



CITY COUNCIL WORK SESSION

Wednesday, March 04, 2020

265 Strand Street, St. Helens, OR 97051

www.ci.st-helens.or.us

Welcome!

All persons planning to address the Council, please sign-in at the back of the room. When invited to provide comment regarding items not on tonight's agenda, please raise your hand to be recognized, walk to the podium in the front of the room to the right, and state your name only. You are not required to give your address when speaking to the City Council. If you wish to address a specific item on the agenda, you should make your request known to the Mayor as soon as possible before the item comes up. The Council has the authority to grant or deny your request. Agenda times and order of items are estimated and are subject to change without notice.

1. **Call Work Session to Order 1:00 p.m.**
2. **Visitor Comments**
3. **Discussion Topics**
 - 3.A. Semi-Annual Report from Chamber of Commerce - Chrissy Marquardt
 - 3.B. Habitat for Humanity Donation Request for Housing Public Forums - Jennifer Anderson
[030420 Habitat for Humanity Request](#)
 - 3.C. City Planner Report - Jacob
[City Planner Rept Memo for March 4, 2020 WS](#)
 - 3.D. Update on FY 2020-2021 Budget Planning
 - 3.E. Update on Citizens Day in the Park Planning
4. **Department Reports**
 - 4.A. Library Department Report
[Council Action Request - Early Closure for Retirement Event](#)

The St. Helens City Council Chambers are handicapped accessible. If you wish to participate or attend the meeting and need special accommodation, please contact City Hall at 503-397-6272 in advance of the meeting.

**Be a part of the vision...get involved with your City...volunteer for a City of St. Helens Board or Commission!
For more information or for an application, stop by City Hall or call 503-366-8217.**

[Council Action Request Closure July 3](#)

- 4.B. Administration & Community Development Department Report
[030420 Admin & Community Development Dept Report](#)

5. **Council Reports**
6. **Executive Session**
7. **Other Business**
8. **Adjourn**

Executive Session - *Following the conclusion of the Council Work Session, an Executive Session is scheduled to take place to discuss:*

- *Real Property Transactions, under ORS 192.660(2)(e); and*
- *Consult with Counsel/Potential Litigation, under ORS 192.660(2)(h).*

Representatives of the news media, staff and other persons as approved, shall be allowed to attend the Executive Session. All other members of the audience are asked to leave the Council Chambers.

Memorandum

To: City of St. Helens city officials
From: Jennifer Anderson, Executive Director, Columbia County Habitat for Humanity
Date: February 25, 2020
Subject: **Public Forums on Housing Instability & Homelessness in Rural Communities**

Columbia County Habitat for Humanity is planning to host a series of public forums on Housing Instability & Homelessness in Rural Communities. There will be three public forums in three cities - St. Helens, Clatskanie, and Vernonia.

Expectations:

- Allow meaningful conversations and cultivate understanding between people who have experienced homelessness or are struggling with the cost of housing, people who have worked to solve the problems, and people in the community who have dealt with the fallout.
- Energize people in the community to actively take part in dealing with affordable housing, find community-based solutions, and recognize that adequate supply of affordable housing reaps economic benefits for the whole community.
- Build or strengthen partnerships among public, private and nonprofit organizations, and governmental agencies to further efforts to create housing solution for people in the community.

When & Where

St. Helens - May 7th
Vernonia – TBD
Clatskanie - June 11th

Format

The event will be from 6-8 PM. 6-7:30 PM is a panel discussion between 4-5 panelists and the public with a moderator. The last 30 min is for socializing. Attendees can eat, talk, and visit tables from various local organizations: Habitat, Community Action Team, Columbia County Mental Health, Columbia Pacific CCO, local banks, and others to ask for information or help they needed.

COLUMBIA COUNTY HABITAT FOR HUMANITY

Public Forum: "Housing Instability & Homelessness in Rural Communities"

BUDGET

Project Cost

Item	Amount	Note
Venue rental in St. Helens, Clatskanie, Vernonia	\$ 900.00	\$300/ event (3 events)
Professional moderator fees	\$ 1,500.00	\$500/ event (3 events)
Celebrity speaker fee	\$ 1,000.00	only at the kick-off event in St. Helens
Promotion	\$ 420.00	Social media ads, etc.
Printing cost of flyers, programs, surveys, & others	\$ 500.00	
Misc stationery - clip chart, pens, post it, name tags, etc	\$ 300.00	
Equipment rental - projector, mic & amp	\$ 380.00	\$120/ day
Food & refreshments	\$ 1,500.00	for 3 events
Project coordinator & organizers	\$ -	Assuming 120 hrs for the whole project
Total :	\$ 6,500.00	

Funding Sources

Source / Type		Note
Grants & Donations		
Columbia County	\$ 1,000.00	Pending (\$500 pledged originally)
City of St. Helens	\$ 750.00	
City of Clatskanie	\$ 500.00	
City of Vernonia	\$ 500.00	
Columbia Pacific CCO	\$ 500.00	pledged
Community Action Team	\$ 250.00	pledged
Columbia County Habitat for Humanity	\$ 250.00	pledged
Columbia Community Mental Health	\$ 250.00	pledged
Local Banks: InRoads	\$ 500.00	pledged
Local Banks: Wauna	\$ 500.00	
Local Banks: Fiber	\$ 500.00	
Subtotal	\$ 5,500.00	
In-Kind Donations		
Celebrity speaker fees	\$ 1,000.00	Adrianna Franch of Portland Thorns & US Women's National Soccer Team
Project coordinator & organizers	\$ -	CC Habitat Staff time (Jennifer & Bill)
Volunteer		
Project coordinator & organizers	\$ -	CC Habitat volunteers' time
Total:	\$ 6,500.00	



CITY OF ST. HELENS PLANNING DEPARTMENT

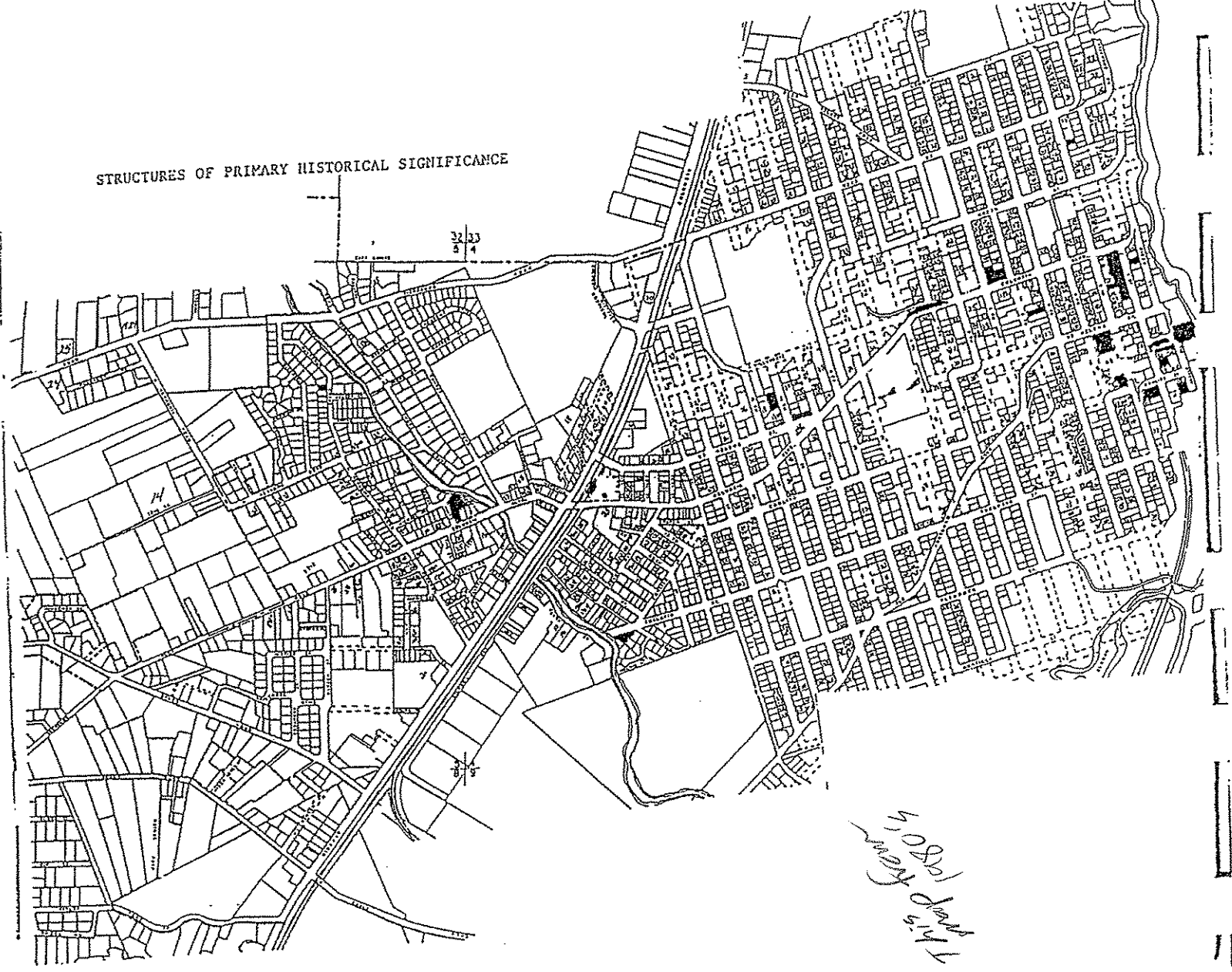
MEMORANDUM

TO: City Council
FROM: Jacob A. Graichen, AICP, City Planner
RE: City Planner Report for March 4, 2020 Work Session
DATE: February 24, 2020

In addition to discussing things on the January and February Planning Department Activity Report, I would also like to show the Council the old and new Designated Landmarks Maps as well as discuss the Planning Department's Goals.

See attachments.

19.20.030 Map and list of significant historic resources.



SHMC 19.20.030



Priority	Task	Planner	Notes
A	X Current Planning	Got caught up in 4th quarter 2019 All	Catch up after waterfront long range planning efforts (Riverfront Connector) and
A	Millard Road Zoning / Easement Vesting	In process... All	Partly based on Park plan for site
A	X Official Zone and Comp Plan Map updated	Done Jacob	Last version from 2016
A	Campbell Park Grant	2020 is the year for planning, Jenny	maybe implimentation
A	X Wetland deliniation for S.H. Ind. Park	Done with DSL, Jacob	almost with Corps...
A	Training new staff (Comm. Dev. Admin.)	Still ongoing All	
B	Code Amendments - Housing	All	**May be combined with other code amendments** Wait for model code (2nd half of 2020)
B	Jacob's Mt. Property line clean up	Jacob	
B	Millard Road entry sign	Jenny	
B	S.H. Ind. Park Infrastructure Plan	Grant in process All	DLCD TA Grant to be top priority now
B	Police Station analysis	In process All	to be top priority now
B	SRTS - Columbia Boulevard	Jenny	West side sidewalk project to be top priority now
B	Code Amendments - State forced	All	**May be combined with other code amendments**
B	X Records Retention - Final form for City Recorder	Done Jacob	
B	X Code Amendments - Accessory Structures	Included All	with flood amendments
B	Training Jenny - Advanced Current Planning	Jacob	May be combined with other code amendments** - Bldg v. Dev Code and coi
C	Update Parks Master Plan	Jenny	
C	S. River St to S. 2nd Street Connection Plan	All	With PWs
C	Update pamphlets (hard copy and website)	All	
C	Code Amendments - Food cart/truck rules	All	
C	Records Retention - Implementation	All	Implimentation started - now ongoing
WC	Urban Renewal	Jenny	top priority for new TIF projections, and other...
WC	New GIS / Aerials	Jacob	Could be differet dept. - or partnership
WC	BUILD Grant	All	2nd attempt not successfull may or may not reapply
X			
X			
X	Updated: 9-24-19	Update remarks Feb. 18, 2020	
X	WC = Wild Card		

Planning Department Goals

Priority	Task	Planner	Notes
A	Current Planning	All	Try to keep time review minimal & provide good help
A	Millard Road Zoning / Easement Extension	All	Zoning and easement in process
A	1st / St. Helens Street Intersection	All	Planning not lead but has input
A	5th Street Trail Grant Project	Jenny	Must be completed by September 2020
A	Campbell Park Grant Project	Jenny	Must be completed by September 2021
A	Riverfront Property Efforts	All	Varies / Many Layers
A	Training new staff (Comm. Dev. Admin.)	All	Still ongoing
A	S.H. Ind. Park Infrastructure Plan	All	Project's first meeting in Feb. 2020
A	Police Station analysis	Jacob	
A	Columbia Blvd. sidewalk SRTS project	Jenny	1,100 feet of sidewalks on Columbia Blvd.
A	Flood and Accessory Structures Code Amends	Jacob	Code Updates by May 2020 per DLCD
A	Urban Renewal Agency Management	Jenny	For 2020 new TIF projections, etc...
A	S. River St to S. 2nd Street Connection Plan	All	Try to do in 2020; With PWs
B	Code Amendments - Housing / State Mandate	All	State Model Code in later half of 2020
B	Jacob's Mt. Property line clean up	Jacob	Street vacation (s) /Lot Line Adjustment(s)
B	Millard Road entry sign	Jenny	
B	Training Jenny - Advanced Current Planning	Jacob	Hasn't started much yet...
C	Update Parks & Trails Master Plan	Jenny	
C	Update pamphlets (hard copy and website)	All	Accessory structures/fences
C	Code Amendments - Food cart/truck rules	All	Currently dealt with under TUPs
C	Records Retention - Implementation	All	Started in Jan/Feb 2020 - Now ongoing / time permitting
WC	New GIS / Aerials	Jacob	Could be differet dept. - or partnership
WC	BUILD Grant	All	2nd attempt unsuccessful; may or may not reapply

X

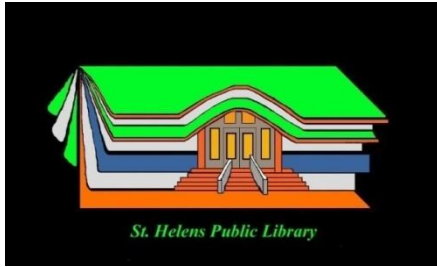
X

X **Updated: 2-18-2020**

X **WC = Wild Card**

X

X **Planning Department Goals**



Request for Council Action

To: City Council

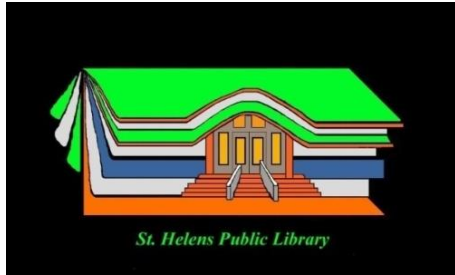
From: Margaret Jeffries, Library Director

Date: February 26, 2020

Subject: Early Library Closure for Retirement Event

The Council's permission is requested to close the library at 5:00 pm on Monday, June 8th in order to celebrate Diane Barbee's 32 years of service with the City of St. Helens.

This will enable all library staff to attend as we do not have a common lunch time. Having an event at this time of day will also facilitate attendance by other City employees at the end of their workday.



Request for Council Action

To: The Mayor and Members of the City Council

From: Margaret Jeffries, Library Director

Date: February 26, 2020

Subject: Request to Close Library on 7/3/2020

Recommendation

Close the Library on Friday, July 3 and Saturday, July 4.

Background

The Fourth of July falls on a Saturday this summer. The Council's permission is requested to close the Library on Friday, July 3. This is an observed holiday for the full-time staff members. This would enable the three remaining part-time staff members to enjoy a three-day holiday as well.



Memorandum

To: Mayor and City Council

From: John Walsh, City Administrator

Subject: **Administration & Community Development Dept. Report**

Date: March 4, 2020

Planning Division Report attached.

Business Licenses Report attached.

CITY OF ST. HELENS PLANNING DEPARTMENT ACTIVITY REPORT



To: City Council
From: Jacob A. Graichen, AICP, City Planner
cc: Planning Commission

Date: 02.24.2020

This report does not indicate all *current planning* activities over the past report period. These are tasks, processing and administration of the Development Code which are a weekly if not daily responsibility. The Planning Commission agenda, available on the City's website, is a good indicator of *current planning* activities. The number of building permits issued is another good indicator as many require Development Code review prior to Building Official review.

PLANNING ADMINISTRATION—PREAPPLICATIONS MEETINGS

Had a preliminary Q&A meeting for potential Lot Line Adjustments (LLA) for the Armstrong site (1645 Railroad Avenue). With Oregon DEQ involvement and liability for past pollution, this is not your everyday LLA request. See **attached** Fact Sheet from DEQ about this site.

Conducted a pre-application meeting for a potential commercial development by the apartments and new Legacy building along US 30 and McBride Streets. This could mean completion of the Matzen commercial subdivision that replaced the former location of the long time existing Violette's Villa mobile home park. Three of the five lots remain for development; this could use all three.

PLANNING ADMINISTRATION—MISC.

Things are picking back up now that the holidays are over. Considerable increase in activity this month.

Continue to meet our obligations identified by DLCD staff following the Community Assistance Visits (CAV) in November. The last thing to complete is the code amendments—**required to be done by May 20th**. As noted in last month's report, we've vetted the "freeboard" issue and with that done, completed the initial adoption draft of text amendments to submit to DLCD, the first step of the formal adoption process. Miraculously, the if things go as scheduled, the Ordinance 2nd reading will take place on **May 20th**.

Assisted City staff with DSL lease legal descriptions and exhibit as City works to amend its least along the Columbia River and Multnomah Channel, to bring a potential third part (sublease) on board.

PLANNING COMMISSION (& acting HISTORIC LANDMARKS COMMISSION)

February 11, 2020 meeting (outcome): The Commission approved annexation of property off Windy Ridge Drive and another for an accessory structure variance for property along Gable Road.

As the Historic Landmarks Commission, they were presented with some work the City performed on its building addressed as 275 and 277 The Strand (historically known as the Bennett Building). Work was supposed to go through the Riverfront District's architectural review. This

was informational; hoping to get their review in the future. The Commission asked that the project manager, Assistant City Administrator Matt Brown, attend their next meeting.

March 10, 2020 meeting (upcoming): We hope to have additional information to present the work that should have gone through the Riverfront District's architectural review on the Bennett Building. At the very least, Assistant City Administrator Matt Brown has agreed to attend.

The Commission has two public hearings. One is a Conditional Use Permit for the Wildflower Play Collective at N 11th and Columbia Boulevard. The other is to consider the code amendments for floodplain and accessory structures.

One of our Planning Commissioners is moving, so we'll need to go through the normal recruitment process to fill that vacancy.

As the Historic Landmarks Commission, they will be shown the new list and maps for upcoming updates to the Designated Landmarks Register in the Comprehensive Plan.

COUNCIL ACTIONS RELATED TO LAND USE

At the February 19, 2020 work session The Council narrowed down the new police station site to one: on the City's property at the SE corner of the Old Portland Road/Kaster Road intersection. For future reference, I prepared a memo that briefly summarizes the site selection process. **See attached**. This will be important for the findings of future sensitive lands permitting.

The Council approved an annexation for property off Windy Ridge Drive.

GEOGRAPHIC INFORMATION SYSTEMS (GIS)

Data updates. After years of status-quo, the County has made some changes to their taxlots information. This will take some new effort to piece things together appropriately (combining tables in from geodatabase) for our optimum needs. This will happen eventually...

Assisted engineering department with software reinstall following aftermath of the cyberattack the city experienced in January.

ST. HELENS INDUSTRIAL PARK WETLAND DELINIATION EFFORTS

We finally have Oregon DSL concurrence. WD 2019-0324.

The Army Corps of Engineers has their draft Approved Jurisdictional Determination (AJD), but their current practice requires coordination with the U.S. Environmental Protection Agency and Corps Headquarters based on the jurisdictional categories of the wetlands. That set time frame ends in early March. After that the AJD can be finalized.

MILLARD ROAD PROPERTY

Staff has started to prepare materials to go through the zone change to change to property to Mixed Use. As things are starting to get busy, this process may be a bit delayed.

Working with our legal counsel to draft a two year extension of the 2009 access easement agreement to the property from Chase Road.

ST. HELENS INDUSTRIAL PARK (OLD PAPER MILL PROPERTY)

We had our kickoff meeting this month. Associate Planner Dimsho is taking the plan management lead.

ASSOCIATE PLANNER—*In addition to routine tasks, the Associate Planner has been working on:*
See attached.

Status of Armstrong World Industries Site Cleanup – April 2019

DEQ is working on the investigation and cleanup of historical contamination at the Armstrong World Industries site in St. Helens, Oregon.

Background

The roughly 175-acre Armstrong World Industries property is located at 1645 Railroad Ave., adjacent to Scappoose Bay and about one mile south of St. Helens. The site consists of an approximately 36 acre upland area surrounded by wetlands.

The current owner is Armstrong World Industries. Former owners include:

- Fir-Tex Insulation Board - 1929 to 1938
- Dant and Russell - 1939 to 1956
- Kaiser Gypsum Company - 1956 to 1978
- Owens Corning Fiberglass Corporation - 1978 to 1987

The property has been used for fiberboard manufacturing since 1929. Industrial wastewater from the plant was originally discharged directly into bordering wetlands and Scappoose Bay. A wastewater treatment facility was built in the late 1960s by Kaiser Gypsum to separate solids from the wastewater. After acquiring the property in 1987, Armstrong treated wastewater on-site and either reused it or directed it to the City of St. Helens wastewater treatment plant.



Kaiser Gypsum Company Operations, Circa 1970

Since 2010, DEQ has been working with Armstrong World Industries, Kaiser Gypsum, and Owens Corning to complete a remedial investigation and feasibility study for the upland and lowland/in-water areas of the property.

On May 10, 2018, Armstrong closed the plant, affecting 130 jobs. Armstrong cited changing market conditions as the reason for closure. DEQ is working with economic development stakeholders to determine environmental considerations that may impact future industrial activity at the site.

Threats from site contamination

The primary contaminants of concern for the project are:

- Chlorinated dibenzodioxins (dioxins)
- Chlorinated dibenzofurans (furans)
- Metals, particularly arsenic and mercury
- Polycyclic aromatic hydrocarbons (PAHs)

Upland contamination poses health threats to site workers and has the potential to migrate to lower lying areas and wetlands.

Contaminants in sediment accumulate in fish, clams and crayfish, posing a health threat to fishers who eat them. Contaminants also pose health threats to fish and wildlife.

Upland cleanup activities

The upland investigation included sampling of soil, groundwater, catch basin solids, feedstock materials and stormwater. The highest contaminant concentrations at the site are found in the area south of the main facility building.

The feasibility study, which presents cleanup options for the upland, was completed in March 2016. In June 2018, DEQ issued its final cleanup plan—or Record of Decision—to address contaminated surface soils in the upland portion of the site.

Cleanup of the upland includes soil excavation and disposal, installation of a gravel and asphalt cap, and institutional controls. The cleanup is estimated to cost \$1.4 million. Removal and disposal of contaminated hot spots was completed in fall 2018. Capping is scheduled to be completed in 2019.

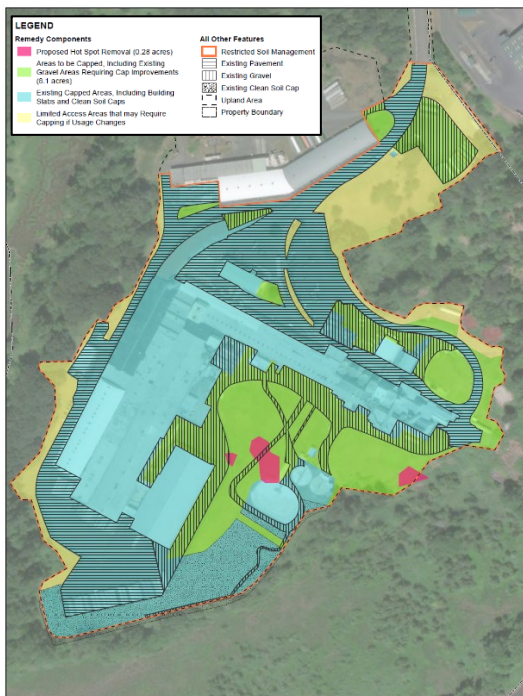


State of Oregon
Department of
Environmental
Quality

Land Quality Environmental Cleanup Northwest Region

700 NE Multnomah St., Ste.
600, Portland, OR 97232
Phone: 503-229-5696
800-452-4011
Fax: 503-229-6945
Contact: Sarah Greenfield
503-229-5245
www.oregon.gov/DEQ

*DEQ is a leader in
restoring, maintaining and
enhancing the quality of
Oregon's air, land and
water.*



Upland Cleanup Plan – Hot Spot Excavation and Capping

Lowland cleanup activities

The lowland/in-water investigation included sampling of soil, sediment, and aquatic organisms including bass, carp, crayfish and clams. The highest contaminant concentrations in the lowland are found closest to the upland/lowland boundary where process wastewater was discharged directly from the facility until the late 1960s.

Additional information and studies are needed to develop cleanup options for the lowland.

Kaiser Gypsum filed for bankruptcy in September 2016, delaying work in the lowland/in-water area. DEQ will resume work in the lowland as soon as the bankruptcy is resolved, anticipated in mid to late 2019.

For more information

Visit DEQ's Environmental Cleanup Site Information database at <http://bit.ly/ECSI91>

Or contact:

Sarah Greenfield, Project Manager/Engineer,
DEQ Northwest Region Cleanup Program
503-229-5245 or email at:
greenfield.sarah@deq.state.or.us

Alternative formats

DEQ can provide documents in an alternate format or in a language other than English upon request. Call DEQ at 800-452-4011 or email deqinfo@deq.state.or.us.



CITY OF ST. HELENS PLANNING DEPARTMENT

MEMORANDUM

TO: Future Sensitive Lands Permit File
FROM: Jacob A. Graichen, AICP, City Planner
RE: New St. Helens Police Department Site Selection and Floodplain
DATE: February 24, 2020

The City's long time police station at 150 S. 13th Street has been considered inadequate (undersized) for years. The City has spent much of 2019 through February 2020 determining the future location of a new facility with the assistance of Mackenzie (an architecture, engineering, design and planning consulting firm).

The Council formerly considered three sites: 1771 Columbia Boulevard, 1271 Columbia Boulevard and the property at the SE corner of the Old Portland Road/Kaster Road intersection.

In 2019, the Council considered these three sites and ruled out 1271 Columbia Boulevard. At their February 19, 2020 work session the Council was asked to consider the remaining two properties. The Police Chief noted that police staff favored the Old Portland Road/Kaster Road site based on better US30 (and railroad crossing) access, more potential for facility growth in the future and the one-way couplet challenges of the 1771 Columbia Boulevard site. In addition, the City already owns the ORP/Kaster Road site but not the 1771 Columbia Boulevard site.

At this work session, The Council decided to focus on the OPR/Kaster Road site.

This site selection consideration and outcome is important as Chapter 17.46 of the St. Helens Municipal Code states that **new critical facilities (such as a police station) shall be, to the extent possible, located out of the limits of the special flood hazard.** Staff ensured the Council was aware of the flood hazard aspects of this site to include in their consideration, including the requirement that access to the critical facility also be located outside of a flood area.

Jacob Graichen

From: Jennifer Dimsho
Sent: Monday, February 24, 2020 10:00 AM
To: Jacob Graichen
Subject: February Planning Department Report

Here are my additions to the February Planning Department Report.

GRANTS

1. **DLCD's 2019-2021 Technical Assistance Program** –Grant contract with DLCD authorized to prepare a *Boise White Paper Industrial Site Master Plan* which will include a parcelization framework and an infrastructure finance planning for the former mill site. Personal Services Agreement executed with consultant. Kickoff meeting and site visit with 3J on 2/14. GIS data and plans provided to consultants about existing conditions and potential users.
2. **OPRD - Local Government Grant – Campbell Park Improvements** (\$187k) includes replacement of four existing tennis courts and two basketball courts with two tennis flex courts and one flex sport court, adds a picnic viewing area, improves natural stormwater facilities, expands parking, and improves ADA access. Grant deadline is October 2021. Initial cost estimations received from 3-4 companies.
3. **Oregon Community Foundation – Nike Impact Fund – 5th Street Trail Project** (19k) to install approximately 1,000 feet of new off-street trail and a small boardwalk in the undeveloped 5th Street right-of-way. CRYC students have worked approximately x days with ~10 students to remove trash and invasives. DSL conducted on-site wetland determination, and approved our boardwalk design. Public works to purchase gravel for students to place. Public Works to purchase materials and construct off-site to install when wetland area dries out more.
4. **Travel Oregon - Medium Grants Program (100k)** – PW removed redundant signs. Working on final budget and reimbursement documentation. Waiting for nice weather to take final photos for report.
5. **EPA – CWA Grant Program** – 50 Plaza Square eligibility received. Revising budget for project closeout by September 2020. Follow up South 80 sampling week of 2/24.
6. **CDBG- Columbia Pacific Food Bank Project** – Reviewed draft construction documents on 2/20. Final construction documents to be prepared by end of February. Procurement document to be sent to legal counsel for review in April. Planned bid period is final week of April.
7. **Certified Local Government – Historic Preservation Grant Program** - Columbia Theater work plan approved through SHPO and met NEPA requirements. Given notice to proceed on new marquee/signage installation!
8. **Safe Routes to School - Columbia Blvd. Sidewalk Project** – Engineering contract with David Evans authorized for signature on 2/19.
9. **Trail Blazers Foundation Fund through Oregon Community Foundation** – Researched guidelines/eligibility for 20k grant (up to 40k over 2 years) for the SHPR program. Deadline is April 30.
10. **UDOT BUILD Grant** cycle re-opened. Deadline is mid-May. Attended de-brief conference call with USDOT 2/27. Possible re-application effort to begin in March.
11. Researched two Oregon Parks & Rec. Department Grants for potential funding for the waterfront boardwalk – LWCF grant (April 13 deadline) and LGGP grant (April 1 deadline).

MISC

12. **Columbia View Park Amphitheater** - Prepared memo of research of various outdoor amphitheater and open air band shell contractors to compile a list of options/contractors. Presentation to Council on 1/15/20. Follow up research is on hold until I have capacity to continue to work on this project.
13. Training continued for Community Development Administrative Assistant Christina Sullivan for land use file creation, issuing decisions, and running PC meetings, and preparing PC minutes.
14. **Millard Road Property** – Began preparing staff report for upcoming zone change. Public Hearing date is still TBD.

15. Assisted Friends of Nob Hill Nature Park in small grant application for plants/wiring to Portland Gardening Club

Jenny Dimsho, AICP
Associate Planner
City of St. Helens
(503) 366-8207
jdimsho@ci.st-helens.or.us

BUSINESS LICENSE REPORT

City Department Approval: 1/27/2020

The following occupational business licenses are being presented for City approval:

Signature: [Signature]
Date: 2-3-20

RESIDENT BUSINESS – RENEWAL 2020

1.	2 ND Mouse Studio	Retail Custom Frames
2.	*Aaron Susee Construction LLC	Construction
3.	Affordable Auto & RV Repair LLC	Auto/RV Repair
4.	Aero Investment Strategies	Composite Manufacturing
5.	Alliance Automotive & Exhaust	Auto Repair
6.	Angel Marie Pivowar	Secondhand Items
7.	Art D Fae LLC	Studio, Shop & Classroom
8.	Avemere At St Helens	Assisted Living/Healthcare
9.	*Badass Bitch PR	Public Relations/Marketing/ADV
10.	Barlow Bikes & Boards	Bikes, Sales & Service
11.	Bemis Printing LLC	Printing
12.	Berry Bright Preschool	School
13.	Bobbie's Cuts + LLC	Beauty Salon
14.	*Bold & Beautiful Floral Designs LLC	Floral Designs
15.	Cardinal Services Inc	Employment Services
16.	Chris Products Inc	Office for wholesale Distributor & Retail
17.	Christian Heil	Retail & Artworks
18.	Christine Sprenger	Selling 2 nd hand items
19.	Citizen Storage	Storage Units
20.	CJ Eateries LLC DBA Lori's Lounge	Restaurant/Deli
21.	Columbia Audio Spec Inc	Sales & Service of AV Equipment
22.	Columbia River Receptions & Events Inc	Receptions/Event Hosting/Coordination
23.	Columbia Theatre	Theatre
24.	*Construction Specialists Inc	General Contractor
25.	Control Solutions	Sales/Service Data Loggers
26.	Crystal Heil Arts	Retail Handcrafts & Artist Goods. Mobile Art Instructor
27.	Dari Delish Inc	Restaurant
28.	Deborah Houben	Teacher
29.	*Doug Wilson Remodel & Const Inc	Construction
30.	Eaton's Tier & Auto Repair	Tires & Service
31.	Edward D. Jones & Co. L.P.	Financial Advising/Invest
32.	Edward D. Jones & Co. L.P.	Stockbroker/Dealer
33.	Fastboys Automotive Detailing	Automotive Detailing
34.	The Galaxy Duo	Reselling used & new items
35.	Grill'N Fast & Furious	Food Cart

*Denotes In-Home Business

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| 36. | Hallows Pizza LLC | Mobile Food Truck |
| 37. | Hiebert & Smith Dental Group PC | Dental Office |
| 38. | *Island Imports | Import, mail order & sales |
| 39. | The Jane Garcia Team/Keller Williams Realty | Real Estate Office |
| 40. | Javalation | Coffee Drive Through |
| 41. | *Joan Youngberg @ Greenhouse Yellow door | Garden Goods/Plants/Art/Classes |
| 42. | Kezeff's Curious Goods | Sales of sculptures, art & other goods |
| 43. | Kirby Co. DBA St Helens Market Fresh | Grocery Store |
| 44. | Koelzer Construction Inc. | Construction |
| 45. | KOHI | Radio Station |
| 46. | Lambs Roofing LLC | Roofing Concrete & Construction |
| 47. | Lisa's 2 nd Hand | Antiques & Collectables |
| 48. | *Lorraine Brinkerhoff | Mobile Pet Sitting |
| 49. | Lynda Craft | Teacher |
| 50. | *Mama Bare Naturals | Homemade Candles & Skin Care |
| 51. | Marty J. Maye | Martial Arts School |
| 52. | *Mary Jane Creations 247 | Blown Glass & Handmade Jewelry |
| 53. | More Power Computers Inc | Computer Sales & Repairs |
| 54. | Nice-N-Clean | Cleaning Service |
| 55. | Northwest Meter Service | Precision Meter Service |
| 56. | *Notary Night 'N' Day | Notary Mobile |
| 57. | O'Nammy's | Restaurant/Bar |
| 58. | Pellham Cutting Inc. | Shop Facility/Log Trucks/Office |
| 59. | *Peterson Plumbing & Mechanical Co | Plumbing Contractor |
| 60. | *Progressive Movement Productions | Videography |
| 61. | Pure Serenity Massage | Massage Therapy |
| 62. | *R.L Outdoors Guide Service | Recreational Fishing Guide Service |
| 63. | Rebecca Steinke | Resell/Homemade Items |
| 64. | The Roof | Eatery |
| 65. | Roythai | Restaurant |
| 66. | Ruby Rhino Vintage | Secondhand Resale/Vintage |
| 67. | Ruthie's | Resale |
| 68. | Scharell J Anderson | Secondhand Goods |
| 69. | Sharp's Plumbing Co Inc | Plumbing Contractor |
| 70. | The Sherwin-Williams Company #1996 | Sale of Paint & Related Products |
| 71. | SLB Studio | Vintage Booth |
| 72. | Soul 360 LLC | Stress Reduction Studio |
| 73. | *Spilt Ink Gallery LLC | Artwork |
| 74. | St. Helens Real Estate Inc | Real Estate |
| 75. | St. Helens Tanning/Great Price Body Sculpting | Tanning, Hair & Tattoo |
| 76. | STA Phase II | Second Hand Booth |
| 77. | Sto. Nio Home Daycare | Home Daycare |
| 78. | Susan's Kitschy | Secondhand Dealer |
| 79. | Sweet Relief St. Helens | Cannabis Retail |

*Denotes In-Home Business

80.	Unwind With Art	Class
81.	Ten-In-Ten Inc.	Pizza Delivery
82.	*USA Roofing & Waterproofing LLC	Roofing & Gutters
83.	Wiggle Butz Gourmet Pet Bakery & Gifts	Pet Bakery, Gift Shop & Supplies
84.	William P.E. Moore-DMD / LLC	Pediatric Dental Clinic
85.	Yoga Union LLC	Yoga Classes
86.	Zatterberg's	Convenience Store

RESIDENT BUSINESS – NEW 2020

87.	A.R.T Equipment Repair	Lawn Mower Repair
88.	*CK Custom Repairs LLC	Handyman Services
89.	Curiosity Market LLC	Retail & Online sales of curiosities, art, books & other used goods
90.	*Handyman Ace	General Contracting
91.	Heathen Ink	Tattooing
92.	Little Friends Child Care	Preschool
93.	Stella-Jones Corporation	Manufacture Treated Wood Products

NON-RESIDENT BUSINESS - 2020

94.	3J Consulting Inc	Civic Engineering, Land use planning
95.	A Peak Above Roofing Inc	Roofing Contractor
96.	A-Action Appliance & Heating	Home Repairs-HVAV
97.	Advantage JC Excavating LLC	Excavating Contractor
98.	All Service Construction Inc	General Contractor
99.	Alonzo Yard Maintenance	Yard Maintenance
100.	American Gutter Service Inc	Gutter/DownspoutSheetmetal
101.	Amusement Services	Video Arcade Games ATMS
102.	Apple Foods Inc	Wholesale Food Distributor
103.	Aramark Uniform Services Inc	Uniform Rental
104.	AT&T Digital Life Inc	Security Systems Service
105.	Bacheofner Electric LLC	Electrical Contractor
106.	Bronze Construction Services Inc	Framing, Drywall & Estimating
107.	Christenson Electric Inc	Electrical Contractor
108.	Columbia RVR Floor Cover. Inc	Retail Floor Covering
109.	Comfort Construction	General Construction
110.	Compass Land Surveyors	Land Surveying
111.	Complete Carpet Services Res	Carp/Upholster CLNG&FLD/Fire
112.	Darling International	Rendering/Delivery
113.	David A Jones	Yard Work
114.	Economic Consultants Oregon	Economic Consulting
115.	Elevator Maint Co Inc	Elevator Maint/Install
116.	Fire Systems West Inc	Fire Protection Contractor
117.	Get-R-Done Concrete LLC	Residential Concrete Foundations

*Denotes In-Home Business

118. Great Floors LLC	Flooring & Countertops & Blinds
119. Hammer Electric Inc	Electrical Contractor
120. Inland Electric Inc	Electrical Contracting
121. JB Insulation	Contractor
122. JNB Mechanical Inc	Commercial HVAC Install
123. John Burger Heating & A/C	Heating Contractor
124. K & L & C Inc	General Contractor
125. Kennedy Jenks Consultants Inc	Consulting Engineers& Scientists
126. L.P. Ferrellgas	Retail Propane Delivery
127. M.E. Moore Construction	Construction
128. Maul Foster & Alongi Inc.	Environmental Consulting
129. Metro Presort Inc	Mailing Services
130. MHI Services Inc	Home Inspection
131. Miller Communications LLC	Communication Interconnect
132. Mountain Man Nut & Fruit Co LLC	Mobile retail nuts, fruit & candies
133. North West Handling Systems Inc	Material Handling Sales/Service
134. OHM Equity Partners LLC	Rehab Property
135. Patio Innovations	Patio & Awning Company
136. Performance Contracting Inc	Specialty Contracting
137. Performance Insulation & Energy Services Inc	Weatherization
138. Platt Electric Supply	Wholesale Electrical
139. Plumblin Drywall Inc	Construction
140. Portland Electric LLC	Electrical Contractor
141. Quanta Telecommunication Services LLC	Construction/Telecom
142. Reser's Fine Food Inc	Wholesale/Food Distributor
143. Reynolds Land Surveying Inc	Land Surveying
144. Rick Richmond Construction Inc	Construction
145. Rolling Frito-Lay Sales LP	WHLSL Dist. & Snack Food
146. Ross Diesel & Auto Repair	Diesel Pickup / Auto Repair
147. Rudnick Electric Signs LLC	Electric Signs
148. Sefnco Communications Inc	Install Coax Cable
149. Selix Cabinets Inc	Custom Cabinetry
150. Specialized Pavement Markings Inc	Highway Striping
151. Sunbelt Rentals Inc	Equipment Rental/Sales/Delivery
152. Terminix International	Pest Control
153. The Roof Doctor	Roofing
154. Univar Solutions USA Inc	Chemical Distributor
155. Universal Drywall Inc	Drywall Application/Finish
156. Universal Protection Service LP	Security Guard Services
157. Velocity LLC	Wireless Telecom
158. West-Meyer Fence Inc	Fence Contractors
159. West Side Electric Co. Inc	Electrical Contractor
160. Western Htng & Cooling	HVAC
161. Wetland Solutions Northwest LLC	Environmental Consulting

*Denotes In-Home Business

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|------|--------------------------------------|--|
| 162. | Willamette Construction Services Inc | Demolition, Concrete Cutting, Civil, Abatement |
| 163. | Your Own Backyard Construction LLC | Remodel/Repair Construction |

RENTALS - 2020

- | | | |
|------|---------------------------------------|---------------------------|
| 164. | Bresling Properties LLC (Residential) | Residential Rental-Duplex |
| 165. | H.M. Rentals (Residential) | Residential Rentals |
| 166. | Hafeman Rentals-Res. | Residential Rentals |
| 167. | HPA Borrow 2018-1 MS LLC | Single Family Rental Home |
| 168. | Lincoln Square Apartments LLC | Apartment Rental |
| 169. | McCormick Parks Aprts, LLC | Apartment Rentals |
| 170. | Pam Powell Rentals | Residential Rentals |
| 171. | Paul F Nezbeda (Residential Rentals) | Residential Rentals |
| 172. | Tanglewood on Columbia/Locke | Apartment Rentals |
| | | |
| 173. | Breslin Properties LLC (Commercial) | Commercial Rentals |
| 174. | C & M Investments LLC | Commercial Rentals |
| 175. | Hafeman Rentals-Commercial | Commercial Rentals |
| 176. | H.M. Rentals (Commercial) | Commercial Rentals |

MISCELLANEOUS - 2020

BUSINESS LICENSE REPORT

City Department Approval: 2/3/2020

The following occupational business licenses are being presented for City approval:

Signature: [Signature]
Date: 2/12/20

RESIDENT BUSINESS – RENEWAL 2020

1.	2CS Vendor Mall	Vendor Mall
2.	Abby's Business Center Inc.	Consulting
3.	Adeo In Home Care	In-Home Assistance for Seniors
4.	Artifacts: A Tinkers Marketplace	Resale Marketplace
5.	Beacon Chiropractic	Chiropractic
6.	Brackin CPA PC	Accounting/CPA
7.	*Bridges to Learning LLC	Education Services
8.	Burrito House Express	Restaurant/BAR
9.	*Carol Winn	Internet Buy/Sell & Sell Artwork
10.	Cassidy & Heym LLP	Law Firm
11.	Columbia Funeral Home	Funeral Home
12.	*Crystal Bright Service LLC	Janitorial
13.	*Garage Guns LLC	Gun Sales/Secondhand Gun Sales
14.	Hand and Fire	Studio Ceramic Production & Sale
15.	*Happy Tails Transport LLC	Pet Transportation, Sitting & Walking
16.	La Vita Bella Therapeutic Massage & Bodywork	Massage Therapy
17.	Lay's Pristine Professional Cleaning	Cleaning Business
18.	Lively Repair LLC	Auto Repair
19.	Meredith Reading Fitness & Yoga	Fitness/Wellness
20.	Miyako	Japanese Cuisine
21.	Northwest Artisan Coalition LLC	Cannabis Nursery
22.	Oregon's Attic	Hobby Sales Used Possessions
23.	Pet Palace	Pet Grooming
24.	Route 30 Liquidations LLC	Secondhand Store
25.	Salon 1935	Salon Hair
26.	Sarah Pike	Resale
27.	Sunset Equipment	Farm Machinery & Related Supplies
28.	Sunshine Pizza	Restaurant
29.	*Victoria's Cleaning	Cleaning

RESIDENT BUSINESS – NEW 2020

None

*Denotes In-Home Business

NON-RESIDENT BUSINESS - 2020

30.	Accela, Inc	Software Development/IMP/Support
31.	Agoda International C/O Priceline	Online Reservation Facilitation Service
32.	Alan Ferguson Construction	Contractor
33.	All About Drywall Inc.	Drywall
34.	Anchor Concrete Inc.	Concrete Contractor
35.	Ausland Builders Inc.	General Contractor, Engineering & Architecture
36.	Comcast of Oregon II Inc.	Solicitation; Internet, Phone & Home Security
37.	Concrete Artisan LLC	Concrete
38.	Crestwood LLC	Custom Cabinets
39.	DS Services of America Inc.	Bottle Water & Coffee Delivery
40.	Emery & Sons Constructions Group LLC	General Contractor/Construction
41.	Emmert Industrial Corp	House Moving & Assoc. SVS.
42.	Evergreen Gas	HVAC-Gas Lines
43.	Geneva Interiors	Flooring Contractors
44.	Hawk & Wolf Columbia Couriers LLC	Delivery Service-Food
45.	Heritage Concrete Inc.	Concrete Construction
46.	Hill's Property Inspection LLC	Home (Residential) Inspection
47.	Integrity Construction Group Inc.	Roofing Contractor
48.	Integrity Painting Inc.	Painting Contractor
49.	Karl Harry Keener Construction	Home Construction & Remodel
50.	Kittelson & Associates Inc.	Transportation Engineering & Planning
51.	Lay's Heating & Cooling	HVAC
52.	Muhly's Garage Doors	Garage Door Install, Service & Repair
53.	Olin Chlor Alkali Products	Chemicals Manufacturer
54.	Richards Construction & Trucking LLC	Framing
55.	Rocket Travel Inc.	Online Reservation Facilitation Service
56.	Tikka Masonry Inc.	Masonry Construction
57.	Unifirst Corp.	Industrial Laundry
58.	Vanport Mechanical & Fire Sprinklers Inc.	Fire Sprinklers Install
59.	Yesco LLC	Installation of Electrical Signage

RENTALS - 2020

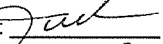
60.	Old Oak Properties LLC	House Rentals
61.	OPR LLC	Commercial Rentals
62.	Todd Stansbury	Commercial Rentals

MISCELLANEOUS - 2020

BUSINESS LICENSE REPORT

City Department Approval: 2/18/2020

The following occupational business licenses are being presented for City approval:

Signature:	
Date:	2-18-20

RESIDENT BUSINESS – RENEWAL 2019

None

RESIDENT BUSINESS – NEW 2019

1.

None

NON-RESIDENT BUSINESS - 2019

- | | |
|---------------------------|-------------------|
| 1. Best Owner Direct HVAC | HVAC |
| 2. Emerald Outdoor Living | Hot Tubs & Stoves |

BUSINESS LICENSE REPORT

City Department Approval: 2/18/2020

The following occupational business licenses are being presented for City approval:

Signature: [Signature]
Date: 2-18-20

RESIDENT BUSINESS – RENEWAL 2020

- | | |
|---|---------------------------------------|
| 1. *Allen Gutters LLC | Gutter Installation |
| 2. Burgervillve LLC | Restaurant |
| 3. Cravings Cigs & Vape #3 LLC | Tobacco and Vape Retail Store |
| 4. Heller Enterprises | Bearing Dist/Machine Shop |
| 5. Jilly's Again | Retail Clothing |
| 6. Lisa's | Antiques & Collectables |
| 7. McMullen Water Systems Inc | Well Water Pumps & Water Conditioning |
| 8. Orgrotech LLC | Marijuana Production & Products |
| 9. *Ray's Mobile Bike Repair & ACCE | Mobile Bicycle Repair |
| 10. Robert L Salisbury / Attorney at Law PC | Attorney's Office |
| 11. Rose Street Boutique LLC | Retail Fashion |
| 12. Sanders Services | Boat Engine Repair |
| 13. St Helens Plumbing & Construction LLC | Plumbing & Construction |
| 14. *Suns Horizon | Landscaping/Masonry |
| 15. Suzie's Spot LLC | Child Daycare |
| 16. Trinity Services Group Inc | Food Service Provider |
| 17. The Woodland Cottage | Retail |

RESIDENT BUSINESS – NEW 2020

- | | |
|------------------------------------|-----------------------|
| 18. Hart 2 Hart Investigations LLC | Private Investigation |
| 19. Purrrz & Paws | Pet Food Supply |

NON-RESIDENT BUSINESS - 2020

- | | |
|--------------------------------|------------------------------------|
| 21. Alegis Construction Inc | Construction |
| 22. American Earthworks LLC | Excavation & Underground Utilities |
| 23. Bar-M Steel Commercial Inc | Rebar Install |
| 24. Emerald Outdoor Living | Hot Tubs & Stones |
| 25. Global Electric Inc | Electrical |
| 26. Hillestad Plumbing | Plumbing |
| 27. The Library Corporation | Integrated Library Automation |
| 28. Mark Adams Electric Inc | Electrical Contractor |
| 29. Miller Exteriors LLC | Remodeling |
| 30. Palladian Builders LLC | Construction-Residential |
| 31. Peak Landscape Inc | Landscape |

*Denotes In-Home Business

32. Petrochem Insulation Inc
 33. Priceline.com LLC
 34. R.A. Construction Inc

Insulation
 Travel Reservation Facilitation Services
 General Contractor

. RENTALS - 2020

36. Crestwood/Cabana Prop LLC
 37. Janice A Johnson
 38. Seawright House

Mobile Home Park
 Residential Rentals
 Extended Stay Rental

... MISCELLANEOUS - 2020
