



CITY HALL -- 107 SIXTH ST. (P.O. BOX 708) -- GARIBALDI, OREGON 97118
PHONE 503/322-3327 -- FAX 503/322-3737 -- TTY 800/735-2900
E-MAIL city@ci.garibaldi.or.us Website: www.ci.garibaldi.or.us
THE CITY OF GARIBALDI IS AN EQUAL OPPORTUNITY PROVIDER

REGULAR GARIBALDI URBAN RENEWAL BOARD MEETING

Monday, November 15, 2010
Council Chambers, 6:30 P.M.

I. CALL TO ORDER

Chair Everett Brown called the meeting to order at 6:31 p.m.. Present were GURA members Doris Mengel, Val Folkema [*arrived at 6:40 p.m.*], Mayor Suzanne McCarthy, Council President Terry Kandle, Council members Jerry Bartolomucci and Betty Thomas, City Administrator John O'Leary, Public Works Director Wayne Schultz, Fire Chief Jay Marugg [*arrived at 6:50 p.m.*], Joe Happ of NW Media Consultants [*arrived at 6:45 p.m.*], Pat Ashby - General Manager of Tillamook PUD, Ken Phillips - Board President of Tillamook PUD, Barbara Johnson - Public Relations Manager of Tillamook PUD, Lorraine Vandecoevering [*arrived at 6:50 p.m.*], and Sharron Stafford [*arrived at 6:55 p.m.*].

II. APPROVAL OF AUGUST 16, 2010 REGULAR MEETING MINUTES

III. APPROVAL OF AUGUST 30, 2010 SPECIAL MEETING MINUTES

MOTION made by Doris Mengel to approve the minutes of the August 16, and August 30, GURA meeting minutes as presented, and the July 19 GURA meeting minutes as amended. Seconded by Jerry Bartolomucci. AYES - Brown, Mengel, McCarthy, Kandle, Bartolomucci, Thomas. NAYS - None. MOTION PASSED.

IV. APPROVAL OF FINANCIAL DOCUMENTS

O'Leary asked if there were any questions regarding the financials. The Board discussed the expenditures on the 4th Street project to date, and O'Leary said he would provide a complete expenditure report in December prior to asking the Board to approve final payment to the Contractor and Engineer. **MOTION made by Val Folkema to accept the financial documents for GURA as presented. Seconded by Doris Mengel. AYES - Brown, Mengel, Folkema, McCarthy, Kandle, Bartolomucci, Thomas. NAYS - None. MOTION PASSED.**

V. OLD BUSINESS

Goal Setting: the Board discussed the goal document presented. Folkema suggested adding text to the Garibaldi Plaza goal that indicated multi-modal transportation improvements. The Board agreed to make this modification. **MOTION made by Mayor McCarthy to approve the Urban Renewal Agency's goals as amended. Seconded by Doris Mengel. AYES - Brown, Mengel, Folkema, McCarthy, Kandle, Bartolomucci, Thomas. NAYS - None. MOTION PASSED.** The Board also directed O'Leary to place this document in future GURA packets.

VI. NEW BUSINESS

Partial Payment to Wilkins Construction: Folkema asked O'Leary if he felt comfortable with changes to the work done. O'Leary said he did, and felt that the additional cost for powder coating the handrails was reasonable to the City and the contractor. Cn. Kandle asked O'Leary if the issue of rust on the stainless steel handrails was something that the engineer should have been aware of prior to this issue. O'Leary said that he had initially felt that the engineer should have been aware of the problem with this grade of stainless steel – however, he had now changed his opinion. O'Leary said that in talking with other engineers it seems that this is a recent condition that has been occurring with the actual steel itself, and would not be reasonable to expect this based on the typical engineers experience. O'Leary noted that the contractors that bid on the job could have been expected to know this would happen, yet all the bids for handrails were for the same grade of stainless. O'Leary noted that by powder coating the steel that was used the City could expect these handrails to last as long as the new sidewalks and street improvements surrounding it. **MOTION made by Cn. Kandle to approve payment to Wilkins Construction in the amount up and not to exceed \$50,774.34, and to HBH Engineering in the amount up to and not to exceed \$2,091. Seconded by Cn. Thomas. AYES – Brown, Mengel, Folkema, McCarthy, Kandle, Bartolomucci, Thomas. NAYS – None. MOTION PASSED.**

Merrill's Property: the Chair recognized Mayor McCarthy. McCarthy reported a letter that was received at the last Council meeting from Jerry Reiber expressing his frustration with the environmental cleanup issues and the lack of progress on the part of Oregon DEQ. McCarthy noted that Council had directed O'Leary to approach Bev Merrill and offer the City's support and assistance in working with the State. O'Leary and Ms. Merrill had discussed placing a hedge along the property line to serve as a visual barrier. McCarthy explained that the City had access to a hundred Arborvitae plants at a cost of \$600. The Mayor expressed her view that this would be better addressed by GURA than by the City Council. The Board and the staff discussed this and Folkema said that she felt very comfortable with GURA purchasing these plants for this purpose. O'Leary explained that this was a tentative plan and he still needed to get Bev Merrill's permission to proceed. O'Leary verified that these plants would be placed in the Port of Tillamook Bay's right of way with their permission, which he would also need to get. O'Leary noted that he would come back to GURA if there were issues with this plan and ask for further direction. **MOTION made by Val Folkema to authorize staff to purchase and install Arborvitae plants along the Merrill's and POTB property line as permitted by the appropriate parties. Seconded by Cn. Thomas. AYES – Brown, Mengel, Folkema, McCarthy, Kandle, Bartolomucci, Thomas. NAYS – None. MOTION PASSED.**

12th Street Improvement Project: Chair Brown asked for an update on this project, and O'Leary reported that he had received an agreement from the State for \$100,000 to improve the north side of Hwy 101 from 12th to 10th Street. O'Leary explained that there were some legal issues to resolve with the agreement, as well as approval of the City's engineering by ODOT, before the City could proceed to bid. O'Leary noted that he and Schultz would be meeting with the City's engineer to discuss the final engineering process, and that the City would also need to secure ODOT permits before the projection could go out to bid. O'Leary said he would report back to GURA and the Council on this as soon as he had further information.

VII. ADJOURNMENT

Chair Brown adjourned the GURA meeting at 7:04 pm.

Everett Brown, GURA Chair

ATTEST:

John O'Leary, City Administrator