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THE CITY OF GARIBALDI IS AN EQUAL OPPORTUNITY PROVIDER

REGULAR GARIBALDI CITY COUNCIL MEETING

Monday, July 18, 2011

Council Chambers, 6:30 P.M.

I. EXECUTIVE SESSION PURSUANT TO ORS 192.660(2)(d) - LABOR NEGOTIATOR CONSULTATIONS

Mayor Suzanne McCarthy called to order the meeting at 6:31 p.m. Present were Council President Terry Kandle, Council Members Betty Thomas, Jerry Bartolomucci, and John Foulk, City Manager John O'Leary, Assistant City Manager Mary DeLoria, and Public Works Director Wayne Schultz.

The Council discussed O'Leary's recommendation to accept an agreement between the City and its represented employees. No decisions were made in executive session. Mayor McCarthy adjourned the meeting at 7:09 p.m.

II. CALL TO ORDER

Mayor Suzanne McCarthy called to order the regular City Council meeting at 7:10 p.m. Present were Council President Terry Kandle, Council Members Jerry Bartolomucci, Betty Thomas, and John Foulk, City Manager John O'Leary, Assistant City Manager Mary DeLoria, Public Works Director Wayne Schultz, Deputy Robert Pippenger, Port of Garibaldi Manager Kevin Greenwood, John and Shirley Peters, and Joe Wrabek.

III. CONSENT CALENDAR

Mayor McCarthy asked council if there were any items to be removed from the consent calendar. Hearing no such request, McCarthy asked for a motion.

- A. Approval of June 20, 2011 Regular Council Meeting Minutes
- B. Approval of July 11, 2011 Town Hall Meeting Minutes
- C. Acknowledgement of June 2011 Financial Reports and Payment of Bills
- D. Resolution Authorizing an Exemption to the Competitive Bid Process for a Public Works Project - Paving of Driftwood Ave. Between 6th and 7th Streets
- E. Approval of Garibaldi Days Parade Permit Application

Cn Kandle requested a language change in the 20 June 2011 meeting minutes to change "return to annual city clean up weeks" to "institute an annual city clean up week".

MOTION made by Cn Thomas to approve the consent calendar as amended. Seconded by Cn Kandle. AYES: McCarthy, Kandle, Bartolomucci, Thomas, Foulk. None opposed. MOTION PASSED.

IV. PUBLIC COMMENT

John and Shirley Peters discussed their concerns regarding Gloria Robinson's commercial building at 234 Garibaldi Avenue, noting that the decaying state of the

building is now seriously impacting their building, which shares a common wall with Robinson's building. Mr. Peters noted siding from Robinson's building has been falling onto the sidewalk and water leaking through Robinson's roof is now running into Peters' building, causing damage. Peters' lawyer has contacted Robinson, to no avail. O'Leary gave background information on the matter. He noted that he is not aware of any inspections having been performed by the county building official and that he believes the county building official must initiate the investigation before county action may be taken. Deputy Pippenger noted that the security of the building is "borderline" at best. A consensus of the council members directed City Manager to work with the deputy to investigate regarding possible ordinance violations and relevant county regulations. The City Manager will send a letter to the county building official, and will report on the matter at the 15 August regular city council meeting. Additionally, O'Leary said he would inquire with the State Fire Marshal to possibly inspect the building. Cn Kandle suggested that the city include other buildings known to be at issue in the inspection request.

V. PRESENTATIONS

[No Presentations]

V. CORRESPONDENCE

[None.]

VI. COMMUNITY REPORTS

[No Community Reports]

VII. OLD BUSINESS

[None.]

VIII. NEW BUSINESS

A. *Tourism Executive Summary – Branding and Marketing.* Greenwood presented the results of a recent residential branding and marketing survey conducted with the assistance of Marc Hinz of Kayak Tillamook. Greenwood spoke briefly on Hinz' relevant history and discussed Hinz' volunteer branding and marketing assistance given to the Tourism Commission. Greenwood presented information on obtaining low-cost sample logos for use in finalizing the logo design for the Tourism Commission. The group discussed the Tourism Commission's desire to create a tourism-driven website, issuance of a technical Request for Proposals created by Hinz for the website development work, and application for a grant through Oregon Coast Visitors Association to assist with the development and deployment cost. O'Leary noted that the City has budgeted Transient Room Tax funds in the 2011-2012 fiscal year for this project. Council consensus directed O'Leary to apply for the grant. O'Leary asked the Council if they had any desire to review the request for proposal for website development before it would be published. The Council expressed no such desire, and instructed O'Leary to proceed with acquiring proposals as soon as possible.

B. *Resolution Adjusting Water Rates / Water Rate Structure.* O'Leary discussed the council's options regarding adjusting water and wastewater rates. O'Leary

explained that the council could: 1) do nothing. This would have the effect of increasing the overall utility bill by approximately 4.3% as a result of automatic adjustments included in the resolutions that the council passed last year. O'Leary noted that council had approved a temporary cessation of the Water System Improvement fee with the approval of increases in water and wastewater rates last year, effectively preventing an increase in the overall utility bill: 2) freeze the water and wastewater rates where they are currently. O'Leary explained that there were two resolutions in the packet that would continue to suspend the Water System Improvement fee and prevent wastewater rates from automatically adjusting. O'Leary said that the council would also need to pass the resolution in the packet that keeps water rates at their existing amounts: or 3) adopt the resolution establishing the recommended water rate structure, the resolution indefinitely suspending the Water System Improvement fee, and the resolution preventing wastewater rates from automatically adjusting. Following a thorough discussion, O'Leary reiterated from the town hall meeting held on July 11th that the intent of the new water rate structure is to minimize the impact on the low-use residential accounts while providing a more competitive commercial structure. Cn Kandle noted his objections to the proposed rate structure, specifically objecting to increasing the burden on the residential rate payers. Cn Kandle strongly suggested competitive marketing of the 4-inch meter irrespective of the outcome of the resolution voting. O'Leary noted that a separate overage rate for the 4-inch meter can be established at a later point if it's necessary, and that the proposed rate will be more marketable than the current rate. Mayor McCarthy agreed, noting that O'Leary can come back to council with an additional resolution to adjust the rate. .

MOTION made by Cn Thomas to adopt the resolution indefinitely ceasing the Water System Improvement Fee. Seconded by Cn Bartolomucci. AYES: McCarthy, Kandle, Bartolomucci, Thomas, Foulk. None opposed. MOTION PASSED.

MOTION made by Cn Thomas to adopt the resolution adjusting rates for the use of the municipal sewer system. Seconded by Cn Bartolomucci. AYES: McCarthy, Kandle, Bartolomucci, Thomas, Foulk. None opposed. MOTION PASSED.

MOTION made by Cn Thomas to adopt the resolution adjusting the rate structure for the Garibaldi water system, creating new rates, and establishing criteria for annual rate increases. Seconded by Cn Bartolomucci. AYES: McCarthy, Bartolomucci, Thomas, Foulk. Nay: Kandle. MOTION PASSED.

C. *Approval of a Collective Bargaining Agreement Between the City and its Represented Employees.*

MOTION made by Cn Thomas to accept the collective bargaining contract as presented. Seconded by Cn Kandle. AYES: McCarthy, Kandle, Bartolomucci, Thomas, Foulk. None opposed. MOTION PASSED.

D. *Discussion About Labor Demand in Public Works.* Due to the seriousness of a recommendation to eliminate a position in Public Works, O'Leary explained that

he would need to prepare a report to the council that outlined the comprehensive effects of this action. O'Leary noted that the intent is to reduce expenditures in the water and wastewater departments while allocating resources in a way that protects the infrastructure in the long term. O'Leary explained that the council needs to provide specific direction to prepare this report, and be prepared to discuss and possibly implement his recommendation. The council and O'Leary discussed having this report ready as soon as the August 15th regular council meeting, and possibly discussing this during a special meeting during the week of September 13 through 16, 2011. Cn Kandle noted that he would like to see a retirement incentive if possible. Council agreed to have O'Leary and Mayor McCarthy discuss the matter with employees after O'Leary reviews and identifies available options, including part-time employment of a PERS-retired employee.

IX. STAFF REPORTS

Police Department - no additions to written report.

Public Works - no additions to written report.

Fire Department. Cn Bartolomucci congratulated the department on the good job done in handling the sale of the old brush rig and acquisition of the Humvee.

Administration. Mayor McCarthy asked whether O'Leary has had been any communication from the County regarding the intergovernmental agreement with Community Development. O'Leary reported that he had not received a response to date.

O'Leary reported that he has been in frequent contact with the engineer on the 12th Street project, and should have a Request for Bid ready for August. O'Leary may ask for a special meeting in August to award a bid to keep the project on-schedule.

O'Leary asked for council input on Cn Foulk's request to have an official bird of the City, specifically the blue heron. Council directed O'Leary to prepare a proclamation for the August regular meeting naming the blue heron as Garibaldi's official bird.

X. COUNCIL REPORTS

Cn Bartolomucci: Residents are giving him favorable comments regarding the new arrows and striping on the Port.

Cn Kandle: Queried the status of accessory structure and lighting ordinances, and was advised by O'Leary that they are currently on hold because of work needed in other areas. He plans to return to these items in fall or winter 2011. O'Leary also noted that he, the City Planner and Matt Spangler with DLCDC met recently regarding alleviating restrictions in the WD-1 and WD-2 zones, and he may come to the council soon with options to increase development flexibility in one or both of these zones.

Mayor McCarthy: Gave an update on the Garibaldi Days preparations, noting that the volunteer support to the Tourism Commission and Garibaldi Days Committee has been outstanding. She also noted that the Rails 100 project [100th anniversary of rail service in the county] is meeting later this week, and that if there is not enough support for the project, the committee will have to disband.

XI. ADJOURNMENT

Mayor McCarthy adjourned the meeting at 9:20 p.m.

Suzanne McCarthy, Mayor

ATTEST:

John O'Leary, City Manager