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AUMSVILLE CITY COUNCIL

Minutes – March 22, 2021

Mayor Clevenger called the meeting to order at 7:00 PM via Zoom Conferencing. Council present was: Mayor Derek Clevenger, Nico Casarez, Angelica Ceja, Doug Ecclestone, Walter Wick, and Della Seney. Council absent: Scott Lee. City Administrator Ron Harding (CA Harding) and City Clerk Colleen Rogers (CC Rogers) were also present via Zoom. The meeting was video recorded to be released later.

AGENDA APPROVAL: Councilor Casarez moved to approve the agenda as presented. Councilor Ecclestone seconded. Motion APPROVED 6-0: (Yes: Councilors Casarez, Ceja, Ecclestone, Seney, Wick, and Mayor Clevenger. No: None.)

PRESENTATION: Cascade School District Bond Presentation

Superintendent Darin Drill, Aumsville Elementary Principal Cyndi Ganfield, Aumsville Elementary Assistant Principal Zach Mintzer, and Director of Communication Madeline Sattler joined Council and gave a presentation explaining the Cascade School District (CSD) Proposed Bond Measure. The measure would encompass the needed upgrades for Aumsville, Turner, Cloverdale elementary schools, Cascade Opportunity Center, and both the Junior and Senior High schools. They explained how the bond would affect property taxes, adding \$.92 per \$1000 of assessed value to the current rate \$1.21. The State of Oregon has awarded a matching funds grant that the district could only receive if the bond passes. They also plan to have an independent citizen-led Bond Oversight Committee to oversee the use of bond funds if the measure passes.

The bond funds will address health, safety, and security concerns such as better ventilation for a number of schools; add needed classrooms to keep up with community growth; make repairs and energy efficient upgrades; and enhance vocational programs for students pursuing a health services, science, or trades career. If passed the bond would add ten new classrooms to Aumsville Elementary and renovate six, as well as update the security system, add a new gymnasium, and reconfigure the parking lot for safer traffic flow.

Principal Ganfield explained that if the bond doesn't pass the safety and security, new classrooms, repairs, and renovation projects outlined in the presentation would not happen and the property tax rate would not change.

Councilor Ecclestone asked if this would open job opportunities for teachers. CSD Superintendent Drill answered yes, by adding new classrooms there will be a need for additional teachers. He projected that the district would be growing by approximately 400 students in the next few years and their goal is to avoid classroom overcrowding.

VISITORS AND PUBLIC COMMENT: There were two online attendees and there was no public comment. Login information was provided for members of the community to make public comment at this time and listen to the discussion.

CONSENT AGENDA: Council reviewed the March 8, 2021 Council meeting minutes. Councilor Wick asked that his arrival time be corrected to show he arrived on time. Councilor Casarez moved to approve the consent agenda with correction as stated. Councilor Ecclestone seconded. Motion APPROVED 6-0: (Yes: Councilors Casarez, Ceja, Ecclestone, Seney, Wick, and Mayor Clevenger. No: None.)

OLD BUSINESS: There was no Old Business.

NEW BUSINESS:

Booster Station Auxiliary Power Generator – Design Engineering Proposal. CA Harding stated that this project has been discussed with Council on several occasions and staff has made a number of unsuccessful attempts to receive grant funds to assist with this project.

There have been a couple of occasions this year where the city has lost power, or we have experienced equipment breakdowns, and the water reservoir has become extremely low. Council has authorized us to update the water system master plan. This update will be a technical memo update. Staff agrees with our city engineers that a critical piece that will be a priority in the new plan, and is a priority in the current plan, is emergency generation of the main water reservoir.

There were no questions or concerns. Councilor Casarez moved to approve the service contract with Westech Engineering, LLC in the amount of \$32,000 from the Water Improvement Fund #28 to design the booster station auxiliary generator for the 1 million gallon reservoir. Councilor Seney seconded. Motion APPROVED 6-0: (Yes: Councilors Casarez, Ceja, Ecclestone, Seney, Wick, and Mayor Clevenger. No: None.)

CA Harding cited that during one of the Council retreat planning sessions, staff presented ideas to help the city meet Council goals. One idea was to remove some of the barriers in the Interchange Development (ID) zone that potential investors face. He proposed that the city move forward with the design of both Del Mar Street east and west intersections. Del Mar Street east will be the main access to the ID zone property. If the city designs the intersection, it will give investors a better understanding of the total cost of offsite improvements. Eliminating this uncertainty by knowing the improvements needed could help spur the ID Zone development.

Designing the Del Mar west connection to 11th Street is also a project that could assist in the ID zone development. The Del Mar west project will likely be constructed soon as there are several projects being discussed near this intersection. If the city designs how we want this intersection to function and how it is constructed there could be some benefit to traffic patterns that may increase the allowable trips in the ID zone.

The city has collected Transportation System Development Charges (SDCs) for a number of years, and these funds can only be used for growth related or partially growth related projects. Even though both projects may be constructed by development, the city has collected SDC funds that can be used to design the intersections.

There were no questions or concerns from Council. Councilor Casarez moved to approve the service contract with Westech Engineering, Inc. in the amount of \$364,020.00 from Transportation Fund #30 to design Del Mar Street east and west intersections improvements. Councilor Seney seconded. Motion APPROVED 6-0: (Yes: Councilors Casarez, Ceja, Ecclestone, Seney, Wick, and Mayor Clevenger. No: None.)

CA Harding stated that Council approved Ordinance No. 678 late last year, updating the city's authorization to implement SDC charges on new development based on existing methodologies approved under previous ordinances. Resolutions No. 15-15, 24-07, 19-18, and 18-10 were previously adopted, outlining the methodology and capital projects that set calculations for the maximum SDC charge for impacts to water, sewer, transportation, and parks.

By approving this resolution, Council is reaffirming the current SDC rates for each fund respectively assigned by the attached SDC rate summary.

There were no questions or concerns from Council. Councilor Casarez moved to approve Resolution No. 02-21 A RESOLUTION REAFFIRMING CITY ESTABLISHED SDC METHODOLOGIES AND RATES IN ACCORDANCE WITH ORDINANCE NO. 678. Councilor Ecclestone seconded. Motion APPROVED 6-0: (Yes: Councilors Casarez, Ceja, Ecclestone, Seney, Wick, and Mayor Clevenger. No: None.)

City Administrator Report: CA Harding reported that there have been 265 COVID-19 cases accumulative in our zip code since the onset. He stated that this comparatively is a low number, and our community has done a good job of preventative measures.

The new ballot drop box is in and will be installed in time for the upcoming election.

The Event Planning Committee will soon start Corn Festival planning and CA Harding asked Council for some guidance. Council consensus was to plan for an in-person event but have a Plan B if the COVID restrictions will not allow the in-person event. They also agreed that we should keep it low key, then plan on expanding for 2022. CA Harding informed Council that by moving forward with plans for an in-person event there will be expenses that would not be refundable if we had to cancel and go to Plan B. Council agreed that we should move forward with Plan A and the expenses for an in-person event. CA Harding stated that the committee will be meeting on April 7th and he would bring back a draft of the plan at the next Council meeting.

MAYOR/COUNCIL REPORTS AND INITIATIVES: None

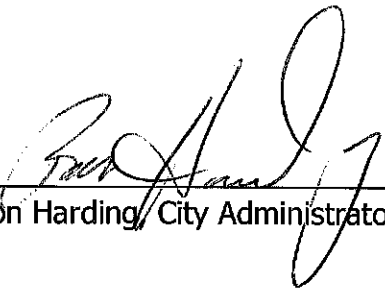
GOOD OF THE ORDER: Mayor Clevenger discussed his work travel itinerary with Council.

CORRESPONDENCE: None

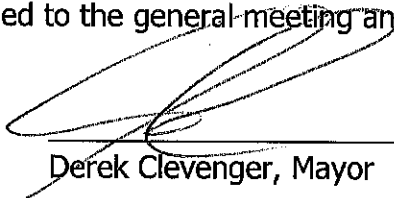
Council recessed into an Executive Session at 7:48 PM

EXECUTIVE SESSION: Council entered into Executive Session - Under the authority of ORS 192.660(2)(d) to conduct deliberations with persons designated by the governing body to carry on labor negotiations. *Any executive session discussion is off the record, matters discussed are not to be disclosed.*

There was no outcome to report. Council reconvened to the general meeting and adjourned without prejudice at 8:09 PM



Ron Harding, City Administrator



Derek Clevenger, Mayor