

**CITY OF JOHN DAY
CITY COUNCIL MINUTES
JOHN DAY, OREGON**

March 28, 2017

Adjourned Meeting

COUNCILORS PRESENT:

Ron Lundbom, Mayor
Paul Smith, Councilor
David Holland, Councilor
Steve Schuette, Council President
Gregg Haberly, Councilor
Donn Willey, Councilor

COUNCILORS ABSENT:

Lisa Weigum, Councilor

STAFF PRESENT:

Nicholas Green, City Manager
Monte Legg, Public Works Director
Janine Weaver, Secretary
Valarie Maynard, Emergency Communications Center Manager
Richard Gray, Chief of Police
Ron Smith, Fire Cheif

GUESTS PRESENT:

Rylan Boggs, Blue Mountain Eagle
Antonio Roberts, John Day
Sherri Dowdy, HECS
Casey Vaughan, Boy Scouts

Agenda Item No. 1 – Open and Note Attendance

The John Day City Council meeting opened at 7:00 p.m. Mayor Lundbom noted Councilor Weigum absent and excused.

Agenda Item No. 2 – Approval of City Council Minutes of March 14, 2017

The minutes of the March 14, 2017, City Council meeting were included in the agenda packets and were presented for the Council's approval. Councilor Willey pointed out three typographical errors for correction in the minutes.

Councilor Willey moved to adopt the minutes as amended. Councilor Schuette seconded and the motion passed unanimously.

Agenda Item No. 3 – Appearance of Interested Citizens

Mayor Lundbom welcomed visitors in the audience.

Agenda Item No. 4 – Executive Session

Councilor Willey moved the council to enter executive session pursuant to ORS 192.660(2)e, which permits the council to meet in executive session to conduct deliberations with persons designated by the governing body to negotiate real property transactions. Councilor Haberly seconded and the motion passed unanimously.

Executive session was held from 7:03 pm to 7:26 pm.

Councilor Willey moved to end the executive session. Councilor Holland seconded and the motion passed unanimously

Agenda Item No. 5 – Authorization for Land Purchase Negotiations

City Manager Green notified the audience that the City is considering a real property purchase. The terms were discussed but because the City is in active negotiations, the council is unable to discuss the specifics. The council is comfortable with the terms discussed.

Councilor Haberly moved to authorize City Manger Green to negotiate the purchase of real property as discussed during executive session. Councilor Willey seconded and the motion passed unanimously.

Agenda Item No. 6 – Eclipse Planning Discussion

City Manager Green updated the council on the camping reservations for the eclipse. As of March 21, there were 93 reservations, 57 tents and 36 RVs, with the tents selling faster than the RVs. The tent sites have a lower cost than the RVs. So far, the City has \$16,344.50 in revenue from the campsites. Because the tents are selling more rapidly, we may have to move the tent sites to another location.

Public Works Director Legg explained that moving the tent sites south of the RV sites, gives campers a flatter area and allows us to put in up to 200 tent sites. The sites will be dragged before and flagging will be put in place to keep visitors off utilities. At the corner where the access road comes in there will be faucets with access to water and a notification bulletin board. The People Mover has notified the City they will be running routes to the campsites. The camp host will be on the corner where everyone drives by for assistance. The camp host and parking will be located on the opposite side of the road from the campsites. There will be parking for 400 cars. The area will be pre burned before dragging the area. There are hydrants for fire suppression and a water truck if needed. There will still be access to the Harris property.

Public Works Director Legg said there will still be the viewing area in the center of the roads but it will not be easy to prep. He believes if the viewing area is moved to be just to the west of the access road it will be a better viewing area. City Manager Green pointed out that by moving the tent sites, there will be the ability to increase the tent site sizes to 30' by 30'. This will make viewing the eclipse directly from the tent sites easier. The viewing area may only be necessary for people viewing who are not camping at the Industrial Park.

Public Works Director Legg pointed out that when he called the parts supplier for the RV hookups, all prices have gone up. All of the cost for site prep and parts will be charged to the RV sites. Each RV site will cost the City about \$106. The cost includes water, sewer and site prep. Clean up was not included in the quote but all the temporary services will be pulled and as much as possible will be reused. We have

two dumpsters coming from Clark's Disposal and the dump truck for overflow. The dumpster and port-a-potties are not included in the quote.

Councilor Holland pointed out he was not a part of the council when the campsites were decided. He is concerned about putting all this time and resources into the campsites especially when there is already a light crew. Public Works Director Legg pointed out that two of the labor charges are for the summer part time help. This will limit the amount of impact on the day to day duties of the department. Councilor Holland is worried about the amount of parts not reusable to the City's maintenance department and how to recoup some of the costs. City Manager Green clarified that the costs are not being incurred by the City. The visitors paying for the campsites are incurring all the cost and any salvaging done by the City is just a benefit. The minimum reservation for the RV sites is \$200 easily covering the \$106 in parts and labor. Councilor Holland questioned if providing campers with a fill station and dump station would provide the same benefits to the campers with less hassle and expense to the City. Councilor Schuette said it is too late to go that route because there are already people who have reserved with the expectation of individual water and sewer hook ups. Public Works Director Legg said the sewer pipe will be four inch and the water pipe will be one inch.

Chief Gray told the council Burns is willing to send resources if they do not have any big issues. The Sherriff for Baker County is putting together a meeting for the counties to discuss if there is a major issue to have city resources assist because there are no resources available. Chief Gray is not approving any time off during the week of the eclipse, perhaps going to 12 hour shifts, and potentially having someone at the industrial park as the camp host. City Manager Green noted that while the City planned the camp site as a way to manage the traffic of the event, it is possible we have encouraged more traffic by advertising for the sites. Chief Gray did add money into the budget to request for the time of the eclipse.

Councilor Smith suggested a surplus sale for pipe and fittings not able to be reused by the City. Councilor Haberly suggested leaving the pipe in the ground if no one is going to use it. Councilor Haberly pointed out that the port-a-potties are getting sparse or have high prices. City Manager Green pointed out that we have to have port-a-potties at the campsite no matter the cost.

Ms. Dowdy let the council know about the visitor's guide she is helping put together. In the guide there is a page for each city and she needs the information from the City of John Day. City Manager Green asked Secretary Weaver to work with Ms. Dowdy to get the information.

City Manager Green let the council know that calls have been made to look for food vendors for at the industrial park. There have been no commitments at this time. If food vendors do come, Public Works Director Legg suggested placing the vendors between the RV and tent locations. The fairgrounds asked their food vendors to stay for the eclipse.

City Manager Green told the council the RV sites have a minimum reservation of \$200 for two nights and if they stay an entire week it is \$450. The tent sites are \$150. The City will be in good shape finances wise. There may have been ways to minimize the costs with less effort, but the City will not be losing money on the campsites. Insurance is all set through CIS for the campsites.

City Manager Green notified the council about the agreement with OTEC to allow access to their substation through the old city hall. This will require the old city hall building being torn down. The City is not ready to demolish the building until everything has been moved out of the old city hall and into the finished fire hall and current city hall. There would be one day possibly two to knock down the building, level the ground and turn it into a parking lot. OTEC will cost share to cut back hillside while retaining enough to access the substation. City Manager Green believes there will be enough room for 12 parking spaces that can be opened before the eclipse. Employees of downtown businesses would be able to park

here freeing up parking spaces downtown. Public Works Director Legg said the water services, sewer services and well will be vaulted. City Manager Green said the final details of the agreements still need confirming but the idea was the City will get rid of the building and OTEC will remove the hillside and put in the retaining wall. There was never an easement with access to the substation for OTEC, the City has just always allowed access. The agreement will be finalized where the City gains a parking lot and OTEC gains access to the substation. The City will be out the 8-15 hours of labor but will gain critical parking and save around \$200 per month in insurance and the power demand charge. Councilor Smith said he believed the original discussion was to keep the building for storage until the storage was not needed any more. Public Works Director Legg said the County will let the City use an excavator and a ten yard dump truck free of charge.

The council agrees to move forward with tearing down the old city hall building and creating a parking lot.

Agenda Item No. 7 – Other Business and Upcoming Meetings

1. March 29th and 30th are the Elected Essentials 2017 workshops.
2. April 4th First Budget Committee Meeting – 7 pm at the fire hall.
3. April 11th Next City Council Meeting – 7pm at the fire hall.

Adjourn

There being no further business before the Council, Councilor Schuette moved to adjourn the meeting. Councilor Willey seconded and the session was adjourned at 8:10 p.m.

Respectfully Submitted:

Nicholas Green

City Manager

ACCEPTED BY THE CITY COUNCIL APRIL 25, 2017

Mayor Ron Lundbom