

City of Rainier
Regular Council Meeting Minutes
August 19, 2013
7:00 PM
Rainier City Hall
106 West "B" St.

Council Vice President Sloan Nelson called the meeting to order at 7:01 PM.

Council Present: Vice President Sloan Nelson, James Bradfield, Steve Massey, Scott Cooper, Judith Taylor and William Vilardi.

Council Absent: Mayor Jerry Cole and David Sills.

City Staff Present: Debra Dudley, City Administrator/Finance Director/Recorder; Police Chief Griffith; and Librarian Patricia Stanley.

Agenda Additions/Deletions:

Cooper moved, Taylor 2nd, to post pone item f., New Business, Approve Salary Increase for Police Chief, to the next Council meeting. Cooper added it could be beneficial for all parties if item f. was rescheduled due to recent discussions. **Motion passed unanimously.**

Flag Salute.

Mayor's Address: None.

Visitor Comments:

Dearl Taylor, 520 East "E" St., Rainier, OR 97048 stated he was asked by a couple of Senior Center former fellow board members to explain his and their resignation from the Senior Center board. Taylor stated due to a lack of availability of any type of information such as treasure reports and meeting minutes the board was not able to fulfill their responsibilities and added the reports that the Department of Justice and IRS were looking into put the three of them in a feeling of liability because of what the previous board had allowed with the contract labor situation. Taylor added when he was on the board five of the board members voted to suspend someone regarding the contract labor, the next day the Chairman brought the membership in to counter what they had done and the three of us decided the liability and the inevitably of never being able to move the situation forward put them in a situation that was untenable so they resigned, it was not for a lack of ability to work with anyone but for a lack of ability to accomplish something as simple as getting out from under the tax dodge. Taylor added in his opinion the lease agreement between the City and the seniors is the only item with control.

Unfinished Business:

a. Financial Report/Audit Presentation for 2011/2012: Jason Timber, Audit Manager at Pauly Rogers and Co. PC stated Senior Team Leader, Scotti Erickson, was going to present the audit report. Erickson explained the firm's responsibility was to make sure the City of Rainier's financial records, in their opinion, are in order. Erickson said the audit was clean with the only exception being Redco. Erickson added they found no exceptions to the state minimum standards, encountered no difficulties in performing the audit, didn't have any disagreements with management, it was a clean audit and they are in the process of the 2012/2013 audit and will be back in October. Nelson said there is a small group of people in the community who have concerns regarding the financial reporting and workings of the City office and asked Erickson, in her professional opinion, if there is anything else that stands out that needed to be looked at and is the City on the right track. Erickson said the City is on the right track, and was really good and the only deficiency is related to a depreciation register of capital assets. Dudley said that is an issue which has been outstanding, the city has never had a depreciation register, someday she hopes that will be resolved; it is cost and labor intensive.

b. Accept Financial Report/Audit for 2011/2012: Vilardi moved, Cooper 2nd, to accept the financial report/audit for 2011/2012 which includes the management letter and communication to the governing body – **motion passed unanimously**. Taylor asked when it would be filed with the State and Dudley said it would go out tomorrow.

c. Approve July 15, 2013 Regular Meeting Minutes: Taylor moved, Vilardi 2nd, to approve the minutes as presented – **motion passed** with Cooper abstaining.

d. Highway 30/"B" Street Update: Dudley reported the individual they had been working with on right of way acquisitions has left ODOT, the City is working with a new individual and there is negotiations with two individual property owners so as soon as it is resolved the City can move ahead. Dudley said she is in weekly contact with ODOT.

e. Street Improvement Update: Dudley said a significant amount was added to the budget for street repair, some specific streets have been identified to be repaired or patched and that process will be moving forward. Dudley encouraged anyone that had any specific streets that wanted to be looked at to email her, one of the areas of concern due to the high traffic is 7th Street and repaving it, there are some significant potholes that will be patched correctly, three specific areas have been identified, a water leak will be repaired, and areas on 1st Street and View Street are in addition to areas specifically identified for repair. Dudley reminded Council Al Guist was hired as contracted labor and helped her compile the list, she added some additional streets to Guist's list and she will email the list to Council. Bradfield clarified the corner of 1st and "D" Street is on

the list for repairs and she said it was, there is a problem with the storm drain, there was a scope of work that needed to be fine tuned, a couple of individuals bid on the work but the scope of work was not complete so it will have to go out for bid again. Dudley clarified per Cooper's request \$100,000 was budgeted for street repairs. Cooper stated he would like to move the amount be doubled and Nelson stated someone needs to make a motion to add that to the agenda. Dudley said the repairs will be done in phases, part of it this year and probably part of it next spring. Cooper moved to double the amount available for street repairs and Dudley reminded Council it needs to be identified where the increase would come from. Council discussed using dollars from the Timber Fund and Dudley stated the Timber Fund cannot be used for maintenance but it can be used for capitol. Dudley added that traffic patterns are a factor in prioritizing street repair and there are some City streets that are substandard however they only serve one or two residents so they are looking at high traffic streets. Dudley stated Rockcrest is substandard but it is a county road. Nelson added with help of the Financial Director the Council has been very fiscally responsible with the City's money and his feeling is that the streets need attention. Dudley suggested presenting Council with estimates for 7th Street repairs, the estimate for 1st is not going to be a small repair, there is also View Street and the County might provide assistance on what needs to be done. **Motion died for lack of a 2nd.**

Library Update: Stanley stated the summer reading program included approximately 100 children, everything is ready for the Dolly Parton Imagination Library, the Rainier Masonic Temple started the library with a \$500 donation, more fund raising included \$850 so they are ready to mainstream children tentatively the week of September 16th for registration for children age birth to four years old. Stanley said she is working with the Ebook supplier to acquire a portal that will fit on the plinket side to go for the overdrive which is required for Ebook. Stanley said the patron access overdrive with the library cards that have the bar code and the only place with the bar code is with Library World which is the circulation side. Stanley explained this is the reason for the delay and she anticipates the program will be running in approximately six weeks. Cooper offered his assistance to Stanley if she is met with future issues regarding this matter. Nelson requested and Stanley agreed to attend the last meeting in September for an update.

New Business:

a. Second Read of Ordinance #1059 Regarding City of Rainier Dry Camp Rules: Dudley stated the ordinance is on the City website.

b. Second Read of Ordinance #1060 Regarding Regulation Allowing Chickens Within City Limits: Dudley stated the ordinance is on the City website.

c. Approve Agreement with Payne Reforestation for Vegetation Control at Unit Neer City, 050 Road, as Recommended by our Consultant CBR Forestry: Vilardi moved, Massey 2nd, to approve the agreement – **motion passed unanimously.**

e. Approve Agreement with Althof Contracting for Approximately 700 Feet of New Road Construction on 012 B Road, as Recommended by our Consultant CBR Forestry. Cooper moved, Massey 2nd, to approve the agreement – **motion passed unanimously.**

d. Approve Agreement with Althof Contracting for Approximately 850 Feet of Road Reconstruction on 043 Road, as Recommended by our Consultant CBR Forestry: Vilardi moved, Massey 2nd, to approve the agreement – **motion passed unanimously.**

f. (Moved to next council meeting).

g. Approve Resolution 13-08-01, Authorizing a Banking Relationship with SHCFCU: Taylor moved, Massey 2nd, to approve the Resolution. Cooper asked what was the benefit and Dudley replied the City would be able to bank locally instead of going to Longview and the service charges the City is currently paying through Bank of America will be less. Cooper asked if there were any downfalls and Dudley said she was unaware of any downfalls other than the time it takes to move everything over and reorder checks. Dudley added the City will save money due to the service charges and the change will be a phased approach. Dudley said this also includes the signers that are the same signers with Bank of America. Nelson said he felt it was important to keep it locally, in the past credit unions have not been able to hold public funds but because of the City's participation they were able to apply for that to happen and now are able to do that. Dudley stated the insurance the City has at Bank of America will be the same type of coverage at the credit union but through a different entity. **Motion passed unanimously.**

Staff Reports:

Chief Griffith - new patrol vehicle scheduled to arrive mid-September and then it will be set up. Dudley – Working on 2nd phase of I.T. upgrade that will include software upgrade for the police department; a new camera was purchased for the police vehicle that was at no cost to the City because of a grant through City County Insurance Services that will offset any potential liability; bids for painting City Hall will be opened August 29th; still getting bids regarding the windows since wooden double paned windows are cost prohibitive so researching the cost for vinyl windows that look like the existing windows; continued maintenance at the watershed including road improvement; continuing to work with the Diking District who is in the process of completing a report that identifies what they have done to cure the deficiencies on their dike audit and as soon as that is done they can move to phase II; public works foreman position is

advertised and open to any interested staff; Justin Spencer, new public works employee, will start 8-20-13 and has four years of experience with Three Rivers Sewer Treatment Plant where he worked with the bio-solids. In regard to getting City Hall painted this year Dudley reported lead testing did not test at the higher concentrate so working hard to get it done this year. Taylor complimented Dudley regarding the informative and efficient website updates.

Council Reports:

Taylor – Concerned regarding months ago request for Senior Center to be in compliance with the City’s lease agreement which has still not happened. Taylor stated they are also out of compliance with their subsidies for money, no one is managing the Center, the Board is running the Center, the Chairman of the Board is proving to be controversial, the board members who resigned could not get any financial information, there are insufficiencies and Council should all be on board. Taylor said the Senior Center is a community building, belonging to the tax payers, we subsidize them, they don’t pay any rent, water or sewer and Council is the overseers of the senior center and need to ensure this is a safe respite for the seniors and it is available to all seniors in our community without bias. Taylor stated she wants to see the Council get on board and figure out how the situation is to be handled because, in her opinion, it is a mess and there hasn’t been any oversight and part of that is Council’s responsibility. Taylor added she would like to move forward and Dudley has given them to the end of this month to provide the City with specific financial information. Dudley added that she, Massey and Mayor Cole will be attending the senior membership meeting tomorrow and Massey added it will be a work session topic on September 3rd. Taylor said she cares about the senior center and wants to keep moving forward. Taylor said the League of Oregon Cities conference is September 26th thru 28th and she asked if anyone was going to attend because it is very beneficial. Massey thanked Taylor for her efforts at the Senior Center.

Nelson stated that typically the City pays for registration at the League of Oregon Cities conference. Dudley added that Councilmembers interested in attending the conference contact her so staff can get them registered or go ahead and register themselves and request reimbursement. Cooper requested Dudley email the Council on the conference dates.

Cooper requested revisiting the moorage be a topic on the next agenda which would include rate comparisons and boat sizes. Cooper complimented Taylor, Mayor Cole, Massey and Dudley on their efforts regarding the Senior Center and added he thinks that even though there is a compliance agreement with the Center they do run themselves. Cooper added a number of citizens have stated to him that the meetings at the center should be more open and activities also, Cooper stated he understands the Senior Center meetings are behind closed doors and he

would like to see that more open. Cooper thanked Dudley for moving forward regarding the I.T. upgrades.

Vilardi – nothing more to add.

Massey – nothing more to add.

Nelson – Thanked staff for seeing the City through another financial audit with more than glowing results, thanked Dudley for the multiple hats she continues to wear from getting the building painted to planning staff and he looks forward to the date when all the employee slots are filled so the City can move forward and the tasks be shared rather than all directed towards Dudley.

Meeting adjourned at 7:44 PM. and then prior to everyone leaving stated the following announcements:

City Hall closed for Labor Day, Monday, September 2, 2013, City Council Work Session Meeting Tuesday, September 3, 6:00 PM, and City Council Regular Meeting Tuesday, September 3, 7:00 PM.

Sloan Nelson, Council President

Attested: _____
Debra Dudley, City Administrator,/Fin. Director/Recorder