



## MINUTES

City Council and Planning Commission Work Session

Thursday, August 3, 2023

Maupin Civic Center (507 Grant Avenue) and virtually on Zoom

### Call to Order / Roll call of City Council and Staff / Pledge of Allegiance

Mayor Carol Beatty called the meeting to order at 4 p.m. Roll call of City Council and Staff was conducted by City Recorder

Christine Wolfe

*Presiding:* Mayor Beatty

*Council Present:* Mark Roper, Rob Miles, Kathy Peck,

*Council Absent:* Mike Foreaker, Tom Troutman

*Commissioners Present:* Lauren Whitaker, Michael Jones, Jessy Rose, Andrew Kreipe

*Commissioners Absent:* Suze Riley

*Staff Present:* Recorder Wolfe, Administrative Assistant Bronte Dod

*Visitors Present:* Medy Gantz, Doug Lowell, Colleen Strohm, Susie Miles, Marni Malefyt, Mark John, Todd Gruener, John Wood, Nicole Wood, Ellen Ragan, Christine Fruehling

### Work Session: Short Term Rentals, East Maupin Rezone

Councilors, Commissioners, and Staff discussed the current short term rental regulations in Maupin. Discussion included a review of Commissioners Jones' research about STRs; putting a cap on STRs in Maupin; the issues with regulating by zoning; concern about losing residential zones.

The group reached a consensus that staff should continue tracking interest in STRs and issues with regulating STRs over the next 12 months and Council and Planning Commission will consider placing a cap on rentals. Mayor Beatty will communicate to the public that the City does not support zone changes from residential to RC for the purpose of creating a STR.

Discussion about the proposal to rezone East Maupin to RC included questions about use of properties; intent of rezone; Maupin's Comprehensive Plan; impact of rezone that would increase STRs; how future zone change applications would be considered if Council decided not to take action. Cleaning up zoning is complicated by regulating STRs by zoning. The group emphasized the need for long-term housing. If proposed east side rezone were to be continued, staff can reach out to property owners and confirm who would like to be part of the rezone; have property owners opt-in to the rezone rather than opt-out.

The group reached a consensus that the Industrial-zoned property owned by Mr. Troutman can remain Industrial, the Open Space zoned property is privately owned and a rezone initiated by the property owner to a developable zone would be supported; the City will not support rezoning residential property in west Maupin to RC for the purpose of creating a STR.

### Work Session: City Manager Recruitment, Vacant City Council Position (City Council only)

Using a consultant for a City Manager Recruitment would cost about \$25,000. General consensus was that the City does not

want to go that route to hire a new city manager. Minor changes to job description are needed; Attorney Cleaveland is working that. Mayor Beatty and staff will create a hiring plan.

The group discussed the process to filling the vacant City Council seat. Mayor Beatty said she has been approached about the position. Council will appoint the new City Council member at the next meeting and discussed questions to ask candidates.

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**Adjourn**

Mayor Beatty adjourned the work session at 6:11 p.m.

Respectfully Submitted by Christine Wolfe, City Recorder

Signed: Carol Beatty  
Carol Beatty, Mayor

Attest: Christine Wolfe  
Christine Wolfe, City Recorder