

CITY OF WILSONVILLE
CITY COUNCIL MEETING MINUTES

A regular meeting of the Wilsonville City Council was held at the Wilsonville City Hall beginning at 7:00 p.m. on Monday, May 20, 2019. Mayor Knapp called the meeting to order at 7:23 p.m., followed by roll call and the Pledge of Allegiance.

The following City Council members were present:

- Mayor Knapp
- Council President Akervall
- Councilor Stevens
- Councilor Lehan
- Councilor West

Staff present included:

- Bryan Cosgrove, City Manager
- Jeanna Troha, Assistant City Manager
- Barbara Jacobson, City Attorney
- Kimberly Veliz, City Recorder
- Chris Neamtzu, Community Development Director
- Cathy Rodocker, Finance Director
- Mark Ottenad, Public/Government Affairs Director
- Patty Nelson, City Engineer
- Martin Montalvo, Public Works Operations Manager
- Zoe Monahan, Assistant to the City Manager
- Mike McCarty, Parks and Recreation Director

Motion to approve the order of the agenda.

Motion: Councilor Stevens moved to approve the order of the agenda with the removal of Ordinance No. 816 to return on June 17, 2019. Councilor Lehan seconded the motion.

Vote: Motion carried 5-0.

SUMMARY OF VOTES

Mayor Knapp	Yes
Council President Akervall	Yes
Councilor Stevens	Yes
Councilor Lehan	Yes
Councilor West	Yes

Councilor Akervall explained at the work session Council decided to continue the public hearing for Ordinance No. 816 to June 17, 2019.

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COMMUNICATIONS

A. Green Tariff

Portland General Electric (PGE) staff Josh Halley and Eric Underwood presented on the Green Tariff program.

Mr. Halley summarized PGE's current renewable energy program. He noted Wilsonville is participating in the Clean Wind Program, which has a variable cost that has been \$3 per megawatt hour. He outlined the Clean Wind Program. He reported in the Green Tariff program, PGE would make a long-term commitment to purchase the entire output of a wind or solar facility to be built in Oregon or Washington. He added in order for customers to participate, it requires long-term commitment of 10 or 15 years.

Halley stated power will come from this one facility and be offered at a flat fixed rate for the entire term customers participate, \$1.50 per megawatt hour. He explained once the city makes the commitment, energy will be delivered to Wilsonville, and the renewable energy certificates associated with developing the project will come to Wilsonville. He noted customers would be able to enroll in a week and a half. He indicated PGE would need a non-binding letter of interest on May 31 that would identify the megawatt hours the city will to commit to for the facility. He added mid-July is when Wilsonville would be on the hook for a binding agreement, and the letter of interest on May 31 is how to reserve a place in line.

Councilor West asked if it would just be PGE that would be providing the power for this program. Mr. Halley explained PGE would not purchase the facility, only select the developer and project. He added power would not be available until mid-2021. Councilor West confirmed the project would be development of a new facility. He asked if it would be bid to a local company. Halley replied the location will be local but the facility may not be locally owned. He added, in effect, PGE would be entering a power purchase agreement.

Councilor Lehan asked where a solar facility would be located. Mr. Halley replied eastern Oregon. Councilor Lehan asked the status of coal use by PGE. Mr. Halley replied coal is being phased out and the Boardman Coal Plant is slated to be retired in 2020. Councilor Lehan asked what PGE's commitment to reducing demand for power is. Mr. Halley outlined PGE's conservation programs. Councilor Lehan confirmed PGE is making headway in conservation.

Councilor Akervall asked what places have used this model successfully. Mr. Halley replied it is relatively new concept being driven by municipalities or large companies. He noted five states have different versions of this program. Discussion ensued on how power is kept reliable and the Boardman facility. Councilor Akervall asked if the cost to produce this power would decrease significantly over the next 15 years. Mr. Halley explained if costs go down in the future, the basic rate of service price will decrease, and this additional fixed premium remains constant.

There was consensus to move forward with a letter of interest.

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CITIZEN INPUT & COMMUNITY ANNOUNCEMENTS

This is an opportunity for visitors to address the City Council on items not on the agenda. It is also the time to address items that are on the agenda but not scheduled for a public hearing. Staff and the City Council will make every effort to respond to questions raised during citizens input before tonight's meeting ends or as quickly as possible thereafter. Please limit your comments to three minutes.

Cara Renfore, Wilsonville resident, thanked Councilor West for articulating the concerns of those living in Villebois. She stated there is a misconception that the frustrations and concerns about the piazza area are a result of the fire, rather than the reality there have been concerns and frustrations about infrastructure problems, and the fire was a catalyst. She noted safety concerns include blocked views of oncoming traffic, packed parking blocking visibility on pedestrian ways, and illegal parking in spaces not designated for cars. She indicated she loves the idea of surveys to get community input on development so there is a project that benefits everyone. She explained Villebois is a commuter community so people have multiple vehicles to get to their jobs. She added she is concerned about traffic around the Montessori school.

Jami Arbon stated a real estate property study and several other studies have shown areas that allow and regulate cannabis experience less crime. She noted she owned an award-winning dispensary in Beaverton and she would like to open one in Wilsonville. She added she would like to give 3 percent of \$65 million to her community. She indicated if alcohol and tobacco are allowed, there is no reason to not allow cannabis.

Fariba Furughi, Wilsonville citizen, thanked Council for the opportunity to speak. She echoed the points of Cara Renfore, which are also her concerns. She noted one objective for the area is developing affordable housing and cautioned against harming the community life that is already flourishing there. She reported her point is that trying to bring in rental complexes to Villebois without parking is a serious flaw in planning. She stated rental units would ruin something created beautifully and bring in something that does not fit in the space. She asked Council to consider parking as crucial to development and added rental spaces are not necessarily going to be affordable in Villebois.

Ellie Furughi, Villebois resident, stated she agrees with comments mentioned by the prior speakers about the Villebois neighborhood. She stated a major concern is congestion and parking.

Mayor Knapp reported staff would be meeting with Villebois residents on June 4, 2019.

MAYOR'S BUSINESS

A. 2019 National Public Works Week Proclamation

Public Works Operations Manager Martin Montalvo presented a slideshow displaying pictures of the Public Works Department crews at work on various projects. Mayor Knapp then read the proclamation into the record.

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B. 2019-2021 City Council Goals

City Manager Cosgrove reported there are seven key performance areas with goals associated with them, a total of 15 new goals, and 3 carryover goals. He listed the key performance areas.

Mayor Knapp reported Council spent a weekend on goal setting and narrowed the goals into workable, practical things to move toward accomplishment.

Councilor Akervall stated she appreciated the goal setting process. She noted her concern is the work the community wants to be doing in the parks. She explained there have been parks master plans developed and the community wants to see those projects moved forward. She indicated there could be financial gains to having a larger strategic approach in looking how to move these projects forward. Ms. Akervall suggested having a formal goal to explore the community interest in a general obligation bond for completing some of those parks projects and the work in the parks master plans. She noted work would include Memorial Park, Boones Ferry Park, Advance Road Athletics Field, and opening up access points to the Willamette River. She added she is interested in gathering more information.

Mayor Knapp explained his involvement in the master plan process. He stated his perception is there is a large interest and hope by people in community to develop these expanded public park facilities. He noted there is not funding to carry many of the plans forward, and the city keeps chipping away at it. He expressed support for engaging citizens to see if they are ready to make a financial commitment to carry out more of these projects on a closer time frame.

Councilor Lehan stated parks in particular are a big-ticket item, and she recalled the cost to do all the improvements was at least \$30 million. She noted projects have made it to the goals are a kayak entrance and a community garden. She indicated there might be a way to step into some additional projects or tone down the big cost to make it more manageable. She added it is good to be making incremental progress, particularly when purchasing new river frontage.

Councilor Lehan stated her comment on the goals is on the goal for additional research for arts and culture with the possibility to add staffing. She noted discussion had been that position would be part tourism and part art and culture with funding partially from tourism. City Manager Cosgrove stated he would add tourism to the title.

Councilor Stevens stated she agrees with Councilor Akervall. She noted this might have been an oversight. She emphasized exploring the bigger picture is an important Council goal and suggested adding it.

Councilor West stated the parks are beautiful, a lot of work has gone into the parks, and it is expensive. I hope we go to the people, and explain how much it will cost He suggested exploring that goal moving forward.

Councilor Lehan clarified she did not suggest going for the big ticket, but said there may be something that can be done in between.

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City Manager Cosgrove explained the general obligation bond process. He asked if the small parks projects should remain in addition to exploring a bond. Councilor Lehan stated those are small enough projects and worth keeping.

City Manager Cosgrove asked Councilor West if he supported adding the community garden to the bond discussion or keeping it a separate goal since he suggested the goal. Councilor Akervall suggested including it with the bond because there may be financial gain in doing projects in a strategic way. City Manager Cosgrove noted there was an extensive public process with developing the master plans and priorities for projects. He suggested checking in with the Parks Board.

Councilor West stated he agreed with Councilor Lehan. He emphasized there is a really be a big benefit to providing the kayak access and the community garden. He suggested keeping those projects as goals.

Mayor Knapp noted there are pathways in Boones Ferry Park and under the freeway bridge. He suggested connecting those and building those trails even if there is nothing else done in that area.

City Manager Cosgrove explained the bond process requires drilling down on the master plans, putting those cost estimates together, seeing what the community has said about what the priorities would be, putting together some global numbers, getting together with the Parks Board about what the priorities should be, and then working with bonding staff to figure out options. He suggested leaving the two parks items as separate goals, and Council agreed.

Councilor Akervall proposed addition of the goal to explore community interest for a general obligation bond to expedite implementation of projects identified in parks master plans, including capital projects at Memorial Park, Boones Ferry Park, Advance Road Athletic Fields, and access to the Willamette River. She stated the process should include comprehensive analysis of increased O&M (Operations and Maintenance) costs as well.

Motion: Councilor Lehan moved to adopt the 2019-2021 City Council Goals with edits and additions just discussed. Councilor West seconded the motion.

Vote: Motion carried 5-0.

SUMMARY OF VOTES

Mayor Knapp	Yes
Council President Akervall	Yes
Councilor Stevens	Yes
Councilor Lehan	Yes
Councilor West	Yes

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C. Upcoming Meetings

Upcoming meetings were announced by the Mayor as well as the regional meetings he attended on behalf of the City.

COUNCILOR COMMENTS

A. Council President Akervall

She reported she participated in ribbon cutting ceremonies for two new business, WHA Insurance and Corner Coffee Shop.

B. Councilor Stevens - Pass

C. Councilor Lehan

Memorial Day weekend the following events will take place:

- Pleasant View Cemetery, Scouts Flag Ceremony
- Korean War Veterans Memorial, Memorial Day Ceremony

D. Councilor West

He reported he participated in a ribbon cutting for Life Flight. He added it was an honor as a nurse to do the ribbon cutting because he has seen firsthand the amazing work they do. He reported Five Alarm had a concert at Wood Middle School, and there was a breakfast hosted by Rotary. He noted they raised \$6,500 toward Villebois Fire Relief Fund.

CONSENT AGENDA

Ms. Jacobson read the titles of the Consent Agenda items into the record.

A. **Resolution No. 2744**

A Resolution Of The City Of Wilsonville Acting In Its Capacity As The Local Contract Review Board Authorizing The City Manager To Execute A Construction Contract With Moore Excavation, Inc. For Construction Of Belnap Court & Morey Court Outfall Restoration Project (Willamette River Storm Outfall Repairs).

Motion: Councilor Lehan moved to approve the Consent Agenda. Councilor Akervall seconded the motion.

Vote: Motion carried 5-0.

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PUBLIC HEARING

A. **Ordinance No. 816** – 1st Reading

An Ordinance Of The City Of Wilsonville Repealing And Replacing Wilsonville Code Chapter 11 – Fees.

Mayor Knapp reported this hearing would be continued to June 17, 2019.

Motion: Councilor West motioned to move the Public Hearing for Ordinance No. 816 to June 17, 2019. Councilor Akervall seconded the motion.

Vote: Motion carried 5-0.

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Councilor Lehan	Yes
Councilor West	Yes

NEW BUSINESS

A. **Resolution No. 2749**

A Resolution Of The City Of Wilsonville To Accept A Transfer Of Land From The West Linn-Wilsonville School District.

Ms. Jacobson read the title of Resolution No. 2749 into the record. She presented the staff report on the land transfer between the city and West Linn-Wilsonville School District.

Motion: Councilor Lehan moved to approve Resolution No. 2749. Councilor West seconded the motion.

Vote: Motion carried 5-0.

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CITY MANAGER'S BUSINESS

City Manager Cosgrove announced SMART received two electric buses earlier in the day. He also noted Senate Bill 1021 passed unanimously by the Joint Committee on Transportation and now moves to the Joint Ways and Means for Transportation.

LEGAL BUSINESS

The City Attorney Jacobson retold that Kinder Morgan would be in the area June 25-27 for meetings on pre-planning and to provide a safety update to the public.

ADJOURN

Mayor Knapp adjourned the meeting at 9:00 p.m.

Respectfully submitted,

DocuSigned by:
Kimberly Veliz
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Kimberly Veliz, City Recorder

ATTEST:

DocuSigned by:
Tim Knapp
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Tim Knapp, Mayor