

REGULAR CITY COUNCIL MEETING OF THE CITY OF REDMOND WAS HELD SEPTEMBER 9, 2014, IN THE CITY COUNCIL CHAMBERS.

COUNCIL MEMBERS PRESENT: Joe Centanni – George Endicott –Ginny McPherson –Jay Patrick

COUNCIL MEMBERS EXCUSED: Tory Allman – Camden King – Ed Onimus

STAFF PRESENT: City Manager Keith Witcosky – City Attorney Steve Bryant – Airport Director Jeff Tripp – Police Captain Brian McNaughton – Development Manager David Pilling – City Recorder Kelly Morse – Community Development Director Heather Richards – CIS Administrator Sheri Cleveland – Communications Manager Heather Cassaro – Deputy Director Jodi Burch

MEDIA PRESENT: Leslie Pugmire-Hole, Redmond Spokesman – KTVZ – COTV

Mayor Endicott called the meeting to order at 6:30 p.m.

BLESSING

There was no blessing given.

PLEDGE OF ALLEGIANCE

Councilor Centanni led the Pledge of Allegiance.

COMMENTS FROM CITIZENS AT THE MEETING

There were no comments from citizens at the meeting.

CONSENT AGENDA

- A. Minutes of July 29, 2014 P.M. Council Meeting (Exhibit 1)**
- B. Res. #2014-19 – A resolution of the City of Redmond declaring certain City property to be surplus. (Exhibit 2)**
- C. Bulletproof Vest Partnership Grant Acceptance (Exhibit 3)**
- D. Change Order #2 to Contract #2013-58 with Harper Houf Peterson Righellis Inc for the Dry Canyon Master Plan (Exhibit 4)**

Councilor Centanni moved, seconded by Councilor Patrick, to approve the Consent Agenda as presented, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

PRESENTATIONS

A. If I Were Mayor Contest Update, Mayor Endicott

Mayor Endicott announced that two of Redmond's winners from the "If I were Mayor..." contest were selected by the Oregon Mayor Association (OMA) to receive the state award at their annual conference. Rebekah O'Neill won in the poster category and Emma Poindexter won in the video category. Ms. O'Neill and Ms. Poindexter each won an iPad Air.

B. Volunteer Firefighter of the Year, Tim Moor

Redmond Fire & Rescue (RF&R) Volunteer Training Coordinator Jake Campbell shared that longtime RF&R volunteer firefighter Jade Ames was selected as the 2014 Volunteer Firefighter of the Year from the Oregon Volunteer Firefighters Association.

C. Mayors Leadership Award, Keith Witcosky

City Manager Keith Witcosky reported that at the OMA conference Mayor Endicott received the Mayors Leadership Award for large cities. Mayor Endicott won on behalf of the work he does for Redmond, the region and the state.

PROCLAMATIONS

A. 13th Anniversary of September 11, 2001 (Exhibit 5)

Councilor Patrick moved, seconded by Councilor Centanni, to approve the proclamation designating September 11, 2014, as a citywide period of honor and support for the victims and families on the 13th Anniversary of September 11, 2001, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

Mayor Endicott read the proclamation.

B. POW-MIA Awareness Day (Exhibit 6)

Councilor Patrick moved, seconded by Councilor Centanni, to approve the proclamation designating September 19, 2014, as POW-MIA Awareness Day, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

Mayor Endicott read the proclamation.

C. Suicide Prevention Month (Exhibit 7)

Councilor McPherson moved, seconded by Councilor Centanni, to approve the proclamation designating the Month of September 2014 as Suicide Prevention Month, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

Mayor Endicott read the proclamation.

ACTION ITEMS

A. Res. #2014-20 – Sisterhood Agreement between the town of Cuautla, from the State of Jalisco in the United Mexican States and the City of Redmond, Oregon in the United States of America. (Memorandum of Understanding with Cuautla, Jalisco, Mexico, establishing a Sister City relationship with the City of Redmond.) (Exhibit 8)

Mr. Witcosky explained that Res. #2014-20 will begin the formal process for establishing a Sister City relationship with Cuautla, Jalisco, Mexico. A Memorandum of Understanding will be signed by both cities. Mr. Witcosky opined that this relationship is a great opportunity for Redmond and Cuautla.

Councilor Centanni moved, seconded by Councilor McPherson, to approve the Sister City Agreement between Cuautla, Jalisco, and Redmond, Oregon, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

B. Addendum #5 to Contract #2012-8 with Century West Engineering for the Runway 4-22 Rehabilitation Project, Phase 2 Design Services. (Exhibit 9)

Airport Director Jeff Tripp requested approval to addendum #5 with Century West Engineering for additional design services on the Runway 4-22 Rehabilitation project. Due to project funding limitation, timing of the project and the need to limit the closure of both runways, construction was divided into two phases necessitating the completion of revised project plans, specifications, and bidding. The Federal Aviation Administration approved the proposed changes to the scope of work and fee schedule.

Councilor McPherson moved, seconded by Councilor Patrick, to authorize the City Manager to execute Addendum #5 to City Contract #2012-8 with Century West Engineering in the amount of \$138,450.00, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

C. Effective Date of City Manager Compensation Adjustment

Councilor Patrick stated that after Mr. Witcosky's employment evaluation on August 26, 2014, the motion approving compensation did not contain an effective date. The intent of the Council was to have the compensation effective July 1, 2014, so a new motion is required.

Councilor moved, seconded by Councilor, to apply the wage compensation retroactively back to July 1, 2014, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

PUBLIC HEARINGS

A. Ord. #2014-17 – An ordinance adopting the City of Redmond Southwest Area Plan in conjunction with findings of compliance with state and local land use planning requirements. (Exhibit 10)

Mayor Endicott opened the public hearing.

Community Development Director Heather Richards explained that Ord. #2014-17 will adopt the Southwest Area Plan (SWAP) as a Comprehensive Plan amendment and a Comprehensive Plan Map Amendment. The ordinance will provide a basis for future growth for the next 20-50 years but will not rezone any land.

Ms. Richards described the process used to develop the SWAP while showing the project area which consists of three sub-areas: within city limits; outside city but within the Urban Growth Boundary (UGB); and outside the City and UGB, but within the Urban Reserve Area. The purpose of the SWAP is to direct development within the UGB at urban level densities in a planned and orderly manner, and with the provision of an adequate level of urban services, including but not limited to public water, sewer, and urban streets.

The SWAP must comply with the Framework Plan as well as the following Great Neighborhood Principles:

1. Variety of Housing Choices (total units = 5,975)
 - 70 Percent of the area is proposed for R2 (low-density) residential
 - Single family dwelling units
 - Duplexes grandfathered in November 2006
 - 14 percent of the area proposed as R4 (medium-density) residential
 - Duplexes allowed
 - Multi-family conditional use
 - 2 percent of the area proposed as R5 (high-density) residential
 - Duplexes allowed
 - Multi-family allowed
2. Parks and Open Space (32 acres Park Zone or 3 percent of plan area)
 - 3 Neighborhood Parks (+/- 5 acres)
 - 1 Community Park (+/- 20 acres)
 - Alternative Community Park (20-30 acres)
3. Mixed Use Neighborhood
 - 21 acres

- 2 percent of project area
 - Two areas (+/- 10 acres)
4. Transportation
- Street Type Variety
 - Arterials (Helmholtz Way & Canal Boulevard)
 - Collectors (Wickiup Avenue, Elkhorn Avenue, Badger Avenue)
 - Local Streets
 - Bicycle, Pedestrian and Trail System
 - Within the right of way (sidewalks)
 - Primary trails (follow existing features, connect gathering areas)
 - Connector Trails (Connects residential areas)
 - Water
 - Serves only city limits
 - Extension with new development
 - Construct to City Master Plan
 - Wastewater
 - Serves only city limits (gravity sewer only, capacity limit)
 - Extension with new development (according to City Master Plan)
 - Far West Sewer Interceptor (necessary for UGB development)

Ms. Richards also shared that a tremendous amount of citizen involvement that has taken place throughout the 12-18 month process.

Realtor Pam Lester asked that optional “granny flats” be allowed over garages to help address Redmond’s limited rental market.

Redmond resident Jan Painter speaking on behalf of his mother Joanna Painter thanked staff for their focus on community involvement throughout the process and encouraged them to remain cognizant of the urban/rural interface

There being no further testimony, Mayor Endicott closed the public hearing.

Councilor Centanni moved, seconded by Councilor Patrick, to have a first and second reading of Ord. #2014-17, by title only, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

City Attorney Steve Bryant read the first and second reading of Ord. #2014-17, by title only.

Councilor Centanni moved, seconded by Councilor McPherson, to approve Ord. #2014-17, roll call vote: Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes, motion passed.

Mayor Endicott convened the Contract Review Board.

CONTRACT REVIEW BOARD

A. Evergreen Elementary School Rehabilitation Project, Alternative Contracting Method (Exhibit 11)

Ms. Richards requested the Contract Review Board’s approval of an alternative contracting method for design and construction of the Evergreen Elementary School Rehabilitation Project. There are three existing structures on the 3.31 acre site. The Budget estimate of \$8,902,505 is for the main structure only (35,558 square feet).

On July 24, 2014, the Council directed staff to pursue Construction Manager/General Contractor (CMGC) procurement options. Ms. Richards compared the Design-Bid-Build and Design Build with the CMGC process noting that the City had a desire to retain ownership of the structure.

Ms. Richards explained the statutory compliance requirements which govern procurement and how to consider an alternative contracting method. The City will launch an advertised competitive Request for Proposal process with an objective formal selection process. Cost savings to the public comes from selective demolition prior to final construction documents, value engineering during design and negotiation of a guaranteed maximum price. Ms. Richards shared the procurement timeframe and the design/construction timeframe.

Mayor Endicott opened the public hearing. There being no testimony, Mayor Endicott closed the public hearing.

Councilor Centanni moved, seconded by Councilor McPherson, to adopt the findings to allow an exemption to the public contracting requirements for the Evergreen Elementary School Rehabilitation Project to utilize a Construction Manager/General Contractor alternative contracting method for the public improvement project, motion passed. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

Mayor Endicott reconvened the Council.

MAYOR'S COMMENTS

A. Commission Appointments

Mayor Endicott recommended the appointment of Leah Moon to the Historic Landmarks Commission, term expiring December 31, 2018. (Allman-absent, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

Mayor Endicott announced that the Festival of Cultures will take place this Saturday and encouraged people to attend the naturalization ceremony noting that the Mayor of Cuautla, Jalisco, Mexico will be in attendance. Prepare Redmond will hold a resilience fair in Centennial Park on September 20, 2014. Mayor Endicott noted he will attend several meetings in Salem over the next few weeks.

COUNCIL COMMENTS

Councilor Centanni commented on the various individuals acknowledged at tonight's meeting for their awards, Music on the Green, Music in the Canyon, the Family Motor Coach Association rally, the Festival of Cultures, economic development activities, citizen involvement in public processes, beautification projects, and shopping local.

Councilor McPherson thanked the Mayor for his time and dedication as well as staff for their efforts to keep costs reduced on projects. Drivers were urged to use caution now that school has started.

CITY MANAGER COMMENTS

City Manager Keith Witcosky shared information on the League of Oregon Cities' City Hall Week, a reception for Mr. Tripp being held in Bend, comments received by the Mayor of Sisters, and a Cascade Business News insert on Redmond.

ADDITIONAL COMMENTS FROM CITIZENS AT THE MEETING

There were no additional comments from citizens at the meeting.

There being no further business, the meeting was adjourned at 8:29 p.m.

