadway Reconstruction Projects (CI 18-001)
- 8f.** Public Improvement Contract for the Pool Concrete and Steel Column Repair at the Oregon City Swimming Pool
- 8g.** Public Improvement Contract with Intermountain Slurry Seal, Inc. for the 2018 Preventive Pavement Maintenance Chip Seal Project
- 8h.** Amendment 3 of Personal Services Agreement for Design Services for Area B of the Hazelwood Drive Sanitary Sewer Replacement Project
- 8i.** OLCC: Liquor License Application - Full On-Premises, Commercial and Off-Premises Sales, Applying as a Limited Liability Company, Coasters Crossing, 1757 Washington Street

- 8j. OLCC: Liquor License Application - Off-Premises Sales, Applying as a Limited Liability Company, WinCo Foods, LLC, 19701 Highway 213
- 8k. OLCC: Liquor License Application - Off-Premises Sales, Applying as a Corporation, Bugatti's Inc., 334 Warner Milne Road
- 8l. Minutes of the April 4, 2018 Regular Meeting

**9. Communications**

**a. City Manager**

*Tony Konkol, City Manager, announced an open house on May 29, 2018 with Tri-Met to discuss the increased transit funding through HB 2017 and the Memorial Day service on May 28, 2018. He introduced Patrick Foiles, new Human Resources Director.*

*Mr. Lewis gave an update on funding for the I-205 widening project. There would be an open house on the topic on June 6, 2018.*

**b. Commission**

*The Commission reported on the meetings and events they had attended.*

**c. Mayor**

*Mayor Holladay discussed the meetings he had attended.*

**10. Adjournment**

*Mayor Holladay adjourned the meeting at 7:49 PM.*

*Respectfully submitted,*

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*Kattie Riggs, City Recorder*