

## MINUTES OF THE PROCEEDINGS OF THE CITY COUNCIL

September 5, 2017

The minutes of the proceedings of a regular meeting of the City Council of the City of Coos Bay, Coos County, Oregon, held at 7:00 pm in the Council Chambers at City Hall, 500 Central Avenue, Coos Bay, Oregon.

### Those Attending

Those present were Councilors Lucinda DiNovo, Drew Farmer, Jennifer Groth, Stephanie Kilmer, Stephanie Kramer, and Phil Marler. Mayor Joe Benetti was absent. City staff present were City Manager Rodger Craddock, City Attorney Nate McClintock, Intermediate Accountant Nichole Rutherford, Library Director Sami Pierson, Public Works and Community Development Director Jim Hossley, Fire Chief Mark Anderson, and Police Chief Gary McCullough.

### Flag Salute

Council President Groth opened the meeting and led the Council and assembly in the salute to the flag.

### Public Comments

Tracy Elst, Coos Bay: stated she was owner of TNT Market in Eastside. Previous eighteen months had shown more crime (break-ins and shoplifting) than during her parents' 30-year ownership. She supported the community through donations to various groups but could not continue without reduction in crime against her store. Calvin Strinz, Coos Bay: introduced himself as member of Eastside Neighborhood Watch and suggested a short monthly meeting be planned to include other community watch groups and City Manager and Police Chief. He promoted code enforcement and noted their watch group was seeking grants for use towards crime prevention. Stacey Bear, Coos Bay: stated she was the Chair of Eastside Neighborhood Watch and had been for last ten years. The goal of their group was to promote a family-friendly safe neighborhood and they were interested in working with the City to meet this goal, including potential bond issuance to support criminal justice. She requested City's police log be made available on a weekly basis and to include booking pictures. Patrick Wright, Coos Bay: identified himself as a member of Operation Rebuild Hope, a local veteran assistance group. He invited everyone to a Disaster Relief Drive scheduled for September 11, 2017 from 6:00 am to 6:00 pm at SWOCC campus parking lot #1 for donations of clothing, blankets, bottled water, and animal supplies to benefit victims of Chetco Fire.

### Consent Calendar

Council President Groth reviewed the consent calendar which consisted of:

- 3a: Approval of the minutes of August 1, 2017
- 3b: Acceptance of the July Combined Cash Reports
- 3c: Approval of an Initiation of a Proposed Vacation of Hemlock Avenue

Councilor DiNovo moved to approve the consent calendar as presented. Councilor Kilmer seconded the motion which carried. Ayes: DiNovo, Farmer, Groth, Kilmer, Kramer, Marler. Absent: Benetti.

**Public Hearing to Consider Text Amendment to Definition of 'Substantial Improvement' - Approval Would Require Enactment of the Proposed Ordinance**

Public Works and Community Development Director Jim Hossley stated the Land Development Code for the City of Coos Bay was enacted on February 16, 2016 and required a text amendment to update the language to be consistent with the Federal Emergency Management Agency (FEMA) position on redevelopment in the floodplain and to protect the City's interests against FEMA enforcement actions. The Planning Commission met on August 8, 2017 and recommended approval of the proposed language.

The City of Coos Bay, as the applicant, would propose to broaden the definition of 'substantial improvement' as stated in Chapter 17.149 Definitions. The addition, placed between subsections (2) and (3) would state "In any one-year period, if improvements to the structure total more than 50% of the value of the structure, the structure will be required to be brought up to current floodplain management standards. The one-year period will be a rolling period and start at the completion, or date of finalization, of the oldest improvement within the last 365-day period. At the end of each improvement, the structure must be deemed habitable as defined by the Oregon Building Code."

Council President Jennifer Groth opened the public hearing. No comments were given and the hearing was closed.

Councilor DiNovo moved to enact the proposed ordinance amending the Development Code definition of Substantial Improvement as related to floodplain re-development to align with FEMA's interpretation for the timing of phased improvements. Councilor Kilmer seconded the motion. Intermediate Accountant Nichole Rutherford read the ordinance by title only and Ordinance 490 was enacted by the following vote:

Aye: Farmer, DiNovo, Groth, Kilmer, Kramer, Marler

Nay: None

Absent: Benetti

**Approval of a Proclamation Renaming the Pedway to Preway**

City Manager Rodger Craddock stated as a tribute to the legacy of Steve Prefontaine and through community support, the Pedway would be renamed Preway. Mr. Craddock noted Urban Renewal Agency funded murals would be completed in time for ribbon cutting ceremony and reading of Proclamation a few days prior to the annual Prefontaine race.

Councilor Farmer moved to approve proclamation renaming Pedway to Preway. Councilor Marler seconded the motion which carried. Ayes: DiNovo, Farmer, Groth, Kilmer, Kramer, Marler. Absent: Benetti.

**Approve Contract Amendment with Stantec for Brownfields Project**

Public Works and Community Development Director Jim Hossley stated the City of Coos Bay was awarded an Environmental Protection Agency (EPA) Community Wide Assessment Brownfields grant and the Council approved a contract for \$375,800 with Stantec Consulting Services on November 18, 2014. Stantec would implement a community environmental assessment, planning, community outreach, and other environmental and planning components, entirely funded from the EPA grant proceeds.

The City of Coos Bay was also awarded a State of Oregon Business Oregon Brownfields Redevelopment Fund grant for \$25,000 to complete integrated planning activities associated with addressing redevelopment barriers impacting both public and private properties located along the Front Street waterfront corridor (Front Street Pedestrian Connectivity Study and updated Front Street Master Plan). The work associated with this grant would supplement the work financed by the EPA grant and was also awarded to Stantec. The fee for this work was not included in the original contract with Stantec and the action would ratify the contract for transparency.

Councilor Kilmer moved to approve contract amendment with Stantec for Brownfields Project. Councilor Marler seconded the motion which carried. Ayes: DiNovo, Farmer, Groth, Kilmer, Kramer, Marler. Absent: Benetti.

### **Amendment to the Downtown Urban Renewal Plan - Approval Would Require Adoption of Resolution 17-20**

City Manager Rodger Craddock recommended Council postpone discussion and approval of amendment to Downtown Urban Renewal Plan for a later date to allow staff to make additional previously discussed and requested revisions to the Plan.

### **Approval of Weekend and Night Construction Work on Plant 2 Expansion and Upgrade Project**

City Manager Rodger Craddock recommended Council postpone discussion and approval of weekend and night construction work on Plant 2 Expansion and Upgrade Project for later date to allow for proper notification of Empire residents potentially affected by change in work schedule.

### **City Manager's Report**

City Manager Rodger Craddock updated Council on upcoming events: Portland Trailblazers Rip City Relay was scheduled to take place on September 11, 2017 from 4:00-6:00 pm in front of City Hall; celebration of completion of Empire Blvd project was scheduled for September 12, 2017 at 5:30 pm at Hollering Place Wayside; and ribbon cutting and dedication of Prefontaine Murals was scheduled to take place on September 14, 2017 at 5:30 pm at the Preway.

### **Council Comments**

Councilor Farmer: stated follow-up to the spring Homeless Summit was scheduled for the 26th with reservations strongly encouraged. Councilor Kilmer: shared, as liaison for the Coos Bay Downtown Association, the success of Wednesday Market over the summer months and the large turnout for the Blackberry Arts Festival. She reminded everyone of the upcoming Bay Area Fun Festival scheduled for September 15th-17th.

### **Adjourn**

There being no further business to come before the Council, Council President Groth adjourned the meeting. The next regular Council meeting was scheduled for September 19, 2017 in the Council Chambers at City Hall.

Attest: *Susanne Baker*  
Susanne Baker, City Recorder

  
Jennifer Groth, Council President