



# City of Oregon City

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

## Meeting Minutes - Final City Commission

*Dan Holladay, Mayor*  
*Carol Pauli, Commission President*  
*Brian Shaw, Rocky Smith, Jr., Daphne Wuest*

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Wednesday, April 15, 2015

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:** 4 - Commissioner Brian Shaw, Commissioner Rocky Smith, Commissioner Carol Pauli and Mayor Dan Holladay

**Absent:** 1 - Commissioner Daphne Wuest

**Staffers:** 11 - City Manager David Frasher, City Attorney William Kabeiseman, Sergeant Cynthia Gates, Public Works Director John Lewis, Community Development Director Tony Konkol, Community Services Director Scott Archer, City Recorder Kattie Riggs, Human Resources Director Jim Loeffler, Finance Director Wyatt Parno, Assistant City Recorder Jaime Reed and Economic Development Manager Eric Underwood

### 2. Flag Salute

### 3. Ceremonies, Proclamations

#### 3a. [15-231](#) Proclamation Declaring April 2015 as Parkinson's Awareness Month

**Attachments:** [Proclamation](#)

*Mayor Holladay read the proclamation declaring April 2015 as Parkinson's Awareness Month and presented it to Kevin Mansfield, Oregon State Director for Parkinson's Action Network. Mr. Mansfield explained his own experience with Parkinson's and how he was the State representative to Washington D.C. He read a letter from President Obama encouraging commitment to reducing the impact of the disease and pledging support to those affected by it.*

### 4. Citizen Comments

*William Gifford, resident of Oregon City, reported how Chief Band came to speak at the Hillendale Neighborhood Association about the proposed Community Safety Advancement Fee. He passed on a compliment to the Police Department made by the Fire District. He then discussed a phone app called Pulse Point that gave information on accidents in the community.*

*Commissioner Shaw recognized Dane and Whitney Iverson in the audience. Ms. Iverson had an interest in government.*

**5. Adoption of the Agenda**

*The agenda was adopted as presented.*

**6. Public Hearings**

- 6a. [15-210](#) Ordinance for Introduction, No. 14-1003, Amending Title 15: Buildings and Construction, Chapter 15.28 Signs of the Oregon City Municipal Code (Sign Code Update - Legislative Planning File: L 14-01)

**Attachments:** [Staff Report](#)  
[Ordinance 14-1003](#)  
[Exhibit 1 – Chapter 15.28 of the Oregon City Municipal Code](#)  
[Exhibit 2 - Staff Report and findings for Legislative File L 14-01](#)  
[Staff Report Exhibit 1: 2013-2015 Goals and Priorities of the City Commission](#)  
[Staff Report Exhibit 2: Ordinance 14-1003](#)  
[Staff Report Exhibit 3A: April, 2015 Draft Sign Code](#)  
[Staff Report Exhibit 3A: April, 2015 Draft Sign Code \(Redlined from Version 4\)](#)  
[Staff Report Exhibit 3B: Existing Mural List](#)  
[Staff Report Exhibit 4: Public Comments Recieved](#)  
[Staff Report Exhibit 5: Report from the Community Advisory Team \(CAT\)](#)  
[Staff Report Exhibit 5: Appdendix A \(1 of 2\)](#)  
[Staff Report Exhibit 5: Appdendix A \(2 of 2\)](#)  
[Staff Report Exhibit 5: Appdendix B \(1 of 2\)](#)  
[Staff Report Exhibit 5: Appdendix B \(2 of 2\)](#)  
[Staff Report Exhibit 6: Applicant's Submittal](#)  
[Staff Report Exhibit 7: Existing Chapter 15.28 of the Oregon City Municipal Code](#)  
[Public Engagement Plan](#)  
[Enforcement Plan](#)

*Tony Konkol, Community Development Director, discussed the proposed amendments to the Sign Code. He thought all of the issues raised by the Commission had been addressed and requested approval of the first reading of the Ordinance.*

*Mayor Holladay opened the public hearing.*

*Bob Mahoney, resident of Oregon City, said the Sign Code would only be as good as the enforcement of it. He thought there should be an ongoing partnership with the business community for enforcement. The biggest thing was to control the clutter.*

*Mayor Holladay closed the public hearing.*

**A motion was made by Commissioner Pauli, seconded by Commissioner Shaw, to approve the first reading of Ordinance No. 14-1003, amending Title 15: Buildings and Construction, Chapter 15.28 Signs of the Oregon City Municipal Code (Sign Code Update - Legislative Planning File: L 14-01). The motion carried by the following vote:**

**Aye:** 4 - Commissioner Brian Shaw, Commissioner Rocky Smith, Commissioner Carol Pauli and Mayor Dan Holladay

**6b.** [PC 15-166](#)

Request for Continuance - Linn Avenue / Leland Road / Meyers Road Corridor Plan (Planning File LE 14-04)

**Attachments:** [Staff Report](#)

*John Lewis, Public Works Director, discussed the Corridor Plan and Central Point Road intersection control analysis. Staff would be integrating the analysis into the overall Corridor Plan and would bring it back to the Commission in May.*

*Mayor Holladay opened the public hearing.*

*Betty Savage, resident of Oregon City, was not against the project, but was not yet for it because there seemed to be a lot of little things that still affected the shopping mall. She was most concerned about the approaches and accesses. Large trucks delivered to the mall every day and needed a certain radius to get in and out. Many people in the neighborhood walked to the mall and several came in wheelchairs. She wanted to work together so it was good for the City and for the mall and its customers.*

*Mayor Holladay thought the City would take more of the impact on the Mt. Pleasant property instead of the mall.*

**A motion was made by Commissioner Pauli, seconded by Commissioner Smith, to continue the public hearing on the Linn Avenue / Leland Road / Meyers Road Corridor Plan (Planning File LE 14-04) to May 6, 2015. The motion carried by the following vote:**

**Aye:** 4 - Commissioner Brian Shaw, Commissioner Rocky Smith, Commissioner Carol Pauli and Mayor Dan Holladay

**7. General Business**

**7a.** [15-218](#)

Resolution No. 15-10, Authorizing the City Manager, or His/Her Designee, to Accept Deeds of Dedication of Land in Fee, as Easements, or Covenants Required as Conditions for Granting Land Use Approval

**Attachments:** [Staff Report](#)  
[Resolution No. 15-10](#)

*Mr. Lewis said in the past the County Surveyor's Office had accepted the stormwater tracks through the plat process. Now because of State regulation they were requiring a deed to be recorded for the track in the City's name. This resolution gave staff authorization to move forward with the deed process.*

**A motion was made by Commissioner Shaw, seconded by Commissioner Smith, to approve Resolution No. 15-10, authorizing the City Manager, or his/her designee, to accept deeds of dedication of land in fee, as easements, or covenants required as conditions for granting land use approval. The motion carried by the following vote:**

**Aye:** 4 - Commissioner Brian Shaw, Commissioner Rocky Smith, Commissioner Carol Pauli and Mayor Dan Holladay

## 8. Consent Agenda

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

**Aye:** 4 - Commissioner Brian Shaw, Commissioner Rocky Smith, Commissioner Carol Pauli and Mayor Dan Holladay

- 8a. [15-230](#) Resolution No. 15-12, A Resolution of the Oregon City Commission Supporting the Metro Community Planning and Development Grant Application for the Willamette Falls Development Opportunity Study & Refined Master Plan with Falls Legacy, LLC and Clackamas County

**Attachments:** [Staff Report](#)  
[Resolution No. 15-12](#)

- 8b. [PUB 15-030](#) Property Deed for Tract A (Stormwater Facilities) of the Lindsay Anne Estates Subdivision Project - City Planning File No. TP13-04.

**Attachments:** [Staff Report](#)  
[Tract A Deed TP13-04](#)  
[Pending Plat TP13-04](#)  
[Lindsay Anne Subdivision Area Map TP13-04](#)

- 8c. [PUB 15-031](#) Public Utility Easement for the new single family residence, an in-fill project, located at 16312 Apperson Blvd (City File No. BB14-0326).

**Attachments:** [Staff Report](#)  
[Public Utility Easement](#)  
[Area Map](#)

- 8d. [15-232](#) Resolution No. 15-13, A Resolution in the Matter of the Sea Lions at Willamette Falls

**Attachments:** [Staff Report](#)  
[Resolution No. 15-13](#)

- 8e. [15-203](#) OLCC: Liquor License Application- Brewery, New Outlet: Applying as a Limited Liability Company, Shattered Oak Brewing, 506 Pearl St., Oregon City, OR 97045

**Attachments:** [Staff Report](#)  
[OLCC Liquor License Application-Shattered Oak Brewing](#)

## 9. Communications

**a. City Manager**

*David Frasher, City Manager, compared other State Libraries and the hours they were open. Oregon City's Library was open more often than any of them. The City's grant application to Metro for the Willamette Falls Legacy Project was being submitted tomorrow.*

*He reported on the Tri-City Advisory Committee meeting. He was shocked to find that there were no minutes, recordings, or notices of meetings before 2010. This was part of the reason the City wanted changes made to the governance structure at Tri-City so there was accountability. Tri-City had voted to increase their SDCs last year, but they never took it to the Board of County Commissioners to take action on it, and because of that the rate payers lost all of the increased SDC revenues for that entire period. Tri-City had also proposed much higher rate increases than they projected last year.*

*Bill Kabeiseman, City Attorney, gave an update on the City's position on marijuana facilities. The City had adopted a moratorium on medical marijuana facilities which expired May 1. For recreational marijuana, there were rules that allowed people to be in possession of marijuana starting on July 1. There would eventually be retail stores, but it was not likely that it would happen until next year. Regarding medical marijuana, the City took the position that they could not issue business licenses for these facilities because they violated federal law.*

*Mr. Frasher said a staff member had nominated the City as one of the top employers in Oregon.*

*Kattie Riggs, City Recorder, announced the City Commission vacancy which would be advertised tomorrow. The deadline for applications was May 21.*

**b. Commission**

*Commissioner Shaw attended the last CIC meeting, Developer Forum, Marijuana Forum at the high school, and a meeting with the City of Gladstone regarding how to work together on issues.*

*Commissioner Pauli reported on Arbor Day activities and the Main Street Board structure and work agenda.*

*Commissioner Smith attended an Ermatinger strategy meeting where governance structure and programming for the Ermatinger House was discussed.*

**c. Mayor**

*Mayor Holladay discussed awarding the Oregon City Civic Improvement Trust Grants. He also attended the Willamette Falls Legacy Partners group meeting, Budget Committee meeting, Tri-City meeting, and Willamette Falls Legacy Project tour with legislators and federal agencies.*

## 10. Adjournment

*Mayor Holladay adjourned the meeting at 7:50 PM.*

*Respectfully submitted,*

  
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Kattie Riggs, City Recorder