

MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL

February 16, 1999

The minutes of the proceedings of the regular meeting of the City Council of the City of Coos Bay, Coos County, Oregon, beginning at 7 p.m. with a work session in the Council Chambers and proceeding to a regular session at 7:30 p.m. in the Council Chambers at City Hall, 500 Central Avenue, Coos Bay, Oregon.

Those Present

Those present were Mayor Joanne Verger, Councilors Joe Benetti, Jeff McKeown, Cindi Miller, Don Spangler, Kevin Stufflebean, and Judy Weeks. City staff present were City Manager Bill Grile, Deputy Recorder Joyce Jansen, City Attorney Randall Tosh, Community Services Director Bill Finney, Finance Director Janell Howard, Fire Chief Stan Gibson, Library Director Carol Ventgen and Police Chief Chuck Knight.

WORK SESSION

City Manager Bill Grile requested item 2b establishing parking areas and parking permit fees be removed from the consent calendar. Mayor Verger noted Councilor Benetti has expressed interest in changing the east side of Bayshore to three hour parking, and commented a lot of people are unhappy with the changes in parking. Councilor Spangler commented the Council had previously implemented the Parking Committee's recommendation. Councilor Stufflebean said the resolution sets the permit fee at \$6.50 and he objected to the low amount. Councilor McKeown commented there will always be some people unhappy with the parking and suggested the Council not make further changes until after the agreed upon 60 day trial. Consensus of the Council is to revisit the matter after the 60 day trial period.

Mayor Verger reported she would be giving her state of the city address. Councilor Spangler reported Dick Haines had requested to appear before the Council regarding consolidating requests from non-profit organizations. Mr. Grile reported a recommendation to name the historic district Old Marshfield had been received from the Downtown Association. Councilor Spangler asked if the district would have boundaries and rules established. Mr. Grile responded it would not be a formal district and staff would be working with the Downtown Association to bring recommendations to the Council. Mayor Verger noted that four buildings in the area have been placed on the historic register. Councilor Miller reported the Downtown Association's desire is to have the historic district designation and signage.

Mr. Grile reported staff is requesting time to allow the architect to design the downtown restrooms as an addition to the Chamber building. There was further discussion of possible design alternatives, adequate lighting of the facility, and the rest stop concept as previously discussed. Community Services Director Bill Finney reported a revision to the periodic work program is necessary and the City has contracted with LDCD to update elements of the City's Comprehensive Plan. He explained the program was initially done in 1996 and some of the work has been accomplished and some has been changed. Mr. Finney reported two changes to the Planning Commission's recommendation are being suggested by staff regarding the urban growth boundary task and the coordination with special districts task. Mayor Verger commented the urban growth boundary would not be removed from periodic review and Mr. Finney said it is not clear if the County has removed it from their work program. Mr. Grile commented one of the Council's goals is to expand the urban growth boundary into the Bunker Hill area.

City Council Minutes – February 16, 1999

COUNCIL MEETING

Flag Salute

Mayor Verger opened the meeting and led the assembly in the salute to the flag.

Consent Calendar

Mayor Verger reviewed the consent calendar which consisted of the approval of the minutes of December 15, 1998 and January 5, 1999. Councilor Stufflebean moved to approve the minutes of December 15, 1998 and January 5, 1999. Councilor Weeks seconded the motion which passed with the Mayor and all Councilors present voting aye.

State of the City Address

Mayor Verger presented the State of the City Address, which is attached hereto and made a part of thereby, to the assembly.

Good Citizen Recognition Award for Neal Lawson

Community Services Director Bill Finney reported in January Neal Lawson noticed a vessel at the city dock with a small puncture to hull. Mr. Lawson contacted the City and helped averted what could have been a serious situation. Mr. Lawson was presented with a certificate of appreciation.

Report from Dick Haines Regarding Consolidation of Non-Profit Contributions

Mr. Haines did not show up for the meeting.

Department Head Report – Fire Chief Stan Gibson

Fire Chief Stan Gibson briefly reported on the City's emergency preparedness plan and the united command team regarding the New Carissa incident, and introduced Mike Szerlog from DEQ, Bill Milwee representing the ship owner, and Captain Mike Hall of the U.S. Coast Guard.

Mr. Szerlog reported federal law requires a management system be established which has representatives from the three entities. The federal on-scene coordinator being the Coast Guard, the state being DEQ, and the responsible party being represented by Bill Milwee. The state represents local interests which are DEQ, Fish and Wildlife, state parks, sheriff's department and the cities of Coos Bay and North Bend. Mr. Szerlog explained decisions are made by the unified command center with the three bodies providing information. He reported being in town just prior to the New Carissa incident for the purpose of discussing emergency preparedness with local entities. Mr. Szerlog reported the oil spill happened several days after the ship was grounded and the type of oil spilled once in the water forms tar balls. He commented 630 cubic yards of oily material has been collected and is not considered hazardous waste, but is classified as solid waste.

Bill Milwee expressed an apology from the ship owner and insurance provider for this unfortunate incident. He commented it has been a pleasure to work with the staff and citizens of the area, and commented

City Council Minutes – February 16, 1999

not enough consideration had been given for hiring local people to help with the cleanup. Mr. Milwee reported arrangements to train people and put them to work on the project are underway. He assured the assembly that the insurance company would be paying totally for the cleanup and other costs to the city and state. Mr. Milwee commended the unified command for their work and noted the primary concern has been for the environment. He commented if the oil had spilled it would have reached as far north as Canada and explained 200,000 gallons of the oil had been burned and what is left is very thick. Mr. Milwee reported after considering the options it has been decided to tow the bow out 240 miles out to sea and sink it in 6,000 feet of water. Mr. Milwee reported the Navy and the Coast Guard will assist in sinking the vessel after preparations have been completed to seal the vessel as much as possible. He noted the decision on what to do with the stern is still under consideration.

Captain Mike Hall reported the Coast Guard is committed to being here until the job is done and done right. He expressed confidence in the plans and decisions made, especially concerning the safety of those involved and the protection of the environment. Captain Hall explained burning the oil kept considerable environmental damage from happening and he commended the Council and staff for their support and confidence. Councilor McKeown inquired how sinking the vessel would avoid a further oil spill. Mr. Milwee said most of the oil left on the ship is in one tank and is the thickness of vaseline. Captain Hall commented the flow temperature for oil is 60 to 70 degrees and it is not possible to remove the remaining oil from the ship, and in deep cold water the product will remain in the vessel. Mr. Szerlog reported the Oregon Responder ship will accompany the New Carissa to the site in the event of a further spill. He noted the remaining oil cannot be burned because the volatile component is no longer there. Mayor Verger thanked the representatives for attending the meeting and giving the report.

Report from the Chamber of Commerce Community Enhancement Committee

Committee Chair Margery Whitmer reported one of the Chamber's goals last year and this year has been community enhancement. Ms. Whitmer commented the cooperation of local government has helped build a quality community. She reported an area-wide clean up has been planned for March 6th in preparation for the Governor's Conference on Tourism in April.

Approval of Naming the Downtown Historic District

City Manager Bill Grile reported the Council had endorsed the idea of naming the downtown area using a historic name and the Downtown Association is recommending the area be named the Marshfield Historic District. Staff will order the signs and have in place in time for the Governor's conference. Councilor Miller suggested signs also be installed designating the area as a shopping district as well. Mr. Grile commented there could be a problem with too many signs and the Community Services Director will follow up on the signs. Councilor Miller moved to designate a portion of the downtown area as Old Marshfield Historic District. Councilor Spangler seconded the motion which passed with the Mayor and all Councilors present voting aye.

Resolution 99-6 – Establishing Parking Areas and Parking Permit Fees

Councilor Benetti suggested the east side of Bayshore be changed to three hour parking except for one portion for 90 minute parking. He reported there are 63 employees in this area and 90 minutes does not allow for employee parking, and if the Bayshore area is not used for employee parking, they will use the

City Council Minutes – February 16, 1999

Fiddlesticks or the Kaffe 101 lots. Mayor Verger commented the Council felt there were other things people were unhappy about and the decision at the last meeting was to put the plan into affect for 60 days.

Ralph Larson, Parking Committee member, reported the Parking Committee had discussed employee parking south of Curtis Avenue and designated the area on Bayshore as 90 minutes for RV s and customer parking. He noted there are six restaurants in this block. Councilor Benetti commented the parking along Bayshore will not be used by customers and if not changed, the employees will use the lots which should be left for customers. Councilor Stufflebean said the resolution is for setting the fees and he is willing to support the resolution. Mayor Verger suggested the parking areas be monitored for usage during the 60 day period and if the parking along Bayshore is not used, change it back to three hour parking. Councilor Weeks supported changing the time in the Fiddlesticks lot and parking along Bayshore. Councilor Spangler suggested waiting until after the 60 day period before making changes and monitoring the Bayshore parking during this time. Councilor McKeown expressed concern that the Fiddlesticks and Kaffe 101 lots be available for customer parking and supported waiting until after the 60 day period before adjustments are made. Councilor Benetti moved to adopt Resolution 99-6 establishing permit parking areas, setting fees for parking permits, and establishing other regulations for parking in the City. Councilor Stufflebean seconded the motion which passed with the Mayor and all Councilors present voting aye.

Review of the City Hall Emergency Evacuation Plan by Police Chief Chuck Knight

Chief Knight reported the city hall emergency evacuation plan had been completed and distributed to the City Council and employees. Additional surveillance cameras have been installed in city hall and two emergency buttons will be installed later in the week.

Reassessment of 20th Street Local Improvement District Resolution 99-7

City Attorney Randall Tosh reported during the foreclosure process on a delinquent lien it was discovered an incorrect legal description had been given to the City for the 20th Street LIDs and adoption of Resolution 99-7 would correct the situation. Councilor Miller moved to adopt Resolution 99-7, which is attached hereto and made a part of thereby, reassessing certain real properties for the costs of a local improvement caused to be constructed by the City of Coos Bay. Councilor Weeks seconded the motion which passed with the Mayor and Councilors present voting aye.

Revisions to Periodic Review Work Program

City Manager Bill Grile reported staff's recommendation is to keep the urban growth boundary in the work program and inform the County this a priority for the City Council. Councilor Stufflebean inquired if there would be any cost to the City and Mr. Grile responded it is in the City's periodic work program and the Council would need to amend their comprehensive plan if the City extends the boundary. Councilor McKeown asked if this had been discussed with the County and Mr. Grile reported the state has already approved the County's action. Mr. Grile commented there is a problem caused by a breakdown in communication and employee changes, but ultimately the Council has to decide on the matter, and to get final approval the City must go to the Department of Land Conservation and Development Commission. Mayor Verger commented the County cannot be held totally responsible for the situation. Mr. Grile reported the City has requested a copy of the written notice from the County to the City as well as copies of the County's reports and Commission minutes where the action was taken. He further explained the County has an

City Council Minutes – February 16, 1999

obligation through periodic review rules and a joint management agreement to give notice to the City of the change. Councilor McKeown inquired if staff has discussed this with the County and suggested a non-aggressive approach be taken with the County in pursuing this matter. Councilor Weeks moved to approve the revised periodic review work program and the time line. Councilor Miller seconded the motion which passed with the Mayor and all Councilors present voting aye.

Ratification of the Firefighters Association Contract

Chief Gibson reported the Firefighters Association has met and ratified the July 1998 - June 2001 union contract. Councilor Stufflebean moved to ratify the Firefighters Association contract. Councilor Weeks seconded the motion which passed with the Mayor and all Councilors present voting aye.

City Manager's Report

City Manager Bill Grile reported North Bend City Council has declined to meet with Coos Bay regarding public and government access TV. North Bend has indicated they are interested in the government channel and clearly not interested in an intergovernmental agreement. Mayor Verger commented it is not a matter of not wanting to meet with Coos Bay Council, but a desire that things be worked out with the city managers. Councilor Weeks reported the North Bend Council had just recently received the material. City Attorney Tosh noted the material had been sent to their city attorney and had not been distributed to the Council. Councilor McKeown expressed disappointment North Bend did not want to sit down and talk because the government channel is a positive thing for the community. Councilor Stufflebean noted the public access channel is there and anybody can access it.

Mr. Grile reported North Bend's actual cost for fire protection at the airport is \$175,000 and North Bend currently has a contract with the Port of Coos Bay. Mr. Grile explained for Coos Bay to provide the service would be approximately \$200,000 although savings could be realized were the two cities to share services. Councilor Spangler commented \$200,000 seems high and Chief Gibson reported there is a difference in salary and benefit package for personnel and Coos Bay would have to increase staff to cover the airport. Councilor McKeown commented it would not be advantageous for Coos Bay to contract for this service and doing so would reduce the coverage in our city.

City Attorney's Report

City Attorney Randall Tosh reported material regarding PEG access will be provided to the Council and he is proceeding on the Unfair Labor Practice hearing for the fire department.

Mayor and Council Comments

Councilor Weeks thanked City Councilors and staff for helping with the employee luncheon; and reported the Mingus Stage Committee met and discussed selling commemorative bricks as a fund raiser. It is estimated the cement structure would cost approximately \$25,000.

Don Spangler asked Council what information should be included in the letter of support to FONSI regarding the gas pipeline. Councilor McKeown commented the timing was not good because Representative Mike Lehman had reported the State would not have had time yet to consider funding for the project. Mayor Verger commented FONSI plans to have the matter on the September ballot. Councilor Weeks suggested Tim Bishop, Chair of FONSI, give a report to the Council on the pipeline project.

Councilor Benetti reported the Promotions Committee will be helping with the Jazz Festival in

City Council Minutes – February 16, 1999

March, and commended Mayor Verger on her State of the City address and her work in helping the City progress in a positive way.

Councilor Stufflebean also complimented Mayor Verger on the State of the City address.

Councilor McKeown commended Mayor Verger for an excellent State of the City review and commented he is pleased to see local people involved in the New Carissa cleanup.

Mayor Verger asked the Council to consider the format for the third economic forum meeting. Consensus of the Council to invite all the panelists from the first two meetings, set up for a round table discussion, and develop the specifics on how the City should proceed with economic development.

Adjournment

There being no further business to come before the Council, Mayor Verger adjourned the meeting to March 2, 1999 at 6 p.m. in the Council Chambers of City Hall.

Joanne Verger
Mayor of the City of Coos Bay
Coos County, Oregon

ATTEST:

Joyce Jansen
Deputy Recorder of the City of Coos Bay
Coos County, Oregon

STATE OF THE CITY ADDRESS

Mayor Joanne Verger

If was early in February when I put the finishing lines to my state of the city address. I looked it over carefully for any omissions. Only one line referred to our Emergency Action Plan, adopted days before.

The next day (Feb. 4th) the freighter “The New Carissa” beached at Coos Bay and soon after began leaking oil from the vessel. A state of emergency brought in hundreds of people to the community and Coos Bay was thrust into national news.

With the blessing of unexpected good weather, the Coast Guard and Navy, the feared catastrophic oil spill and harmful air quality were avoided. The freighter was burned, the clean-up continues and any harmful environmental impacts are being (carefully) maintained.

Even with this seemingly successful outcome or “best case scenario” the state of our city seems somewhat changed. Or maybe we are the ones who are changed. Twenty-five years ago when there was a ship a day coming into port, they most always made it safely in and out of Coos Bay. The “New Carissa” had been here many times over nine years. As with most all emergencies, this event was totally unexpected, at the city.

We must soon review our Emergency Plan and how it worked this time. I can see some ways to improve it and I’m sure others will have some valuable input. There was no loss of human life and the next disaster may not leave us so fortunate. Our preparation is none too soon. As chair of Coos Bay’s Emergency Management Agency I am indebted to Fire Chief Stan Gibson for his quick return to his post and his cool head under rapid changing circumstances.

Now the Future: Over the past few years there has been some discussion with me by two private individuals concerning plans for a maritime museum. Certainly this is the time for some serious attempt by those involved in the Maritime Festival to work with others to receive donations from the “New Carissa” for the future maritime museum – and for the city to consider any appropriate partnership in this effort. I ask Council tonight to lend your support to this local project.

When I began my tenure as Mayor, seven years ago, I experienced a feeling of excitement and optimism. I could see so many possibilities for Coos Bay in the future. That excitement and optimism for my city has never left me.

As the year 1999 began, the city of Coos Bay had excellent new staff as department heads in Community Services, Planning and Finance as well as many highly respected long term employees throughout our departments.

City Manager Bill Grile received well-deserved high marks at his annual evaluation with special recognition for outstanding leadership and communication skills. Our 1998-99 budget was put together last spring without a finance director and has proven to be a reliable document, proving the city’s finances to be healthy and lean. Not surprisingly, we received an excellent audit report from Yergen and Meyer in January.

Some 1999 city projects now in process:

- The F Street improvement in Eastside
- A completed Front Street Master Plan
- The Empire Streetscape
- Phase 2 of the Eastside Boat Ramp that includes paving, lights and restrooms
- An overlay on Thompson Road
- Our library expansion project that is funded by Urban Renewal Funds – \$1.5 million – and

City Council Minutes – February 16, 1999

- supplemented with grants and donations
- Resurfacing parking lots in downtown Coos Bay

This kind of activity demonstrates a continuing “can do” attitude on the part of both the City Council and staff.

The Council has recently approved a consultant to review the city’s wastewater rate structure and to develop a methodology for establishing a systems development charge. This action is important for as we plan for anticipated growth in the next 10 to 20 years, we must show how the city can pay for that growth and development.

A new committee of talented experienced theatre-savy volunteers are putting together a plan to build a permanent stage at Mingus Park. This plan includes recommending locations, stage design and funding options. One of the city’s popular activities, the annual 4th of July celebration, uses a stage for entertainment each year and there is also interest in having “Music in Mingus” concerts in the future. A permanent stage is needed for both. A new organization has been formed as well known as the Friends of Mingus Park; it is chaired by Toni McSwain.

The downtown traffic study has been implemented encouraging through traffic down Fourth to Elrod before entering Highway 101. In cooperation with the Oregon Department of Transportation, our goal is to minimize traffic on Highway 101 during peak hours.

The Council continues to look at suggested locations for downtown restrooms which are needed. When public access TV ran out of money and had to be taken off the air by the Coos Bay - North Bend Public Access TV Committee, the city residents appealed to the Council to find some way to continue airing public meetings. With this popular demand, the City of Coos Bay established a government channel on Channel 14 and at this time continues to provide vital information to its viewers. We had hoped to extend requests for proposals to seek a non-profit group that might be interested in the public access channel which would not show government programming. We would need both cities to cooperate.

A new series of public affairs programs, entitled “Focus” will be added to our government channel schedule this spring through the cooperation of Marshfield High School and the television class instructor, Jim Baird. Programs will be taped at the school, beginning February 23rd.

This year’s Block Grant program was awarded to the Boys and Girls Club by the City of Coos Bay to assist them with the completion of their building. The Boys and Girls Club program is vital to the city’s goals as we address the problems of youth at risk and latch-key children in our community. Councilor Kevin Stufflebean has volunteered to chair a committee addressing youth at risk and latch-key children.

High unemployment continues as mills close and we experience a lack of a manufacturing and industrial base. When the Coos Bay City Council held their annual goal setting session recently, economic development was the No. 1 goal under the strong leadership of Councilor Jeff McKeown. As a follow-up to that, two sessions were held for the purpose of gathering information from the private sector and the public sector professionals as to the city’s appropriate role in business recruitment and where the city’s niche is in the economic development of our area.

A possible third session is planned and following this, a strategy could be developed and approved by the Council. You will note the importance of the Council support for our Water Board project to increase our needed water supply.

Coos Bay’s statewide struggling image has been of concern to me since my first election to the Council in 1990. Determined to change that, last year’s Oregon Mayors Association was held in Coos Bay and a strong effort was made to put out the red carpet and to “show off” all of our coastal communities. This year as the President of the League of Oregon Cities I am offered the welcomed opportunity for some ambassadorial duties for my city, as well. Coos Bay City Councilor Don Spangler now serves as the city representative on the executive board of the Oregon Coast Zone Management Association; Council President

City Council Minutes – February 16, 1999

Cindi Miller is Co-Chair of the Governor's Conference on Tourism to be held here in April. Councilor Judy Weeks has been promoted to work with Regional Strategies through Coos-Curry-Douglas Business Development Corporation, which further exposes our city and its assets across the state.

Two percent of the city's motel/hotel tax money is part of the funding base for the Coos Bay - North Bend Tourism Promotions Committee. Staffed by Beve Saukko, the city's ongoing effort to bring conventions and tourists to the area is seen as an important part of the economic development package.

Coos Bay's two urban renewal districts' projects are funded through tax increment financing. The two districts are the downtown commercial district and the Empire district's commercial area. Future developments are included in the urban renewal plans. Both plans can be seen at the Coos Bay library. Experienced Councilor Joe Benetti chairs the Urban Renewal Agency.

Coos Bay values its relationship with other groups: The Downtown Business Association, the Empire Community Association, the Choshi Sister City Association, the Coos Bay North Bend Chamber of Commerce, Community Action, other South Coast cities, Coos County, OMI (our contracted service for our wastewater department), the Coos Bay - North Bend Water Board, and our volunteer city committees.

Our emergency disaster plan has been adopted and will be used by the County as a model plan for their cities and our Y2k prevention plan is underway.

We are proud of a new swimming pool built with a donation of \$500,000 from a private individual and we were very pleased when voters approved the ballot measure to build a new pool house. This million dollar up-grade will allow competitive swim meets to be held at Mingus Park, attracting hundreds of swimmers and families in the coming years, adding to the area's economy.

While 1999 finds the City of Coos Bay in one of the most challenging times of its history, it is also experiencing the most exciting opportunities it has faced in the past 20 years.

Our future depends on how we take advantage of these opportunities. We must be more diligent in our search for creative solutions to problems. I am asking my Council to seriously consider a location for a central command center for 9-1-1 outside of the present city hall building, which may not survive a major earthquake.

We must be determined to make wise and prudent decisions in the expenditure of taxpayers money and I call on our city manager and department heads to give us a budget with an adequate carry-over balance as a safety net for our citizens. If we are to maintain the respect of our citizens that we so often enjoy today we must be keepers of our word and continue to be open in our dialogue with our constituents.

To date, our achievements have come when we have cared only about the best for our entire city. Every person on our staff and each one on our Council has had their hand prints on some success. It is an inspiration to serve as mayor of a city, at this time, that has both a vision and a heart!