



CITY OF SALEM

555 Liberty St SE
Salem, OR 97301

Meeting Agenda

City Council

Monday, August 26, 2024

6:00 PM

**Council Chambers /
Hybrid Meeting**

This meeting is being conducted both in-person and remotely and allows remote attendance by the governing body, when requested. Interested persons may attend the meeting in Council Chambers or view the meeting in real-time on the City of Salem YouTube Channel, thanks to a partnership with CC:Media. Comcast Cable subscribers can watch on CC:Media Channel 21. Please submit comments on agenda items by 5:00 p.m., or earlier, on the day of the meeting at cityrecorder@cityofsalem.net. If attending the meeting remotely, public comment and testimony may be provided during the meeting via Zoom. Remote attendees must pre-register between 8:00 a.m. and 4:00 p.m. on the day of the meeting using this link: <https://www.cityofsalem.net/comment-at-council>

EXECUTIVE SESSIONS

City Council

5:00 p.m. - 5:30 p.m. - City Manager's Conference Room

ORS 192.660(2)(h) - Current/Pending Litigation

City Council

5:30 p.m. - City Manager's Conference Room

ORS 192.660(2)(d) - Labor Negotiations

WORK SESSION

None.

1. OPENING EXERCISES: (Includes call to order, roll call, pledge of allegiance, announcements, proclamations, ceremonial presentations, and Council comment)

Call to Order

Roll Call

**1.1 APPROVAL OF ADDITIONS AND DELETIONS TO THE
AGENDA**

1.2 COUNCIL AND CITY MANAGER COMMENT

1.3 PROCLAMATIONS

- 1.3a. [24-337](#) Proclamation - National Voter Registration Day

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Information Only.

Attachments: [Proclamation - National Voter Registration Day.pdf](#)

1.4 PRESENTATIONS

2. PUBLIC COMMENT: (Comment on agenda items other than public hearings and deliberations)

3. CONSENT CALENDAR: (Includes approval of minutes, adoption of routine resolutions, and items of business requiring Council action)

3.1 MINUTES

- 3.1a. [24-346](#) August 12, 2024 Draft City Council Minutes

Attachments: [8-12-24 Draft Council Minutes.pdf](#)

3.2 RESOLUTIONS

3.3 ACTION ITEMS

- 3.3a. [24-334](#) Application for funding under the Project Development Assistance Incentives issued by the Energy Trust of Oregon.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Result Area(s): Natural Environment Stewardship; and Safe, Reliable and Efficient Infrastructure.

Recommendation:

Authorize the City Manager to submit an application to the Project Development Assistance Incentives of Renewable Energy Program

and, if successful, enter into an agreement with Energy Trust of Oregon to accept the funds.

Summary:

Energy Trust of Oregon (ETO) incentivizes the development of renewable energy and energy resilience projects that benefit Pacific Power and Portland General Electric ratepayers in Oregon. Through the Project Development Assistance Incentives of Renewable Energy Programs, ETO offers up to 75 percent cost share, capped at \$200,000 for renewable electricity generation, including hydropower. The proposed grant application would support planning the development of in-pipe hydroelectric turbine energy generation at two potential sites.

4. PUBLIC HEARINGS

4.a. [24-323](#)

Amending Salem Revised Code Chapter 70 (Utilities) and Chapter 71 (Stormwater)

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Result Area(s): Natural Environment Stewardship; Safe, Reliable and Efficient Infrastructure.

Recommendation:

Conduct a public hearing on Ordinance Bill No. 9-24, which proposes amendments to *Salem Revised Code* (SRC) Chapter 70 (Utilities) and SRC Chapter 71 (Stormwater) and, after conducting the public hearing, advance the ordinance to second reading for enactment.

Summary:

In 2021, the Oregon Department of Environmental Quality (DEQ) issued to the City of Salem a permit authorizing discharges of stormwater from the City's municipal stormwater system into waters of the state. This permit, issued under the authority of the federal Clean Water Act, follows an earlier permit issued to the City in 2010. The new permit contains updated requirements related to stormwater discharges from new development and redevelopment projects. To comply with the requirements of the new permit, the City must amend *Salem Revised Code* (SRC) Chapter 70 (Utilities) and SRC Chapter 71 (Stormwater) with an effective date of November 1, 2024. A summary of the changes to SRC Chapters 70 and 71 is included in Attachment 1.

Attachments: [Attachment 1 - Summary of Proposed Amendments to SRC Chapter 70 and SRC Chapter 71.docx](#)
[Attachment 2 - Ord Bill No 9-24 Amending SRC Chapter 70 and SRC Chapter 71.docx](#)
[Attachment 3 - Exhibit A to Ord Bill 9-24 Amending SRC Chapter 70 and SRC Chapter 71.docx](#)
[Attachment 4 - Confirmation of notice to Oregon Dept of Land Conservation and Development](#)

5. SPECIAL ORDERS OF BUSINESS: (Items deferred from the Consent Calendar; Mayor and Councilor Items; Items which require a selection among options; or of special importance to Council; management reports; presentations by City boards, commissions, committees, or outside agencies)

- 5.a. [24-353](#) Proposed work plan and budget for initial steps to understand our community's priorities for City services.

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods
Result Area(s): Good Governance.

Recommendation:

Authorize the City Manager to begin the work plan to understand our community's priorities for City services.

Summary:

On July 15, 2024, Salem City Council received the Revenue Task Force recommendations in a Work Session. Council continued the conversation at their August 19, 2024 Work Session, and considered questions of building community trust, understanding and support for City services and programs, whether to poll our community about their priorities for support, the scope of the problem, and whether to develop a work plan and budget to engage the community about the services they value, their priorities, and the current funding environment.

Attachments: [Public Comments received by 3:30 p.m., August 26, 2024](#)

Addition - New report added.

Added - Written Testimony.

6. INFORMATION REPORTS: (Items that require no Council action)

- 6.a. [24-344](#) Planning Administrator Decision - A tentative partition plan to create three parcels - Approved.

Partition Tentative Plan / Class 2 Adjustment Case No.
PAR-ADJ24-09 - Brandie Dalton - 6062 Sunnyside Rd SE.

Ward(s): 4
Councilor(s): Gywn
Neighborhood(s): SGNA

Recommendation:

Information Only.

Attachments: [Land Use Decision PAR-ADJ24-09](#)

- 6.b. [24-348](#) Planning Administrator Decision - An 18 unit residential multi-family building - Approved.

Class 3 Site Plan Review / Class 1 Willamette Greenway Permit /
Class 2 Adjustment Case No. SPR-WGP-ADJ24-21 - Tyrene
Bielenberg, Terence Blackburn, Sean Blackburn - 102 Pine St NE

Ward(s): 1
Councilor(s): Stapleton
Neighborhood(s): Highland

Recommendation:

Information Only.

Attachments: [Land Use Decision SPR-WGP-ADJ24-21](#)

- 6.c. [24-347](#) Hearings Officer Decision - For a room and board facility for up to 16 people - Approved.

Conditional Use / Class 3 Site Plan Review Case No. CU-SPR24-07 -
Anne Naccarato, Brent Baker, Sarah McBride - 1243-1245 Peace St
SE.

Ward(s): 2
Councilor(s): Nishioka
Neighborhood(s): Morningside

Recommendation:

Information Only.

Attachments: [Land Use Decision CU-SPR24-07](#)

7. ORDINANCES

7.1 FIRST READING:

7.2 SECOND READING:

8. PUBLIC COMMENT: (Other than agenda items)**9. ADJOURNMENT**

Individuals needing special accommodations such as sign language, foreign language interpreters or equipment for the hearing impaired must request such services at least 48 hours prior to the meeting. To request accommodations or services, please call 503-588-6255 or 503-588-6003 (TTD/TTY 503-588-6439), or by e-mail at: cityrecorder@cityofsalem.net at least two business days in advance.

Si necesita ayuda para comprender esta información, por favor llame 503-588-6003.

UPCOMING PUBLIC HEARINGS, AND WORK SESSIONS

- a. [24-342](#) Unless otherwise noted, all meetings and public hearings will be conducted in Council Chambers, located at City Hall, 555 Liberty Street SE, Room 240, with the option for remote attendance. Please see the meeting agenda header for more details on remote attendance. The meetings are also available to watch in real-time online at CC:Media YouTube Channel, as well as Comcast Cable CC:Media Channel 21.

CITY COUNCIL PUBLIC HEARINGS:

Proposed Code Amendments related to Housing and Land Use - Case No. CA 24-01
Monday, September 9, 2024 at 6:00 p.m.

Petitioner-Initiated Annexation of a 4.1-acre territory for two properties located at 2355 Davis Road S and Land Adjacent (ANXC-758)
Monday, September 9, 2024 at 6:00 p.m.

Proposed Fees and Charges for Utility Service Rates (Water, Wastewater, and Stormwater)
Tuesday, November 12, 2024 at 6:00 p.m.

Tourism Promotion Area
Monday, November 25, 2024 at 6:00 p.m.

PLANNING COMMISSION INTERVIEWS:
Monday, September 16, 2024 at 5:00 p.m. in Council Chambers

SALEM HOUSING AUTHORITY PUBLIC HEARINGS:**URBAN RENEWAL AGENCY PUBLIC HEARINGS:**

CITY COUNCIL WORK SESSIONS: (Unless otherwise noted, work sessions are held in the Council Chambers, 555 Liberty Street SE.

Community Violence Reduction Initiative Policy Agenda
Monday, November 18, 2024 at 6:00 p.m.

BUDGET COMMITTEE MEETINGS: (Budget Committee meetings are held in Council Chambers, 555 Liberty Street SE, Room 240)

Budget Committee - Fall Meeting 1 (Preliminary General Fund Forecast Presentation)

Wednesday, October 30, 2024 at 6:00 p.m.

2024 NEIGHBORHOOD ASSOCIATION ANNUAL MEETING DATES:

Neighborhood - Annual Meeting Date - Time - Councilor

NOLA-----October 2-----6:30 p.m.-----Hoy, Gonzalez

West Salem-----October 3-----6:30 p.m.-----Stapleton, Varney

NESCA -----October 15-----7:00 p.m.-----Hoy, Nishioka, Stapleton

CANDO-----October 15-----6:00 p.m.-----Nishioka, Stapleton

Sunnyslope-----October 17-----7:00 p.m.-----Nordyke, Gwyn

SWAN-----November 5-----6:30 p.m.-----Nishioka, Nordyke

NEN-----November 12----- 6:30 p.m.-----Nishioka, Stapleton

SESNA -----November 26-----7:00 p.m.-----Nishioka

MEETING PROCEDURES

City Council meets on the second and fourth Mondays of each month at 6:00 p.m. All meetings are in the Council Chambers, Room 240, 555 Liberty St. SE.

The Mayor, who is the presiding officer, is elected at large for a term of two years. Councilors are elected for four year terms for each of the City's eight Wards. These nine officers comprise the Council who make the policy decisions for municipal activity and pass its ordinances and regulations.

Because the Mayor and Councilors' positions are part time, without pay, the Council appoints a City Manager who is responsible for the administration and execution of the City's policies and ordinances.

The City Council generally follows Robert's Rules of Order, but has adopted supplementary rules that may be found on the City's website at:
[http://www.cityofsaalem.net/Pages/council rules.aspx](http://www.cityofsaalem.net/Pages/council%20rules.aspx).

THE CONSENT CALENDAR

The Consent Calendar allows the Council to save time by acting on everything listed on that part of the agenda with one motion instead of considering each item separately. If a City Councilor believes a matter on the Consent Calendar deserves further discussion, the Councilor can request that item be removed from the Consent Calendar and considered separately under "Special Orders of Business."

PUBLIC COMMENT

There are two times at every regular City Council meeting when the public has an opportunity to address the City Council. The first time is immediately prior to the Consent Calendar. This time is reserved for questions or statements regarding items appearing on the agenda, except public hearings and the merits of land use issues. The second time is at the end of the agenda. At this time, you can address the City Council on any matter of public concern, other than an agenda item. The Mayor will announce the time for public comment, and invite persons to address the City Council. Each person has three minutes to address the City Council. The time light on the podium will flash yellow when you have one minute left, and will turn red when your time has expired.

HOW TO GET YOUR COMMENTS INCLUDED AS PART OF THE AGENDA

Any written comments that you wish to be given to the City Council that are about an item on an agenda must be submitted to the City Recorder by 3:30 p.m. on the day of the City Council meeting when the item will be considered. For complete information on submitting communications to Council, please refer to Council Rule 6: Communications:
[https://www.cityofsaalem.net/Pages/council rules.aspx](https://www.cityofsaalem.net/Pages/council%20rules.aspx).

If you have some matter that you wish to have the City Council consider in the future, you are encouraged to submit your suggestion in writing to the City Manager at 555 Liberty Street SE, Room 220, Salem, OR, or by e mail to: manager@cityofsalem.net.

PUBLIC HEARINGS

The City Council can hold public hearings to consider legislative, quasi judicial or administrative matters. To testify at a hearing, you may sign up on the Hearing Roster located near the east entrance to the Council Chambers before the Mayor convenes the meeting. At the time for the hearing on the agenda, the Mayor will announce when the public hearing is open. If you have signed up to speak, come forward to the podium when the Mayor calls your name. State your name and either your address or the ward you live in. If you wish to receive notice of any written decision reached at the hearing, you must provide the City Recorder your address. When you have finished speaking, the Mayor will ask the Council if there are any questions for you, so please remain at the podium for a moment.

The time limit is 3 minutes per person for legislative and administrative hearings. The time limits for quasi judicial hearings in non land use cases are as follows:

1. Staff Presentation – 15 minutes
2. Affected Party – 15 minutes
3. Neighborhood Associations – 5 minutes
4. Other Interested Persons – 3 minutes per person
5. Rebuttal by Affected Party – 7 minutes

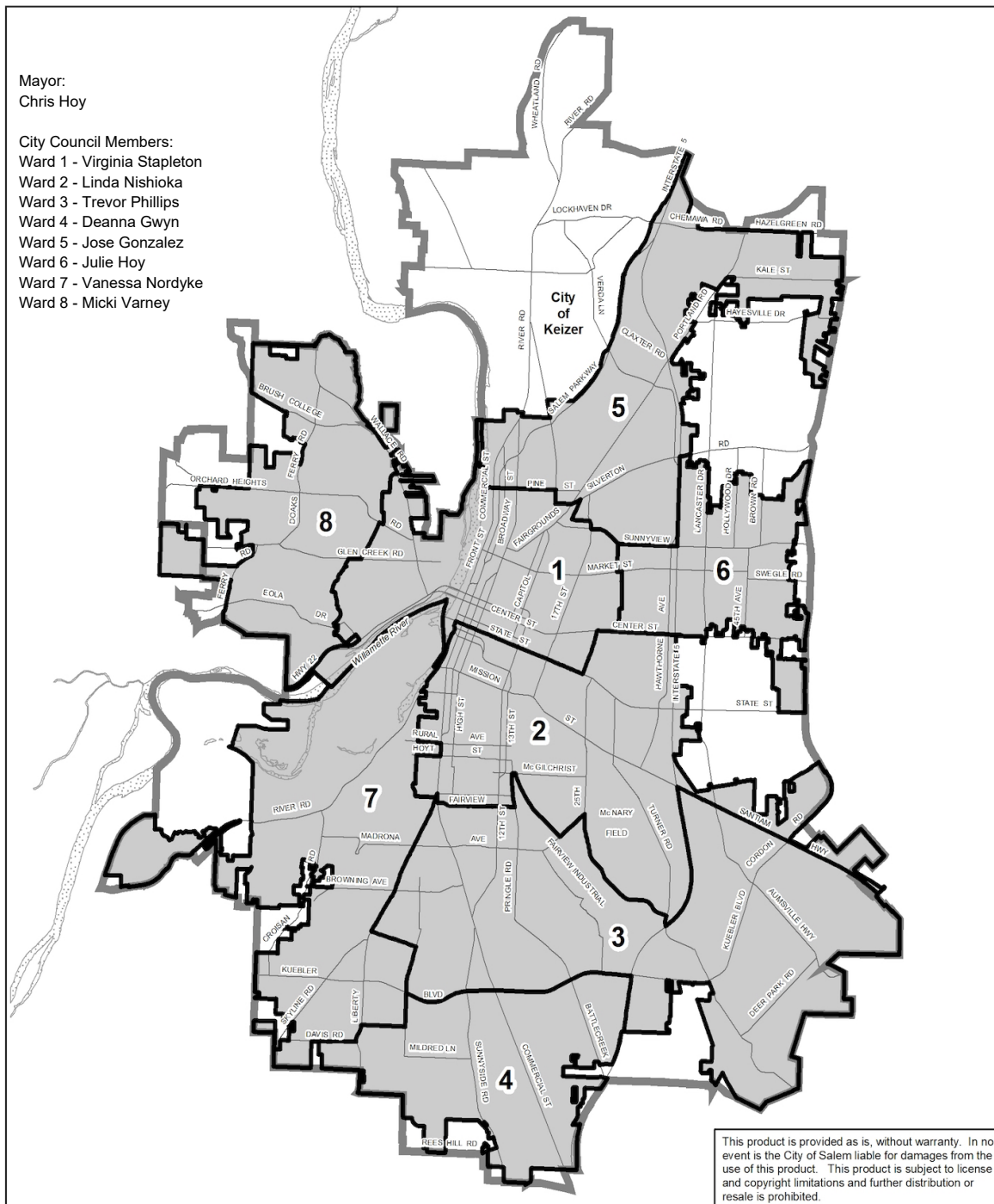
Time limits for quasi judicial land use hearings are governed by Rule 19 of the Council Rules. Parties to land use cases are encouraged to review that rule as time limits vary depending on the nature of the hearing. Further information can be obtained by contacting the Planning Administrator at 503 588 6173 or email at: Imanderson@cityofsalem.net.

Timer lights are located on the podiums. A flashing yellow light means you have one minute left; a red light means your time has expired.

City of Salem Wards

Mayor:
Chris Hoy

City Council Members:
Ward 1 - Virginia Stapleton
Ward 2 - Linda Nishioka
Ward 3 - Trevor Phillips
Ward 4 - Deanna Gwyn
Ward 5 - Jose Gonzalez
Ward 6 - Julie Hoy
Ward 7 - Vanessa Nordyke
Ward 8 - Micki Varney



LEGEND

Ward Boundary

Urban Growth Boundary

Salem City Limits

Major Streets

0 0.5 1
Miles



CITY OF *Salem*
AT YOUR SERVICE
Community Planning and Development

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