

**CITY OF UMATILLA
PUBLIC HEARING AND COUNCIL MEETING
NOVEMBER 3, 2009
COUNCIL CHAMBERS**

OPEN PUBLIC HEARING – Mayor Trott opened the public hearing to hear public testimony regarding Ordinance #754, which amends the comprehensive plan/zoning map.

STAFF REPORT: City Manager Cook explained that the application was to change the zone on 2.49 acres from Residential Multi-Family (R-3) to Residential Multi-Family (R-2). The property was located on the west side of Umatilla Avenue and bordering the southern boundary of the Big River Golf Course. The R-3 zone restricts development to multi-family dwellings and the R-2 zone allows both single-family and multi-family dwellings. The applicant proposes to develop the property into single-family dwellings. Staff has determined that this would be a better use of the property and recommends approval of the application. The Planning Commission unanimously recommended approval as well.

APPLICANT: Glenn Durall, a representative of Apple Tree Development, said the property owners had hoped to build some homes on their property along the golf course. They were hoping that the market for multi-family dwellings would improve for development of their remaining lots currently zoned R-3.

PROPONENT: Malcolm Randall, engineer for the project introduced himself and said he was available for questions.

Ron Hosek, owner of the adjacent golf course, stated that this type of housing was needed and that this would be a large boost to the local economy based on the fact that there are no golf course home sites remaining in the Tri-City area. All of the lots on the golf courses have been built out and people were still looking for home sites near or on a golf course. This would be something that would be very beneficial to Umatilla.

OPPONENTS: There were no opponents.

There being no further public testimony, the public hearing was closed and the regular Council meeting was called to order at 7:18.

ROLL CALL:

PRESENT: Mayor Trott, Councilors Stokoe, Meade, Dufloth and Johnson
ABSENT: Councilors Roxbury and Fenton
STAFF PRESENT: Manager Cook, Recorder Gettmann, Public Works Supervisor Jason Barron, Finance Director Glover and Police Chief Huxel

MINUTES: Councilor Johnson made a motion to approve the minutes of the October 6, 2009 regular Council meeting as presented and was seconded by Councilor Stokoe. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye. Motion carried unanimously.

PUBLIC COMMENT: Jack McWhinnie complimented the City in their appointment of J.R. Cook as the City Manager. He also expressed his opinion that the downtown area had deteriorated and suggested changing the code to give the code enforcement officer some tools for improvements.

Libby Bovent president of the Umatilla Chamber of Commerce, announced the tall ship (Lady Washington) was docked at the Marina until November 5, 2009. She also announced that the Chamber of Commerce director had submitted her resignation and that Larry Clucas had been hired as a temporary director, they were hosting the Umatilla County Tourism Committee on November 11, the general membership meeting and the book club meeting on November 12.

CONSENT AGENDA: Discussion items included the purchase of an air compressor and a bail transfer. Councilor Meade made a motion to approve the consent agenda which included the paid invoices. Motion was seconded by Councilor Dufloth and unanimously approved. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye.

LIQUOR LICENSE APPLICATION: Hometown Video submitted an application for off premises packaged beer & wine sales. Councilor Dufloth moved to approve the liquor license application and was seconded by Councilor Johnson. Roll call: Stokoe – abstained; Meade – aye; Dufloth – aye; Johnson – aye. Motion carried by majority vote with 3 yes votes and 1 abstention. Councilor Stokoe abstained because of a direct conflict of interest (owner of Hometown Video).

NEW BUSINESS: Manager Cook introduced members of the attorney firm of Beery, Elsner & Hammond, LLP. Jack Hammond introduced Chris Crean as their land use expert and paralegal Justin Hiatt. Their firm was the only one in the state of Oregon that deals only in representation of public agencies. He listed some of the agencies the firm represents and described the areas of the firm's expertise. After a brief discussion, the Council's consensus was to continue negotiating a contract with Beery, Elsner & Hammond for legal representation services.

Ordinance #754 – Amend Comprehensive Plan/Zoning Map. Rezone 2.49 acres from Multi-Family (R-3) to Multi-Family (R-2). Staff recommends approval. Councilor Johnson moved for the first reading of Ordinance #754 to be by title only. Motion was seconded by Councilor Stokoe and unanimously approved. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye. After the first reading, Councilor Johnson moved for the second reading of Ordinance #754 by title only and was seconded by Councilor Stokoe. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye. After the second reading, Councilor Johnson moved to adopt Ordinance #754. Motion was seconded by Councilor Meade and unanimously approved. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye.

Resolution #03-2010 – Appoint J.R. Cook as Greater Umatilla Enterprise Zone Manager. Councilor Meade made a motion to adopt Resolution #03-2010 and was seconded by Councilor Johnson. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye. Motion carried by unanimous vote.

Resolution #04-2010 – Renew Lease Agreement for Senior Center. The senior center building was turned over to the City and the City leased it back to the senior center board of directors for \$400.00 per year to cover costs of insuring the premises. This is to renew the lease agreement for 5 years with the same terms & conditions as the previous lease agreement. Councilor Stokoe made a motion to adopt Resolution #04-2010 and was seconded by Councilor Dufloth. Roll call: Stokoe – aye; Meade – aye; Dufloth – aye; Johnson – aye. Motion carried unanimously.

Plaza Design – Kiwanis Request – Linda Schutte, president of the Umatilla Kiwanis Club, proposed to spearhead the project of designing the plaza/park east of the new library/city hall facility. They want to work with the library staff, Friends of Umatilla Public Library, City and local citizens to create a nice addition to the City. They proposed to make improvements through grants and as money becomes available. After a brief discussion, the Council requested a definitive plan, cost estimate, etc. to be brought back to the Council. Staff would be working with Kiwanis members on applying for grant funds and on a design concept.

CORRESPONDENCE: Aaron Byers submitted a letter of resignation from the Library Board.

PUBLIC COMMENT: Jack McWhinnie expressed a complaint regarding the cable TV company.

Sam Nobles welcomed J.R. Cook as the new City Manager and commented on the location of the plaza, which is in the center of the downtown area.

Cathy Putnam requested that this year's Christmas tree lighting ceremony be held at the new downtown plaza location. After some discussion, the Council's consensus was to have the ceremony at the requested downtown site.

MAYOR: Mayor Trott expressed a need for a broader volunteer base and creating a possible Code Enforcement Board.

STAFF REPORT: Manager Cook reported that updates were being planned for codes that address abatement, vacant buildings/lots, etc. He gave updates on the Planning Commission activities, Sensus contract and scope of work for a fixed base metering system, the stimulus funds for the sidewalk project and a grant application through Department of Land Conservation and Development (DLCD). He also reported on submission of a general interest letter for depot property. Council's consensus was to continue with submission of the letter.

Finance Director Glover reported that the Census Bureau was looking for census workers, CDBG grant funding and the garden club was planting daffodil bulbs.

Police Chief Huxel reported on the code review, partnering with the school district for awareness programs, the Big Sky Conference, the Tip-a-Cop program and shop with a cop program.

COUNCIL INFORMATION & DISCUSSION: The Council discussed downtown improvements.

ADJOURN: With no further business discussion, the regular Council meeting was adjourned at 8:35 p.m.

DAVID P. TROTT, MAYOR

ATTEST:

Linda Gettmann, City Recorder