

MINUTES
Warrenton City Commission
Regular Meeting – April 10, 2018
6:00 p.m.
Warrenton City Hall - Commission Chambers
225 S. Main
Warrenton, OR 97146

Mayor Balensifer called the meeting to order at 6:01 p.m. and led the public in the Pledge of Allegiance.

Commissioners Present: Rick Newton, Pam Ackley, Mark Baldwin, Tom Dyer and Mayor Henry Balensifer

Staff Present: City Manager Linda Engbretson, Finance Director April Clark, Public Works Director Collin Stelzig, Public Works Operations Manager Kyle Sharpsteen, Harbormaster Jane Sweet, Assistant Harbormaster Mike Olson, Marina Maintainer Kim Davis, Marina Maintainer Anthony Wirt, Marina Maintainer Ken Ramsdell, Marina Maintainer/Office Clerk Jessica McDonald, and Deputy City Recorder Dawne Shaw

Commissioner Baldwin made the motion to approve the consent calendar as presented. Motion was seconded and passed unanimously.

Balensifer – aye; Dyer – aye; Newton – aye; Ackley – aye; Baldwin – aye

COMMISSIONER REPORTS –

Commissioner Dyer welcomed everyone and noted the progress made at the property on S. Main, across street from City Hall.

Mayor Balensifer noted he and Commissioner Newton attended the LOC small cities roundtable. He reminded everyone the elk Town Hall is this Thursday, and noted the purpose is to discuss problems and issues around town, and what individuals can do to maintain a safe coexistence.

City Manager Engbretson requested an addition to agenda for the meter replacement project; and noted the CIP work session is scheduled for next Tuesday, April 17th at 5:30.

Mayor Balensifer ordered the meter replacement project be added to the agenda as item 7-D; there were no objections.

PUBLIC COMMENT – Kevin Byers stated he is new to the area and bought a house on King Salmon Street. He voiced concerns about the new construction on neighboring properties and water run off issues. Stacy Byers reiterated the situation, noting that as a mother, she is concerned about safety issues related to standing water. Dale Adams also voiced concerns over same issue, and spoke about 9 issues as outlined in a handout given to the Commission for the

record. Commissioner Newton noted he has been investigating matter, and stated he does not want this to ever happen again. City Manager Engbretson stated she has assured Mr. Adams she would look into this matter in a timely manner. Discussion continued and Ms. Engbretson stated the issue brought up by the Byers will also be looked into. Mayor Balensifer suggested having Public Works and the Planning Department at the next meeting to explain the drainage process and how building permits apply.

PUBLIC HEARINGS – None

BUSINESS ITEMS –

Mayor Balensifer noted it is goal of the City Commission to recognize staff that goes above and beyond. He proceeded to recognize the Marina staff for the recent work they have done to raise a sunken vessel, and repurposing the salvaged mast as a flag pole at the marina. Each marina staff member was given a certificate of appreciation.

Public Works Director Collin Stelzig gave an update on the Oregonians Floodplain Protection Complaint against FEMA. He outlined a timeline of events as noted in the document passed out to the Commission, and noted the court will hopefully make a determination in May. Mayor Balensifer noted when the lawsuit first started they were looking for a city to sign on to it, and asked how many other cities are involved in lawsuit. Mr. Stelzig stated Warrenton is the only city involved, and brief discussion followed.

City Manager Engbretson stated the lease between the City of Warrenton and Pacific Fisheries LLC expired June 30, 2017. She noted the original lease provided the lessee the option to renew for an additional ten years, and the City received a request from Pacific Fishing LLC to renew the lease. Ms. Engbretson stated the original lease (1997) was between the City and Timothy & Loralene James. The lease was assigned to Pacific Fishing LLC, in 2014. She noted not being in default, per terms and requirements for renewal, staff worked with legal counsel to update the lease. She outlined updates to the lease language made by legal counsel. Discussion followed on whether to renew the lease or pursue selling the land, and the consensus was to table the lease renewal to discuss options.

Commissioner Ackley made the motion to table the Pacific Fishing lease, until such time the staff can report on the properties and leaseholds within the City of Warrenton. Motion was seconded and passed unanimously.

Balensifer – aye; Dyer – aye; Newton – aye; Ackley – aye; Baldwin – aye

Public Works Director Collin Stelzig discussed the meter replacement project, and noted the project is expected to be done in the next week. Discussion followed on the meters, repair parts and radio reads.

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Commissioner Dyer made the motion to authorize the Mayor to execute a contract between HD Fowler and the City of Warrenton for goods related to the Meter Replacement Project for a maximum value of \$132,068.06. Motion was seconded and passed unanimously.

Balensifer – aye; Dyer – aye; Newton – aye; Ackley – aye; Baldwin – aye

DISCUSSION ITEMS –

GOOD OF THE ORDER – Commissioner Newton noted he reached out to Astoria’s Mayor Arline LeMear regarding people using the Warrenton dog park. Ms. LaMear stated there is a lot of resistance for a dog park in Astoria. He stated he has also been working on the community emergency preparedness event in September, and gave a brief update.

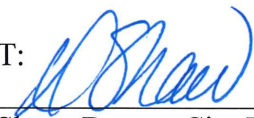
Commissioner Dyer discussed nuisance properties and suggested putting something in the paper such as a clean-up contest. City Manager Engbretson asked if the Commission wishes the city to pursue a nuisance declaration on the property on S. Main Avenue, across from City Hall. Mayor Balensifer stated the city should continue with the nuisance ordinance to property owner.

Commissioner Ackley gave an update on Way to Wellville. She also noted real estate statistics and briefly discussed housing needs over the next 5 years. She gave a brief update on the Hammond Marina task force and noted the city did not get the grant for dredging. She thanked Harbormaster Jane Sweet for her work on the grant application. Ms. Sweet gave a few comments on small grants that may be available. City Manager Engbretson noted Ms. Sweet is meeting with the Corps for an environmental assessment, which is part of the transfer process.


Mayor Balensifer stated he spoke with the owner of the property on 9th and Main regarding the nuisance ordinance. He also noted Warrenton High Fisheries will have a fish release May 11th from 4:00 – 7:00 p.m. and gave brief details on the event.

Commissioner Newton thanked Mayor Balensifer for reading at the library; and thanked Cindy Yingst for the pictures in the Columbia press.

There being no further business Mayor Balensifer adjourned the meeting at 7:27 p.m.

ATTEST: 

Dawne Shaw, Deputy City Recorder

APPROVED:


Henry A. Balensifer III, Mayor