

**April 20, 2022
Regular Session
City of Gaston
In-Person & Zoom Videoconference**

Present: Mayor David **Meeker**, Mario **DePiero**, Bill **Martin**, Robert **Dooley**, Margaret **Bell**, Don **Richter**, Mario **DePiero**, and Don **Richter**

Absent: Billy **Nice**

Staff Present: Public Works Specialist Rick **Mapes**, City Recorder Wenonah **Blanchette** and Washington County Deputy Jarrod **McCreary**. Others audience members present are represented on the sign-up sheet. (*attached*)

- I. Mayor David **Meeker** called the regular meeting to order at 7:00PM.
- II. **ROLL CALL:** City Recorder **Blanchette** conducted the roll call for the record with:
Councilor Mario **DePiero**: Present
Councilor Bill **Martin**: Present
Councilor Robert **Dooley**: Present
Mayor David **Meeker**: Present
Councilor Margaret **Bell**: Present
Councilor Billy **Nice**: *absent*
Councilor Don **Richter**: Present
- III. **ADDITIONS OR DELETIONS:** Mayor **Meeker** called for additions or deletions on the agenda with none heard.
- IV. **CITIZEN COMMUNICATION:** Mayor **Meeker** called for citizen communication with Adriene **Menden** and Mark **Tschetter**, representatives from Kelly Connect proving Council with a quick review of the proposal for IT Services further and explained that services provided would include new equipment and continuous updates every three years for new computers. Services that Kelly Connect would provide are specific to IT services but not limited to phone services and managed print workflow automation, and other office technology solutions. The current proposal for services includes computers for the Gaston Library with Councilor **Bell** confirming the City will not be providing computer services to the library and should not have included in proposal. Motion to stay with the current provider that the City has was made by Councilor **DePiero** and seconded by Councilor **Richter**: Aye: **DePiero, Martin, Dooley, Meeker, Bell, and Richter**. Nay: None.
- V. **STAFF/COUNCIL/COMMITTEE/SUPERVISOR REPORTS:** Mayor **Meeker** called to begin staff reports beginning with the Police department:

Police: Deputy **McCreary** provided his report to the Council for March:

- Stats remain the same as last months.
- The Screamin' Chicken Diner was broken into with ten dollars of coins stolen from the register. Paint chips were recovered along the pried open front door with similar paint chips found at the One Horse when that business was broken into earlier this year.
- Theft occurred when an individual stole cans out of a vehicle main and second street all caught on video later arresting the suspect. This suspect was alleged to have broken into the same vehicle three different times. Additional theft charges including a felony were filed against the same individual.
- Councilor Richter asked about the drone flying over is property again following discussion of neighbors using the drone. No action taken.

Recorders Report: Recorder **Blanchette** provided her report to the Council for March.

- Legal: Recorder **Blanchette** provided an update that the Gaston Heights billing issue is now corresponding attorney to attorney. **Tim McDonald** has been sent the second billing for development fees. Staff will begin monthly billing for Gaston Heights to include interest fees previously approved by Council.
- Engineering Services: Included in packets is an outline of next steps for continued and upcoming engineering services as outlined by the City attorney.
- Financials:
 - Current finances show incorrect fund balances and will show corrected amounts by next month. This is due to the grant funds revenue and expenses were allocated in the wrong fund. This has been addressed with the accountant.
 - The extension filed for the 2020-2021 financial audit report was denied by the State of Oregon. Staff is doing everything to provide the necessary information to complete the audit as soon as possible.
- Land Use:
 - 316 Church Street filed and was approved for their partition.
- Municipal Court: Approximately twelve individuals are scheduled for arraignment, and one has scheduled a trial.
- Cottonwood Street grant is near completion administratively. Still working on completing final paperwork to receive the final \$189,000 for ODOT's portion to pay.
- Final Community Development Block Grant funds received is \$212,050 and the remaining \$25,000 for the small cities allotment grant for 3rd Street.
- Signed copy of the City and Ziply's telecommunications franchise was signed and on file.
- The Recorder attended the mid-academy conference for the Oregon Municipal Recorders Association in April and would like to attend the annual conference for the OAMR in September.
- Working on the insurance renewals for 2022-2023.
- Washington County Land Use and Transportation is seeking interested persons to fill a seat on the committee chair 2023-2024 statewide transportation fund.
- Additional bills to be included on the payables list this month which includes water deposit refunds.

Public Works Report: Public Works Specialist Rick **Mapes** provided March's report for Council with the following:

- After many hours were spent on scheduling ball field use at Brown Park, Gaston School, Gaston Youth Sports and the Tournament Team have all come to an agreement with field rentals and use.
- Public Works made the executive decision that due to the increased cost and requirements to obtain a loan through Business Oregon to purchase the property near Onion Lane from Scott **Flaherty**, it would be in the best interest of the City to no longer pursue this project. It would potentially cost the City over \$1,000,000 and at this time is not the best way to obtain this floodplain property.
- A letter was sent to the City concerning Gaston Heights development of their temporary stormwater design resulting in a response letter from the City's attorney addressing their stormwater plan being properly installed as outlined in the Storm Drainage Report and information received by the complainant is unfounded at this time.
- Saturday April 9, there was a huge turnout at the park to clean up and then snow
- Brown Park was opened up to the discretion of the school coaches for the schools use of the field.
- City Wide survey for leak detection was had finding a couple new leaks. Leak detected on Onion and Main Street with a contractor already scheduled for repair. Four hydrants are needing repairs and seven meters are leaking.

- The current mower is disabled and will not start. 11-12 months before the city can get another mower
- Public Works discussed finances with the City accountant and was informed the City needs to increase fees and requested Council to support him in trying to collect additional revenue. Discussion heard for increasing the water rates, adding a stormwater fee to customers and potentially asking the citizens of the City to support the police services with approving and passing a bond.
- Erica **Stark**, representative of the Gaston's Farmers Market, explained to Council holding the market at a location that was identified by Public Works to us and asked Council to reconsider the use of the parking area and area behind the fire station the City owns. The Farmers Market asked to use the area on Onion Lane and cannot use the fields during Thursday, do not want to use the Park due safety issues and visibility from the highway, and cannot hold the market on 1st Street with parking due to congestion and parking concerns. Public Works stated more time is needed to make available the property to use. It was ultimately decided by Council, the Farmers Market can use the area of the Fish & Wildlife and Onion Lane property. Motion to approve May through October use of the Onion Lane/Fish & Wildlife Parking lot for the Farmers Market was made by Councilor **Bell** and seconded by Councilor **Richter**, motion carried. Aye: **DePiero, Richter, Martin, Bell, Meeker and Dooley**. Nay: None.

VI. CONSENT AGENDA: Councilor **Bell** asked questions regarding security services and the current Hillsboro water. Recorder **Blanchette** announced additional bills for the bills payable for April list includes Hillsboro Water, two water deposit refunds and Pacific Tractor. Councilor **Martin** motioned to approve the bills payable list for April 2022 (*Exhibit A*) and was seconded by Councilor **Richter**. Motion carried. Aye: **DePiero, Martin, Bell, Richter, Meeker, and Dooley**. Nay 0. Motion to adopt the minutes for March 16th and April 6, 2022, was made by Councilor **DePiero** and was seconded by Councilor **Richter**. Motion passed. Aye **DePiero, Martin, Bell, Richter, Meeker, and Dooley**. Nay: 0.

VII. NEW BUSINESS:

Engineering Services Request for Qualifications Discussion/Decision: Public Works explained to Council the engineering services the City and Tetra Tech have been engaged in has reached the end of its contract and will need to begin the process of looking for a new engineering through the RFQ process and request to maintain engineering services through the interim with Tetra Tech. After asking staff their opinion for continuing services with Tetra Tech or finding a different engineer, it was decided to carry an interim contract with Tetra Tech for the next three months and move forward with the Request for Qualifications process. Motion to move forward with the direct contract (Tetra Tech) and move forward with the RFQ process was made by Councilor **Richter** and seconded by Councilor **Dooley**. Aye: **DePiero, Richter, Bell, Meeker, and Dooley**. Nay: **Martin**. Motion passed.

Gaston Youth Sports Contract Proposal: Chris **Hansen** Vice president to Gaston Youth Sports was present and is asking for the Gaston Youth Sports to engage in a contract similar to the Gaston School and is asking the Council. Concerns have been brought up about the language in the contract. Discussion heard on the contract and change of language needed towards the Gaston Youth Sports. Further discussion heard on explaining the use of the fields and the language in the proposed contract that was a mirrored from the Gaston School. Public Works Specialist **Mapes** introduced a draft contract (exhibit B) to Council to consider with Laura **Cornils**, representative of Gaston Youth Sports stating the City should not consider updating the field use contract fees making it extremely expensive to players asking the Council to consider proposed fees presented in the draft be cut in half. It was decided to hold a special meeting next

Wednesday to consider a new contract. Motion by Councilor **Martin** and seconded by Councilor **DePiero** to table this issue and hold a meeting next Wednesday to resolve concerns with the **contract** between Gaston Youth Sports and decide about potentially increasing fees next year. Chris Hansen will provide a draft copy of their proposed contract to by next Monday at 12PM. Meeting is scheduled for 6:00PM

Brown Park Ball Field Use Discussion: *(previously discussed)*

Elections Nomination Process Discussion/Decision: It was mutually decided amongst the Council to require all those interested in serving on City Council for staff to draft a resolution for Council to adopt to include prospective council members pay either a 25\$ fee OR obtain 10 signatures from registered voters of Gaston to be placed on the ballot for the general election.

OLD BUSINESS:

Washington County Police Services: Motion was made by Councilor **Martin** and seconded by Councilor **Richter** to approve the 2022-2023 Washington County Police contract at .75 employee(s), maintaining the same level of service as last year. Motion passed. Voting Aye: **Richter, Meeker, Dooley, Bell, Martin, and DePiero.** Nay: 0.

TextMyGov Proposal: It was agreed by Council that the City does not have the money to move forward with the proposal from TextMyGov. No additional action taken or needed.

Projects Update: *None heard.*

COMPLAINTS:


New— *None heard.*

Old— *None heard.*

VIII. ADJOURNMENT: Motion to adjourn the meeting was made by Councilor **Martin** with second heard by Councilor **Richter**. Motion carried unanimously closing the meeting at 9:22PM. Aye: **Meeker, Martin, DePiero, Bell, Richter, and Dooley.** Nay: None.



Mayor David Meeker

Attest: 

City Recorder Wenonah Blanchette