



MINUTES
KEIZER CITY COUNCIL
Monday, August 15, 2005
Keizer City Hall
Robert L. Simon Council Chambers
Keizer, Oregon

CALL TO ORDER

Mayor Christopher called the regular meeting to order at 7:03 pm. Roll Call was taken as follows:

Present:

Lore Christopher, Mayor
Richard Walsh, Council President
Jacque Moir, Councilor
Troy Nichols, Councilor
Chuck Lee, Councilor
Jim Taylor, Councilor
David McKane, Councilor

Staff:

Shannon Johnson, City Attorney
Marc Adams, Police Chief
Nate Brown, Community Development
Chris Eppley, City Manager
Tracy Davis, City Recorder

FLAG SALUTE

Christine Deiker from the Keizer Chamber of Commerce led the pledge of allegiance.

PUBLIC TESTIMONY

Christine Deiker, Executive Director of the Keizer Chamber of Commerce reported that for the quarter of April 1 through June 30 a total of \$3,192.62 was received in hotel tax, 760 volunteer hours were contributed during the quarter, relocation packets were sent out nationwide, and time was donated to the RIVERR Task Force, Regional Tourism Task Force, the website, etc. totaling a value of approximately \$13,000.

**COMMITTEE
REPORTS**

**a. Proclamation –
John Preston
Week**

Mayor Christopher explained that Mr. Preston had contributed to many accomplishments in Keizer but was leaving the area. She then read the proclamation making August 14, 2005 John Preston Week. Councilors voiced regret that he was leaving the area and pointed out various activities Mr. Preston had participated in.

**b. Proclamation –
Chet Patterson
Day**

Mayor Christopher introduced Mr. Patterson, one of the founding fathers of Keizer and one of the original seven City Council members, and read the proclamation making August 28 Chet Patterson Day. Mr. Patterson was in attendance and expressed his gratitude.

OTHER BUSINESS Taco Bell Traffic Issues

City Manager, Chris Eppley, noted that Council had asked Public Works to prepare recommended safety and traffic flow improvements for the Taco Bell site on Main Street, and reviewed Phase 1 and 2 improvements which were in the packet.

Cheryl Warnier, Mary Lou Copeland and Ellen West, Main Avenue residents, voiced concern over traffic issues including stacking, speeding, parking, high school drivers and wall maintenance.

It was agreed that it would be necessary to discuss the issues with Taco Bell and then begin the implementation of the various remedies; then Mr. Eppley, Mr. Kissler and Mayor Christopher will meet with Main Avenue residents to discuss the issues and view the problems on the street. Additional discussion followed.

Council agreed by consensus to move forward with the safety improvements.

Committee Reports

Councilor Moir reported that

- **Mid-Willamette River Connections Group** had reviewed the opening of the water trail. The Governor is anticipating that it will be completed by 2007. The group wants more elected officials involved in planning for the Salem-Keizer-Independence Plan (SKIP) which may occur at the August 31 meeting.
- **Points of Interest Committee member Vickie Hilgemann** had presented documents authenticating the location of the Wallace House at River's Edge Park and discussed the possibility of changing the name of the park to Fort Wallace Park. Additionally it was suggested that a committee be formed to begin the process of designating Fort Wallace as a National Historic site. An additional sign for Claggett Creek Cemetery will be requested for cars going the other direction; they will also be researching if the County has ever designated Claggett Cemetery as a historical area. Members of the committee also met with the grandson of Thomas Dove Keizer when he was in town. He has a rifle and some other effects that he would like to place in the museum at the heritage center.
- **Parks Board** hosted the annual parks tour and barbeque for members of City Council ending at River's Edge Park where Vickie Hilgemann and Jerry McGee gave their presentation on the Wallace House.

Councilor Walsh reported that the RIVERR Task Force questionnaire is on the city web page. He encouraged everyone to fill it out prior to mid-September at <http://www.co.marion.or.us/krp/questionnaire.asp> or click on the menu item on the Keizer website: www.keizer.org. He added that there is a threat that the Oregon City locks will be closed.

There are many issues involved and he will provide updates as they are available.

Councilor Lee reported that **Government Affairs** had met and Cyndi Astley helped put together a lengthy "No Meth" presentation and asked the committee to encourage businesses in Keizer to attend the "No Meth Resource Fair". Additionally the committee discussed the Sports Community Center and opted not to take a position on the project.

Mayor Christopher reported that

- **Gubser Neighborhood Association** meeting had discussed gardening with native plants. She showed a poster she had received and asked that it be displayed in City Hall.
- **Oregon Mayors Association Meeting** adopted the following resolutions:
 1. Calling on securing borders to prevent importation of meth;
 2. Asking the governor to appoint an individual to coordinate the drive eradicating meth in Oregon;
 3. **Opposing the closure or realignment of the Air National Guard and Air Force Units based at the Portland International Airport;**
 4. Urging that the Board of Directors join with the Board of the League of Oregon Cities to select two city officials to the Oregon Task Force on Land Use Planning;
 5. Urging the Bureau of Labor and Industries to work cooperatively with Oregon cities to determine how and when Oregon's prevailing wage laws should apply to public contracting; and
 6. Taking a position of opposition for all legislation that eliminates, restricts or puts at risk existing local government franchising, PEG, right of way management, service provision, taxing and fee authority on telecommunications cable and video.
- **League of Oregon Cities will be conducting a legislative briefing on September 16 from 9 until noon at the LOC offices.**

Mayor Christopher shared the city of Medford scrap book chronicling all urban renewal projects from 1988 through 2005 and suggested that Keizer develop something similar for taxpayer information.

Chief Adams reported that

- The department is currently advertising for police officer applicants;
- There are a lot of raccoons in town with distemper so residents should be sure to put food away that will attract them; and
- Wished Doyle and Motier Dickey a happy 56th wedding anniversary.

Nate Brown reported that

- **RIVERR Task Force** is completing grant requirements and working with Trust for Public Lands.

- The Federal government wants to pay us \$4,000 for our aerial photos.
- He met with St. Edwards Catholic Church who wants to work with the City in the **River Road Renaissance** efforts of landscaping improvements and a possible plaza development.

ADMINISTRATIVE ACTION

a. Keizer Sports Community Center Presentation

Bob Zielinski, Gervais, presented background on how the idea of the Sports Center got started and reviewed projects that the Rotary had been responsible for in the past. He explained that the main idea was to provide "seed money" and ideas that would manifest the investment. He then focused on the proposed Community Sports Center and the benefits to the city should the center be built. He stressed that the community center would be for everyone and would be right for the community.

Councilors Walsh, Lee, Taylor and Moir thanked Mr. Zielinski, reviewed his past accomplishments and offered supportive comments for the project.

Architect Alan Costic thanked Teresa Walsh for her dedicated support and gave a power point presentation pointing out that this is truly a unique facility. He detailed components of the building, including square footage, operating costs, and the style of the building with an information/visitors center housed within. He pointed out that this building has the potential to have a zero operating budget in terms of power, lighting, heating and cooling through use of daylight and active solar panels and reviewed the costs. He concluded that this facility is twice the size of the Salem Conference Center with an equal number of parking spaces and the price tag is half of what the Salem Conference Center cost.

Ron Hitner, Keizer, representing the Keizer Youth Basketball Association reviewed needs of the children and the community which could be met by this facility. He noted that youth participation in basketball has increased and available locations for practice and/or games has decreased and concluded that for that reason the KYBA strongly supports this venture. Councilor Taylor added that it isn't just about basketball, but about teaching the children life skills through this program and therefore it is very important.

Don Stupfel and Harnik Issakhanian, Salem, representing the Salem Volleyball Club, explained the volleyball program, noting that there are over 180 children involved with 18 teams traveling nationally. The goal is to train and teach the children. Now that The Hoop has shut down there are only 10 teams. Parents have voiced support for this project as well. Additionally it was noted that money spent during tournament

free time would be beneficial to the economy of Keizer and funds received from hosting tournaments would be added income. In conclusion the building would most likely not lose money or cost the tax payers anything but would bring in over \$100,000 in the first year.

Christine Dieker reported that she had shared some of this information with the chamber and Government Economic Affairs committee but did not have all the information. She concluded that there is interest in this project, it would generate tourism dollars and it is a worthwhile project for the city adding that the Chamber wants to be part of it.

Theresa Walsh, Keizer, summarized why the Hoop didn't work using their profit/loss statement. She pointed out that the Hoop only focused on basketball and volleyball; not on other functions. Additionally the parking was extremely limited. She suggested various management and partnership options for this facility and concluded that she felt the venture would be self sufficient. She added, however, that a study should be done and possibly a task force set up to determine how it should be managed.

Bill Weber, Keizer, asked if this project is so good, why doesn't the City turn it over to private enterprise and let them run it instead of the city getting involved. He concluded that when businesses are turned over to government, they fail.

Mayor Christopher pointed out that this is the first look the Council has had at this project and the next step would be a feasibility study and a business plan. Councilor Walsh explained urban renewal funds and pointed out that this venture would spur economic growth in the area and benefit the entire district. He concluded that no Keizer citizen will have pay increased taxes for this project. Mayor Christopher questioned if remaining funds from Rotary could be used for a feasibility study. Bob Zielinski responded that there were funds left but a presentation would have to be made to Rotary to get this underway.

CONSENT CALENDAR

a. Approval of July 18, 2005 Regular Session Minutes

Councilor Walsh moved to approve the Consent Calendar. Councilor Lee seconded. The motion passed unanimously as follows:

AYES: Christopher, Walsh, Lee, Nichols, Moir, McKane and Taylor (7)

NAYS: None (0)

ABSTENTIONS: None (0)

ABSENT: None (0)

**WRITTEN
COMMUNICATIONS**

Councilor Walsh pointed out that the Willamette River Keeper Bulletin featured on the front page the Keizer Rapids and the opening water trail. That same event was also featured on the Chamber Bulletin. The American Heritage River Program has a renewal process to justify their existence to their supervisors every year so he sent a thank you letter to help in that regard. He added that they have been very helpful, especially Mark Brown, and distributed a copy of the letter.

AGENDA INPUT

September 6, 2005

7:00 p.m. City Council Regular Session

September 12, 2005

5:30 p.m. City Council Work Session - Cancelled

September 19, 2005

7:00 p.m. City Council Regular Session

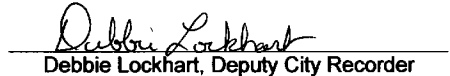
ADJOURNMENT

Mayor Christopher adjourned the meeting at 9:42 p.m.

MAYOR:

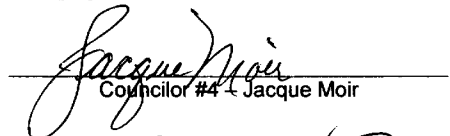
APPROVED:


Lore Christopher


Debbie Lockhart, Deputy City Recorder

COUNCIL MEMBERS

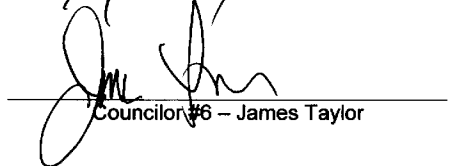

Councilor #1 - David McKane


Councilor #4 - Jacques Moir

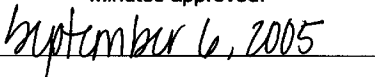
Councilor #2 - Troy Nichols


Councilor #5 - Richard Walsh


Councilor #3 - Charles E. Lee


Councilor #6 - James Taylor

Minutes approved:


September 6, 2005