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**CITY OF YACHATS**  
**CITY COUNCIL SPECIAL MEETING**  
Civic Meeting Room, Yachats Commons  
November 7, 2013  
Regular Meeting 9:30 A.M.  
MINUTES

The special meeting of the City Council was called to order by Mayor Ronald Brean at 9:30 a.m. in the Civic Meeting Room at the Yachats Commons. Council members present: Greg Scott, Sandy Dunn and Lynne Dimmick. Audience: 14.

**I. Interviews for City Councilor**

**Barbara Frye**

- Yachats has been a part of her life for her entire life.
- A part-time resident for 15 years and a full-time resident for 3.5 years.
- Became involved in developing the Memorial Park and placing a bench for Leslie Carter and she saw that the City really works.
- Her involvement with that led her to be a part of the Trails Committee then the Parks and Commons Commission.
- She also started volunteering at the Library and is amazed that a city the size of Yachats has a Library that is ran by volunteers and is such a social center for the town.
- The City Council Mission Statement is what makes her want to be involved, because it is so true.
- Has been elected to State and National Associations in her time as a nurse and was the Director of the Nurses Union.

When asked what she believed the biggest challenge the City faces, she said that it is a challenge to plan for the future while dealing with current crisis, the lack of health care and limited resources.

When asked what are her concerns as a resident she said she has trouble getting down East 2<sup>nd</sup> Street and safety while walking around town in general.

When asked what she sees as the opportunities she said that the City has a big opportunity to improve the looks of the town with the Hwy 101 Project,

When asked how she would feel about voting for something that is in conflict with her personal opinion she said that she has been in that position as a part of other boards and she had to understand that she had to do what was right for entire membership.

Frye said that she has not had any experience with roads and infrastructure but she has been a business owner so she has some experience with negotiating leases and other building issues.

**Claudia Price**

- About 20 years ago her and her husband started traveling around in their motorhome and working as property and campground managers. That led them to first to the Waldport KOA and eventually the Ocean Cove Inn.
- She would like to see the community come together on the HWY 101 project, which will be a good thing for city in general.
- The City needs to find a way to balance growth while protecting the environment.

- She was active in the League of Women Voters of Ohio and was a registered lobbyist. Was part of a coalition that was responsible for drafting legislation for mandatory restitution for non-violent crimes.
- As part of a council, which is a representative form of government members need to act on behalf of the people they represent rather than their personal opinion.
- Does have some construction experience she does not have much experience with infrastructure.

Breran said that he is very pleased with the caliber of the candidates.

The City Council voted by ballot which resulted in a tie. The tie was broken by coin toss. Barbara Frye was appointed and she will be sworn in at the beginning of the November 12, 2013 meeting.

## **II. Hwy 101 Project Update**

Breran said that Dave Rieseck was not able to be present today. Breran said that he has started to meet with the business owners that will be impacted the most by the project to discuss their concerns. Some of those business owners believe that the project will adversely affect their business, and the City needs to be very cautious in making sure that the project is done in such a way that it enhances the town and not negatively affect their businesses.

One of the vendors suggested that perhaps the City could help them get some training on how they can market their products on the Internet. Lincoln County Economic Development has provided that type of training in the past so he will be looking into how to provide that training.

## **III. Peace Health Assessment of Health Services**

Breran said that a couple of years ago he was asked to endorse a grant application by Peace Health to fund an assessment of health service on the Central Oregon Coast as defined by the area from Yachats to Reedsport. They did not get that grant the first time, but re-submitted the application and were awarded the grant.

## **IV. Discussion Item: Possible Ballot Title**

Breran said that the design team is attempting to come up with a plan that does not reduce the number of parking spots, but even if no spaces are lost that will not address the current need for additional parking in the downtown area.

The City has been talking about buying property for additional parking and a visitors center for years; however, that requires a vote of the citizens.

Dunn said that she believes that it is an important point that there would be no bonds or increased property taxes needed.

Dunn said that she hopes that a new visitors center would be large enough to have an interactive/interpretive center as well.

Scott said that he is not comfortable with asking this question at this time because there have not been any serious discussions with the community about the need for this. He said that he would like to see a study group put together that could look at the need and have conversations with the public to make sure that this is something the citizens want.

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2 Brean said that the City identified the need 16 years ago, and has been working toward this point  
3 since then. The City Council authorized an engineering study for parking. The City has made  
4 some of the changes in that engineering study. And, the City Council has discussed this issue at  
5 many previous meetings.

6  
7 Scott said that he understands that the City has made some changes, but he still does not believe  
8 that there has been enough public input and public process. Scott asked if the public recognizes  
9 that there is a need for parking.

10  
11 Scott also said that he would be interested to know what the Finance Committee thinks about  
12 spending that much money in light of other things that will need to be completed in the future.

13  
14 Dimmick said that she believes the public has made it clear that they think there are parking  
15 problems. In the two public meetings held regarding the Hwy 101 project the parking issue was  
16 one of the major concerns voiced by attendants.

17  
18 Brean said before the economic downturn the City had close to one half million dollars in the  
19 Visitors Amenities Fund and no projects planned. Now that the economy is picking up again the  
20 fund should begin to grow again, and this would be a legitimate use of those funds.

21  
22 Discussion followed about the right dollar amount to put in the ballot.

23  
24 Tom Lauritzen suggested replacing the word "land" with "real property" however; one other word  
25 would need to be removed to meet the State ballot title requirements.

26  
27 Price said that she does not believe the City Council will get the mandate they want because the  
28 vote will become a survey. Without more information the public will most likely vote against it  
29 because they don't think that much money should be spent when they do not know on what it will  
30 be spent.

31  
32 David Locke said that he thinks that the City would actually be asking the citizens if they are willing  
33 to spend money to solve a problem that has been identified for many years.

34  
35 Frye said that she thinks it is good timing with the public's focus on the Hwy 101 project.

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37 There was consensus to add this to the agenda for the regular meeting.

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39 **V. Discussion Item: Transient Rental Standards**

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41 Brean said that Dunn has continued her research on what other communities have done.

42  
43 David Schlesinger said that many people that have transient rentals advertise on major Internet  
44 sites and they advertise maximum occupancy that exceeds the number authorized by the City  
45 License.

46  
47 Schlesinger suggested that a sentence be added to the Code that states advertisements may not  
48 exceed the authorized number.

49  
50 Dunn reported on what she has learned from the other communities that she contacted. Her report,  
51 in writing is attached.

1  
2 Dunn said that she thinks the City has a good set of rules, so she was concentrating on the  
3 concept of restriction options.  
4

5 Dunn said that she has come to the conclusion that perhaps the City should not make any  
6 changes, but rather focus on enforcement.  
7

8 There was consensus to direct the City Recorder to draft an amendment to include the standard  
9 that a local contact agreement, signed by the property owner and the local contact be on file with  
10 the City.  
11

## 12 **VI. Discussion Item: Possible Service Charge – Yard Service Companies**

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14 Brean explained that when the City Council adopted an Ordinance that banned outdoor burning the  
15 decision was made to have a dumpster for citizens to use for yard debris disposal. However, it was  
16 intended to be available for citizens inside the City Limits and not for use by commercial lawn care  
17 companies.  
18

19 Commercial lawn care companies have been using it, and they argue that they are working for  
20 citizens.  
21

22 Code Enforcement Officer, Don Niskanen said that even if commercial companies are charged a  
23 fee it will still result in frustration for the citizens because the dumpster is always full and they have  
24 to wait.  
25

## 26 **VII. Discussion Item: Commons Reservation Policy**

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28 Scott said that he has become aware that some people are requesting reservations out as far as  
29 2020. In the past the City Recorder only allowed reservations two years out, which seems more  
30 appropriate.  
31

32 Scott said that the Parks and Commons Commission will be reviewing the current policy and  
33 making recommendations on any changes they think should be made now that the online  
34 reservation system is in place. However, that will take some time and he would like the City Council  
35 to adopt a temporary policy restricting reservations to two years.  
36

37 The Council agreed.  
38

## 39 **Additional Discussion Items**

40  
41 Dunn said that the Marketing Committee recommends that the Visitor Center RFP and Contract be  
42 changed to add a requirement that the contractor continue to support and implement the Yachats  
43 Marketing Plan.  
44

45 Following discussion, the City Recorder was given the approval to advertise the RFP with that  
46 included.  
47

48 Brean asked the Public Works Director if he had recommendations regarding the request the City  
49 received that a building moratorium be adopted for the Blackstone development until drainage  
50 issues can be addressed.

1 Brean and Public Works Director, Larry Blanchard explained that since the prior Director resigned  
2 two of the employees have taken on additional responsibilities and have been paid the “out of  
3 class” premium. Because working Out of Class is meant to be a temporary situation, new Job  
4 Descriptions have been drafted to include those duties. A modified salary schedule would be  
5 developed for those positions and negotiated with the Union if Council agrees to go in that  
6 direction. There was consensus to add a discussion about the possibility of a change in the  
7 operational structure of the Public Works Department and setting a pay schedule or the modified  
8 positions.

9  
10 **VIII. Set the agenda for the November 12, 2013 City Council Meeting**

11 City Council reviewed the draft agenda items and several items were added.

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13 There being no further business before the City Council, the meeting was adjourned at 12:15 PM.  
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Ronald L. Brean, Mayor

20  
21 Attest:

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25 Nancy Batchelder, City Recorder