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M I N U T E S

COBURG CITY COUNCIL
 LANE COUNTY BOARD OF COMMISSIONERS
 SPECIAL JOINT SESSION
 DECEMBER 6, 1994
 COBURG CITY HALL
 7:00 P. M.

COUNCIL PRESENT

Mayor Mary Guldager
 Judee Ransdell
 David Downing
 Joe Morneau
 George Lamont
 Chuck Solin

COUNCIL ABSENT

Norma Hamilton

STAFF PRESENT

Steve Mackey
 Diane Williams

COMMISSIONERS PRESENT

Chairman Jerry Rust
 Steve Cornacchia
 Marie Frazier

COMMISSIONERS ABSENT

Ellie Dumdi
 Jack Roberts

OTHERS

Sonny Chickering
 Cindy Weildryer
 Eric Langford
 Ollie Snowden
 Bill Van Vactor
 Jack Ruppert
 Virginia Beebe
 Lloyd Smith
 Katie Ulm
 Kathy Chilton
 Neil Hinds
 Linda Rice
 Larry Newby
 John Anderson
 Lynn Francis

Richard Gorsuch
 Jim Broughton
 Ray Smith
 John Hoffmann
 Bob Kaiser
 Leonard & Agnes Mullens
 Art & Carol Heinkel
 Colleen, Margaret & Sara VandeVoorde
 Nancy, Martha, Matthew & Melissa Mackey

Mayor Mary Guldager called the meeting to order at 7:01 P.M. Roll call was taken and a quorum of City Councilors was found to be present. The absence of N. Hamilton was excused. It was noted that Commissioners Roberts and Dumdi were excused absences and that the presence of Commissioners Frazier and Cornacchia would constitute a quorum of Commissioners although they would arrive late. Mayor Guldager explained that the H.G.E. Engineers agenda item would be removed from discussion since Jack Harris was out of town. Commissioner Cornacchia arrived a few minutes after 7:00 P.M. and Commissioner Frazier arrived at 7:15 P.M., when the Board of Commissioners formed a quorum and was called to order by Chairman Rust.

Chairman Rust introduced County Administrator Bill VanVactor who distributed Lane County financial information charts and expense and revenue summaries. He pointed out total budgetary expenses and the public safety/law enforcement portion as well as discretionary and non-discretionary funds and explained that O & C funds were saved back in previous years, anticipating the current decline. Non-discretionary revenue has also declined while discretionary revenue has increased. Grant income has increased allowing an increase in personnel; however, these are not public safety personnel. Specific positions and corresponding expenses

cut from Fiscal Years 91-92 to 94-95 budgets were shown on the final page. Funding option one is a \$2.5 million one-year operating levy which would maintain the current service level. The current law enforcement levy expires in 96-97 and they felt that mixing multi-year levies was too confusing to voters and it may be rejected as occurred in the past. The second option is a serial levy for multiple years, rolling the existing \$5.5 million law enforcement levy into it, which would total approximately \$8 million. The third option is a split rate tax to be specified in the ballot measure, raising \$500,000 for areas in the county resulting in a tax rate increase of \$.10 per thousand. A similar amount to be raised in the small incorporated cities, perhaps with an intergovernmental law enforcement agreement could raise the rate \$.41 per thousand, or funds could be rebated to cities not requiring county police services. A new tax base ballot measure could not be placed on the ballot until 1996. G. Lamont asked about cutting personnel from the Glenwood garbage collection center by having garbage trucks go directly to the dump. It was noted that the solid waste revenue does not go to the County General Fund, but is a dedicated fund which allows none of those funds to be used for law enforcement. A study was recently done which showed that the County could save money by discontinuing the transfer trucks; however, customers would pay a higher rate.

Mayor Guldager stated the City felt a long-term solution to funding problems is better than a stopgap approach covering needs for only one year. She volunteered Chief Mackey to discuss the split rate tax issue with the County which might enable the City to add public safety personnel. She also offered to include the County's funding options in a City survey to be done in January. C. Solin requested social services be included along with the law enforcement funding, as this is needed and appreciated by the large senior citizen population in Coburg. He added that regarding the concept of regionalization, especially in areas such as wastewater treatment, the City appreciates any and all assistance the County can give Coburg to hopefully lower costs for residents and businesses and still meet federal and state goals. He appreciated the information on long-range projections. Chairman Rust commented that a large part of the law enforcement funding is the jail, the District Attorney's office and prevention services for gang-related youth problems which are critical areas. He expressed the hope that county residents would support the funding request, realizing the tax rate would increase by only \$.20 per thousand and believes that public safety understaffing puts police officers at risk. Eric Langford commented that a large portion of public safety includes transportation of prisoners, search and rescue and state-mandated items and that Lane County's average law enforcement personnel coverage is only 1/3 that of the state-wide average. Mayor Guldager reiterated that Coburg would prefer to spend its money on children so that more money will not be needed for jails in the future. Solin said he hoped Lane County would include small cities such as Coburg in its infrastructure planning and the regionalization concept makes sense environmentally and financially. Chairman Rust said that the three commissioners in attendance have always supported Coburg's requests. Regarding

dispatch service, Mayor Guldager requested Lane County to provide free police dispatch services. Langford stated that he was sure that the Sheriff or the captain in charge of dispatch would not agree to that as the dispatch unit is understaffed now.

Ollie Snowden, Lane County engineer, presented an explanation of the process the County must follow on road projects. He stated the City had requested road improvements from Lane County. Their process is for the engineering staff to prepare a preliminary design at the Commissioners' request which is followed by a public hearing. The comments received from the hearing are used to develop findings and recommendations which are given to their roads advisory committee for review. The committee adopts the findings and design and notifies all abutting property owners by mail who then can agree or object. If more than 50% object, a hearing is held by the Commissioners who review the design features and make a decision on the project. The County decided to combine the two hearings on the 1996 VanDuyn/Pearl Street and 1997 Willamette Street projects on November 3, 1994, even though the two projects were slated for construction at different times. He noted that there was no specific design yet for Willamette Street. He would like to meet with either Council or the City's Transportation Advisory Committee regarding comments and plans for Willamette Street and then hold another hearing in the fall of 1995 working with the City on a project which meets their needs and will be an asset to the City and improve downtown Coburg.

On VanDuyn/Pearl Street, he stated the 5-lane proposal would not be a long-term solution. A petition signed by more 120 people was received objecting to two of the options. He asked that the City comment to the County in early 1995 so that it could go to the roads advisory committee in March or early April. He believed if the 5-lane plan were selected, the project could stay on schedule. The State Department of Transportation can send a consultant to view the interchange at the direction of all agencies involved and make a report. The State is increasingly becoming involved in planning of roads near their highways as they want make sure all road plans mesh. He offered to contact the State and request this. All agencies can direct the consultant and a report could be completed by late summer and with luck, the project may yet be able to be done in 1996. He noted that based on the County's traffic study, a need was not seen for a truck bypass, measuring by volume only. Mayor Guldager asked Snowden to contact the State, emphasizing that the City wishes to do the project only once and make sure it is done right, even if it takes longer. C. Solin suggested postponing the public hearing scheduled for December 13 until after meeting with the TAC and the State consultant to hear and develop other options. Mayor Guldager asked how the citizens in attendance felt about postponing the public hearing.

Carol Heinkel said she appreciated the chance to speak, relating that the road plan should be community based and the City's TAC should work with county staff and the State on developing the plan including a planning perspective and a quality of life perspective

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as Coburg has a village-like atmosphere and residents want their property to be buffered from commercial areas and roads. She disagreed that the City would have to let the state do whatever it wanted and felt the state would work with the City. Mayor Guldager asked if any in attendance disagreed with postponing the public hearing. No one commented. Commissioner Cornacchia stated this project was the result of a request by the City for road improvement and the timing was set up to avoid disappointment. Mayor Guldager stressed that the County's assistance was appreciated and the designs are brilliant from an engineering standpoint, but the time line was too fast for the City. She asked anyone interested in serving to contact the City, promising that the bylaws would be available on December 13 and she would be appointing members to the TAC on that date.

Commissioner Cornacchia stated that from comments made by Carol Heinkel, he wondered if the community supports expansion or development of the City's industrial sites. Mayor Guldager stated that community consensus is that people who own property have a right to develop it and that the present industrial park will develop, but the goal is development without negative impact to the residents' quality of life. Cornacchia pointed out that he advocates for Coburg to receive federal funding for the industrial park infrastructure development under the impression that this was a community desire, but now does not feel confident that the community agrees with this. He would like to have a written statement from the City affirming this request. Mayor Guldager explained that a wellhead protection program for the City has commenced and part of the reason for the sewer system is to protect the water. A preliminary report has been received on a 20-year water system plan. Council has been looking at a variety of issues from a protection point of view and has been working to obtain resources for this planning. Not all information has been received to date. Cornacchia requested direction from Council on whether he should continue working for funding. Mayor Guldager stated the City is in the process of reworking a 1991 visioning document and has several other committees working on various planning aspects gathering information. She asked Cornacchia to continue advocating for funding. Cornacchia suggested the City could try a conceptual development approach to planning as done by the city of Springfield. Mayor Guldager expressed her opinion that no money for the sewer project would be forthcoming prior to the planning process being completed. Cornacchia stated if he did not continue advocating, there would be no funding for Coburg. He said Coburg is included in the severely-timber-affected communities of Eugene-Springfield and that OEDD is going to follow the lead of the County Commissioners in relation to Coburg.

Carol Heinkel stated Coburg is in need of a professional city planner and plans need to be in place before the development occurs to protect the quality of life. She said she did not agree with the City having an enterprise zone at this time, but it would benefit the City in the future. She would like to see activity on it postponed until after the City determines how it will provide services. She said that reports have been received showing elevated nitrate levels under the City. The new developments in

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the industrial park are on large septic systems which are contributing concentrated amounts of nitrates into the groundwater. She would like to see the advocating for funding slowed down until the community can come up with consensus. Cornacchia said that the Coburg sewer system funding is number one on Lane County's list. C. Solin stated that wastewater treatment is the highest priority for the City and insisted that the requests for funding continue and that Coburg be kept at the top of the list. Heinkel said she agrees that a sewer system is needed for the industrial park, but that a plan for the community is necessary. J. Morneau said that the City cannot slow down in its efforts because development is going to occur. Discussion was held on the possible availability of technical planning assistance and updating of the City's comprehensive plan. It was noted that the Monaco development was based on the likelihood of Coburg's receiving funds to construct a wastewater treatment facility for the industrial park. Cornacchia stated that because of federal rules, connection to the Metro Wastewater Treatment facility would be appropriate; however, he thinks the entire City needs to be hooked up but community dialogue would need to occur first. It was noted that this was a leading option recommended by KCM engineers.

Regarding the Measure 8 initiative, Mark Phelps reported the vote in Coburg was 61% against and 39% in favor. Options being implemented by various jurisdictions include doing nothing and following the law but beginning a process of comparing employee compensation packages vs. merit, immediately contracting with employees and continuing the 6% PERS contribution with a specific ending date or implementing the law with an immediate raise in pay either in whole or in part. With the last two options, there is a personal liability to officials for possible unlawful expenditure of public funds in the event of a lawsuit challenging and being successful. However, the risk of that is not great. An immediate offsetting pay raise with no justification behind it would be a higher risk. Contracts must be entered into by December 8. He did not believe this was intended to interrupt the normal salary increase process. G. Lamont suggested the contract be extended for six months or one year while salary levels are studied. Phelps stated this would be an option and any ending date could be attached. Mayor Guldager believed a more reasonable length of time would be two or three years, but a salary study could be done in less than 6 months. C. Solin felt an adequate job could be done in 30-60 days. The study would meet the intent and letter of the law and provide a basis for compensation rates, while providing the lowest risk. The least amount of risk to the Council would be to implement the law and do a compensation study in January placing the employees at risk of a pay decrease, the second riskiest is to contract for a certain length of time which takes the risk away from the employees and places it on the Council. C. Solin said he would want a commitment from Council that salaries would be studied expediently, as he thinks this was a vindictive, terrible measure and the group promoting it wants to place the burden of unfair taxes on public employees. G. Lamont agreed and stated that probably the employees would assist in the study. Steve Mackey

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stated if he had to take a \$150 per month pay cut, he would have to go on food stamps. Nancy Mackey said her children are currently eligible for the federally funded low income lunch program at school due to Chief Mackey's low wages. John Hoffmann expressed his opinion that the City has an ethical responsibility to continue the 6% pickup at least until July 1, 1995. C. Solin explained that if a contract is entered into between the City and employees prior to December 8, then the City's risk is minimized. It was pointed out that if all employees were fired on December 31 and rehired on January 1, it would violate the intent of the law. The risks to employees of comparing salaries is that they would be found to be currently higher than the market. It was noted that Measure 8 failed in Coburg. Solin stated that Councilors should check their homeowners insurance for coverage as a member of City Council. C. Solin moved that a memorandum of understanding be drafted extending the City's pick up of the employees 6% PERS contribution until the end of the current fiscal year by which time Council will have completed a salary study and made adjustments as required to the salary structure. G. Lamont seconded and the motion CARRIED unanimously.

B. Adjournment

Mayor Guldager declared the meeting adjourned at 9:20 P. M.

Respectfully submitted,



Diane Williams
City Recorder