



CITY OF SALEM

555 Liberty St SE
Salem, OR 97301

Meeting Agenda

City Council

Monday, June 26, 2017

6:30 PM

Council Chambers

WORK SESSION - 5:30 p.m.- 6:30 p.m. - Council Chambers

Allowance and Regulation of Accessory Dwelling Units; Creating New Provisions

EXECUTIVE 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

1.4 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. [17-340](#) June 12, 2017 Draft Council Minutes

Attachments: [6-12-17 Draft Council Minutes](#)

3.2 RESOLUTIONS

- 3.2a. [17-319](#) Adopting the FY 2017-18 budget and setting the parking tax for the Downtown Parking District

Ward(s): Ward 1
Councilor(s): Councilors - Kaser
Neighborhood(s): CANDO

Recommendation: Adopt Resolution No. 2017-35 adopting the FY 2017-18 budget and setting the business-paid parking tax for the Downtown Parking District.

Attachments: [Resolution No. 2017-35](#)

- 3.2b. [17-324](#) Resolution to receive state shared revenues.

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Adopt Resolution No. 2017-36, certifying that the City of Salem provides certain enumerated municipal services to receive state shared revenues in FY 2017-18.

Attachments: [Resolution No. 2017-36 State Shared Revenue](#)

- 3.2c. [17-325](#) Adoption of the FY 2017-18 City of Salem, Oregon, budget.

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Approve Resolution No. 2017-37 adopting a FY 2017-18 total requirements budget of \$559,799,600 for the City of Salem, Oregon.

Attachments: [Attachment 1 - City Budget FY 2017-18 City Council Amendments Summary](#)
[Attachment 2 - City of Salem FY 2016-17 Carryovers for the FY 2017-18 Budget, Gene](#)
[Attachment 3 - City of Salem FY 2016-17 Carryovers for the FY 2017-18 Budget, Othe](#)
[Resolution No. 2017-37 City Budget](#)
[Resolution No. 2017-37, Exhibit A](#)
[Attachment 1 - City Budget FY 2017-18 City Council Amendments Summary - REVISED](#)
[Attachment 2 - City of Salem FY 2016-17 Carryovers for the FY 2017-18 Budget, Gene](#)
[Attachment 3 - City of Salem FY 2016-17 Carryovers for the FY 2017-18 Budget, Othe](#)
[Resolution No. 2017-37 City Budget - REVISED](#)
[Resolution No. 2017-37, Exhibit A - REVISED](#)
[6-26-17 Written Testimony](#)

Add - Added Written Testimony

3.2d. [17-328](#)

Authorizing the Sale and Refunding of General Obligation Bonds.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Adopt Resolution No. 2017-38 authorizing the City to issue up to \$61,800,000 of new money general obligation bonds to finance a new public safety facility and other capital costs, and refund (refinance) all or a portion of the existing Series 2009 Streets and Bridges bonds.

Attachments: [Resolution 2017-38 Authorizing GO Bond Issuance](#)

3.2e. [17-337](#)

Transfer of FY 2016-17 budget appropriations.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Adopt Resolution No. 2017-39, authorizing transfer of appropriations within the City budget in order to maintain compliance with Oregon budget law.

Attachments: [Resolution No. 2017-39, Year End Transfers](#)

3.3 ACTION ITEMS

3.3a. [17-295](#)

Reappointment of Jon Weiner as Municipal Judge Pro Tempore

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Reappoint Jon Weiner as a Municipal Judge Pro Tempore for the Salem Municipal Court for a two-year term.

Attachments: [Jon Weiner Resume](#)

3.3b. [17-298](#)

Grant to Osborne Adventures for bike-share stations

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Authorize the City Manager to execute the attached grant agreement for \$3,000 with Osborne Adventures to fund infrastructure costs for six bike-share stations.

Attachments: [Grant Agreement](#)

3.3c. [17-305](#)

Adoption of the Capital Improvement Plan for FY 2018 through 2022

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation: Adopt the Capital Improvement Plan for FY 2018 through FY 2022 as recommended by the Budget Committee.

Attachments: [Recommended Capital Improvement Plan for FY 2018 through FY 2022](#)

- 3.3d. [17-313](#)** Intergovernmental Agreement with the Oregon Department of Transportation for Underwater Inspection of the Geren Island Bridge

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Authorize the City Manager to execute the attached Intergovernmental Agreement with the Oregon Department of Transportation to provide an underwater dive team to inspect the access bridge to the Geren Island Water Treatment Facility.

Attachments: [Attachment 1 - IGA Underwater Inspection](#)

- 3.3e. [17-314](#)** Intergovernmental Agreement with the Salem Area Mass Transit District

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Authorize the City Manager to execute the attached IGA with the Transit District for police services at the Downtown Transit Center during Fiscal Year 2017-2018 and Fiscal Year 2018-2019.

Attachments: [IGA with Salem Transit District](#)

- 3.3f. [17-316](#)** Intergovernmental Agreement with Polk County for Mobile Crisis Response Team

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Authorize the City Manager to execute the attached IGA (Attachment A) with Polk County, and any amendments to the IGA, in order to provide mobile crisis response team services during Fiscal Year 2017-18.

Attachments: [IGA with Polk County for MCRT](#)

- 3.3g. [17-318](#)** Amendment to the Intergovernmental Agreement with Chemeketa Community College for Cooperative Regional Library Services

Ward(s): All Wards
Councilor(s): All Councilors
Neighborhood(s): All Neighborhoods

Recommendation: Authorize the City Manager to execute the attached Amendment #5 to the IGA between the City of Salem and CCC for cooperative regional library services.

Attachments: [CCRLS Contract 10196100](#)[CCRLS IGA Amendment 5](#)**3.3h. [17-320](#)**

Intergovernmental Agreement with Marion County for
Communication and Dispatch Services for the 2017 St. Paul Rodeo

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Authorize the City Manager to execute the attached IGA with Marion County for
communication and dispatch services for the 2017 St. Paul Rodeo.

Attachments: [2017 St Paul Rodeo Assist IGA](#)**3.3i. [17-326](#)**

Cable Television Franchise Extension.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Authorize the City Manager to execute the cable television franchise extension
agreement with Comcast of Oregon I, Inc. (Attachment 1).

Attachments: [Cable Television Franchise Extension Agreement](#)[Mid-Willamette Valley Cable Regulatory Commission Resolution No. 17-03](#)**3.3j. [17-332](#)**

Appointments and reappointments to the Citizen Budget Committee,
Civil Service Commission, Salem Cultural and Tourism Promotion
Advisory Board, Salem Public Library Advisory Board, and Salem
Urban Development, Community Services and Housing Commission.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Appoint and reappoint the applicants listed in the Facts and Findings section to
the Citizen Budget Committee; Civil Service Commission; Salem Cultural and
Tourism Promotion Advisory Board; Salem Public Library Advisory Board; and
Salem Urban Development, Community Services and Housing Commission.

Attachments: [Reid Sund Application - Redacted.docx](#)[Joyce Hummel Judy Application - Redacted.docx](#)[Jacqueline Leung Application - Redacted.docx](#)[Erin Boers Application - Redacted.docx](#)**3.3k. [17-333](#)**

Collective bargaining agreement with City Attorney's Collective
Bargaining Unit (SCABU).

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Approve a three-year collective bargaining agreement between the City and Salem City Attorney's Collective Bargaining Unit (SCABU) for July 1, 2017, through June 30, 2020.

4. PUBLIC HEARINGS

4.a. [17-343](#)

Allowing accessory dwelling units in all residential zones, most commercial and industrial zones, and the neighborhood center mixed-use zone.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Engross Ordinance Bill No. 10-17, amending the Salem Revised Code to allow and establish standards for accessory dwelling units in all residential zones, most commercial and industrial zones, and the Neighborhood Center Mixed-Use Zone, and advance the ordinance to second reading for enactment.

Attachments: [Attachment 1 Engrossed Ordinance Bill 10-17](#)

[Attachment 2 Exhibit A to Engrossed Ordinance Bill No 10-17](#)

[Attachment 3 Planning Commission Recommendation to Council](#)

[Attachment 4 Public Comments](#)

[Written Testimony - Budke](#)

[6-26-17 Written Testimony](#)

Add - Added Written Testimony

4.b. [17-304](#)

Land use fees and charges for Planning and Public Works for Fiscal Year 2017-18.

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Adopt Resolution No. 2017-34 setting land use fees and charges for the Planning Division and the Public Works Department.

Attachments: [Attachment 1 Resolution 2017-34](#)

[Exhibit A Planning Fee Schedule FY 2017-18](#)

[Exhibit B Public Works Land Use Fee Schedule FY 2017-18](#)

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)

6. INFORMATION REPORTS: (Items that require no Council action)**6.a. [17-321](#)**

Planning Administrator Decision - Urban Growth Area Preliminary Declaration / Class 3 Site Plan Review / Class 3 Driveway Approach Permit Case No. UGA-SPR-DAP17-02 - Approved - McGilchrist Business LLC (Roger Evans), Lulay's Properties LLC (Don Lulay) - 2300 Block of McGilchrist Street SE - An Urban Growth Area Preliminary Declaration to determine the public facilities required for development of 1.13 acres and a Site Plan Review and Driveway Approach Permit, for a 20,000 square foot commercial building.

Ward(s): 2

Councilor(s): Andersen

Neighborhood(s): Southeast Salem

Recommendation:

Information Only.

Attachments: [Land Use Decision UGA-SPR-DAP17-02](#)

6.b. [17-317](#)

Planning Commission Decision - Class 3 Design Review / Class 2 Willamette Greenway Development Permit / Class 3 Site Plan Review / Replat / Class 2 Adjustment / Class 2 Driveway Approach Permit Case No. DR-WGP-SPR-REP-ADJ-DAP17-04 - Approved - Riverside MC Property LLC (Thomas J. Wettlaufer, Brian McMahon) - 901 Front Street NE - Proposed development of a residential care facility with two buildings, a 48-unit memory care facility and a 69-unit assisted living facility.

Ward(s): 1

Councilor(s): Kaser

Neighborhood(s): CANDO

Recommendation:

Information Only.

Attachments: [Land Use Decision DR-WGP-SPR-REP-ADJ-DAP17-04](#)

6.c. [17-338](#)

Salem Strategic Plan

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Information only.

Attachments: [Attachment 1 June 1 Open House Materials](#)[Attachment 2 Open House Summary](#)[Attachment 3 Salem Activities Natural Resources and the Environment](#)[Attachment 4 Salem Activities Age-Friendly](#)[Attachment 5 Written Testimony Schepke](#)**6.d. [17-341](#)**

Lone Oak Road SE and Creekside Development

Ward(s): Ward 4

Councilor(s): McCoid

Neighborhood(s): South Gateway Neighborhood

Recommendation:

Information and future Council consideration.

Attachments: [Attachment 1 - Creekside Estates Overview](#)[Attachment 2 - 1992-1997 Phases Creekside Estates](#)[Attachment 3 - 1998-2003 Phases Creekside Estates](#)[Attachment 4 - 2004-2016 Phases Creekside Estates](#)[Attachment 5 Creekside Future Phases.pdf](#)[Attachment 6 - 2017 Photos of Missing Segment of Lone Oak](#)[Attachment 7 - Creekside MOU 052715](#)**7. ORDINANCES****7.1 FIRST READING:****7.1a. [17-315](#)**

Proposed Amendments to the Salem Revised Code (SRC) Chapter 900, Sign Code. (Ordinance Bill No. 17-17; Case No. CA16-05)

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Conduct first reading of Ordinance Bill No. 17-17, which amends the Salem Revised Code Chapter 900, Sign Code, and advance the ordinance bill to second reading for enactment.

Attachments: [Attachment 1 - Ordinance Bill No 17-17](#)[Attachment 2 - Exhibit A to Ordinance Bill No 17-17](#)[Attachment 3 - Planning Commission Recommendation](#)[Attachment 4 - Public Comments](#)**7.2 SECOND READING:****7.2a. [17-323](#)**

Proposed Amendments to the Salem Revised Code (SRC) to allow multiple family residential use in publicly owned historic buildings in the Public and Private Health Services (PH) Zone. (Ordinance No.

11-17; Case No. CA17-04)

Ward(s): All Wards

Councilor(s): All Councilors

Neighborhood(s): All Neighborhoods

Recommendation:

Conduct second reading for enactment of Ordinance Bill No. 11-17 to amend Salem Revised Code (SRC) Chapters 543 and 702 to allow multiple family residential use in publicly owned historic buildings in the Public and Private Health Services (PH) Zone.

Attachments: [Attachment 1. Ordinance No. 11-17](#)

[Attachment 2. Exhibit to Ordinance No. 11-17](#)

7.2b. [17-344](#)

Petitioner-Initiated Annexation of Territory Located at 3652 and 3672 Maly Place SE (Annexation Case No. C-719)

Ward(s): 2

Councilor(s): Andersen

Neighborhood(s): SESNA

Recommendation:

Conduct second reading of Ordinance Bill No. 18-17 annexing, applying the City of Salem RS (Single Family Residential) zone, and withdrawing from the Marion County Fire District #1, the East Salem Service District, and the Suburban East Salem Water District, for a 0.28-acre property located at 3652 and 3672 Maly Place SE.

Attachments: [Attachment 1 - Vicinity Map](#)

[Attachment 2 - Ordinance Bill No. 18-17](#)

[Exhibit A - Territory Legal Description and Map](#)

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@cityofsaalem.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. [17-342](#) PUBLIC HEARINGS - Held in the Council Chambers unless otherwise noted

WORK SESSIONS - Held in the Council Chambers unless otherwise noted

SCHEDULE OF NEIGHBORHOOD ASSOCIATION ANNUAL MEETINGS

Neighborhood - Annual Meeting Date - Councilor

NOLA - September 6 - Hoy

West Salem - October 16 - Kaser, Lewis

SESNA - October 24 - Andersen

South Gateway - November 9 - McCoid

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.cityofsalem.net/Pages/council-rules.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 5:00 pm on the day of the City Council meeting when the item will be considered. 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 205, 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: lmanderson@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.

