

SPECIAL P.M. CITY COUNCIL MEETING OF THE CITY OF REDMOND WAS HELD DECEMBER 9, 2014, IN THE CITY COUNCIL CHAMBERS.

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

COUNCIL MEMBERS EXCUSED: Camden King – Ed Onimus

STAFF PRESENT: City Attorney Steve Bryant – Airport Director Jeff Tripp – Police Chief Dave Tarbet – Public Works Director Bill Duerden – City Engineer Mike Caccavano – City Recorder Kelly Morse – Community Development Director Heather Richards – CIS Administrator Sheri Cleveland – Deputy Director of Central Services Jason Neff – Deputy Director of Central Services Jodi Burch

MEDIA PRESENT: Redmond Spokesman – Bend Bulletin

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

PRESENTATIONS

A. Sustainable City Year Program (Exhibit 1)

Community Development Director Heather Richards introduced University of Oregon (U of O) Professor of City Planning Dr. Marc Schlossberg who created the Sustainable Cities Initiative. Five years ago, the Sustainable City Year Program (SCYP) was created when U of O staff posed the question, “What if we could connect *existing* courses taught in their *existing* ways with *existing* faculty to a single city over an academic year to work on projects identified by city staff?” The SCYP addressed “pesky perennial” issues for cities such as aging facilities and infrastructure; constrained budgets, vacant or slow to redevelop areas; shifting economy and industries; growing and changing populations; changing lifestyle preferences; and the quality of job applicants.

The cities of Gresham, Salem, Springfield, and Medford have participated in the SCYP. Course disciplines involved in the SCYP are Planning, Architecture, Public Policy, Landscape Architecture, Interior Architecture, Journalism, Geography, Product Design, Business, Law, Civil Engineering, Economics, Arts and Administration. One school year can provide work for up to 18 project using 25 to 35 courses, 12 disciplines, 500+ students and 60,000 hours of student time.

Mr. Schlossberg described the range of projects which have included industrial byproduct re-use, public safety facility, strategic communications, re-imaging housing authority, Minto Island Park, bicycle friendliness, and pedestrian connectivity to parks.

Benefits to cities include the following:

- Increased capacity
- Expanded breadth of conversation
- Testing of water (riskier solutions)
- Sustainability overlay
- Outreach
- Moving projects forward
- Engaging marginalized groups
- Energy (internally and as external engagement)
- Attract new talent

Benefits to the local private sector are:

- Get projects “unstuck”

- Educating future client (on sustainability)
- “Tilling the Soil” for projects
- Testing approaches (feasible/political)
- Connecting with U of O (research/students)

Community Development Director Heather Richards stated that participating in the SCYP would match Redmond, known statewide as an innovative community, with an innovative think-tank resulting in energy, excitement, new ideas, creativity, and strategies. Staff has been evaluating the SCYP for a few years and feels fiscal year 2015-2016 (FY 15/16) is an “opportunistic year”. Financial impact to the General Fund will be minimal since most of the proposed projects are part of an existing plan for funding or part of a departments work plan for FY 15/16. Examples of Redmond projects include:

1. Urban Renewal
 - Centennial Park Expansion
 - Parking Garage Study
 - Market Analysis
2. Parks
 - Sports Complex Feasibility Study
3. Transportation
 - South US 97 Costs Benefit Analysis
 - South US 97 Design and Development Guidelines
4. Safety
 - Redmond Cascadia Emergency Plan
5. Utilities
 - Branding/Marketing Plan for Utilities
 - Stormwater System Evaluation in the Dry Canyon
6. Airport
 - Design Guidelines
 - Strategic Marketing Plan

Mayor Endicott noted that the Professional/Medical District and TRIP 97 would serve as great projects as well. Ms. Richards and Mr. Schlossberg addressed questions from the Council on funding, budgeting, the selection process, and project planning.

Direction of the Council is to move forward with submittal of an application.

ACTION ITEMS

- A. Res. #2014-24 – A resolution of the City of Redmond, Oregon, extending the Forked Horn Butte Road Reimbursement District. (Exhibit 2)

City Engineer Mike Caccavano provided the Council with a brief background on Reimbursement Districts noting a developer will construct improvements that benefit adjacent properties. When adjacent properties develop and make use of the improvements, the City collects assessment and transfers funds to the developer who constructed the improvements. Reimbursement Districts are established for a period of 10 years. City Code allows for two extensions, for a maximum of 5 years each, at the sole discretion Council.

On December 14, 2004, the Forked Horn Butte Reimbursement District was established. On November 26, 2014, Developer Glenn Kotara requested an extension. Mr. Caccavano shared that there are currently right-of-way concerns that affect use of the improvements:

1. Deschutes County determined that the right-of-way dedication had not been signed by all of the parties with an interest.
2. Does the adjacent property owner have access to the improvements?
3. Forked Horn Butte Road is also privately owned.

The potential reimbursement if the adjacent property develops is \$20,682.51.

Mr. Caccavano answered questions from the Council adding that parties involved have known about the issues since July 2014.

Mr. Kotara spoke to the Council and presented his reasons for requesting an extension noting that Developer John Pewther initiated development of property within the reimbursement district, but fees were not collected by the City. In response, Mr. Caccavano clarified that fees are collected at the time of filing a plat and no final plat was filed by Mr. Pewther.

Washington Federal Bank's Engineering Representative Alex Hurley stated that their property cannot access all of the services. Mr. Kotara countered that the property is connected to city services with fire hydrants located throughout the parcel. Mr. Caccavano explained that the infrastructure was installed in preparation of a final plat; however, due to the demise of the economy, Mr. Pewther abandoned the project and the infrastructure is not connected to Mr. Kotara's improvements.

In response to Mayor Endicott's question regarding what it will take to resolve the issue, City Attorney Steve Bryant stated it could take a lawsuit to resolve the street issue if the property owner does not correct the easement access. Mr. Bryant briefly reviewed documentation presented by Mr. Hurley and expressed serious concern with what transpired between Arbor Homes and Mr. Kotara.

Mr. Bryant presented the Council with their options which are to deny the extension, grant an extension for 5 years, or grant an extension for a period of time shorter than 5 years. Mr. Bryant suggested granting a 6 month extension to allow staff an opportunity to evaluate the situation and research potential consequences.

The Council discussed what would be a suitable amount of time to determine a resolution.

Councilor Centanni moved, seconded by Councilor McPherson, to adopt Res. #2014-24 as amended to be a 6 month extension, motion passed. (Allman-yes, Centanni-yes, Endicott-yes, King-absent, McPherson-yes, Onimus-absent, Patrick-yes)

EXECUTIVE SESSION

Mayor Endicott convened the Council into Executive Session at 8:06 p.m. in accordance ORS 192.660(2)(h) authorizing executive sessions "to consult with counsel concerning the legal rights and duties of a public body with regard to current litigation or litigation likely to be filed."

Mayor Endicott closed the Executive Session portion of the meeting at 9:11 p.m.

The regular portion of the meeting was called to order at 9:11 p.m.

MOTIONS AS A RESULT OF EXECUTIVE SESSION

There were no motions as a result of Executive Session.

OTHER BUSINESS

Ms. Richards notified the Council of an orientation session for Council will take place on Friday, December 19, 2014.

There being no further business, the meeting was adjourned at 9:12 p.m.

Prepared by Kelly Morse, City Recorder

