MINUTES
CITY COUNCIL MEETING
July 24, 2019
6:30 p.m.

AMERICAN LEGION HALL BUILDING
311 DESCHUTES AVENUE
MAUPIN, OREGON

PRESIDING: Mayor Lynn Ewing

COUNCIL PRESENT: Lynn Ewing, Tom Troutman, Susan Wright, Jon Helquist Suzanne Knapp, Mike Foreaker

COUNCIL ABSENT: Randy Bechtol

STAFF PRESENT: City Manager Stan Suenaga, Recorder DeOra Patton, Attorney Paul Sumner

Visitors Present: Karen DuPuis, Kathie Richey, Ralph Wimmer, Christine Wolfe, Judy Sumner, Denny Wright, Julie Tucker, Donna Henderson, Rich Sutliff, Bronte Dod, Kyle Suenaga, Steve Kramer, Rob Miles, Mark Seder

CALL TO ORDER/ ROLL CALL/ PLEDGE OF ALLEGIANCE. The meeting was called to order by Mayor Ewing at 6:36 p.m. Roll call of Council and staff was conducted by Recorder Patton. Mayor Ewing led council and audience in Pledge of Allegiance.

CONSENT AGENDA: A) Approval of Minutes of April 24, 2019; B) Mayor/Councilor Monthly Finance Report; C) Payment of Invoices for June 2019. It was moved by Councilor Knapp, seconded by Councilor Wright, and passed unanimously on a 6 to 0 vote (Ayes: Foreaker, Knapp, Ewing, Wright, Troutman & Helquist; Nays: none); the Council approves consent agenda as presented.

AUDIENCE PARTICIPATION. none

REPORTS.

City Manager. City Manager Suenaga reported on hiring Librarian Bronte Dod, taking the current library and city hall properties off the market following last Council meeting, the public works staff working with local contractor on the City Park boat ramp, having the Bike Repair signs up at Kaiser Park and City Park, working with the Sheriff on getting the speed trailer, getting a lot of complaints from residents on Dufur Avenue and 3rd Street about

people not stopping at "stop" sign so going to paint a white stripe to get attention to obey "stop" sign, his having spoke to every vacation rental owner and they have been cooperative in removing their advertising from the vacation sites, the Nuisance Abatement Officer position posted on City website, and he will continue to monitor and address complaints coming in.

Planning Commission. Recorder Patton reported a joint worksession of the Council and Commission was held on July 17, 2019. The next regular scheduled meeting of the Commission is August 13, 2019, and will include worksession on the LI/C Zoning, small rezones (housekeeping) and mixed use in commercial zones.

Chamber. Coordinator Kyle Suenaga reported on upcoming events.

Library. Librarian Bronte Dod reported she has been doing a lot of organizing, she will be applying for the Ready to Read grant, and been working with Councilor Wright on fixtures.

Public Works. Councilor Troutman reported he has been working with City Manager Suenaga.

Mayor. Mayor Ewing reported on the School Track Field project and Jeff Kitchens of BLM maybe being at the Council meeting in October to discuss potential for an organization to operate the depot house during the summer.

Parks. City Manager Suenaga reported on receiving the 15 new heavy-duty picnic table frames and personnel assembling them now. Public Works personnel is also working on repairs to the playground equipment at Mountain Fir Park.

Capital Projects. Councilor Wright reported on the Civic Center construction work progress and the Fixtures, Furniture and Equipment contract and work.

Environmental/Recycle. Councilor Foreaker deferred to Agenda Item #7.

Legislative / LOC. Councilor Knapp reported on some bills that passed and failed in the Legislature. She presented a list of Trainings provided by LOC Staff and Consultants, and noted trainings of interest to be Council Roles and Responsibilities, Community Visioning/Strategic Planning and Connect with Your Community: Communication Strategies that Work.

Public Safety. Councilor Helquist acknowledged the hot weather, kids out, a lot of people in town, and to be cautious of that. He reported he has not been able to track down if the jumper from the bridge is real or not. He gave warnings to be careful on water and to know the signs and actions to take for heat exhaustion/stroke. He reported fire danger is the biggest concern and the Fire Department is thinking about it.

CIVIC CENTER UPDATES & INFO.

a. **Funding Updates**. Mayor Ewing reported on the status of the Murdock Trust funding and other grants being looked at.

b. **RFQ – Furniture, Fixtures, and Equipment**. Covered in Reports.

STEVE KRAMER – WASCO COUNTY COMMISSIONER PRESENTATION. Commissioner Kramer reported a Town Hall meeting by Senator Bentz and Representative Bonham will be held next Tuesday, 6:00 – 8:30 pm at the Readiness Center in The Dalles regarding the Carbon HB 2020.

On behalf of the Wasco County Board of Commissioners and Wasco County Economic Development Commission, Commissioner Kramer presented a check to the City of Maupin and Library in the amount of $50,000. He acknowledged they look at Maupin as being the economic driver in the south part of the County. They believe in the stuff Maupin is doing in reinventing itself, and they are going to help as much as they can. The Maupin broadband was something they also invested in.

JULIE TUCKER – RECYCLING. Julie Tucker of Emerald Systems LLC presented a brochure and spoke on their pilot project in Dufur. Their facility is manned all the time and materials are sorted and bailed. The program includes educating people and it needs to be a community effort to keep materials out of landfill. She told of the type of materials they accept and presented a handout on commodity prices.

APPROVAL OF AUDIT FOR PERIOD ENDING JUNE 30, 2018. Recorder Patton recognized the Council having been provided with the audit report in advance of this meeting. She acknowledged the annual auditor comment relative to the City relying on the external auditors to assist with the financial statements and options for the City to (1) provide training opportunities for its staff that would enable it to become more familiar with the financial statements prepared using GAAP, (2) hire an external Certified Public Accountant to prepare or confirm the accounting records, or (3) take no action. The Council has annually opted to take no action. It was moved by Councilor Knapp, seconded by Councilor Helquist, and passed unanimously on a 6 to 0 vote (Ayes: Foreaker, Knapp, Ewing, Wright, Troutman & Helquist; Nays: none); the Council approves the Audit For Period Ending June 30, 2018.

CONSIDER APPROVAL OF AUDIT CONTRACT FOR 2019, 2020, 2021. Council was provided with the proposed contract, and the proposed fee was acknowledged. Based on discussion, it was moved by Councilor Foreaker, seconded by Councilor Knapp, and passed unanimously on a 6 to 0 vote (Ayes: Foreaker, Knapp, Ewing, Wright, Troutman & Helquist; Nays: none); the Council approves this audit contract with Emerald CPA Group, LLP for the years ended June 30, 2019, 2020 and 2021.

RFP FOR DEVELOPMENT OF CITY PROPERTIES. Mayor Ewing gave a highlight of the RFP presented in the Council meeting packet. Councilor Wright suggested changing Architect to Architectural Team. Councilor Knapp read the Project Objectives and submitted her question is what the citizens think of this new development site.

On inquiries by Ralph Wimmer on how many times the City is going to change what to do with the property and by Kathie Richey on how long the City is going to wait to put the property back on the market, Mayor Ewing clarified the proposal is to look at selling the property to person who can do the best development of the site rather than just selling at market. He confirmed the City is looking at a 60-day time frame.

Donna Henderson, Rich Sutliff, Medy Gantz and Rob Miles submitted input in support of the development proposal with acknowledgement it is a smart thing to do, a fantastic idea, and great concept for taking Maupin to the next level. Mrs. Gantz and Mr. Miles also submitted 60 days sounds like a short time. Denny Wright suggested being conservative on what is offered; i.e. tax incentive. Steve Kramer suggested having qualifications inserted in proposal.

Based on discussion, it was moved by Councilor Knapp, seconded by Councilor Wright, and passed unanimously on a 6 to 0 vote (Ayes: Foreaker, Knapp, Ewing, Wright, Troutman & Helquist; Nays: none); the Council accepts the RFP with the identified suggested changes that the City Manager and Mayor will make and they will be contacting outside resources to define the RFP and then putting it out for distribution.

ARTIST RFP SELECTION PROCESS, 1% FOR ART. Mayor Ewing and Councilor Wright reported on the concept of an RFP and moving forward on it. 1% would equal about $25,000. There is potential for multiple selections. Based on discussion, it was moved by Councilor Knapp, seconded by Councilor Troutman, and passed unanimously on a 6 to 0 vote (Ayes: Foreaker, Knapp, Ewing, Wright, Troutman & Helquist; Nays: none); the Council moves forward with developing and finalizing an RFP by City Manager, Councilor Wright and Mayor Ewing and put that out for solicitation for 30 days.

COUNCIL RULES. Council reviewed pages 17 and 18 of the draft.

COMMUNICATIONS. Mayor Ewing presented a notice dated July 23, 2019 from USDA Rural Development regarding Identifying and Reporting USDA, Rural Development Assistance to USDA Rural Development Employees, Relatives and Associates relative to the City's Proposed SEARCH Grant Application for Water System Mapping.

SUGGESTED TOPICS FOR NEXT MEETING.

a) Council Rules
b) Planning for Community Visioning
c) Materials posted on website

NEXT MEETING. Wednesday, August 28, 2019 – Regular Meeting

ADJOURN. Mayor Ewing adjourned the meeting at 8:35 p.m.

Respectfully submitted by
DeOra M Patton, Recorder

SIGNED: _____
Lynn Ewing, Mayor

ATTEST: DeOra M Patton
DeOra M. Patton, Recorder