

City of St. Helens

CITY COUNCIL

Regular Session Minutes

February 3, 2016

Members Present: Doug Morten, Council President
Keith Locke, Councilor
Susan Conn, Councilor
Ginny Carlson, Councilor

Members Absent: Randy Peterson, Mayor

Staff Present: John Walsh, City Administrator
Jon Ellis, Finance Director
Kathy Payne, City Recorder
Margaret Jeffries, Library Director
Terry Moss, Police Chief
Neal Sheppard, Public Works Operations Director
Sue Nelson, Public Works Engineering Director
Jenny Dimsho, Assistant Planner
Anya Moucha, Mainstreet Program Coordinator

Others:	Amanda Renner	Nicole Thill	Wayne Weigandt
	Larry Vandolah	Andrew Stamp	Ed Burgmans
	Darold Sandberg	Jennifer Plahn	Michael West
	Kara Cora	Shelby Rihala, Jordan Ramis Attorneys at Law	



7:00PM – Call Regular Session to Order – Council President Morten

Pledge of Allegiance – Council President Morten

Invitation to Citizens for Public Comment

♦**Michael West.** His neighborhood has been declining for quite a while now. He and his wife have lived there for 15 years. They've seen good and bad changes but it's gotten worse lately. They completed a complaint form and submitted it to the Code Enforcement Officer. He spoke to Officer Scott Williams. He was very kind and walked him through the process. Michael was amazed at how much Officer Williams is able to get done by working only one day a week. He would like to see code enforcement become proactive rather than complaint driven. Another point he wants to make is in regards to the recreational fire pit burning in the city. It creates a hazard in the air. He recommends a full-time Code Enforcement Officer.

Deliberations

Appellant: Jennifer Plahn, who was the original applicant of CUP.6.15

Proposal: Establish an indoor nursery (plants) and office/industry resource center in an existing building (on developed property). The intent is to produce marijuana.

Location: 1771 Columbia Blvd.

A public hearing was held earlier this evening.

Councilor Locke pointed out that there conditions related to odor. He is in favor of approval with further review of the conditions.

Councilor Conn believes they meet the criteria to base their decision.

Councilor Carlson noticed that some of the landscaping has been cleaned up. She hopes they can be an involved main street partner. She did notice that the sidewalks are in disrepair in front of their business. She suggested that be added as a condition.

Council President Morten is hearing favorable comments with conditions. This is an interesting process, it's lengthy and it's fair. He would like to support the staff recommendation, as well as the Planning Commission's recommendation. He is in favor of granting in favor of the applicant. He would also like to remand this back to the Planning Commission to iron out any of the conditions.

City Planner Graichen clarified that Council would approve it but remand the conditions to the Planning Commission. Council President Morten confirmed that is correct. He would like to hear their concerns. Graichen explained that they would need to address the 120-day rule. State law requires that city government make a final decision on a land use application within 120 days of the date it was deemed complete. The potential of not meeting that deadline is that the applicant can file a writ of mandamus. It would take the application to Circuit Court for a decision.

Council President Morten believes this is only to define the conditions. This would allow the Commission to weigh in and recommend conditions to the staff.

Councilor Conn does not believe it makes sense to send it back to the denial body. It was appealed and brought to us for a decision. We determined that all the criteria has been met. Councilors Locke and Carlson agreed.

Graichen explained that the Council could adopt the findings and conditions as originally recommended by staff with the additional condition that the applicant improve the landscape and building façade in such a fashion to improve its appearance, in accordance with development code. The basis of that condition is because this particular use is masked from the public per OLCC rules. You want to counteract that by improving the aesthetics of the building.

MOTION: Upon Carlson's motion and Conn's second, the Council unanimously approved the Conditional Use Permit with the original staff recommendations and the additional condition that the applicant improve the landscape and building façade in such a fashion to improve its appearance, in accordance with development code.

Deliberations

Applicant: James Julian

Owner: James Julian & Sandra Horan

Proposal: The property owner filed a consent to annex to allow connection to the City's sanitary sewer system.

Location: 35092 Pittsburg Road

A public hearing was held earlier this evening.

MOTION: Upon Carlson's motion and Conn's second, the Council unanimously approved the annexation of 35092 Pittsburg Road, with a zoning of R-7 and designated as "developing."

Ordinances – First Readings

- A. **Ordinance No. 3203:** An Ordinance Amending the St. Helens Municipal Code Chapters 17.16, 17.24, 17.32, 17.88, 17.152, and 18.32

Council President Morten read Ordinance No. 3203 by title for the first time. The final reading will be held at the next regular session.

Approve and/or Authorize for Signature

- A. Extension of Personal Services Agreement with ECONorthwest for Economic Analysis Services
B. Contract Payments

Motion: Upon Locke's motion and Carlson's second, the Council unanimously approved 'A' through 'B' above.

Appointments to City Boards/Commissions

Arts & Cultural Commission (3-year terms)

- Kannikar Petersen's term expired 9/30/2015. She would like to be reappointed.

Status: At their January 26 regular meeting, the Commission unanimously recommended reappointment of Kannikar Petersen.

Next Meeting: February 23, 2016

Recommendation: Reappoint Kannikar Petersen.

Motion: Upon Conn's motion and Carlson's second, the Council unanimously reappointed Kannikar Petersen to the Arts & Cultural Commission. Her term will expire September 30, 2018.

Consent Agenda for Acceptance

- A. Library Board Minutes dated November 17, 2015
B. Arts & Cultural Commission Minutes dated October 27, 2015
C. Accounts Payable Bill List

Motion: Upon Locke's motion and Conn's second, the Council unanimously accepted 'A' through 'C' above.

Consent Agenda for Approval

- A. Accounts Payable Bill List

Motion: Upon Conn's motion and Locke's second, the Council unanimously approved 'A' above.

Council Reports

Council President Morten reported...

- Thanked Council and staff for all that was accomplished today.

Councilor Conn reported...

- Nothing to report.

Councilor Carlson reported...

- Extra thanks to Graichen for leading us through a complicated process. We are lucky to have his talents.
- The coronation for Bailee Crawford is Saturday. It will be catered by Sunshine Pizza. Statewide and national representatives will be in attendance.

Councilor Locke reported...

- Congratulations to Bailee Crawford! He will be there Saturday and hopes others will attend as well.
- He would like to make it a top priority to have trees planted all the way down the highway. Public Works Operations Director Sheppard can look into it again. There were some problems with minimal irrigation and rocks, causing some trees not to survive.

Department Reports

Police Chief Moss reported...

- He echoed what the gentleman said at the beginning of the meeting regarding Officer Williams. He works one day a week in a job that is very difficult. It was nice to hear feedback. Moss encouraged Council to find a way to bring him over full-time next budget year.

Public Works Engineering Director Nelson reported...

- Nothing to report.

Public Works Operations Director Sheppard reported...

- He has also received a lot out of the code enforcement program. It's hard to lose Williams in Public Works but there's a benefit in having code enforcement again.

Library Director Jeffries reported...

- Nothing to report.

Finance Director Ellis reported...

- Nothing to report.

City Recorder Payne reported...

- Nothing to report.


City Administrator Walsh reported...

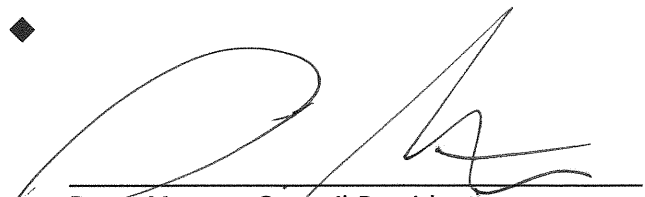
- The HEAL cities campaign has invited him to attend a lunch to represent and talk about what St. Helens has done as far as healthy eating and active living; such as the Parks and Trails Master Plan and smoking policies. He will be in Portland next Friday for that. Carlson suggested taking Shanna Duggan with him as well, as part of the work she has done with Sole Sisters. She is an inspiration to many.

Council President Morten said another example of staff making a difference is Relay for Life. They have taken the bull by the horns and created a City team.

Adjourn - There being no further business, the meeting adjourned at 7:30 p.m.

ATTEST:


Kathy Payne, City Recorder

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Doug Morten, Council President