

- CALL TO ORDER** The Regular meeting of the Seaside City Council was called to order at 7:00 PM by Mayor Don Larson.
- ROLL CALL** Present: Mayor Don Larson; Council President Don Johnson; Councilors Tita Montero, Dana Phillips, Jay Barber, Seth Morrisey, and Randy Frank.
- Absent: None
- Also Present: Mark Winstanley, City Manager; Dan Van Thiel, City Attorney; Dale McDowell, Public Works Director; Russ Vandenberg, Seaside Civic and Convention Center and Seaside Visitors Bureau General Manager; Joey Daniels, Seaside Fire Chief; Dave Ham, Seaside Police Chief; Kevin Cupples, Planning Director; Esther Moberg, Seaside Library Director; and RJ Marx, Daily Astorian/Seaside Signal.
- AGENDA** Mayor Larson asked for a motion and second to approve the agenda.
- Councilor Phillips so moved with a second from Councilor Morrisey; carried unanimously. (Phillips/Morrisey)
- INTRODUCTION – SWEARING IN PATROL OFFICER** Dave Ham, Seaside Police Chief, swore in new Patrol Officer, William (BJ) Quicke who was congratulated and introduced to the City Council.
- COMMENTS – STUDENT REPRESENTATIVE** Lizzy Barnes, Seaside High School Student Representative, stated the school bond passed and we all worked really hard on the Tsunami project and it is really exciting it passed. Fall Sports are over, the volleyball and boys' soccer teams both ended up in the playoffs and fought gallantly. The boys Cross Country team placed first at Districts and placed second at State. The Fall Play “The Election” wrapped up with the last show on Saturday, November 12, 2016, and the play was really funny. Winter Sports started today which were basketball, swimming, and wrestling. The first band concert was Wednesday, November 16, 2016. Ms. Barnes further stated this week at the high school was Classified Staff Week and the ASB Officers are giving out gifts every day of the week for the whole week.
- Mayor Larson stated at this time he would hand the meeting over to Don Johnson, Council President.
- COMMENTS – PUBLIC** Joyce Hunt, 510 13th Avenue, Seaside, stated she was now the last full owner and person that lived on her street. At the last Planning Commission meeting the last full time house on her street was made another vacation rental. Ms. Hunt further stated she has lived in Seaside for almost twenty years and when she moved on 13th Avenue there were a couple of vacation homes, a couple of rentals, but there were four or five families that lived on the street. Ms. Hunt further stated she is now living by herself and nervous about being the only person living there and was concerned about the direction the city has been going. There has been a big crisis on housing in the area and it really needed to be looked at because long term rentals were needed. The city was making every place a vacation rental and there are no long term rentals. Ms. Hunt further discussed concerns she had with vacations rentals and long term housing.
- CONFLICT** Council President Johnson asked whether any Councilor wished to declare a conflict of interest.
- No one declared a conflict of interest.
- CONSENT AGENDA** Council President Johnson stated approval of the consent agenda.
- Consent Agenda: Payment of the Bills - \$1,075,916.71; and Approval of Minutes October 24, 2016.
- Councilor Barber moved the approval of the consent agenda with a second from Councilor Phillips; carried unanimously. (Barber/Phillips)
- VACANCY – CONVENTION CENTER COMMISSION** Council President Johnson stated there was one vacancy on the Seaside Civic and Convention Center Commission with one application received. Mayor Larson asked Council what they wished to do.

Councilor Phillips nominated Alisa Dunlap for the Seaside Civic and Convention Center Commission for Council to have an open discussion regarding eligibility and criteria with a second from Councilor Montero; carried unanimously. (Phillips/Montero)

Councilor Barber stated was it his understanding there was another applicant coming in.

Mark Winstanley, City Manager, stated there has been discussion regarding applicants but nothing had been turned in.

Councilor Phillips stated as a Council there needed to be a decision because there have been discussions about the applicant Alisa Dunlap. Councilor Phillips further stated Ms. Dunlap has only lived here for seven months and her business is not in Seaside but they do business in Seaside. As a Council for future people who were applying is this really a viable candidate for one of our commissions.

Councilor Morrissey stated Alisa was a great applicant and Councilor Morrissey has reviewed the rules and does not think she qualifies. If Council allows people who do not qualify just because the vacancy needs filled then a precedent was being set for future applicants.

Councilor Montero stated the rule Council was looking at for the Seaside Civic and Convention Center Commission states "The commission consists of seven members who are not employees of the city and shall be residents, or owners or employees of businesses within the city limits of Seaside".

Councilor Frank stated he agreed Council should not deviate from the rules and was important they be followed.

Councilor Phillips stated Ms. Dunlap should be notified why she was not considered as an applicant.

Councilor Frank stated and leave the vacancy open for more applicants.

Mr. Winstanley stated there was a nomination and a second. The discussion taking place between Council is that Ms. Dunlap is not eligible to be nominated for the commission. Council would need to clarify what the consensus was.

Councilor Phillips withdrew the nomination of Alisa Dunlap and Councilor Montero withdrew the second on the nomination.

Council consensus to withdraw the application for Alisa Dunlap for the Seaside Civic and Convention Center Commission.

ORDINANCE 2016-05

AN ORDINANCE OF THE CITY OF SEASIDE, OREGON, AMENDING CODE OF SEASIDE ORDINANCES CHAPTER 110.04: UNLAWFUL, ILLEGAL, OR PROHIBITED BUSINESSES NOT AUTHORIZED AND AMENDING CHAPTER 119 MEDICAL MARIJUANA GROW SITES TO INCLUDE RECREATIONAL – THIRD AND FINAL READING.

Mr. Winstanley stated the Council was currently on third and final reading on Ordinance 2016-05. This was an ordinance that would amend Chapter 119 allowing for medical marijuana grow sites to include recreational grow sites. Council had some discussions regarding this ordinance at your last meeting and approved the first and second reading of the ordinance.

Kevin Cupples, Planning Director, stated Council was looking at the same provisions that were needed in the ordinance that would allow for the medical marijuana grow sites this covers the processing, wholesaling, and growing of recreational marijuana in the industrial zone. This ordinance was allowing for the other retail activities within the industrial zone and it also adds safety factors as far as having Bob Mitchell being able to inspect the processing action and make sure the building was capable of handling that type of use. The ordinance basically will recognize all the allowance provisions in State law and also in the future to potentially look at taxing those retail activities.

Mr. Winstanley stated the ordinance also allows for the Fire Marshal to establish certain rules for growing facilities and also have inspection rights as far as growing facilities were concerned.

Mr. Cupples stated the Fire Marshal, Fire Chief, and Bob Mitchell, Building Official, were basically saying if they got into a processing activity Bob would be scrutinizing that as far as finding out exactly what they were doing, how they were doing it, and what type of building code requirements were needed.

Council President Johnson asked for public comments and there were no public comments.

Council President Johnson asked for Council comments and there were no Council comments.

Council President Johnson asked for a motion.

Councilor Frank moved that Council read by title only with a second from Councilor Phillips; carried unanimously. (Frank/Phillips)

Councilor Frank moved to adopt with a second from Councilor Phillips; carried with the following roll call vote: (Frank/Phillips)

Council President Johnson asked for a roll call vote:

YEAS: JOHNSON, MONTERO, BARBER, FRANK, LARSON, PHILLIPS, MORRISEY
NAYS: NONE
ABSENT: NONE
ABSTAIN: NONE

LIQUOR LICENSE

Council President Johnson stated there was a liquor license application received from Three Little Birds Bakery, 8 N. Holladay. Council President Johnson asked if the owner was present and the owner Michael Soprano present for Council questions.

Michael Soprano, Three Little Birds Bakery Owner, stated this was a limited liquor license. Mr. Soprano further stated he was looking to expand the business to an evening dessert house with a small wine bar. Mr. Soprano discussed the business further.

Councilor Barber asked if he considered package sales or just on site.

Mr. Soprano stated right now it would be just consumption on premises.

Councilor Frank so moved Council accept that application in lieu of the police report with a second from Councilor Montero; carried unanimously. (Frank/Montero)

ORDINANCE 2016-06

AN ORDINANCE OF THE CITY OF SEASIDE, OREGON, AMENDING CHAPTER 32 OF THE SEASIDE CODE OF ORDINANCE REGARDING TRANSIENT ROOM TAX

Mr. Winstanley explained there had been a great deal of discussion over the last two years about renovating the Seaside Civic and Convention Center and providing for additional space and additional room space, and architects and engineers who have looked at the building. The Council has heard all the presentations and a while back the Council did affirm that they would like to move forward with renovating the convention center. The estimated cost of the renovation is over \$14,000,000.00 and if the city was going to take on that renovation there would need to be additional revenue to pay the debt that is issued to do that renovation. Council said yes to moving forward with the renovation and Council also had quite a bit of discussion about how they would go about that and the consensus of the Council was that the best way for that type of revenue to be raised would be to raise the room tax from its current eight percent, up to whatever was necessary in order to handle \$14,000,000.00 of debt. The City had the opportunity to talk to the bond advisors who are ready to move forward with making decisions on exactly what the debt needed to look like but they would like to make sure the Council is in fact ready to raise that room tax in order to generate the money that will be needed if that debt is issued. Staff was recommending to Council with the ordinance change that the room tax rate be raised from eight percent to ten percent. The ordinance would go into effect as of January, 2017. The City was not prepared to raise the room tax in January but in fact wouldn't anticipate the room tax going up any earlier than July, 2017, if it goes up even at that point. Once Council has committed to raising the room tax the bond people can move forward to get the debt issued with the guarantee that the debt service would be paid with the room tax. Mr. Winstanley further stated there was a great deal of language cleaned up in the ordinance which was an old ordinance. Staff took the opportunity to change things in the ordinance that aren't used anymore. The needs of the change are to change the room tax to eight percent to ten percent which will be phased in if necessary, and to make sure the distribution of the money ensures that the room tax increase going from eight percent to ten percent, the dollars would go to the convention center to pay for debt issued in the future.

Council President Johnson asked for public comments and there were no public comments.

Council President Johnson asked for Council comments.

Councilor Montero stated she was totally in favor of this and these are sort of procedural and on page two at the top was a definition of Transient Lodgings Tax Review Committee and she did not think the Council has ever had one. On page three at the bottom and page four the top there was places where the Transient Lodgings Tax Review Committee was replaced with tax administrator. On page six item 32.16 there is a definition of the Transient Lodgings Tax Review Committee and how it's authorized, and how it works. Councilor Montero further stated it was all old language and she never knew there was a committee.

Mr. Winstanley stated the committee is not a city committee and the committee is only used when the tax administrator's decision is being appealed. This was an intermediate level between the tax administrator and the City Council.

Occasionally the City Manager acts as the tax administrator and there have been occasions where there were rulings made as far as the ordinance was concerned and the organization did not like my ruling. The Council would then appoint a Transient Lodgings Tax Review Committee to hear that appeal and they have been used in the past.

Councilor Montero stated it helps to understand it and things must be going very smoothly because she has never remembered Council appointing anyone.

Mr. Winstanley stated the good news was that there going smoothly because people involved understand the ordinance and where the revenue was going.

Councilor Morrisey stated he would like to discuss this quickly. The convention center is a great asset to the community obviously, and the expansion was done really well but he had a couple of concerns with this. The whole process has been overshadowed by the school bond and a lot of people did not know the City was moving forward on this. Councilor Morrisey asked for more community feedback before he could support ordinance. Councilor Morrisey further stated he spoke to Mr. Winstanley earlier but is he correct in saying there isn't a provision that the bed tax gets rolled back once the bond was retired.

Mr. Winstanley stated there was no provision in the ordinance that states the City would reduce the tax rate at the time that bonds are retired.

Councilor Morrisey stated that was something that was really important for him because after the bonds are retired then the ten percent would just stay. Councilor Morrisey further stated that was something that he would like to see in the ordinance. Councilor Morrisey further stated the parking issue was never really addressed and there needed to be some long term goals on parking.

Councilor Barber stated he agreed with Councilor Morrisey's concerns but it was important for the bond people to see there is a revenue source moving forward when that time comes. The tax would not be implemented until down the road and that would give time for Council to address the concerns of Councilor Morrisey.

Councilor Morrisey stated his major concern was once the tax is raised the City would never go back on the tax.

Councilor Montero asked why Councilor Morrisey would be repealing the bed tax once the bond was paid off because what we are going to see as we go through paying the bond and going with the bed tax at ten percent which is paid for by people who visit our city. Councilor Montero further stated she could see the cities around raising their bed tax also and she would not want to put something in place now and then in the next number of years it would be rolled back because in x number of years we don't know what the situation will be.

Council President Johnson asked if the City was looking at a twenty year bond.

Mr. Winstanley stated we haven't made that decision but would be at least twenty years and could be thirty years. When the debt was retired the Council could come back and reduce the rate if wanted.

Councilor Frank asked if Council could hold this over for one more meeting.

Council President Johnson stated Council could do the first reading tonight and do the second reading at the next meeting.

Council President Johnson asked for a motion for first reading.

Councilor Barber so moved by title only with a second from Councilor Frank; carried with Morrisey opposed. (Barber/Frank)

Council President Johnson stated the second reading for Ordinance 2016-06 would be scheduled for the November 28, 2016, City Council meeting.

RESOLUTION #3884

A RESOLUTION OF THE CITY OF SEASIDE, OREGON, REGARDING THE IDENTIFICATION OF A PUBLIC FACILITY NOMENCLATURE

Mr. Winstanley explained Resolution #3884 is a resolution of the City of Seaside, Oregon, regarding identifying a public facility. The Council has been looking at this issue very carefully and Staff believes a resolution has been prepared for Council that identifies what it is that Council wishes to do. Mr. Winstanley further stated he would rather have Mr. Van Thiel read this resolution and then Council can consider whether it's the direction they want to go.

Dan Van Thiel, City Attorney, read the resolution in its entirety.

A RESOLUTION OF THE CITY OF SEASIDE, OREGON, NAMING THE SEASIDE LIBRARY BUILDING THE DON LARSON BUILDING.

WHEREAS, since retiring and moving to Seaside, Don Larson has been involved in city business in a variety of ways.

He served on the Planning Commission four years, was on the Seaside City Council for three years, and was then elected Mayor January 1, 2003; and
WHEREAS, throughout Don Larson's years of public service, he has built a solid reputation for strong organizational skills, leadership, and resolve; and
WHEREAS, Don Larson was nominated by the City of Seaside and received a Small City Award at the Oregon Mayors Association Conference in 2009, that recognized his numerous and extraordinary contributions to local government leading to positive changes for the future of Oregon; and
WHEREAS, Don Larson was a major contributor to the new library project; from the first discussion of a new library, to construction, and finally the completion, which has resulted in the public using and enjoying the new facility.
NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF SEASIDE:
That in honor of Don Larson's extraordinary passion and visionary leadership to the City of Seaside, the Seaside City Council hereby proclaims, the Seaside Library Building located at 1131 Broadway as the Don Larson Building.

Council President Johnson asked for public comments, there were no public comments.

Council President Johnson asked for Council comments.

Mayor Larson stated the Council shocked him. Mayor Larson thanked the Council for the naming.

Council President Johnson asked for a motion to read.

Councilor Montero moved to read Resolution #3884 by title only with a second from Councilor Frank; carried unanimously. (Montero/Frank)

Council President Johnson asked for a motion to adopt.

Councilor Frank moved to adopt with a second from Councilor Montero; carried unanimously. (Frank/Montero)

**IGA TILLAMOOK HEAD -
SEASIDE POLICE/FIRE
AND ODOT**

Mr. Winstanley stated the Intergovernmental Agreement between the City of Seaside and the Oregon Department of Transportation (ODOT) regarding a shelter building the city has up at the transmitter sight where all the electronics are housed for the transmitter.

Joey Daniels, Seaside Fire Chief, explained the city was taking our equipment out and ODOT is building a new building and all the equipment will be moved into that building. The City of Seaside Police Department and Fire Department, Clatsop County Sheriff, Medics Ambulance, is co-mingled with a lot of the antennas. Everyone has agreed to move and that is what the ODOT agreement was all regarding.

Council President Johnson stated and it also has back up power.

Chief Daniels stated it does have back up power and in the past we would have to drive up there and turn the generator on and now it will automatically turn on when the power is out and no one has to drive.

Councilor Barber stated isn't there a \$250.00 a year rental charge.

Mr. Winstanley stated evidently it is \$250.00 a year for each agency.

Councilor Barber so moved with a second from Councilor Morrisey; carried unanimously. (Barber/Morrisey)

**VACANCY –
COMMUNITY CENTER
AND SENIOR COMM.**

Council President Johnson stated there were one vacancy on the Seaside Community and Senior Commission.

Councilor Phillips moved to make Doris Snodgrass as an Honorary Member of the Seaside Community and Senior Commission. with a second from Councilor Montero; carried unanimously. (Phillips/Montero)

**VACANCY –
PLANNING COMM.**

Council President Johnson stated there were two vacancies on the Planning Commission with two term expirations from Tom Horning and Bill Carpenter who wished to be reappointed. Council President Johnson stated Tom Horning would be serving on the City Council and would not be reappointed.

Councilor Montero moved to reappoint Bill Carpenter to the Planning Commission with a second from Councilor Frank; carried unanimously. (Montero/Frank)

The term expiration for Bill Carpenter would be November 1, 2020.

**UPDATE -
NORTH HOLLADAY
DRIVE IMPROVE.
PROJECT**

Mr. McDowell presented Council with pictures of the North Holladay Project from the start to pictures now with no utility wires. Mr. McDowell presented Council with pictures of the Talking Tombstone Event at the cemetery and discussed the event.

Councilor Montero stated the Talking Tombstones was the Clatsop County Historical Society's event and she spoke about the director and the event itself and continuing it in Seaside in the future.

**DISCUSSION -
CITY COUNCIL
MEETINGS**

Council President Johnson asked Council what they wished to do with future City Council meetings for November 28, 2016, and December 26, 2016.

Council President Johnson asked about the City Council meeting November 28, 2016.

Council consensus to conduct a City Council meeting November 28, 2016.

Council President Johnson asked about the City Council meeting December 26, 2016.

Council consensus to cancel the City Council meeting December 26, 2016.

**COMMENTS -
CITY STAFF
AND OTHERS**

Chief Ham stated on Friday, November 11, 2016, Stacey Brown, Seaside Police Communications Manager, graduated the Basic Telecommunicator Course. On Saturday, November 12, 2016, four people from the Seaside Police Department played in the Donkey Basketball Game for the Shiners' Organization. On Saturday night he was in attendance with the local Clatsop County Marine Corp where they gave Jason Goodding the Officer of the Year Award and David Davidson was also awarded that night.

Mr. McDowell stated before the end of the year the Wastewater Treatment Plant would have the Class A License.

Chief Daniels stated be aware of fire safety during the Thanksgiving Holiday,

Esther Moberg, Library Director, stated there was a Quilt Show at the Library and Neal Maine has photographs for viewing.

Russ Vandenberg, Seaside Civic and Convention Center and Seaside Visitors Bureau General Manager, stated the convention center has no events this week and staff is cleaning the building from top to bottom. There will be a security system installed this week.

COMMENTS - COUNCIL

Councilor Morrisey thanked Mayor Larson for his service in the community. Councilor Morrisey thanked Mayor Larson because the day he got elected the Mayor took him under his wing and showed Mr. Morrisey a lot of things about the City he did not know about. Councilor Morrisey thanked everyone who supported him in the election; he had some tuff competition and looked forward to serving four more years.

Councilor Frank stated he could not thank Mayor Larson enough and appreciate all the time and service the Mayor has served. Councilor Frank requested that a picture be taken with all of the Council in front of the City Seal before the night was over, and as a suggestion a picture of the family and Mayor in front of the building named after him.

Councilor Phillips stated she wanted to publically thank Chief Ham because of being in Portland for five days at the Marriott Waterfront, and knowing our police chief and our Mayor would not have allowed what happened in Portland, when they took three days to make a decision. Councilor Phillips further stated to the Mayor that he had been a mentor, and the first time she got to know Don was the day he called when there was a memorial service for her daughter. Councilor Phillips further stated it has been a pleasure a very big pleasure and she thanked the Mayor.

Councilor Montero stated before the next Seaside Museum meeting there will be another History and Hops Program on November 30, 2016, with Lorna Hainesworth speaking about the Lewis and Clark Corp and their interrelationship with the war of 1812. The annual Gingerbread Teas will be starting at the museum during November and December. Councilor Montero further stated the first time she met Mayor Larson was at Harrison Bakery and she informed the Mayor she wanted to be on the Library Board. Councilor Montero further stated she has enjoyed watching the Mayor work with the town and for the new Library and really spread community around.

Councilor Barber stated he could say so many things but the one thing he would focus on regarding the Mayor is that he is the consummate person for people. This Council may disagree with each other but maintain civility which is because of the leadership from the Mayor.

Council President Johnson stated he goes back twenty years when Don Larson walked on the Planning Commission. The Mayor has always been Council President Johnson's mentor and the person he looked up to but most of all the Mayor has been a friend and he has enjoyed the time together.

COMMENTS – MAYOR Mayor Larson spoke about his time in Seaside stating he served four years on the Planning commission, served as a City Councilor for three years prior to becoming Mayor. Was elected Mayor January 2003 and has served fourteen years. The Mayor stated having just completed fourteen years as Mayor of the City of Seaside; I have chosen to resign effective November 16, 2016, because of health concerns. It has been a great ride, and I have enjoyed being Mayor. Thank you, Mark, and the entire staff, for all of your help and support.

ADJOURNMENT The regular meeting adjourned at 8:37 PM.

Kim Jordan, Secretary

DON JOHNSON, COUNCIL PRESIDENT