

CITY OF COQUILLE333
CITY COUNCIL MEETING MINUTES
July 5, 2005

COUNCIL PRESENT: Councilors: E.N. "Corky" Daniels, Jan Torbeck, Mollie Anderson, Fran Capehart and Kathy Hagen

STAFF PRESENT: City Manager Terence O'Connor, Finance Director Chuck Dufner, Public Works Director John Higgins, City Attorney John Trew, Police Chief Mike Reaves, and Deputy Recorder Rene Collins

PRESS: Dan Schreiber, The World

AUDIENCE: A roster of those present is on file in the City Recorder's Office.

1. CALL TO ORDER

Due to the absence of Mayor Britton and Council President Wiese senior Councilor Anderson will chair the council meeting. Councilor Anderson called the meeting to order at 7:10 p.m.

2. PLEDGE OF ALLEGIANCE

Councilor Anderson opened the meeting with the Pledge of Allegiance.

3. MAYOR'S COMMENTS

None.

4. COUNCIL REPORTS

Councilor Hagen is concerned about the overgrown brush around the city and suggested that we have Shutters Creek or the county prisoners do some bush control. Councilor Hagen provided a list of problem areas to the City Manager. Councilor Daniels also stated that 5th and Henry should be included in the list. Councilor Torbeck reported that the Parks and Rec committee has decided that memorials will be allowed in Coquille parks. The Parks and Rec committee will develop guidelines. Councilor Torbeck also stated that Sanford Heights Park needs new playground equipment and a fund should be started to replace it. Also the fund could be used for memorials and benches. Councilor Capehart reported that the Community Building has new picnic tables and benches that were built and purchased from Coquille High School she thanked the City for the purchase.

5. STAFF REPORTS

Public Works Director Higgins and Police Chief Reaves stated their reports are in the packet. Chief Reaves stated that Officer Nichols is retired, as the police department has a full staff. Finance Director Dufner reported auditors were scheduled for 2 days last week and finished in one day.

6. CITY MANAGER'S REPORT

City Manager O'Connor reported that the Principal of the middle school thanked the City for the use of the pool and facilities for the 8th Grade end of year party and commended Sharon Usselman and Jim Sanders on their hard work. Mr. O'Connor announced he received the updated Council goals from Chris Shoji and they will be passed out at the end of the meeting. City Manager O'Connor reported that 33 loads of logs had been shipped from the North unit of the property and approximately 8 loads are remaining. The South unit will have more loads, for a total of approximately 100 loads, and we are on track for \$200,000. The road is being worked on along the Rink Creek area to facilitate the log work on the south unit. Oregon Department of Forestry and the engineer are happy with the progress and work that has taken place. He attended a meeting with the County Commissioners, ODOT (Oregon Department of Transportation) and some farmers concerning the utilization of

the rail line next to Sturdivant Park. The County's thought was to use Sturdivant Park as the ingress and egress for loading and unloading of grain trucks, Mr. O'Connor discussed with the Commission that this plan is not compatible with Sturdivant Park. ODOT is looking for an additional site outside the City limits that would work with access on and off of HWY 42; ODOT rail commission will not allow the rail crossing to be reopened. City Manager O'Connor reported that ODOT is interested in possibly selling their shops as they are going to consolidate their shops and the City shops will need to be relocated when the new WWT plant is built. City Manager O'Conner also wanted to commend Dennis Graham and Bob Taylor for the outstanding work they have been doing from Ferry Street to the Dutch John Pond in preparation for the walking trail along the Coquille River.

7. PUBLIC PARTICIPATION

Chip Bogs of 95245 Rink Creek Lane, Coquille Oregon requested copy of the Forest Plan and was told he could contact the City Manager for a copy.

8. CONSENT CALENDAR

The council reviewed the minutes of the City Council meeting of June 6, 2005 and June 21, 2005, Resolution 14-2005 Resolution Extending Coquille's Worker Compensation Coverage to Volunteers of City of Coquille, Ratification of appointment to County Library Board and the 6th street Change Order #3 and Pay Request Authorization. Councilor Daniels made a motion to accept the minutes, Councilor Capehart seconded, all voted in favor.

9. RESOLUTION 15-2005 A RESOLUTION RESCINDING RESOLUTION 1-73 PERTAINING TO TRAFFIC AND PARKING IN THE CITY OF COQUILLE, COOS COUNTY, OREGON

Councilor Hagen made a motion to adopt Resolution 15-2005, Councilor Daniels seconded, all voted in favor

10. REQUEST BY JUDY COSTELLO, OPERATION COQUILLE FOR CLOSURE OF THE WESTERN MOST 150 FEET OF 1ST STREET BETWEEN CENTRAL AND BIRCH EVERY THURSDAY FOR A FARMERS MARKET.

Judy Costello 170 N. Adams, Coquille Oregon is requesting to close off 1st Street from 7:30 a.m. to -5:00 p.m. from the white picket fence at Figaro's for 150 feet to the old theatre. Over 300 people visited the Farmers Market last week. All the surrounding businesses were in agreement except Bill's Place, because he has elderly customers who play cards who need to be able to drive up to his business to park. Councilor Hagen thought that by allowing the closure it would bring more people downtown. Ms. Costello reported the vendors are local, insurance is provided via the Merchants Association through Juul Insurance and the market will end on Sept 15th The space rent is being donated to the roof fund for the Sawdust Theatre and next year the proceeds will be donated to the senior center. A member of the audience asked if Western Auto had been contacted and Ms. Costello said they had not. Councilor Torbeck asked if the community building parking lot was an option? Council members stated with swimming, senior meals on Monday, Wednesday and Friday that the parking lot is at full capacity. If a business were to occupy the Western Auto building Council would reconsider the closure of 1st street. Councilor Hagen made a motion that the City close 150 Foot of 1st Street between Central and Birch every Thursday through September 15, 2005. Councilor Torbeck seconded the motion and all voted in favor.

11. FINAL ORDER – RIPARIAN CORRIDOR VARIANCE REQUEST.

Public Workers Director Higgins presented a final order and findings of fact as directed by Council regarding Mr. Brugh's appeal to his Riparian Corridor Variance Request. Councilor Torbeck moved to adopt the final order and finding of fact regarding the matter of appeal of the City of Coquille's Planning Commission decision regarding application for approval for riparian corridor setback requirements for John Brugh, Councilor Capehart seconded the motion and all voted in favor

12. DISCUSSION ON DISPOSITION OF CITY HALL BUILDING

City Manager O'Connor reported a public meeting about the future of City Hall was held in February. The High School did a survey and in June reported that the preference was to use the building as a youth center. The building is appraised at \$300,000. A group had approached the City earlier about purchasing the building for an art gallery. If the City continues to own the building and let others use it would need to be ADA equipped. Councilor Daniels asked what the cost is to maintain the building on an annual basis and Finance Director Dufner said he would get the information. Lowell Thomas 854 N Elliot stated that Operation Coquille checked into keeping the building as a historical site and reported that the building is not at the top level of the registry so the building does not qualify for restoration funds. Councilor Capehart made a motion to sell City Hall, Councilor Torbeck seconded the motion. City Manager O'Connor stated that the Council has a policy to dispose of City Property; a public hearing would need to be held in order to dispose of the property and a second public hearing stating who purchased the property and the dollar amount. All voted in favor. Councilor Capehart made a motion to direct staff to move forward with the process of selling City Hall, Councilor Torbeck seconded the motion, all voted in favor. Councilor Torbeck also recommended contacting McMenamins Restaurant as a possible interested party, City Manager O'Connor will make the contact.

13. EXECUTIVE SESSION PURSUANT TO ORS 192.660 (2)(e) REAL PROPERTY TRANSACTION

At 7:45 Councilor Anderson announced that the City Council would meet in executive session pursuant to OR 192.660 (2)(e). The executive session was adjourned at 8:26.

Councilor Anderson reconvened the regular meeting. Councilor Hagen made a motion to instruct staff to hold a public hearing on the sale of the GP site, councilor Capehart seconded the motion, all voted in favor. The hearing date is set for July 19, 2005

14. OTHER COMMENTS

Public Works Director Higgins reported that a new maintenance worker has been hired named Jeff Thurman and has considerable experience in utility work. Mr. Higgins is also concerned about the flow of traffic and the possibility of people turning the wrong way on 1st Street during the farmers market. City manger O'Connor said we would monitor the situation.

14. ADJOURNMENT

Councilor Anderson adjourned the regular meeting at 8:30 p.m.

Mayor

ATTEST: _____
Deputy City Recorder

**CITY OF COQUILLE
URBAN RENEWAL AGENCY MEETING MINUTES
July 5, 2005**

1. CALL TO ORDER

Acting Chairman Torbeck called the meeting to order at 8:39 p.m.

2. APPROVAL OF MINUTES OF June 6, 2005

Councilor Anderson made a motion to approve the minutes from June 6, 2005, Councilor Capehart seconded the motion, all voted in favor.

3. DISCUSSION ON POSSIBLE USE OF URA FUNDS FOR REPLACING SIDEWALKS AND CURB AROUND THE NEW OFCCU BUILDING IN DOWNTOWN TO ASSIST IN CARRYING OUT DOWNTOWN REDEVELOPMENT

City Manager O'Connor reported a 27% reduction in the estimated cost of curbs and gutters from \$312,000 to \$226,900 thousand and the curbs in gutters will be in compliance with the Urban Renewal guidelines. URA is to assist in the redevelopment of URA area, and this improvement would benefit the citizens of Coquille. If we do not relocate the power the cost for the curbs would be about \$151,820. The total URA budget is approximately \$400,000. Councilor Torbeck questioned if the stamping of the sidewalk was included in the estimate, the City Manager responded no. Charter Cable will not give an estimate for relocating their wire under ground, Pacific Power & Light and Verizon costs are estimates only. Councilor Capehart made a motion to approve the project to replace the sidewalks and reroute wiring to under ground for the OFCU (Oregon Federal Credit Union) site on Baxter and Adams, Councilor Hagen seconded the motion. Motion passes 3 to 2, Councilor Hagen, Torbeck and Capehart voted in favor, Councilor Daniels and Anderson opposed the motion

4. ADJOURN URBAN RENEWAL AGENCY MEETING

Chairman Torbeck adjourned the meeting at 8:55 p.m.

Mayor

ATTEST _____
Deputy City Recorder