

**John Day City Council
September 11, 2012
7:00 PM
Council Chambers
AGENDA**

1. OPEN AND NOTE ATTENDANCE
2. APPROVAL OF CITY COUNCIL MINUTES OF AUGUST 28, 2012
3. APPEARANCE OF INTERESTED CITIZENS – At this time Mayor Lundbom will welcome the general public and ask if there is anything they would like to add to tonight’s agenda.

ACTION ITEMS:

4. PUBLIC HEARING UNDER ORS 221.725, PROPOSED SALE OF CITY REAL PROPERTY; LOT 28 OF THE GRANT COUNTY AIRPORT INDUSTRIAL PARK
Attachment:
 - Notice of Public Hearing
5. COUNCIL DELIBERATION ON THE SALE OF REAL PROPERTY, LOT 28 OF THE GRANT COUNTY AIRPORT INDUSTRIAL PARK TO ENVIRO BOARD CORPORATION
6. DISCUSS REQUEST FROM MONTY BOND, 318 NW 3RD STREET, JOHN DAY, TO ALLOW THE USE OF ALL-TERRAIN VEHICLES, CLASS I AND CLASS II ON CITY STREETS
Attachment:
 - Letter from Monty Bond received September 4, 2012 w/attachment

OTHER BUSINESS:

7. OTHER BUSINESS AND UPCOMING MEETINGS
Attachments:
 - August 31, 2012 issue of the LOC Bulletin
 - August 31, 2012 letter from Jim Carpenter, P.C.

ADJOURN

TO: John Day City Council

FROM: Peggy Gray, City Manager

DATE: September 7, 2012

SUBJECT: Public Hearing under ORS 221.725, Proposed Sale of City Real Property; Lot 28 of the Grant County Airport Industrial Park

Attachment:

- Notice of Public Hearing

BACKGROUND:

At our last council meeting the council voted to enter into a non-binding letter of intent with Enviro Board. The Council desires to sell Lot 28 located at the Grant County Industrial Park Subdivision to Enviro Board Corporation of Camden, New Jersey or a limited liability company affiliated with Enviro Board Corporation. Enviro Board has developed a milling process that converts agriculture waste fiber into low-cost, environmentally-friendly building panels that may be used for a variety of residential structures. Enviro Board will construct a 25,000 – 50,000 square foot LEED industrial building on the property and will then occupy the property to operate five production lines which will produce the environmentally-friendly building panels.

ORS 221.725 states when a city council considers it necessary or convenient to sell real property or any interest therein, the city council shall publish a notice of the proposed sale in a newspaper of general circulation in the city, and shall hold a public hearing concerning the sale prior to the sale.

Attached is the notice of public hearing which ran in the September 5, 2012 edition of the Blue Mtn. Eagle. The public notice was also announced on KJDY radio station and on the City of John Day's website.

The hearing is scheduled to begin at 7 p.m.; in accordance with ORS 221.725, any City resident will have the opportunity to present written or oral testimony at the public hearing.

RECOMMENDATION:

The John Day City Council opens the public hearing as per ORS 221.725. The nature of the proposed sale and the general terms thereof, including an appraisal or other evidence of the market value of the property, shall be fully disclosed by the city council at the public hearing. Any resident of the city shall be given an opportunity to present written or oral testimony at the hearing.

TO: John Day City Council
FROM: Peggy Gray, City Manager
DATE: September 7, 2012
SUBJECT: Council Deliberation on the Sale of Real Property, Lot 28 of the Grant County Airport Industrial Park to Enviro Board Corporation

BACKGROUND:

After the close of the public hearing, the John Day City Council will deliberate on the sale of real property, lot 28 of the Grant County Airport Industrial Park to Enviro Board Corporation.

TO: John Day City Council

FROM: Peggy Gray, City Manager

DATE: September 7, 2012

SUBJECT: Discuss request from Monty Bond, 318 NW 3rd Street, John Day, to allow the use of all-terrain vehicles, class I and class II on city streets

Attachment:

- Letter from Monty Bond received September 4, 2012 w/attachment

BACKGROUND:

Attached is a letter from Monty Bond requesting the John Day City Council allow the use of all-terrain vehicles, class I and class II on city streets. Mr. Bond will be present at the city council to answer your questions and concerns.

I was unable to confer with Chief Richard Tirico prior to the development of the agenda; however, Police Chief Tirico will be present at the city council meeting to answer your questions and make a recommendation.

TO: John Day City Council

FROM: Peggy Gray, City Manager

DATE: September 7, 2012

SUBJECT: Other Business and Upcoming Meetings

Attachments:

- August 31, 2012 issue of the LOC Bulletin
- August 31, 2012 letter from Jim Carpenter, P.C.
- Update on City Encroachment issue-pictures of completed projects

OTHER BUSINESS:

1. Attached is the August 31, 2012 LOC Bulletin for your information and review.
2. Attached is a letter and Quit Claim Deeds from Jim Carpenter regarding the John Day Middle School Property. Quit Claim Deed Document #20121802 is the Canton Street side; Document #20121799 is for the Bridge Street side.
3. Public Works Director Dave Holland and I met with ODOT Project Manager Sean Maloney, Lead Roadway Design Engineer Mark Kightlinger, P.E and ODOT Surveyor for pre-project meeting on August 29, 2012. ODOT survey crew is tentatively scheduled to begin the survey work in the middle of September 2012. Sean will provide a public service announcement to let people know about the surveyors being in the area using the local newspaper and radio station. Sean requested the city's TSP ordinances and street light information. City staff walked the project with ODOT staff, noting the beginning and ending of the project; overhead lightning and sidewalk replacement and/or trenching.
4. Update on city encroachment issue - Attached are pictures of the completed projects for Jack and Sunne Russell and Jim and Jeanette Cernazanu. The Public Works Crew completed Cernazanu's driveway and turnaround this week. I have attached pictures of the completed projects. City Attorney Jeremy Green is in the process of preparing the deeds for Jack and Sunne Russell and Jim and Jeanette Cernazanu; once the deeds are signed and recorded, the property line adjustment process is complete. The following are the cost to the City for these two projects:

Property Owner

Jack and Sunne Russell
111 Hillcrest Rd., John Day

Storm Drain in Driveway

Cost of steel \$198.60
Labor \$281.73
Total Cost \$480.33

Property Owner

James and Jeanette Cernazanu
113 Hillcrest Rd., John Day

**Parking area, driveway, fence
(tear down and replacement)**

Materials/Equip \$ 539.80
Labor \$1,035.70
Total Cost \$1,575.50

UPCOMING MEETINGS:

September 12, 2012	10:00 a.m. Courthouse	County Court meeting on Street Funds
September 12, 2012	5:30 p.m. Interpretative Center	Friends of Kam Wah Chung Board
September 19, 2012	1:00 p.m. Grant County Regional Airport	City Hall Day
September 24, 2012	10 a.m. Grant County Regional Airport	SE Regional Alliance Board meeting
September 25, 2012	7:00 p.m.	Regular City Council meeting