

M I N U T E S
KEIZER CITY COUNCIL
Tuesday, September 4, 1990
Robert L. Simon Council Chambers
Keizer City Hall

CALL TO ORDER Mayor Orcutt called the regular session to order at 7:30 p.m.

ROLL CALL Roll call was taken as follows:

Present: Andrew J. Orcutt, Mayor
Phil Bay, Councilor
Bob Newton, Councilor
Bob Pritchard, Councilor
Joe Van Meter, Councilor
Mike Hart, Councilor

Absent: Yvonne Fischer, Councilor

Staff: Don Otterman, City Manager
Chuck Stull, Police Chief
Wally Mull, Public Works Director
John Lien, City Attorney
Bill Peterson, City Engineer
Judie Martin, Recording Secretary

PUBLIC
TESTIMONY

Gerald G. Watson, 1237 Manzanita Way NE, Keizer, expressed concerns about the street realignment of Trail Avenue and its impact on traffic patterns in a residential area.

TRAIL
AVENUE
REALIGNMENT

Mr. Watson referred to two studies done by citizens concerned with traffic from Trail Avenue to 14th Avenue. The impact on the neighborhood traffic is adverse. He specifically suggested that the City authorize and conduct their own survey and inform people along all the streets he indicated of the realignment issue and request their input before making a decision. Mr. Otterman stated that he did forward a copy of Mr. Watson's letter on to the Public Works Director and to the traffic engineer for their review of the concerns expressed in the letter.

Mr. Peterson reminded Council that this issue came up when the McNary Estates plan was approved and a study needed to be done at the time a specified number of lots were improved. Mr. Peterson recommended another study be done prior to the additional 150 sites being developed. Two intersections need to be

modified and two roads realigned. The City did do a small study and suggested two alignments on Manzanita and Trade. Council was not concerned about through traffic at that time.

Mr. Mull explained that he talked to Bruce Schafer who did not do a full-fledged traffic study. Mr. Schafer's opinion was that with four way stop signs at Manzanita and Trail residents would not access Manzanita to get to Lockhaven. The survey was done in February of 1988 with Shannon Blake Theiss.

Mr. Watson explained that he is on a U-shaped street that takes off Manzanita Street one-half block, nine houses from Trail. He felt that Council should reconsider more traffic control before considering signage.

Mayor Orcutt suggested that Mr. Watson's recommendation be given to Bruce Schafer to take into consideration making a four way stop and consider this proposal at our next scheduled council meeting.

Mr. Watson asked if there was any other way to notify residents of this realignment other than just through the newspaper. Mayor Orcutt suggested that the City print up the flyers and contact him to distribute them door to door. Mr. Watson said he would be more than glad to.

COMMITTEE REPORTS

Chief Stull presented David Babcock who will be receiving his oath of office as a police officer for the City of Keizer.

Oath of Office

Mr. Lien issued the oath of office to Mr. Babcock and Mayor Orcutt presented Mr. Babcock with his certificate of office.

Responding to a question from Councilor Hart regarding the vacancy status within the police force, Chief Stull stated that he has one additional officer starting the police academy on September 10th and this will bring the total back to the original 23 officers.

PUBLIC HEARING

Manufactured Housing Overlay Zone

Mr. Orcutt stated that he and the City Attorney will need to revise the final recommendation regarding the issue of the manufactured housing overlay zone. He requested that this public hearing be carried over to the September 17th council meeting.

Mayor Orcutt directed staff to carry this public hearing over to the September 17th Council meeting.

BID AWARD

Mr. Mull explained that the current telephone system for Keizer City Hall was purchased in 1985 when the City had only 25 employees. City staff now numbers 49 including part-time employees and the telephone system is inadequate for the size and the amount of business conducted at City Hall. In the 1990-91 budget, \$21,000 was included for a new telephone system. Staff has received the following bids;

Terra Communications	\$17,988
AT&T	\$26,547
SCS Communications	\$19,727
Reliant Communications	\$28,725

Mr. Mull recommended that the Council award the bid to Terra Communications for a telephone system at a cost of \$17,988.

Mr. Mull responded to Councilor Bay's question that the need arose from both inadequate phones and inadequate lines. He further stated that the current system has 34 phones and 8 lines and the new system will have 60 phones and 24 lines.

In response to Councilor Bay's question Mr. Mull explained that the police department is included with this bid but that the fire department is not now on our Centrex system and will not be included in this new system.

Mr. Mull further explained that the specifications from all four companies were the same; Terra Communications main office is located in Redmond with an outlet located in Beaverton. He further explained that the next larger system will cost us approximately \$30,000-\$40,000.

Mr. Otterman explained that this proposed system will serve the City for a minimum of 10 years. He further stated that he has personally used this particular system and recommends it.

In response to Councilor Bay's question, Mr. Mull stated that the phone companies recommended that he wait until the new system

is installed to sell the old system outright and that they would assist in locating buyers. The original cost of the old system was \$8,000-\$9,000 from Reliant Communications.

Councilor Bay moved for approval of the staff recommendation to award the bid to Terra Communications for a telephone system at a cost of \$17,988 for the City. Councilor Pritchard seconded the motion. The motion was put to a vote and carried unanimously as follows.

AYES: Orcutt, Bay, Newton, Pritchard, Van Meter, Hart (6)

NAYS: None (0)

ABSENT: Fischer (1)

APPOINTMENT
KEIZER
TOMORROW
COMMITTEE

Mr. Otterman stated that Charles Lawson has confirmed his willingness to serve as Citizen-At-Large for the Clearlake Area.

Mayor Orcutt stated that Council concurred with the recommendation of the applicants to be appointed to the Keizer Tomorrow Committee as follows:

Citizen At Large - NW of River Rd/Chemawa Rd - Ray Clark, Alternate - Mrs. Lee Parker;
Citizen At Large - SW of River Rd/Chemawa Rd - Kris England, Alternate - Mike Kirby; Citizen At Large - NE of River Rd/Chemawa Rd - Mark W. Caillier, Alternate - Don Flesch; Citizen At Large - SE of River Rd/Chemawa Rd - Michael Van, Alternate - Lori Park; Citizen At Large - Clearlake Area - Charles C. Lawson; Business - Keizer Chamber of Commerce - appointment to be made by President; KBRAD Committee - Jim Keller; Business At Large - Ray McKee; Residential Real Estate - Wendall Mann; Developer - Eric Meuer; Senior Citizen - Robert T. French, Alternate - Louis Neuman; Keizer Fire District - Greg Frank, Alternate - Jack Grossnickle; Marion County Fire District No. 1 - Doug Arensmeier; Salem/Keizer School District - Ray L. Naff; ASB Student Body President - to be appointed after the beginning of school.

VOLUNTEER

Mr. Otterman reported that an advertisement had been placed in the mid-August Marion County Bar Bulletin requesting attorneys to submit their names if interested in serving as Keizer's volunteer municipal judge. Staff

learned Tuesday that the Bar Bulletin was not mailed until August 27th which would not allow attorneys time to submit their names prior to this meeting. City Council may wish to decide upon another method of soliciting interest or whether to publish another advertisement in the Bar Bulletin. He further suggested that an additional two weeks be allowed for people to express interest and he will bring any names back to Council at their September 17th meeting.

CONSENT
CALENDAR

The Consent Calendar included:

- August 20, 1990 Regular Session Minutes
- Resignation of Planning Commissioner Al Wilson
- Status Report of Complaint on Donahue Court
- Resolution - Exempting Acquisition of Police Radio Communications and Mobile Data Terminal Informational System from Competitive Bids

Council Hart stated that he was unable to vote on the August 20 minutes due to his absence.

Councilor Pritchard moved for approval of the remainder of the Consent Calendar. Councilor Bay seconded the motion. The motion was put to a vote and carried unanimously as follows:

AYES: Orcutt, Bay, Newton, Pritchard, Van Meter, Hart (6)

NAYS: None (0)

ABSENT: Fischer (1)

Councilor Bay moved to approve the Regular Session Minutes for August 20, 1990 as presented. Councilor Pritchard seconded the motion. The motion was put to a vote and carried unanimously as follows:

AYES: Orcutt, Bay, Newton, Pritchard, Van Meter (5)

NAYS: None (0)

ABSTENTION: Hart (1)

ABSENT: Fisher (1)

OTHER
BUSINESS

Mr. Otterman explained that Planning Commissioner Al Wilson's resignation was

Planning
Commission
Vacancy

effective August 15th and Council needed to consider candidates for appointment to this vacancy. He suggested placing an ad in the newspaper to ask for volunteers and accept applications until October 1st at which point Council would then review those applicants. Mr. Wilson's term is due to expire September 30, 1991 which leaves one year on the appointment of this position.

Councilor Van Meter suggested reviewing applicants who originally applied and re-contacting them to see if they would be interested again. He felt it would be a slap in the face if we didn't consider previous applicants prior to new applicants. He stated that Mike Smith was active on the dike issue and is still interested in serving on the Planning Commission.

Councilor Bay stated that Roy Dunkin appeared for 4 or 5 years and we should consider him.

Mayor Orcutt directed staff to advertise for this vacancy and re-contact persons who have previously applied.

Mr. Otterman stated that Ray Hansen and Lee Dunn had applied for the 9-30-90 Planning Commission openings and may still be interested.

Mayor Orcutt pointed out that there were 2-3 possible openings in the near future which will need to be filled for the Planning Commission.

KEIZER/SALEM
CITY COUNCIL
JOINT
MEETING

Mr. Orcutt stated that the joint meeting with Salem City Council was scheduled for September 12 at noon to discuss regional issues and asked if any Councilors had schedule conflicts which would require postponing the meeting until October.

Councilor Bay stated that he had a 3 day commitment during that date and would not be able to attend.

Mr. Orcutt stated that he would postpone that meeting until October.

CONDITIONAL
USE PERMIT

Mr. Otterman stated that Conditional Use Permit 90-8, expansion of nonconforming use in residential zone on Cade Street, needed to be

90-8
CADE STREET

discussed. The applicant is removing one mobile home and replacing it with another mobile home. She was not happy with one condition of approval which requires a 1976 or newer replacement home. Staff disapproves of expanding a non-conditional use in a residential zone and would recommend that she try to get a variance. Staff notified Marion County that they will appeal this request. Council will review this at their September 17th meeting as a public hearing. The applicant is trying to go from a 1954 to a 1970 mobile home and she has some considerable financial restraints. The 1970 coach doesn't meet the 1976 change in regulations for HUD approval.

Councilor Newton requested that another copy of this report be mailed to him.

JOINT
MEETINGS

Mr. Otterman stated that he will be meeting with the Urban Renewal Advisory Committee and discussed the fiscal impact of the plan. Two more meetings will be taking place; a joint City Council, Planning Commission and Urban Renewal Advisory Committee meeting on September 12 at 7:30p.m. Their purpose is to have the groups get together and discuss the Urban Renewal Plan at a regular Planning Commission meeting and they will be asked to make the City's Urban Renewal plan consistent with the Comprehensive Plan. September 13th is the public hearing to adopt the renewal plan. October 15th the ordinance will be passed and in effect for January 1, 1989 assessments. There will be no frozen base after 1989 and a 30 day waiting period. There will be a KBRAD meeting on September 12th at 4:00p.m.

MCNARY
ESTATES
REVIEW

Mr. Otterman stated that staff will meet with developers regarding the second access to McNary Estates and review how that fits into the overall plan. This item will be back to Council within 30 days.

ADJOURNMENT

There being no further business to come before the Council, the meeting was adjourned at 8:14 p.m.

Respectfully submitted,

Judie L. Martin
Judie Martin, Recording Secretary

APPROVED:

[Signature]
MAYOR

[Signature]

[Signature]

[Signature]

[Signature]

(Councilor Fischer absent)

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