



OFFICE OF THE CITY MANAGER
City of Newport, Oregon
169 S.W. Coast Hwy.
Newport, OR 97365
541-574-0603
s.nebel@newportoregon.gov

MEMO

DATE: July 26, 2019
TO: Mayor and City Council
FROM: Spencer Nebel, City Manager

SUBJECT: Status Report for the Three-week Period Ending Friday, July 19, 2019

It was a busy period for me over the last three weeks, particularly in preparation for the Oregon City County Management Association Summer Conference, which was held in Newport July 9-12. In addition, we enjoyed the 4th of July festivities, including a trip to Yachats for the Le de da Parade, the Newport Symphony Orchestra, 4th of July concert, and fireworks over the bay.

Highlights of activities over the last three weeks include the following:

- Met with Tom Runyons to discuss concerns he has regarding contracting for work with the City. Tom is advocating for a more open process for contractors to do smaller projects for the City. I indicated to Tom that Mike Murzynsky is working on new purchasing policies that will clarify the solicitation process for smaller projects. He also indicated that the Public Works Operations needs to focus more heavily on street work and more permanent fixes to problem areas within the streets to retain the life of the road surface. I indicated this is something that Tim Gross and I spoke about, and will be a focus of our efforts when a new Public Works Operations Superintendent is hired to fill Dave White's position.
- Met with Rob Thompson and Joe Cook regarding various issues addressed by Council during the report on rate reviews, given to the Council last month. Attached is the report from Thompson's Sanitary outlining responses to a number of the issues and questions that came up. In addition, a tour of the land fill recycling center and compost facility has been scheduled for Monday, July 29 for Council, County Commission and others, as a follow-up of this meeting.
- Met with a candidate for our part-time safety officer position. Based on the interviews and review by various folks within the City, it is our intent to make an offer to fill this position. We appreciate Jim Salisbury continuing in this position on a part-time basis during this interim period of time.
- Met with Mike Murzynsky and Kay Keady regarding the information on the back of the utility bill. We have a couple more months of utility bills and we need to finalize

the information that we want to include on the bill. It has been Council's goal to explain more about how the funds are used, and see how much information we can include on the back of the utility bill, and/or refer them to our website for specific information.

- Met with Mike Murzynsky and Steve Rich regarding a review of the Rogue Brewery room tax payments. We have indicated to Rogue that we would like to review their financial records regarding their Beer and Breakfast rooms on the Bayfront. Once we complete this review we will finalize the resolution of this issue. Because of various efforts and schedules, implementing the new requirements for short-term rentals, implementing the storm water fee, and dealing with various year-end finance issues, we are shooting for the first week of August to have this review of the financial records, so we can proceed with a final determination on this matter.
- Derrick Tokos, Rachel Cotton and I met regarding the tree ordinance. The Planning Commission has begun its review of the ordinance. Once they complete their review and issue a recommendation, it will come to Council for their review and eventual approval.
- Held bi-monthly meetings with Derrick Tokos, Tim Gross and Barb James.
- Derrick Tokos, Jason Malloy, Mike Murzynsky, Steve Rich and I met to discuss a recommendation to the City Council on third party vendors for short-term rentals. We were all in agreement with our first choice. This matter was decided by the City Council at the July 15 City Council meeting.
- Mayor Sawyer, Tim Gross, Andrew Grant, Steve Stewart and I met regarding concerns over sending the Class A biosolids to farm fields in Siletz. These same groups were concerned about the application on the farm fields of Class B sludge, which is a different material.

The county did do some testing last year of the Siletz to determine whether certain materials were showing up in the river, which was part of the application of sludge to farm fields (Class A and B sludge), and there was no detection of the twenty-three chemicals tested. Class A biosolids are dewatered, pasteurized, and a good source of nutrients bound up with organic matter, which results in a slow release of nitrogen and other nutrients in farm fields. There are a couple of problems with not applying biosolids to farm fields. The first is from a City standpoint. We provide the biosolids to the farmers' fields as a method to reuse as a soil amendment to agriculture fields. In the absence of Class A biosolids, the farmers will need to resort to traditional chemical nitrogen and other fertilizers, which may have a more significant impact on the environment than the biosolids that are being applied. Secondly, costs for handling our biosolids in a different manner will result in additional expenses with our sewer fees for our customers.

The third issue that we reviewed was the information that was presented in the water quality report. This information was understandably misinterpreted by Citizens Group concerned about the Siletz River. The information presented in the last report was done in parts per million versus parts per billion. This was not clearly noted on the report which made it appear there was a substantial increase in this component of the City's water system. This component,

Bromodichloromethane, has actually been on the decline in recent years. We apologize for any confusion caused by our water quality reports in this regard.

From an administrative standpoint, it is our intent to continue applying Class A biosolids to agricultural fields in and around Newport. We will be scheduling a work session with Council to discuss this practice in the coming months. We believe this is much more environmentally responsible than using up valuable landfill space for materials that will have to be substituted with chemical fertilizers to address the nutrient needs of the agricultural fields in the Siletz Valley.

- Tim Gross and I met with Jason Lewis of the Juvenile Department. Mr. Lewis had three juveniles who were involved in flooding one of our public restrooms. Each of the individuals was required to write a letter of apology and present it personally to the City. Their actions required the City to clean up a mess in the restroom, and caused inconvenience to citizens who wanted to use that restroom after the incident occurred. The kids seemed sincere in their apology and we are hopeful that this will be a good life-learning lesson for them. I appreciate the efforts of the Juvenile Department at having kids understand the consequences of the actions they sometimes take without thinking. These kids were also doing public service time to account for the malicious activities they undertook.
- July 4, City Hall was closed in observation of Independence Day.
- We appreciated the Port making the International Terminal available for this year's fireworks shows. The International Terminal allowed most folks to see the fireworks from a traditional location. There were a few locations where viewing the fireworks was restricted based on trees and topography, which normally would be a great place to view the fireworks. At this point, without having a barge available for the purpose of setting off the fireworks, the International Terminal will be best bet to have a relatively centralized location for this event. Please forward any comments you have regarding the fireworks to me, particularly, in relation to the location. These comments will be considered for future displays.
- Participated in a climate change partnership meeting with Councilors Allen and Jacobi, as well as, County Commissioner, Kaety Jacobson, County Counsel, Wayne Belmont, Lincoln City Mayor, Dick Anderson, Cyndi Karp, Bill Kucha, Martin Desmond, and Rosie Shatkin from Senator Roban's Office. Rosie outlined the nature of the votes on the carbon bills in the Senate. Senator Roblan was not opposed to the original packet of bills, but as things were amended, he had procedural concerns over the current structure of the bill.

At our meeting, a lot of discussion was on expanding the partnership to include more local governments, as well as, industry representatives to have a balanced dialogue on a legislative solution that would be consistent in taking steps to address environmental concerns impacting climate, also considering impacts on the local economy. The carbon issue will certainly be back for further legislative discussions in the future. It is prudent from a local community standpoint that we can provide informed positions on future bills that will be in the works to address climate issues.

- Prepared agenda items for the July 15 City Council meeting.
- Participated in The Boss Radio Show with Cheryl Harle.

- Met with Rob Murphy and Jason Malloy regarding an upcoming workshop to discuss creation of a police and/or fire public safety committee as outlined by the Council during the goal setting session.
- Had a meeting with Mike Murzynsky, Barb James, Steve Rich and John Dubois regarding the implementation of the last phase of the salary study. This went into effect July 1, and will be the easiest phase to implement since now we will be going off a published schedule. Up until this time, we have had blended rates between what an employee was receiving previously and the proposed rate phasing that in over the last four years. The only challenge will relate to those who have step increases prior to June 30. Otherwise, we should be good to go with the implementation of the final step of the salary study for those employees eligible for this step. Please note that non-union employees will receive a 2% cost of living increase in accordance with the budget, with the bargaining units receiving increases in accordance with negotiated agreements.
- Along with Councilor Allen and Councilor Goebel, I participated in an Audit Committee meeting. The Audit Committee is recommending that we proceed with the fifth and final year of the proposal submitted by Boldt, Carlisle & Smith to do the City's audit. The audit was originally set up as a three-year period, with two one-year extensions. This will be the final extension of that agreement, and will require the City go out for proposals for a new auditing agreement. The Council approved this recommendation.
- Participated in a Homelessness Task Force meeting. The task force reviewed the final components of a report that will be forwarded to the City Council for their review. This report will contain a series of recommendations for Council's consideration. Overall, there was a good group of folks to discuss aspects of the homelessness situation, both from a social service standpoint, as well as, from a property owner's standpoint in making recommendations appropriate for Council to consider, to move ahead with efforts regarding this significant community challenge.
- Along with Peggy Hawker and Councilor Parker, I participated in a Sister City Planning meeting. Our delegation from Mombetsu, Japan, will be here in early August, and final preparations are being made in identifying host families and itineraries for the delegation, while they are in Newport.
- Participated in an initial meeting with Josh Hoyer, Finance Director, and Ron Harding, City Administrator from the City of Aumsville, with Mike Murzynsky and Steve Baugher. They spent a few hours going through demonstrations of a model for financial forecasting and taking a look at the way the model is structured for Aumsville. Steve Baugher indicated that the demonstration was very helpful in understanding what work would need to be done for Newport to develop a similar model. In addition, a company called Forecast Five was meeting with Steve and Mike, as well. They were a sponsor of the City Managers' Conference in Newport, and provide a software program for financial forecasting. This will give us a couple of potential directions to implement some sort of forecasting model in preparation of the 2020-2021 Fiscal Year Budget.
- Participated, coordinated, and filled in for OCCMA President, Marty Wine, from Tigard, for the first half of the OCCMA Summer Conference held here in Newport. Marty was travelling back from Europe and her travel was delayed. This was an

exhilarating and exhausting experience for me. During the conference, I was there from 7 AM until 10 PM from Tuesday afternoon through Friday afternoon. As the Chair of the Professional Development Committee, (a responsibility of the OCCMA President elect) I was responsible for the overall coordination and flow of the conference. Attendees were happy to be in Newport, and seem to enjoy both the educational content, as well as, the other activities we had prepared for them during their stay. I appreciate Peggy Hawker's efforts to help secure a short list of financial keynote speakers for the conference. Peggy has handled this for many years for the Records' Conference, and for the International Clerks' Conference. In addition, Peggy and Cheryl Atkinson were very involved in putting 'meat on the bones' on the idea to hold an Amazing Newport Race. This gave families of attendees an opportunity to get to know Newport a little better. We also set up group reservations so that individual attendees could sign up to eat dinner together on Tuesday and Wednesday nights at area restaurants. All the sign-up sheets were filled for each of the dinner reservations we set up at local restaurants. In addition to vendor receptions at the hotel, we had "s'mores night" on Wednesday night for attendees and families at the Best Western, taking advantage of the Best Western's new fire pit located on the lawn facing the ocean. This was a big hit with kids and adults, alike.

On Thursday afternoon, Derrick Tokos led a bus tour of the City's Urban Renewal Districts with Urban Renewal Consultant, Elaine Howard. The reports back of Derrick's community tour were very good. Information was given of how Urban Renewal has played a significant role in Newport as we know it today. This was offered as a current session and approximately 20 attendees took advantage of this tour. We appreciate Lincoln County Transit District for donating a bus for the tour.

On Thursday evening we had a record number of folks participate in the President's Reception and Dinner at the Oregon Coast Aquarium for dinner. This was truly a fun event for the managers and their families. The aquarium did an excellent job of this event with the reception being held at the Passages of the Deep and the dinner taking place in the main exhibit building. This gave people an opportunity to get around the grounds and see the entire aquarium versus just the main building of the aquarium.

The educational sessions included the following:

- Attended a workshop on media relations. This was done by Kelly Matthews, Senior Instructor at University of Oregon, and Managing Director of Verve Northwest Communications. Kelly indicated that media relations is changing from legacy media (newspaper, t.v. and radio) to owned media (social media). One of the early examples of social media being a very effective communication tool, was done when a YouTube video was done by a passenger of United Airlines whose guitar was destroyed in transit. This video was viewed by millions. He did a musical video on how United Airlines handled guitars. It created a negative message about United Airlines.

With all media, it is important to understand and know your key message. What are the three things you want the reporter to remember? Remember the issues must be of interest to the media and to followers of the media. When you are being interviewed by the media, you are not having a conversation with the media, it is very important to stay on message and, when necessary, repeat certain responses that are critical in conveying the message for your organization.

In dealing with the media, it is important to remember that the issue is not about you as the manager, it is about your organization or community. It is important to share concrete information and be as specific as you can. It is also good to use stories as anecdotes to help the reporter and the readers of the media to understand the situation that you are conveying. If you are dealing with a controversial issue, there is value in brainstorming with others the pointed/rude questions that you may be asked to respond to, prior to the interview. Having a response to those questions in mind, is beneficial in not being caught off guard by an off-colored question.

Bridging is an important component of interviews. For example, it is appropriate to say, "I can't tell you further details on this matter, but I can tell you that ...". This way it doesn't appear that you are being nonresponsive, because you are providing the information you can provide, but not necessarily everything the reporter is requesting. Another response to a reporter is, "you made a valid point, but the way we see it...". Another response is "the most important thing that I want you to know is...". Several rules of thumb for media interviews are to be helpful, ask what angle the reporter is looking at, be prepared, be honest, do not guess or speculate, watch jargon and never say "no comment". Saying "no comment" is not appropriate, and different than not responding directly to a question.

Personnel issues are always difficult, but you can say that "there are allegations, and we are reviewing this matter". It is important, however, not to repeat the allegation because that may become your quote. It is also important not to get into a back-and-forth discussion with the media. It is important to watch your body language, and watch what words you place emphasis on. For camera interviews, you should look up and to the right. Do not look directly at the camera. Remember the reporter is trying to tell an interesting story. It is important to avoid space-fillers like "ahh" or "umm". It can also be beneficial in setting a specific time for the interview to avoid having the interview go longer than what may be productive. In Lee Iacocca's book, he indicated three things to remember when dealing with the press. Those are: 1.) Be accessible all of the time for the reporter; 2.) Be truthful; 3.) Be discerning in your discretion.

- Martha Bennett, Vice President of ICMA, and new City Manager of Lake Oswego, (Martha is leaving as director of the Portland Metro) gave an update on the ICMA's strategic plan objective of expanding and diversifying the membership in the ICMA Executive Board.

- Had a session on Financial Forecasting. This included Josh Hoyer from Aumsville, Matt Zook, Finance Director from Newberg, and Katie Henry from Forecast Five Analytics. The session outlined a number of tools for monitoring city finances. For financial forecasting, it is advisable to have a number of policies, including a policy on fund balance, contingencies and reserves (we have one), revenue policy, debt policy, operating policy and capital improvements plan. Most cities use a 5-year rolling period for their financial projections. Assumptions are made as to the growth of revenues and expenses based on historic evidence and/or projections that are available for future expenditures, such as PERS. The financial forecasting tools, if robust enough, are great tools to use in negotiations to quickly calculate what the total cost of proposals are, and what impact they will have on funds, if implemented.

It was indicated that the mind of a finance director is different than that of a budget officer. While the finance director is more concerned about making sure that numbers are in the right place, the budget officer is responsible for determining the impact that certain policy or expenditure changes will have on the budget and on services. It is important for finance directors to think more strategically on future expenditures, in addition to the need to make sure that past expenditures are properly accounted and categorized for the city. As I indicated earlier, Josh Hoyer and Katey Henry set up meetings with our finance director to review their programs to help us determine what direction we need to go in taking our financial forecasting to the next level.

- We had a legislative update that included District 10 Representative David Gomberg, a Democrat; from District 24, Representative, Ron Noble, a Republican from McMinnville; and, Jim McCauley, Legislative Director, from the League of Oregon Cities, to cover the 2019 legislative session. Both Representative Gomberg and Representative Noble did a very good job in providing insight into the legislative processes that occurred this year. They indicated that the House did not share the same dysfunction as the Senate did, as it related to the carbon bills being considered by the House and Senate. The issue in the Senate that caused the breakdown was related to rules and process, more so than the policy, itself. It has been reported that the Senate did not have the support to move forward with the requisite majority, as a result of three Democratic senators not supporting the bill as it was ultimately amended.

Despite this drama, there were a number of bills that were passed with about 80% of them being passed by overwhelming margins of both Democrats and Republicans. Jim McCauley gave an overview of how the League's priorities fared during the legislative process. This year the election cycle brought a Democratic Party super majority in both chambers. This created a significant challenge in LOC advocacy, heading into the session. Successes advocated by the League included additional funding for 911 services, approved enforcement of transient room lodging taxes, PERS reform, and a record year for housing assistance funding. Other issues such

as property tax reform, mental health funding and other priorities did not receive much attention during the legislative session.

- Updates were provided regarding ICMA and OCCMA at the lunch meeting. The meeting was led off by a welcome from Council President, David Allen, Martha Bennett gave an update on ICMA, and I provided the update on OCCMA, in the absence of our President, Marty Wine from Tigard. During this time, I had the opportunity to introduce Don Davis, who I invited to lunch on Wednesday. It was fun because there were a number of folks that remembered Don, and I arranged for them to sit with Don during lunch. I believe that Don is our oldest-living life member, and he is a past president of OCCMA, as well.
- Heard from Tamara Jones, Senior Pre-loss Attorney from CIS, on various HR issues facing public employers. Tamara gave an update of a series of new laws that were approved by the legislature during the most recent session, including laws regarding pregnant employees. It is Tamara's opinion that requests for leave should be treated the same as medical leave, when it is requested because it prevents an individual from doing certain parts of their job. Using this strategy, it will be important to get directives from doctors on what an employee can or cannot do, as it relates to their specific work in the organization. Employers will need to have a policy in place by January 1, 2020.

The Oregon Workplace Fairness Act was passed. There are actually two versions of this act. The second version of the law, is an unnamed harassment law that impacts public sector employers. This places a five-year statute of limitations on complaints about work force harassment. This means that if something happens on January 1, 2020, then an employee would have until December 31, 2024 to report that issue. This is very problematic for employers since it is difficult to sort out harassment issues when current reports are made, much less reconstructing activities that may have occurred five years ago. Public employers will need to update their policies by January 1. These policies will need to prohibit harassment, provide a complaint procedure, indicate that there is no retaliation for people that report harassment, designate at least two people in an organization to report harassment issues to, provide notice to the complainant that the employees have five years from the point of the incident to file a complaint with BOLI or initiate a civil lawsuit. New claims can be made under this law beginning September 30. As a result, BOLI is preparing a model policy, with the goal of having it out for the October 1 deadline. The policy includes elected officials, volunteers and interns. The issue of including elected officials is somewhat problematic since elected officials are not employees who can be dealt with or disciplined through the administrative structure.

CIS is quite concerned about the various legal implications this will have on employers. Personnel costs are the leading claim by dollar volume that CIS deals with.

The legislature also approved legislation that provides that the employer must provide 30 minutes of paid time for the union to provide an overview of the benefits of union membership. Furthermore, the use of City facilities for these meetings is required. There are some additional limitations on employer communications with new employees regarding union membership.

One of the more significant employee-based laws approved by the legislature is the paid Family Leave Act. This legislation is set up similar to unemployment insurance, where employers either self-insure this model, or for smaller employers, funding goes to the state to provide leave benefits under this program. In addition, employers are going to need to adopt policies, including policies regarding expressing milk, which need to be in place by September 30. There will be a CIS webinar on these various changes to personnel law on August 8, 2019.

- Attended a session on social media and use of local government. Florence, Oregon is using Facebook, Instagram and Twitter, and other social media tools. They have tried to centralize their social media posts through the City Manager's office. City of Sherwood, on the other hand, is quite separate in the way departments post to social media. Facebook and Twitter are used, as well as, Next Door being used by the police department. Tigard is using Facebook, Twitter, Instagram, and Next Door as their primary social media venues.

The League of Oregon Cities has a model policy for the use of social media within communities. Tigard has encountered some problems relating to people posting on social media, expecting this information would be utilized for formal public hearing comments. They try to make it clear for formal public hearing comments, individuals must use the specified channels to make these comments. Sherwood is using Smarsh for retention, and Florence and Tigard are using Archive Social Media. Newport, like Sherwood, has individual sites from individual departments. We have been providing citywide policies to those departments using social media in an attempt to deal with it in a consistent way.

- The next session was on the use of local ballot invitations for funding specific local government purposes. Brookings, Oregon, did an extensive study on the amount that needed to be reinvested into the street system to bring all roads up to a better standard. It was determined that \$300,000 per year needed to be generated. This amounted to a 4% tax on gasoline, which was put before the voters. Brookings worked closely with the Secretary of State's Office to make sure all their materials regarding the initiative were compliant with state law. Prior to the actual election period, Brookings had prepared a video and sent out mailings to residents about the problem of financing street repairs. Once the local option tax was put before the voters, then Brookings had to follow the guidelines for an election issue. The initiative passed by a 64% vote. They arranged the timing so that street projects were initiated shortly after the taxes were approved by voters, so taxpayers could see immediate results. A five-year renewal was

subsequently approved by voters by 72% approval vote. Brookings indicated that a minimum of 18 months is needed prior to an election issue. This provides plenty of opportunity for the city to educate the voters well in advance of the actual election period, which is more restrictive in the role that the City plays regarding this matter.

Mark Shepard, Corvallis City Manager, outlined the effort that city was successful in having 73% of voters approve a \$1.07 dollar per 1,000 rate to fund various city efforts. This effort was launched four years earlier. It started with an effort to create financial sustainability for the City of Corvallis. Staff was able to share their story with Council of how the limitations were impacting their abilities to meet various community needs. The Council supported retaining existing services, which required the generation of an additional ten million dollars of revenue for the future. In addition, a tax levy was retiring that generated five million dollars toward city operations during this time period. Staff came up with a multi-prong approach which included a property tax levy proposal of \$1.07 per 1,000 rate. The tax rate remained consistent due to the continuation of a bond levy retiring, as well as, a renewal of the previous tax approved by the voters. This, in effect, provided more tax revenue for city operations, but keeping the tax rate level. The City Council also approved a public safety fee that will go into effect July 1, 2020. The public safety fee allowed the Council to simplify the message by focusing specifically on police and fire services within the City of Corvallis for this new fee. Corvallis worked with the Secretary of State's office on a mailer to assure that the mailer met various guidelines to be sent out by the City. In addition, Corvallis had a PAC that was well-funded and organized to help promote the tax issue. A retired marketing executive donated a significant amount of time and was critical in this effort.

Jason Tuck, City Manager of Happy Valley, indicated that the city has a very low operating millage of .6 dollars per 1,000. They have separate levies for public safety. The public safety millage was approved in 2002, 2006, and 2010. In 2014, the Council added an additional levy of \$1.00 per 1,000 for public safety. Jason indicated that the city became complacent on the voters past history of approving these millages. In this particular case, the voters turned down the renewal that included the tax increase by one vote. Unlike Corvallis, Happy Valley had a bad experience in using the Secretary of State's Safe Harbor process for clearing informational items sent to the taxpayers as part of the election process. There were four or five reviews. They ended up abandoning the use of the Secretary of State's Safe Harbor processes, and moved forward without that endorsement. The Council, in response to the millage in 2014, reduced the request for public safety down to \$1.38 per 1,000. They were successful in passing the tax levy in this second effort. The lessons learned from Happy Valley is not to take the taxpayers for granted, and there was frustration in using the Safe Harbor process. For this purpose, there was no challenges to the information produced by the city to educate the voters.

- The next session was on goal setting. Tualatin outlined the process they use for goal setting. They call their sessions “advancing sessions”. Over the years, they have tried different efforts to make this a meaningful process for Council. They used to do it offsite, however, their new city attorney expressed concerns about the past practices, and now, Tualatin does their “advancing sessions” onsite. Part of their process includes team building among Council members, which includes games, glass fusion, art projects, and other non-city business activities. Tualatin has always used a consultant for this process.
Tualatin tries to use a circular process, where a question is asked, and if more information is provided which changes people’s minds, the question is re-asked. To create some semblance of order, Council approved a rule that requires four votes, if additional questions are asked on the same issue.

Over the years, City Manager, Sherilyn Lombos, indicated that each Council has approached these items differently. She indicated some Councils have been more reticent too move to fast with the goal setting session. She indicated her new Council needs to be slowed down. One of the things they have done as part of their goal setting session, is the use of a laminated placemat that is front of each Council member on the dais. They are used to outline their decision making matrix, vision statement, and illustration on their top five or six goals for the year. Sherilyn indicated that these are used regularly by Council members, when Council gets bogged down on issues, or they want to accelerate a decision-making process outside of what they have agreed to. Sherilyn meets with the department heads on a quarterly basis to talk about the goals. They use a two-year goal setting process, which focuses on the term of the City Council.

The City of North Plains uses a similar process as Tualatin. The Council identifies seven to ten goals for implementation over the next five years. North Plains did a day-long relationship development day which helped balance the discussions among the elected officials, without any individuals dominating the process. The second day was the actual goal setting process. The Council developed five-year goals which are reviewed each year. The process allowed for frank discussions between staff and Council, and each side reviews the goals and the long-term future of the community.

McMinnville developed a Vision, Mission and Values statement over an 11-month period. As part of the strategic priorities identified, it included revamping the Council operating processes. Their goal setting session provides Council input first, refined by the staff, with Council confirming the goals in the end.

At their Boards and Commissions Dinner, it was appropriate for staff to report the progress made on various goals identified through the course of the year. In addition, another suggestion was that there be an employee breakfast once a year to outline the goals of the city going forward.

- Dr. De Hicks was our keynote speaker for the conference. Dr. Hicks indicated that as a boy, his father always advised him to seek adventure over comfort. It is better to lean in than to lean out. It is important to understand that organizations are made up of feeling beings that think, not thinking beings that feel. This is an important concept when addressing organizational culture. For organizational leaders it is important to be authentic, achieve results and have fun. It is important for organizational leaders to show up, both physically and mentally. Dr. Hicks outlined the iceberg model, which shows an observable behavior above water; and discipline, habits, assumptions, values and culture, are the traits that are below the surface of the water, and more difficult to define. Important traits for the manager include, honesty, respect and leadership through example. Managers and department leaders are the keeper of the culture within their organizations. What a manager or department head allows to occur within the department will define that culture. Healthy cultures are intentional below the water level. It is important to take the fear away, and employees love to be part of things that go well. Stress equals fear. Dr. Hicks challenged us to take a look at ourselves to see how we are performing as the keeper of the culture within our organizations.
- We had a session with retired managers outlining the experiences and lessons learned during their tenure. Several of these lessons included being true to yourself, dealing with difficult situations in an honest matter, dealing equitably with all elected officials, providing security, predictability to departmental staff, and other traits.
- Our last session was coordinated by Dr. Phil Cooper of Portland State University, who conducted roundtable discussions on various issues. This included the reaction to the housing legislation approved by the legislature increasing densification of single-family residential areas. Part of this discussion focused on the fact that buildable land inventories are truly unrealistic in many communities. Many of these are truly not economically buildable. Densification is going to have some long-term impact on utility capacity. As single-family zoning is changing from having one house to duplexes, or in communities over 25,000 up to four units, the impact on utilities will increase. Cities should be reviewing SDC charges to be sure they are adequate to upsize utility systems, as part of the infilling of the residential lots in the future.

There is some indication that the new housing regulations do not impact Homeowner Association CC&Rs.

A few initiatives regarding management of homelessness issues includes Salem's efforts to restrict camping in right-of-ways, and McMinnville restricting 24/7 camping in certain locations.

For recruiting employees, one city is offering \$25,000 to new employees who buy a house within the school district. A lien is placed on the property with this lien going away after five years. This has helped address recruiting and residency issues for their community.

There was also a discussion on emergency management initiatives in various communities. Some communities, as Newport has done, have made emergency “go bags” available for employees and their families. There is a trend in the Portland Metropolitan area to look at the development of joint assistance agreements, where employees living in one community and working in another community, could, during an emergency situation, work in the community where they are living in. This is to address the mobility issues that could result from a major earthquake scenario in Oregon. While some progress is being made, many communities still feel they are well behind on the emergency planning end of things.

Overall, the conference went off very well. People enjoyed their time in Newport, and the content of the conference was very strong. I’m very pleased with the efforts of the OCCMA Professional Development Committee in putting together the program, and from a community standpoint, the support that has been provided to make the conference a great experience for the attendees and their families. Finally, I am very happy that the event is over!

- Participated in a routine department head meeting.
- Participated in the reception thanking former Mayor, Sandra Roumagoux, for the donation of two paintings for City Hall. The Public Arts Committee was invited to visit former Mayor Roumagoux’s art studio to select two paintings for display at City Hall. Councilor Goebel, as liaison to the Public Arts Committee, emceed the presentation. It was a lot of fun as Councilor Goebel was quizzing former Mayor Roumgoux on some of the aspects of the paintings. We appreciate the very generous donation to the City of Newport of “Drought” and “Beaver Creek at Ona Beach”, which will be a part of the City’s permanent art collection.
- Participated in the Council meeting of July 15.
- Met with Jeremy Burke of the Newport News-Times to review the News-Times proposal to provide tourism support services for Destination Newport. The Destination Newport Committee went out for proposals. Eleven proposals were received. The Committee is recommending that we continue with the Newport News-Times for the development of content to promote Newport for the course of the next twelve months. I anticipate having a recommendation on this contract for the City Council’s consideration at the August 5 City Council meeting.
- Met with Sal Smith regarding her concern over the scheduling of the therapy pool. In the past, there was a period of time for individual exercise provided in the schedule for the pool. This summer, the pool schedule excluded specific times for specific purposes in the recreational/therapy pool. Since these specialty times were not well-used, and created a lot of confusion for customers using the pool, Sal Smith is advocating for resumption of time when individuals with physical limitations can use the pool without having to share the space with children playing in the pool. From her perspective, she is concerned that she may trip and do damage to herself when she is working to rehabilitate by using the pool. Since the special hours have been discontinued, she has not used the pool during this time.

This problem will significantly go away as the school season starts, but it is an issue that we need to revisit moving ahead.

- Steve Rich, Mike Cavanaugh, Jim Protiva and I met to review a draft agreement and lease for continued negotiations with the school district for the joint use of facilities. The language is basically set for the general exchange of use of facilities between the school and the city. There are two special components, with the first being, the large ball diamond at Frank Wade Park. We are proposing that that facility be leased directly to the schools and have the schools operate and maintain it, since the primary user is the school baseball program. In past years, this program has basically run and operated this field. The second component we need to work on, is in relationship to the use of the Aquatic Center by the school district. We will continue working on this issue for presentation to the school district.
- Steve Rich, Barb James and I met regarding the 60+ Compass Agreement. The 60+ Center has been working to provide a diabetes prevention program in conjunction with several other organizations. These programs have evolved over time with a request for the City to make certain commitments and guarantees on the collection of medical information from participants for these programs. We are working with Peggy O'Callaghan to work through these issues.
- Held bi-monthly meetings with Derrick Tokos, Tim Gross and Barb James.
- I took six hours of vacation on Wednesday, July 17 to take Chopper to the eye specialist in Corvallis. It appears the ulcers on his corneas are healing, but it has been a very uncomfortable period of time for him.
- Met with Randy Grove from the PUD regarding several issues. The first issue was regarding the undergrounding of electricity lines in South Beach. They presented a contract to the City for their portion of the work. Randy would like to go ahead and order some of the components for this work. I indicated that we anticipate recommending this to the City Council for approval at the August 5 meeting.

The second issue relates to the discussions that have been on again and off again regarding transmission lines over the Big Creek Reservoir. This is something that was proposed by the PUD three years ago. The PUD took a look at other alternatives, but have indicated they want to proceed with their original plan. The Council gave staff authority to work with PUD on an alignment in conditions for building the overhead lines. There has been some reluctance on the part of Tim Gross to proceed with these issues. We will be discussing these internally to determine our direction on this matter with PUD. This will ultimately be coming back to Council for the Council's consideration.

The third matter discussed, was franchise negotiations. One of the things holding up our franchise negotiations, is our request for inventory of street lights in Newport. Randy indicated that the inventory needs a significant amount of work by their staff. In reviewing street light information, they have found that are street lights that were put up, that PUD has not been billing the City for, and they have identified street lights that the City is being billed for, which are no longer in operation. He has indicated that they are committed to doing a complete review of the street light system inventory. What they would like to do is also continue with discussions regarding the franchise agreement, knowing that the street light

inventory will take some time to complete. On the street lights, we also had discussions about modernizing the system. Perhaps doing a review of lighting levels throughout various parts of the community to determine areas where lighting could be potentially reduced, instituting new technology to reduce energy usage, and provide uniform lighting throughout the community. On the street lighting front, we get both complaints about some areas over lit, and some complaints of areas being under lit. We also get complaints about the different types of light that exist throughout the community, creating a haphazard look to the lighting in Newport.

- Barb James, Brent Gainer and I met to discuss a request for a one year leave of absence from one of our officers for personal reasons. In reviewing this request, we believe that the impact on the department would be too significant to grant a one year leave of absence. We have communicated that back to the individual requesting the leave.
- Tim Gross, Barb James, Steve Rich and I met to discuss NEA negotiations. This is in preparation for our next negotiations session.
- Councilor Goebel, Councilor Jacobi, Peggy Hawker and I met with our ad-hoc Beautification Committee to discuss next projects. Part of this was a review of Nye Beach. There seemed to be a general consensus for looking at hardscaping the grassy areas located in Nye Beach between the parking lot and streets. It was also thought rock slabs that have been used in another coastal community, would serve as natural benches on hardscaped areas. I indicated that we have taken a look to see if we can carve any additional spaces out of the parking lot by reducing the current green/weed/sand areas that exist around Nye Beach. They are also in concurrence about eliminating the sand area between the second and third parking levels in this area. Anita Albrecht, our Landscape Specialist, was authorized to proceed with a plan for the PAC. In addition, the Beautification Committee narrowed down discussion on what types of benches could be appropriate at various locations, based on the Parks Master Plan.
- I met with Derrick Tokos to discuss various VRD implementation issues, including complaints from bed and breakfast owners about the ordinance requirements.
- Participated in a conference call with Megan George and Jenni Kistler regarding the wrap-up of the Summer Conference. Jenni Kistler, from the League of Oregon Cities, was leaving her employment with the League at the end of the week. It was a good opportunity to pick her brain for the development of a policy and procedures guide for use by the Professional Development Committee in the future. We wish the best to Jenni as she begins her new position.
- Barb James, Steve Rich and I participated in a call with Tamara Jones from CIS regarding a disciplinary issue.
- Held bi-monthly meetings with Richard Dutton and Jim Protiva.
- A graduate student, Patrick Copeland, is doing his Master's thesis on emergency preparedness on the coast, as it relates to the tourism populations. Patrick has met with a number of individuals on the coast to collect data for this effort, including Councilor Botello and Regina Martinez. He indicated that he would be happy to provide this report back to the City, once finalized.
- Met with Craig Lodge regarding the impact of the vacation rental ordinance on bed and breakfasts within Newport. Craig's primary concern was relating to the fees

that are now being charged for short-term rentals in the City. He felt that bed and breakfasts should not have to pay these fees.

- Steve Rich, Barb James and I continued our review to the revised Employee Handbook.

Upcoming Events:

- Monday, July 29, Councilors Allen, Jacobi, Hall, Goebel and I will be participating in a "Follow-the-Waste" Tour from 8:15 AM until 5 PM with Thompson's Sanitary.
- Friday, August 2, a welcome reception and fiesta will be held in the Council Chambers beginning at 4 PM. The delegation will be presented to the City Council at the City Council meeting on August 5. We will swear in the delegation as honorary student members of the City Council. The final event is a farewell party at the Oregon Coast Aquarium on Tuesday evening. Please let Peggy Hawker know which events you will be able to participate in.
- Tuesday, August 6, is the second community Night Out event at the armory. There will be a table set up for the Council. I will be seeing who will be available to staff the table from the Council. Please note that this time period conflicts with the farewell party for the Mombetsu delegation.
- I will be on vacation from August 22 through Labor Day weekend. Peggy Hawker will be Acting City Manager through this time period.
- The Oregon Coast Caucus will be held at the Three Rivers Casino in Florence on Wednesday and Thursday, August 21 and 22. Currently, Mayor Sawyer and Councilors Allen and Hall are planning to attend. If you are interested in attending please contact Peggy Hawker.
- City Hall will be closed Monday, September 2 in observation of Labor Day. The Council meeting will be held Tuesday, September 3.
- September 26-28 is the LOC's Annual Conference in Bend, OR. Councilors Goebel, Allen, Parker, Jacobi, Hall and Mayor Sawyer have been registered, along with Peggy and myself. Please let us know if your plans change, so we can cancel without financial penalty prior to the conference.
- On September 30, the City Council will hold a town meeting at 6 PM. Location is yet to be determined.
- I plan on attending the 2019 ICMA Annual Conference in Nashville, Tennessee October 19-23.
- I will be taking a few vacation days following the end of the conference on October 23, before returning to Newport.
- I plan on attending the OCCMA Board Retreat on November 6-8 at Silver Falls Lodge. This will be the retreat in which we will plan activities for the Association for the year. I will be President of the Oregon City/County Management Association for the 2020 calendar year.
- I will be taking vacation from December 18 through December 28 to head to Michigan for the holidays.

Attachments:

- ✚ Attached is the itinerary from Thompson's Sanitary Service regarding the "Follow-the-Waste" tour for Monday, July 29, 2019.
- ✚ Attached is the response from Thompson's Sanitary Service to questions which were raised at the May Newport City Council meeting when the rate review for Thompson's was completed.
- ✚ Attached is a legislative summary that Derrick Tokos put together for the Planning Commission regarding legislative changes that will impact housing across the state of Oregon. This was enacted during this past legislative session.
- ✚ Attached is a summary of Urban Renewal and Tax Increment Financing materials that was provided at the OCCMA Summer Conference. Derrick Tokos and Elaine Howard provided an Urban Renewal tour of Newport to show how Urban Renewal funds have been used in our community over the decades. There are summaries of each of the URA districts that were included in this packet for your review.
- ✚ Attached is the report on sediment testing and the use of Classes A & B sludge on the Siletz River, which was prepared by Lincoln County.
- ✚ Attached is an opinion piece from Dick Hughes of the Oregon Capital Insider, as to why HB 2020 failed.
- ✚ Attached is the Staff Measure Summary for HB 5030 which included four million dollars for the City of Newport for the Big Creek Dams. These are going to be funded from a lottery bond. Please note that Newport did well thanks to the efforts of Senator Roblan and Representative Gomberg in getting a commitment on the dam replacement funding, as well as, funds in the amount of five million dollars for the Oregon Coast Aquarium.
- ✚ Attached is a letter from FEMA indicating that the flood insurance rate map for Newport is completed, and should be used as a basis for adopting the required floodplain management measures. FEMA asks that these measures be adopted by October 18, 2019.
- ✚ Attached is a PowerPoint presentation from FEMA Region X Logistics Branch. FEMA has been visiting three airports on the coast above the tsunami line. They are beginning to develop a plan for staging areas in the event of a major disaster. Types of staging activities that could be utilized at the airport are illustrated in this presentation. I am pleased that FEMA is beginning to look at our airport as a staging area. FEMA has been slow to acknowledge that the local airports above the tsunami line will be playing a significant role in an event such as a Cascadia Subduction Zone earthquake and tsunami.
- ✚ Attached is a presentation from PacWave, which is the wave energy demonstration concept that would be put into place south of Newport by OSU, to test and develop technologies to generate energy from wave action. The energy generated would go into the electrical grid as an added value to this demonstration facility.
- ✚ Attached is a communication from Betty Kamikawa regarding the election of a Board of Directors for the Grace Wins Haven. They have taken steps to proceed with a 501(c)(3) status.
- ✚ Attached is an email from Steward Lamerdin, who indicated that he is resigning as Port Commissioner for the Port of Newport to accept a position on the East Coast. Under Stewart's leadership, the Port was successful in taking initial steps to heal divisions created by previous Port actions with the State legislature and local units

of government, as well. We wish Stewart and his family well as he begins employment in Virginia.

- ✚ Attached is a thank you note for the reception for former Mayor Sandy Roumagoux to honor her for the donation of two paintings in City Hall.
- ✚ Attached is a note regarding appreciation for the help and assistance in meeting the new vacation regulation standards. Teresa Clifton is praising the help of Sherri Marineau, Christina Chapin, Kay Keady, Dawn Smalley, and past experience with Joseph Lease.
- ✚ Attached is a thank you card from the Newport Booster Club thanking us for our assistance as a gold-level sponsor for the Newport Marathon. Over 900 people representing 40 states and Canada participated in the 21st running of this event.
- ✚ Attached are thank you notes from Salem City Manager, Steve Powers, and Gervais City Manager, Susie Marston, regarding the OCCMA Summer Conference. I will share the evaluation report and feedback when it is available about hosting this conference in Newport (after years of hosting it in Bend).

I hope everyone enjoys the continuation of summer in Newport. It has been a very busy time and it appears that we will not be getting bored through the rest of the summer, either!

Respectfully Submitted,

A handwritten signature in blue ink, appearing to read "S. Nebel".

Spencer Nebel
City Manager

cc: Department Heads

Spencer Nebel

From: Aimee Thompson <aimee@thompsonsanitary.com>
Sent: Friday, July 19, 2019 3:39 PM
To: Ryan Parker; David Allen; Cynthia Jacobi; CM Hall; Dietmar Goebel; Dean Sawyer; Spencer Nebel; Casey Miller; Jeremy Burke
Cc: Rob Thompson; Ken Riley; Mark Saelens; Chuck Lerwick
Subject: Follow the Waste Tour Monday, July 29

Hello All,

We're gearing up for the Follow-the-Waste Tour Monday, July 29 and excited you're all joining us! Two Yachats City Councilors will be also be joining us along with Chuck Lerwick from Dahl Disposal. Mark Saelens - Director of the Lincoln Co Solid Waste District, Rob Thompson, Ken Riley, and I from Thompson's Sanitary will be joining you too and can all answer questions throughout the tour.

Here's our itinerary:

8:15am Arrive at Newport City Hall to board bus
8:30am Bus Departs Newport City Hall
10:15am Arrive at Garten Materials Recovery Facility, Salem
10:30am Tour of Garten
12:30pm Lunch at Café 22 West, Salem
2:00pm Arrive at Coffin Butte Landfill for tour of Coffin Butte and Pacific Region Compost
3:30pm Depart Coffin Butte for Newport
5:00pm Arrive at Newport City Hall

See you all Monday, July 29th!

Thank you,
Aimee

Aimee Thompson
Recycling Coordinator
thompsonsanitary.com
541.265.7249.office
541.270.5228.cell





**THOMPSON'S
SANITARY SERVICE**
Guiding Sustainable Choices

Spencer Nebel
City of Newport
169 SW Coast Hwy
Newport, Oregon 97365

July 15, 2019

Spencer:

Thank you for taking the time to meet with us to review the responses to the council's inquiries. I have summarized our findings below for your inclusion in the board materials.

Questions raised at Newport City Council meeting May, 2019:

1. Councilor Parker — On Call service.
 - a. Rate would be same as monthly rate, however, there would need to be a monthly charge regardless of service to fund the cost of the carts on site. Discussions would need to be undertaken to determine the availability of Recycling and Mixed Compostables as well as frequency. (ie. Are these additional services performed only when the garbage is serviced?)
 - i. For monthly garbage customers our current level of service for recycling is monthly with garbage, and for MC service is provided weekly to all customers (odor control).
2. Councilor Allen — Commercial Compost.
 - a. Weekly service
 - b. Specialized truck
 - c. \$324 per month per commercial customer *
 - d. About 11% across all customer base and services.
3. Councilor Jacobi — Options for glass collection.
 - a. Weekly service
 - b. Truck and trailer
 - c. Rate impact around \$3.96 per month
4. Councilor Goebel — Customer Count vs water meters.
 - a. Residential Garbage Accounts = 2,624
 - b. Does not include all multi-family units
 - c. Commercial accounts = Tub and container accounts – approx. 250
5. Councilor Allen — asked about customer count of MC.
 - a. Opt out customers with 24 gallon carts = 389

We hope this provides enough information to have a discussion around these matters. Should the council desire to work further towards new programs, we would be happy to provide a more detailed proposal for those services.



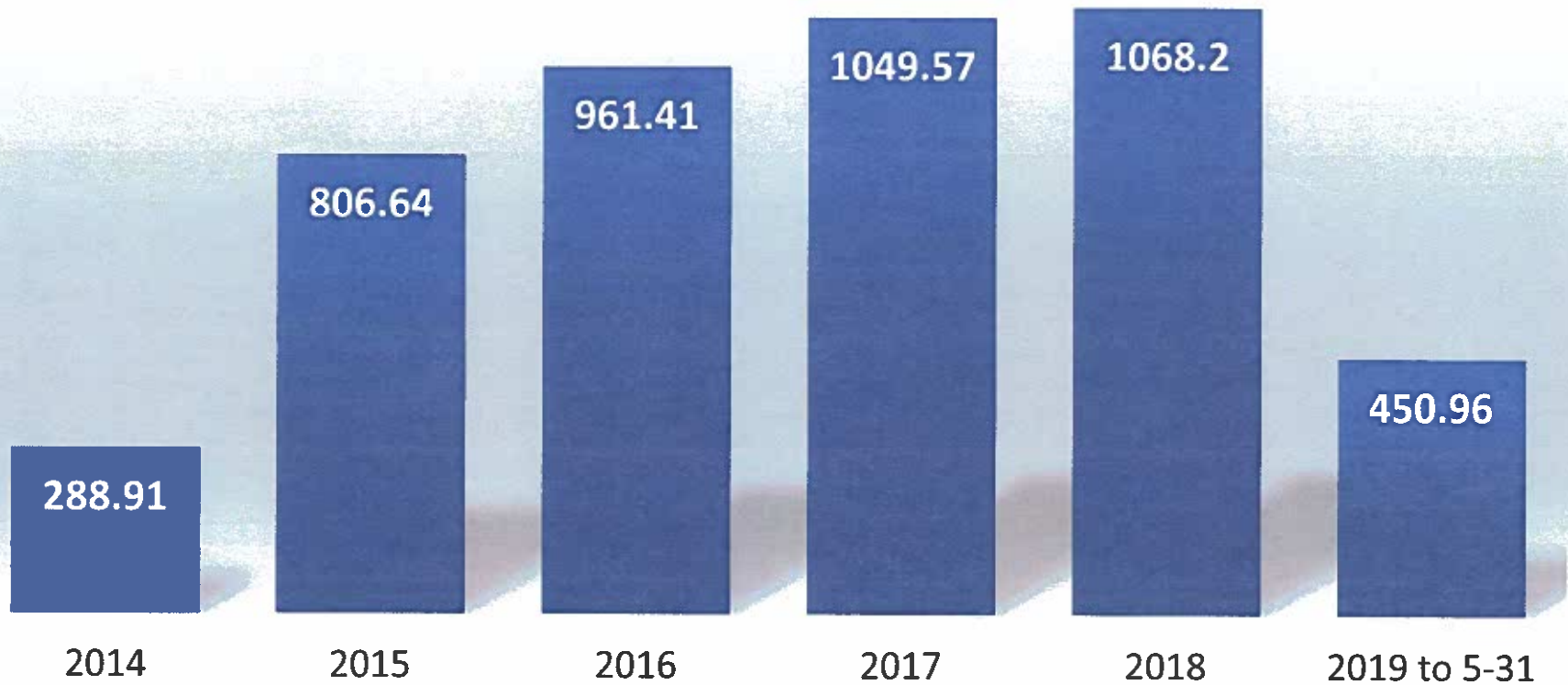
THOMPSON'S
SANITARY SERVICE
Guiding Sustainable Choices

Respectfully

Joseph Cook, Rate Analyst

- * - as we discussed, there are many issues that surround the food waste/commercial compost question including the ability to charge more for recycling than garbage which we believe is limited by the State of Oregon and would be an obstacle to having customers choose the service.

Mixed Compostables by Ton



Melanie Nelson

From: Derrick Tokos
Sent: Wednesday, July 24, 2019 1:55 PM
To: Spencer Nebel
Cc: Melanie Nelson
Subject: FW: July 22, 2019 Planning Commission Meeting Packets
Attachments: PC Work Session - 2019 Legislative Summary.pdf

Hi Spencer,

Per our discussion, attached for inclusion in your Council report is a legislative summary that I put together for the Planning Commission. It was discussed at their July 22, 2019 work session. The Mayor expressed an interest in obtaining additional information about HB 2001, and the key provisions of that bill are outlined in the memo.

The document focuses on subject matter relevant to the Community Development Department. A preliminary bill summary has been prepared by the League of Oregon Cities addressing the full spectrum of new legislation pertinent to cities. Here is a link to that

document: https://www.orcities.org/application/files/1715/6356/6970/2019_Leg_Bill_Summary_Prelim.pdf

Derrick I. Tokos, AICP

Community Development Director

City of Newport

169 SW Coast Highway

Newport, OR 97365

ph: 541.574.0626 fax: 541.574.0644

d.tokos@newportoregon.gov

Memorandum

To: Planning Commission/Commission Advisory Committee
From: Derrick Tokos, Community Development Director
Date: July 24, 2019
Re: 2019 Legislative Update

Below are brief summaries of land use and related bills adopted during the 2019 Oregon legislative session. There was a heavy emphasis on housing issues. Headings include hyperlinks to the full text of the enrolled bills. A detailed bill summary is being prepared by the League of Oregon Cities, and I'll forward a link to that document once it is available.

HB 2001: Requires cities with populations between 10,000 and 25,000 to allow the development of a duplex on each lot or parcel zoned for residential use that allows the development of a single family dwelling. Cities over 25,000 or in the Metro region must allow up to quadplexes on similarly situated lots or parcels. Establishes a "middle housing" definition that includes duplexes, triplexes, quadplexes, cottage clusters, and townhouses. Prohibits new CCRs or other recorded instruments from limiting construction to single family residences. The housing mandates do not apply to land zoned primarily for non-residential use. Local governments may regulate siting and design standards as long as they are not unduly burdensome. LCDC to adopt model ordinance by 12/31/20. Local governments to implement this mandate by amending their comprehensive plans and land use regulations by 6/30/21. The bill further (a) requires the State Building Codes Division develop alternate construction standards for the conversion of single family dwellings into as many as four residential dwelling units; (b) prohibits owner-occupancy requirements for primary/accessory structures or requirements to construct additional off-street parking for ADUs, unless associated with vacation occupancies; (c) creates additional factors local governments must consider when conducting housing needs assessments; (d) accelerates the frequency housing needs assessments must be performed; and (e) expands local government annual housing unit reporting requirements. Appropriates \$3.5 million in technical assistance grant funds to assist local governments in implementing the legislation.

At a minimum, the City will need to allow duplexes in its R-1 zone, adjust the requirements for duplexes in its R-2 zones, and amend its ADU standards to remove the off-street parking and owner occupancy requirements. The Commission might want to look at allowing the full palate of "middle housing" in the R-1, R-2 or both. The bill exempts Comprehensive Plan and land use regulatory amendments from TPR compliance; however, the City should be cognizant of potential transportation, sewer and water service impacts when weighing its options. The bill requires local jurisdictions look at ways to increase "affordability" concurrent with adoption of the new rules, such as SDC deferrals, property tax exemptions, SDC deferrals, etc. but does not require that they be implemented.

HB 2003: Directs several agencies, including DLCD, to prepare and evaluate a regional housing needs methodology for the Oregon Legislature to consider during the 2021 legislative session. It also mandates DLCD adopt a schedule for local governments to complete housing needs assessments and directs local governments with populations over 10,000 to adopt a housing production strategy within one year of the date it performs a housing needs assessment. The housing production strategy must list specific actions the local government will take to reduce financial and regulatory impediments or create financial or regulatory incentives to promote housing. DLCD received \$2 million to implement the legislation.

HB 2174: Related to urban renewal districts. Requires concurrence by three of the four taxing districts estimated to forgo the most property tax revenue when a public building project is proposed in a new urban renewal plan or added to an existing plan. The same concurrence is required for a public building project(s) in an existing plan, if the urban renewal plan is amended in a manner that would significantly increase the scope of work and corresponding urban renewal funding dedicated to the project(s). Public buildings do not include those purchased by an Agency for the purpose of redevelopment, sale, or lease for a taxable purpose; tourism-related facilities; or those commonly associated with infrastructure or parks. The legislation further provides that (a) the addition of more than 1% of land area at any time constitutes a substantial amendment, (b) when dealing with the 20% of land area cap for adding land to an existing Plan, an Agency may no longer deduct land removed from a plan in order to meet the requirement; and (c) Agency annual reports are to include indebtedness incurred over the life of the plan and be distributed to each affected taxing district. The bill also expands consult and confer requirements for substantial amendments and eliminates statutory provisions that provided for a division of taxes out of general obligation bonds of other taxing districts.

HB 2206: Legislation directs the Office of the State Fire Marshal to administer a statewide program to evaluate condition of buildings after an emergency and determine which buildings may be safely occupied. It further directs the Office to work with local governments to designate local program coordinators to implement the program. The bill authorizes the Office to enter into mutual-aid agreements with other states. Grants rulemaking authority to administer and implement provisions of the measure.

HB 2306: Requires local governments to issue residential building permits upon substantial completion of construction of public improvements in residential subdivisions provided a developer financially guarantees completion of the work. City may withhold occupancy permits until improvements are complete and accepted.

HB 2312: Requires seller real estate disclosure forms include a statement that flood insurance may be required for homes in a 100-year floodplain.

HB 2333: Changes the definitions of "recreational vehicle" and "park model recreational vehicle" in the Oregon Vehicle Code. Allows the Oregon Department of Transportation (ODOT) to provide for optional titling, but not registration, of a park model recreational vehicle. A recreational vehicle having a title issued by ODOT would not qualify as a structure. An owner of a recreational vehicle that converts it for use as a structure would be required to surrender the title to ODOT. Any recreational vehicle converted for use as a structure would be subject to the Oregon Building Code. A rebuttable presumption exists that a recreational vehicle has been converted for use as a structure if it is located outside of a mobile home park and (a) it has been rendered structurally immobile or (b) it has been attached to utilities.

HB 2423: House Bill 2423-B makes several changes to Oregon's small home construction standards. The measure (a) adopts the 2018 IRC with Appendix Q as the Small Home Specialty Code (SHSC) applicable to construction of homes no more than 400 square feet in size; (b) clarifies the calculation of fire sprinkler systems to avoid triggering a larger water line, which could incur additional system development charges; (c) allows a local building official broad discretion to accept increased detection and alarms in lieu of a fire sprinkler system, and to alter, modify, or waive code requirements when strict adherence to the SHSC is impractical or infeasible; (d) clarifies that small homes are to be zoned and occupied only as single family dwellings; (e) prohibits DCBS from amending the Small Home Specialty Code; and (f) sunsets the Small Home Specialty Code on January 1, 2026.

HB 2436: Directs Department of State Lands (DSL) develop a proposal, including recommendations for legislation to be introduced during the 2020 legislative session, for DSL partial assumption of the authority to administer Federal Water Pollution Control Act section 404 permits. Could result in a simplified in-water permitting process.

HB 2574: Appropriates funds and requires Department of Land Conservation and Development receive, consolidate, and organize public records related to estuarine planning and shellfish mariculture. Relevant to natural resource criteria that apply to new development and redevelopment of in-water areas in the Yaquina Bay.

HB 2577: Amends provisions of ORS 222.750, known as the "island annexation statute," that allow a city to annex a territory that is surrounded by the corporate boundaries of the city, or by the corporate boundaries of the city and a significant waterbody, as it relates to the delayed annexation provisions. In 2007, the legislature passed House Bill 2760, which provided a three- to ten-year waiting period from the time a city decided to annex an "island" territory to the finalization of the annexation. The delayed annexation waiting period applied to property zoned for residential use that was also in residential use when a city initiated annexation. This legislation clarifies the type of property for which a city must provide a delayed effective date for an annexation decision and allows a property owner to waive such a delay.

HB 2812: Expands use of funds in Home Ownership Assistance Account by Oregon Housing and Community Services to support households with below area median incomes. Removes cap on amount used for construction or rehabilitation. Defines "area median income" as determined by the Oregon Housing Stability Council based on information from the United States Department of Housing and Urban Development, adjusted for areas with unusually high or low incomes or housing costs.

HB 2916: Refines provisions applicable to transitional housing campgrounds to support their establishment. It allows persons without safe housing to be included among other eligible residents. It lifts the two-parcel limitation. It allows yurts to be exempt from specialty codes applicable to manufactured structures; expresses the intent that such housing is for temporary seasonal or emergency use; and provides for all manner of fabric and similar structures in addition to yurts. Parking and walkways are no longer mandatory, and the Oregon Health Authority is authorized to develop public health standards instead of making shared services subject to provisions that apply to recreational areas.

HB 3309: Repeals restriction that new essential facilities and new special occupancy structures may not be constructed in tsunami inundation zone (ORS 455.446). Repeals requirement that State Department of Geology and Mineral Industries (DOGAMI) Board adopt tsunami inundation zone parameters. Repeals requirement that DOGAMI grant exceptions to restrictions in tsunami inundation zone. Establishes that excavation or grading operations that are associated with on-site construction activities, and do not result in excavated materials

being sold commercially, are not defined as 'surface mining' (ORS 517.750). As discussed at the July 8, 2019 work session, the Commission will consider prohibiting certain essential facilities and special occupancy structures as part of its work to put in place a tsunami hazard zoning overlay.

HB 5027: Department of Land Conservation and Development budget. Funding for the technical assistance grant program increased by 3% from 2017-19 levels to \$1,638,830, and the legislature funded two of the Department's three new budget requests for the 2019-21 biennium (Policy Option Package 102 – Climate Adaptation, and Policy Option Package 103 – Preparing for Natural Hazards).

SB 8: Directs Land Use Board of Appeals to award reasonable attorney fees and expenses to prevailing respondent, who is the applicant or the local government, upon affirming local government approval of an application to develop publicly supported housing. May deter neighborhood associations and concerned neighbors from challenging such projects.

SB 92: Another "island annexation" bill (ref: ORS 222.750). Authorizes a city to provide for as much as a 20-year ramp-up to full taxation rate for property in an annexed territory. Allows, for purposes of "island annexation," the corporate boundaries of another city to constitute part of the boundary of the territory to be annexed.

SB 256: Removes statutory sunset clause prohibiting the Oregon Department of State Lands from leasing any of the submerged or submersible lands within the territorial sea for the exploration, development, or production of oil, gas, or sulfur. Prohibits activities in furtherance of the exploration, development, or production of oil, gas, or sulfur within federal waters adjacent to the territorial sea.

SB 262: Extends to January 1, 2032, the sunset on a program currently in statute ORS 307.603 which permits cities and counties to grant a property tax exemption for multiple unit rental housing. Affects two different programs, low income multi-unit rental housing, and multi-unit rental housing in designated areas such as light rail or mass transit areas. This is relevant to the property tax exemption Newport adopted with Ordinance No. 2115. The previous deadline was January 1, 2022.

SB 410: Eliminates Department of Consumer and Business Services (DCBS) regulation of recreational vehicle and recreational structure construction. Expands exemption from state building code, plan review, and licensure requirements to include all manufactured structures intended to be delivered in another state. Defaults to national industry standards.

SB 1045: Provides that the governing body of a city and county may grant a property tax exemption to homeowners who choose to rent a portion of their home to a qualified home share seeker. Concept is to be implemented through development of a home share program. Directs a 5 year term of property tax exemption. Excludes family members from program and is targeted at individuals with incomes at or below 60% of median area income. Specifies participation cap of 500 annually and maximum assessed value reduction of \$300,000 per participant. Describes process following breach of home share agreement. Will require active oversight and auditing by the adopting jurisdiction.

Urban Renewal and Tax Increment Financing

Why Use Urban Renewal?

Many cities have existing plans for how their city should develop, or capital improvement plans for infrastructure upgrades, but do not have a funding source to implement those plans. Urban renewal is one of the few tools for implementing city plans and for encouraging local economic development. It is unique in that it has its own funding source, tax increment financing.

Urban renewal is a program authorized under state law and implemented locally that allows for the concentrated use of property tax revenues to upgrade certain designated areas of a city or county. These areas are called "blighted" by state statute and typically contain sections of a city that are underdeveloped and not contributing fully to the local economy. They can have buildings which are in need of renovation, property which should be developed or redeveloped, or utilities and street and pedestrian systems in poor repair or needing upgrading.

The underpinning theory of urban renewal is that if these properties and the surrounding infrastructure are upgraded, they will contribute more substantially to the local economy and to the property taxes that support all of the taxing jurisdictions.

How is an Urban Renewal Program Started?

City officials will decide that they want to improve a specific area and that they need additional resources to accomplish this improvement. They direct the preparation of an urban renewal plan for review and potential adoption.

An urban renewal plan establishes an urban renewal boundary, goals and objectives for the area, and outlines projects and programs that will help to improve the conditions in the area. The plan also sets a limit on the amount of money which can be used to fund these projects and programs, called a "maximum indebtedness". The urban renewal plan is accompanied by a technical report which contains the financial feasibility analysis and estimates when funding will become available to pursue projects within the area. The urban renewal plan must be adopted by the City Council.

What types of Programs or Projects are Eligible under Urban Renewal?

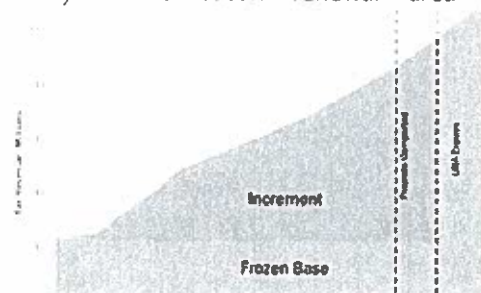
Urban renewal agencies can do specified projects or activities under an adopted urban renewal plan. These generally include:

- Construction or improvement of public facilities including streets, sidewalks, utilities, parks
- Streetscape improvements
- Storefront improvements
- Participation with developers for property improvement
- Rehabilitation of existing buildings

How does Tax Increment Financing Work?

While urban renewal itself does not increase property tax rates, it does function on the increases in property tax revenues from year-to-year. An individual property taxpayer's property taxes may increase for two reasons, one, the assessor can increase property values at a rate of 3% per year and does so in most cases, and, two, if a substantial renovation is completed on a property resulting in increased assessed valuation.

When an urban renewal area is created, the property tax revenue from that area is diverted into two revenue streams. The first stream is what is called "the frozen base". The frozen base is the property tax revenue from the total assessed value of the urban renewal area from the year the urban renewal area was formed.



The frozen base revenue stream continues to go to the regular taxing jurisdictions, such as the city, the county, and the school district. The second revenue stream is any increase over the frozen base which is called "the increment". The increment represents the basis for tax increment financing and is any increase in property tax revenues above the frozen base. The second revenue stream goes to the urban renewal agency for use on projects, programs, and administration throughout the life of the district.

Urban Renewal and Tax Increment Financing

Who Administers an Urban Renewal Program?

The urban renewal district is administered by the urban renewal agency. The urban renewal agency is appointed by the city council and is often the city council itself.

How Does Tax Increment Financing Affect Overlapping Taxing Districts?

Taxing jurisdictions gain revenues through the collection of property taxes. During the use of tax increment financing, the permanent rate property taxes on the growth in assessed value in the urban renewal area are allocated to the Urban Renewal Agency and not the individual taxing districts. The taxing districts are still able to collect the property tax revenues from the assessed value of the frozen base but increases in revenues are allocated to the Urban Renewal Agency for use within the urban renewal area. In many urban renewal areas, that growth from new investment would not have occurred but for the use of urban renewal which has stimulated the growth. The impact on schools and education service districts is indirect, as they are funded through a state allocation based on per pupil counts. Property taxes fund a portion of the State School Fund, but not all of it. Once an urban renewal area is terminated, there generally will be an increase in property tax revenues to all taxing

jurisdictions. This increase of property tax revenue is a result of the ability to concentrate funding in a specific area, encouraging the area to develop properly.

How Does Tax Increment Financing Affect Property Taxpayers?

Property taxpayers will **not** see an increase in property taxes as a result of a new urban renewal area. The allocation of revenues received from a property taxpayer's payment is changed as a portion of that payment would go to the new urban renewal area. This is called "division of taxes" and is the administrative way that assessors must calculate the urban renewal revenue. A concept chart showing how division of taxes works with urban renewal is shown below. The total taxes do not change, they are just distributed differently if there is urban renewal. The concept chart shows a 3% increase in taxes that would go to urban renewal and how those taxes would be divided. Notice that the total taxes in the final two columns are the same, they are just divided out differently to the different taxing entities.

If an urban renewal area is adopted in a city, all property taxpayers will see a line item on the property tax bills that shows a division of taxes for urban renewal. This is a result of the property tax limitations in Oregon. Again, this is not an increase in property taxes, merely a division of taxes already paid.

District Name	Permanent Rate	Property Value	Property Value	Property Value
			Without UR	With UR
		\$100,000	\$103,000.00	\$103,000.00
City of Fairview	3.4902	\$349.02	\$359.49	\$349.02
Multnomah County	5.5734	\$557.34	\$574.06	\$557.34
Soil and Conservation	0.0919	\$9.19	\$9.47	\$9.19
Metro	0.1926	\$19.26	\$19.84	\$19.26
Reynolds SD	4.4626	\$446.26	\$459.65	\$446.26
Mt Hood CC	0.4917	\$49.17	\$50.65	\$49.17
Multnomah ESD	0.4576	\$45.76	\$47.13	\$45.76
Urban Renewal				\$44.28
	14.76	\$1,476.00	\$1,520.28	\$1,520.28

Changes to ORS 457 in 2019 Oregon Legislative Session
HB 2174
Urban Renewal

- Changes to projects that include a public building: Requires concurrence by three of the four taxing districts estimated to forgo the most property tax revenue when a public building project is proposed in an urban renewal plan, added to an existing plan, or amended to significantly increase the scope of work to be paid for by the division of taxes for urban renewal. Public building project is defined:
 - (12)(a) "Public building" means:
 - (A) A fire station, police station, public library, public hospital, capitol building, school as defined in ORS 339.315, college, university, city hall or the residence of any state official elected by the state at large;
 - (B) The grounds owned by a public body adjacent to a building described in subparagraph (A) of this paragraph;
 - (C) The portion of any other building owned and prepared for occupation or occupied by an agency of the state or a municipal corporation as defined in ORS 297.405; or
 - (D) A public art statue, sculpture, clock tower or bell tower.
 - (b) "Public building" does not mean:
 - (A) Property acquired by an urban renewal agency with the intent to redevelop or sell the property;
 - (B) Property acquired by an urban renewal agency with the intent to lease the property for a taxable use;
 - (C) Transportation infrastructure, including train stations, bus stations and publicly owned parking facilities that support taxable property;
 - (D) Water or wastewater infrastructure facilities, including treatment facilities;
 - (E) Tourism-related facilities as defined in ORS 320.300; or
 - (F) Park and recreation facilities, including sports fields.
 - (13) "Public building project" means an urban renewal project that includes a public building.
- Clarifies 1% of land area amendments: An amendment adding land to the urban renewal area if the addition results in a cumulative addition of more than one percent of the urban renewal area is a substantial amendment. (No more multiple 1% amendments)
- Clarifies 20% of land area limitation: Limits the addition of area to the urban renewal plan by amendment to 20 percent of the total land area of original plan calculated without considering any subsequent reductions of area.
- Adds requirements to annual reports: Requires urban renewal agency's annual report (ORS457.460) to include maximum indebtedness for each urban renewal area included in urban renewal plan of agency, including amount of indebtedness incurred through end

of preceding fiscal year. Requires each annual report to be distributed to each taxing district affected by urban renewal plan of agency.

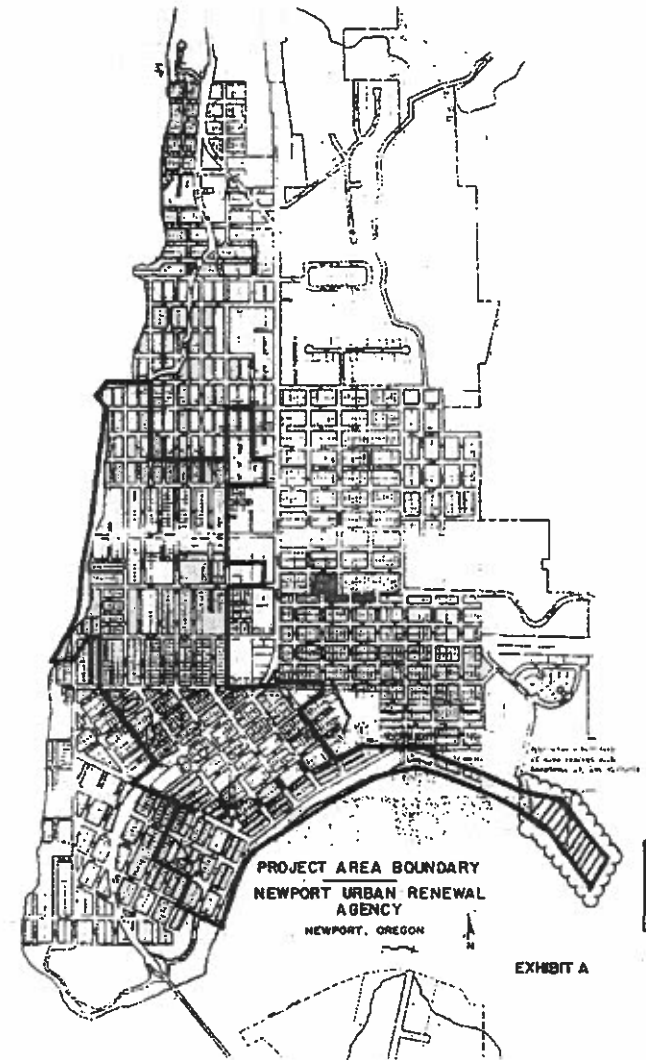
- Increases consult and confer requirements for new plans and substantial amendments: Requires delivery of urban renewal plan and accompanying report to the governing body of each taxing district affected by an urban renewal plan and allows governing body of taxing district 45 days following receipt to submit written recommendations to urban renewal agency prior to agency presenting plan for approval. Delivery of the plan and report must be through either certified mail or any form of delivery that requires a signature upon delivery.
- Eliminates taking division of taxes on general obligation bonds of other taxing districts (i.e. city, county, school district) when creating a new urban renewal area or substantially amending an urban renewal area: clarifies definitions of standard rate and reduced rate urban renewal plans and eliminates any taking of division of tax revenues for urban renewal districts from general obligations bonds issues by other taxing districts.

Takes effect on 91st day following adjournment sine die.



Original Urban Renewal District (1973–2010)

- ▶ First project: storm sewer separation Harbor Way and Bay Street (1975)
- ▶ Funded numerous water, sewer, storm drainage, and street improvement projects, including replacement of the City's Wastewater Treatment Plant
- ▶ Focus on civic structures:
 - Fire Station
 - Library
 - Visual Arts Center
 - Performing Arts Center
 - Recreation Center
 - City Hall
 - Bayfront Boardwalks





Northside Urban Renewal District

The Newport Northside Urban Renewal District was established in 2015 for the purpose of revitalizing the City's commercial core areas; upgrade street and utilities in Agate Beach to enhance existing neighborhoods and facilitate residential development; and to partner in redevelopment of the county commons and hospital campus. Additional planning work will refine the projects listed below. Improvements are to be funded with revenue bonds over four, 4 year phases. The urban renewal plan was developed with substantial public input and dialog with affected taxing entities, and is an outgrowth of a 2012 Economic Opportunity Analysis and 2014 Feasibility Study. Urban renewal is expected to cover 57% of project costs with the balance coming from leveraged sources.

QUICK FACTS

SIZE:	545.9 acres (all incorporated)
DURATION:	24 years
USE DESIGNATIONS	
COMMERCIAL:	44.20%
RESIDENTIAL:	22.30%
PUBLIC:	5.50%
PLAN TAXABLE AV (FROZEN VALUE):	\$241,335,468
MAX: INDEBTEDNESS:	\$39,920,000
EST. INCREMENT OVER LIFE OF PLAN:	\$56,380,863
PORTION INCREMENT CITY TAXES:	38.63%
ANTICIPATED EXPENDITURES	
FINANCE FEES:	\$555,000
ADMINISTRATIVE COSTS (STAFF):	\$1,515,000
AMOUNT FOR PROJECTS:	\$37,850,000

PROJECT DETAILS

DOWNTOWN REVITALIZATION PLAN:	\$100,000
AGATE BEACH NEIGHBORHOOD PLAN:	\$100,000
COUNTY COMMONS REDEVELOPMENT (BUILDINGS AND INFRASTRUCTURE):	\$3,000,000
DOWNTOWN HIGHWAY/ STREET UPGRADES:	\$12,500,000
INTERSECTION REALIGNMENT:	\$2,000,000
LOCAL STREET ROW IMPROVEMENTS:	\$2,000,000
PARKING IMPROVEMENTS:	\$800,000
ROW ACQUISITION:	\$600,000
SIGNAL INSTALLATION/ADJUSTMENT:	\$500,000
STORM DRAINAGE IMPROVEMENTS:	\$1,500,000
WATER LINE CAPACITY UPGRADES:	\$600,000
BENCHES, PUBLIC ART:	\$250,000
BILLBOARD REMOVAL:	\$450,000
SITE PREP FOR REUSE:	\$2,500,000
STOREFRONT FAÇADE LOANS/GRANTS:	\$1,500,000
STRATEGIC SITE ACQUISITION FOR ECONOMIC DEVELOPMENT:	\$5,000,000
STREET TREE/LANDSCAPE ISLAND ENHANCEMENTS:	\$250,000
WAYFINDING IMPROVEMENTS:	\$200,000
UTILITY UNDERGROUNDING:	\$4,000,000

Plan Area (Blue)





South Beach Urban Renewal District

The South Beach Urban Renewal District was established in 1983 and extended at a reduced size in 2009 for the purpose of upgrading the infrastructure and acquiring land to support economic development. With public input, a new project list was developed with the 2009 extension, to be funded with revenue bonds over three, 6 year phases. Urban renewal projects constructed or budgeted since the 2009 amendment, and subsequent amendments, have leveraged over \$8.8 million from federal, state, and private sources. Those dollars are in addition to the urban renewal funding figures listed below.

QUICK FACTS (AMENDMENT NO. 13)

SIZE:	1,169 acres (Incorporated and Unincorporated)
DURATION:	44 years
USE DESIGNATIONS	
COMMERCIAL:	1.21%
INDUSTRIAL:	14.03%
WATER-RELATED INDUSTRIAL:	32.37%
RESIDENTIAL	15.85%
PUBLIC:	36.54%
MAX. INDEBTEDNESS:	\$38,750,000
REMAINING FOR PROJECTS:	\$9,864,000
EST. INCREMENT OVER LIFE OF AMENDMENT:	\$40,619,593
PORTION INCREMENT CITY TAXES:	37.56%

PROJECT DETAILS (COMPLETED)

MARINE SCIENCE DRIVE CIRCULATION AND STREETSCAPE ENHANCEMENTS:	\$2,154,000
COHO BRANT REFINEMENT PLAN:	\$60,000
COASTAL GULLY OPEN SPACE:	\$225,000
SAFE HAVEN HILL TSUNAMI EVACUATION ASSEMBLY AREA IMPROVEMENTS:	\$272,500
ASH STREET IMPROVEMENTS:	\$355,000
US 101 – 40 TH TO 50 TH WATER AND SEWER LINE IMPROVEMENTS:	\$797,000
SE FERRY SLIP ROAD STREET AND PATHWAY IMPROVEMENTS:	\$1,354,900
SW ABALONE, SW 30 TH , SW 27 TH , AND SW BRANT STREET IMPROVEMENTS:	\$2,038,700
PURCHASE NE CORNER 35 TH /US 101:	\$1,540,000

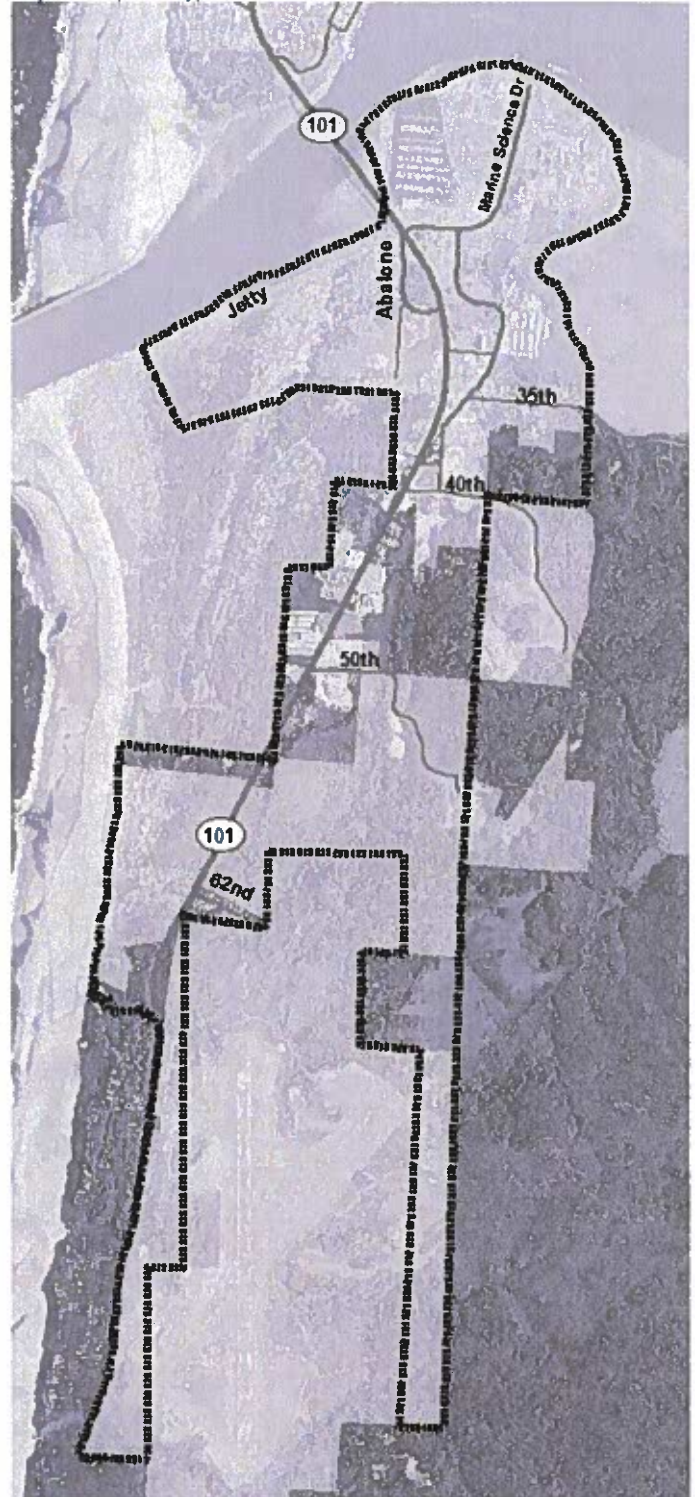
BUDGETED PROJECTS

US 101 – SE 32 ND TO SE 35 TH SIGNAL RELOCATION AND STREETSCAPE ENHANCEMENT PROJECT:	\$2,495,100
SE FERRY SLIP / US 101 UTILITY UNDERGROUNDING:	\$1,000,000
SE 50 TH AND SE 62 ND ROW ACQUISITION:	\$200,000
SE CHESTNUT TRAIL EASEMENT	\$50,000
US 101 CORRIDOR REFINEMENT PLAN	\$75,000

PRIORITIES FOR FINAL PROJECT PHASE

SIGNALIZE SE 40 TH AND US 101:	\$1,750,000
INSTALL REDUNDANT YAQUINA BAY WATER PIPELINE CROSSING:	\$2,800,000
EXTEND SEWER SERVICE TO NEWPORT MUNICIPAL AIRPORT:	\$3,000,000

City Limits (Lt. Grey)





McLean Point Urban Renewal District

The McLean Point Urban Renewal District was established in 2015 for the purpose of funding infrastructure to support water related industrial development next to the Port of Newport International Terminal. It was proposed by the Port as part of the consultation process to establish the Northside Urban Renewal District. Projects are to be funded with tax increment from properties being developed and added to the tax rolls. Plan assumptions to be updated as development assumptions change.

QUICK FACTS

SIZE:	73.79 acres (all incorporated)
DURATION:	20 years
USE DESIGNATIONS	
HEAVY INDUSTRIAL:	18.60%
WATER-DEPENDENT INDUSTRIAL:	61.70%
SHORELAND:	19.70%
PLAN TAXABLE AV (FROZEN VALUE):	\$3,286,660
MAX: INDEBTEDNESS:	\$2,080,000
EST. INCREMENT OVER LIFE OF PLAN:	\$3,255,627
PORTION INCREMENT CITY TAXES:	38.63%
ANTICIPATED EXPENDITURES	
ADMINISTRATIVE COSTS:	\$80,000
AMOUNT FOR PROJECTS:	\$2,000,000

Plan Area (Green)



PROJECT DETAILS

SEWER PUMP STATION AND MAINS:	\$1,000,000
STORM DRAINAGE IMPROVEMENTS:	\$500,000
OTHER UTILITY EXTENSIONS AND UPGRADES:	\$250,000
STREET IMPROVEMENTS:	\$250,000

DEVELOPMENT PROJECTIONS (NEW CONSTRUCTION)

TIMING	Type	SF	Cost/SF	Total Cost	FYE on tax roll
RONDY'S PHASE 1	Light Industrial	48,000	\$85	\$4,080,000	2019
RONDY'S PHASE 2	Light Industrial	48,000	\$85	\$4,080,000	2021
RONDY'S PHASE 3A	Waterfront Commercial	37,500	\$120	\$4,500,000	2022
RONDY'S PHASE 3B	Waterfront Commercial	15,000	\$120	\$1,800,000	2023
RONDY'S PHASE 4	Warehouse	90,000	\$70	\$6,300,000	N/A
RONDY'S PHASE 5	Waterfront Industrial	103,000	\$85	\$8,755,000	2029
TEEVIN	Log Yard	0	0	\$6,500,000	2019

TIMING FOR RELEASE OF PORT LEASES (PROPERTY THEN GOES ON TO TAX ROLLS)

PROPERTY	RMV (204-2015)	COMES ON TAX ROLL (FYE)
TAX LOT 11-11-09-D0-00100-00	\$4,477,750	N/A
PHASES 1-2	\$1,791,100	2018
PHASES 3-4	\$1,343,325	2020
PHASE 5	\$1,343,325	2023
TAX LOT 11-11-09-D0-00101-00	1,008,080	2018
TAX LOT 11-11-09-D0-00102-00	16,867,310	N/A
TAX LOT 11-11-09-D0-00103-00	\$889,200	N/A

https://www.thenewsguard.com/news/update-siletz-river-sediment-test-results/article_0d90ff42-1386-11e9-91c6-9305b7873cb1.html

UPDATE: Siletz River sediment test results

Lincoln County Jan 8, 2019



The following is a release from Lincoln County updating public discussions, concerns and test results of treated sludge, or biosolids, deposited on area fields, specifically in the Siletz River area.

On August 21, 2018 in Lincoln City, Lincoln County hosted the Lincoln County Biosolids Summit. Many people gave evidence and testimony regarding biosolids spread on fields along the Siletz River. Of concern was the possibility that chemicals from the land-applied sludge from local sewer treatment plants might be contaminating the river. Alan and Kayleen Davis of "Save Our Siletz" suggested testing sediment in the Siletz River for chemicals.

—

On October 3, 2018 at the Board of Commissioners meeting, Betty Kamikawa, Kayleen and Alan Davis of Save Our Siletz proposed testing a sediment sample from the Siletz River for some of the 25 chemicals on the list published in 2006 by Eastern Washington University and the USGS National Water Quality Laboratory's 25 Chemicals Found in All Nine of the Biosolids Studied.

Kamikawa made arrangements to collect and to analyze the sediment at ALS Environmental, an accredited laboratory. The Lincoln County Board of Commissioners approved payment for testing the sample on October 25, 2018 Alan and Kayleen Davis of Save Our Siletz River collected sediment in the shallow water of the Siletz River from three locations.

Amy Chapman, Lincoln County Environmental Health program manager, accompanied them and assisted in labeling and packing the sample including a chain of custody. ALS Environmental accepted the sample on October 26, 2018.

- The first location was next to Jeff Mann's farm, just below Moonshine Park, where biosolids had been applied in May 2018 by the City of Depoe Bay.
- The second location was near Howard Wycaver's field adjacent to Logsden Church, where H2O & S applied Inn at Otter Crest's biosolids in August 2018. This location is also downstream from Linda Hugh's farm, where the City of Toledo applied biosolids in May 2018, and below Jim Howard's 2 fields where the City of Toledo has applied biosolids (unknown if biosolids were used in 2018).
- The third location was at Cedar Creek, below Brent May's and Jerry Kosydar's farms where the City of Toledo applied biosolids throughout the spring to fall 2018. The 3rd location is also down river from City of Siletz and Doina High's farm where biosolids have not been applied in years.

The sample was analyzed for the following 23 chemicals based on clean water standards established by the EPA for public drinking water systems which includes chemicals of concern found in biosolids sampling conducted by Eastern Washington University and the US Geological Survey's National Water Quality Laboratory.

1) Naphthalene**, 2) 2-Methylnaphthalene, 3) Acenaphthylene, 4) Acenaphthene, 5) Dibenzofuran, 6) Fluorene, 7) Phenanthrene, 8) Anthracene, 9) Fluoranthene, 10) Pyrene, 11) Benz(a)anthracene, 12) Chrysene, 13) Benzo(b)fluoranthene, 14) Benzo(k)fluoranthene, 15) Benzo(a)pyrene, 16) Indeno(1,2,3-cd)pyrene, 17) Dibenz(a,h)anthracene, 18) Benzo(g,h,i)perylene, 19) 4-tert-Octylphenol, 20) Bisphenol A, 21) Nonylphenol, Total, 22) Nonylphenol Monoethoxylate, Total, 23) Nonylphenol Diethoxylate.

The results were originally to be completed by the first of November. There was a delay due to an equipment break down at the lab ALS Environmental sent the final results with complete verification data. Of the 143 measurements, 23 were the actual sample results; the other 120 measurements were data points needed to verify the accuracy of the results.

The tests did not detect any of the contaminants listed above. A finding of “no detection” can mean one of two things. (1) The contaminate is “not present”. (2) Contamination is present but not at a level high enough to be detectable.

The Lincoln County Commissioners continue to be proactive in favor of having better understanding of the biosolids issue. The Commissioners have approved matching funds for an Oregon Health Authority (OHA) grant submitted by Lincoln County Environmental Health to test domestic wells.

If the grant is awarded, domestic well owners in Lincoln County will have an opportunity to have water from their wells tested at no cost to them. This testing would use the most stringent Public Drinking Water Standards. The commissioners see domestic well testing as an additional way to better understand the overall water and river health in both the Siletz and other Lincoln County Watersheds.

Other agencies are working on water quality in the Siletz River. In 2017, collaborating with Lincoln Soil and Water Conservation District and the Siletz Tribes, the Department of Environmental Quality (DEQ) conducted water quality monitoring in the Siletz River as part of the Total Maximum Daily Load and Water Quality Management Plan.

The results are due in early 2019. There will be a “nonpoint source pollution assessment” of factors negatively affecting the dissolved oxygen levels in the Siletz River, including silvicultural practices, onsite septic/rural residential development, municipal storm water, transportation and agricultural activities (including biosolids).

Additionally the DEQ also has responsibility for ground water. “Under the state’s Groundwater Protection Program, the DEQ provides ongoing monitoring and assessment of groundwater management areas throughout the state.” Please see:

<https://www.oregon.gov/deq/wq/programs/Pages/GWP-Publications.aspx>

"Groundwater Management Areas (GWMA) are designated by DEQ when groundwater in an area has elevated contaminant concentrations resulting, at least in part, from nonpoint sources. Once the GWMA is declared, a local groundwater management committee comprised of affected and interested parties is formed. The committee then works with and advises the state agencies that are required to develop an action plan that will reduce groundwater contamination in the area." Please see: <https://www.oregon.gov/deq/wq/programs/Pages/GWP-Management-Areas.aspx>

The Lincoln County Board of Commissioners intends to look at all testing results to guide further investigation. The future may include such things as collaborating with the DEQ Groundwater Protection Program. In any event the Commissioners remain committed to the residents of Lincoln County who are concerned for their health and the health of our environment. Previous and future activity in regard to biosolids can be found on the County website (<https://www.co.lincoln.or.us/boc/page/biosolids-summit>).

For additional information, contact Lincoln County Health and Human Services Environmental Health Program Manager Amy Chapman at 541-265-0431, or at achapman@co.lincoln.or.us, or contact Save Our Siletz River at [saveoursiletz](#) on Facebook.

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If you have a news tip send us an email at: tips@oregoncapitalinsider.com

Capital Chatter: The real reason that HB 2020 failed

Created: 04 July 2019 | Written by Dick Hughes/ For Oregon Capital Insider

Far too much time has been squandered on telling rural Oregonians about the benefits of HB 2020 instead of listening to their concerns .

Gov. **Kate Brown** announced on Monday that she would issue executive decrees, if necessary, to curb greenhouse gas emissions in Oregon.

Her words cheered supporters of House Bill 2020 — the carbon cap-and-trade legislation that died in the Oregon Senate — and worried the legislation's opponents. However, it is unclear what executive orders and agency directives Brown could issue and what they could achieve. In any case, they would not happen soon.

Consequently, I don't think the potential executive actions were the most important takeaway from her press conference. Rather, it was this statement: "I am directing the Carbon Policy Office to work with rural manufacturers to analyze the cost and competitiveness of their industries. We need to know how we can sustain these important jobs this sector provides while meeting our carbon reduction goals."

Better late than never.

Although the debate is ongoing, my sense is that HB 2020 failed for the same reasons that Washington voters defeated a state carbon tax.

Adherents of such policies blame the expensive misinformation campaigns by opponents. Those undoubtedly played a role. But big spending does not guarantee desired outcomes. The overriding reason is that adherents failed to connect with everyday folks.

Thus, I find it heartening that Brown wants her staff to hear what rural manufacturers say. Far too much time has been squandered on telling rural Oregonians about the benefits of HB 2020 instead of listening to their concerns and absorbing their answers.

Forgive me for getting psychology-ish, but rural Oregonians have endured considerable trauma at the hands of government and market forces since the 1990s. Automation, global competition and spotted owl-induced logging restrictions killed thousands of family-wage jobs in the wood products industry and shuttered the mills that supported local economies. Government and nonprofits promised new economic opportunities and retraining of those laid-off workers, but – as often has been the case throughout rural America – the transitions didn't exactly pan out.



Some communities lost their social centers when schools closed due to population declines and/or state-ordered consolidations of school districts. Tourism brought some new jobs but predominantly ones with lower wages. Parents and grandparents watched as young people, unable to find opportunity at home, left for urban areas.

All this happened despite predictions to the contrary. Is it any wonder that rural Oregonians, and even many urban Oregonians, have little faith in the employment predictions behind HB 2020?

The Legislature's Joint Committee on Carbon Reduction held several public hearings in rural areas and listened to hours of testimony in Salem. Yet it often seemed that people were talking past each other: Ruralites felt they were being told what was best for them. Urbanites felt ruralites didn't appreciate either the threats and consequences of global warming or how the legislation would benefit them.

Again, I'm getting geeky, but I didn't see or hear much "reflective listening." That is, actual understanding and acknowledgement of the other side.

During last week's massive Oregon Capitol rally of truckers, farmers and loggers, I was heartened to see a diehard opponent of HB 2020 — a logger-turned-arborist who lost his logging job in the spotted owl crisis — sitting with diehard HB 2020 supporters and having a long, congenial conversation.

Such one-to-one conversations are the ultimate path forward. I hope that is what Gov. Brown has in mind: reflective listening.

HB 2020 was top-down, developed by people — primarily from Portland and other metro areas — who believed in a certain approach to confronting climate change. It needed to be built from the ground up, starting with understanding what individuals and industries needed locally in order to respond to the current and future impacts of climate change — wildfires, agricultural shifts, water shortages, rising sea levels, health effects and more.

As economists and others have told me, such efforts must be developed locally and led locally if they are to succeed. Outsiders can provide ideas, technical assistance and funding. But their role is to assist as needed and requested, not to impose their will.

Supporters of HB 2020 say they did all that. However, what matters is whether the affected people believe that's true.

Being geeky again, I think Maslow's Hierarchy of Human Needs illustrates the disconnect. People's daily needs — food, shelter, safety and so forth — must be achieved before they can focus on loftier goals.

Advocates emphasized Oregon's national and global leadership role, which does nothing for people just trying to get through each day. The carbon cap-and-trade policy would not slow climate change in Oregon or anywhere else. Our greenhouse gas emissions are barely measurable on a global scale. However, the revenue generated through selling carbon allowances — a government-imposed, market-based concept — would finance significant local efforts, such as forest thinning to prevent catastrophic wildfires.

What would have happened if advocates had reversed their approach, copying the highly successful method of the Chalkboard Project in improving local schools: Meet with thousands of Oregonians from all walks of life. Hear their ideas and their concerns. Then use that information to design programs that address their concerns instead of coming in with preconceived answers.

Again, the two sides of HB 2020 will argue over whether that occurred. But clearly, it was insufficient or the outcome would have been different.

Listening and hearing come before action.

Dick Hughes, who writes the weekly Capital Chatter column, has been covering the Oregon political scene since 1976. Contact him at TheHughesisms@Gmail.com, [Facebook.com/Hughesisms](https://www.facebook.com/Hughesisms),

HB 5030 STAFF MEASURE SUMMARY

Joint Committee On Ways and Means

Prepared By: Amanda Beitel, Budget Analyst
Meeting Dates: 4/19, 6/25, 6/25

WHAT THE MEASURE DOES:

House Bill 5030 authorizes the issuance of lottery revenue bonds for specified projects.

A total of \$273,211,872 of net lottery bond proceeds are authorized to be spent on 37 projects included in HB 5030. Total costs of issuance are estimated to be \$5,040,491 and amounts required for debt service reserve accounts are estimated to be \$24,252,637. HB 5005 establishes statutory lottery revenue bond authority of \$302,505,000 to allow for the issuance of lottery revenue bonds in HB 5030; generating proceeds for project costs, costs of issuance, and debt service reserves.

Authority to spend bond proceeds for project costs and pay for the cost of issuing bonds is included in the budget reconciliation (HB 5050) and capital construction (HB 5006) bills. Lottery revenue bonds are scheduled to be issued in spring 2021 and debt service payments will begin in the 2021-23 biennium.

Lottery revenue bonds are authorized for the projects listed on the following page.

ISSUES DISCUSSED:

- Projects funded with net lottery bond proceeds

EFFECT OF AMENDMENT:

The introduced bill includes the lottery revenue bonds included in the Governor's Budget. The amendment replaces the bill with the lottery revenue bonds authorized in the 2019-21 Legislatively Adopted Budget.

BACKGROUND:

**Lottery Bond Projects
2019-21 Legislatively Adopted Budget**

HB 5030 Section	Project	Project Funding	2019-21 Debt Service	2021-23 Debt Service
<i>Department of Administrative Services</i>				
10	Oregon Coast Aquarium	5,000,000	-	864,612
11	Center for Hope and Safety - HOPE Plaza	2,500,000	-	429,446
12	City of Gresham - Gradin Community Sports Park	2,000,000	-	349,011
13	City of Roseburg - Southern Oregon Medical Workforce Center	10,000,000	-	1,726,955
14	Curry Health District - Brookings Emergency Room	2,000,000	-	349,011
15	Eugene Family YMCA Facility	15,000,000	-	2,569,340
16	Hacienda CDC - Las Adelitas Housing Project	2,000,000	-	349,011
17	Jefferson County - Jefferson County Health and Wellness Center	4,100,000	-	699,976
18	Multnomah County School District - Reynolds High School Health Center	2,331,872	-	407,652

HB 5030 STAFF MEASURE SUMMARY

19	Parrott Creek Child and Family Services - Building Renovation	3,500,000	-	600,118
20	Port of Cascade Locks - Business Park Expansion	2,400,000	-	414,666
21	Port of Morrow - Early Learning Center Expansion	1,400,000	-	248,803
22	Umatilla County Jail - Expansion for Mental Health Services	1,600,000	-	279,096
23	Wallowa Valley Center for Wellness	2,500,000	-	429,446
24	YMCA of Columbia-Willamette - Beaverton Hoop YMCA	5,000,000	-	864,612
		<u>61,331,872</u>	-	<u>10,581,755</u>
	<i>Department of Transportation</i>			
37	City of Sherwood - Pedestrian Connectors	2,000,000	-	349,011
38	Port of Coos Bay - Coos Bay Rail Line Repairs and Bridge Replacement	5,000,000	-	864,612
		<u>7,000,000</u>	-	<u>1,213,623</u>
	<i>Department of Veterans' Affairs</i>			
39	YMCA of Marion and Polk Counties - Veterans' Affordable Housing	4,000,000	-	690,005
	<i>Higher Education Coordinating Commission</i>			
25	Blue Mountain CC - Facility for Agricultural Resource Management	6,500,000	-	1,115,125
	<i>Housing and Community Services Department</i>			
7	Affordable Housing Preservation	25,000,000	-	4,274,920
8	Affordable Market Rate Housing Acquisition Loan Program	15,000,000	-	2,960,060
		<u>40,000,000</u>	-	<u>7,234,980</u>
	<i>Oregon Business Development Department</i>			
1	Special Public Works Fund	30,000,000	-	5,884,221
2	Brownfields Redevelopment Fund	5,000,000	-	992,087
27	City of Mill City - Storm Drainage Improvements	1,880,000	-	327,104
28	City of Salem - Drinking Water Improvements	20,000,000	-	3,421,427
29	City of Sweet Home - Wastewater Treatment Plant	7,000,000	-	1,200,582
30	Confederated Tribes of the Warm Springs Reservation - Warm Springs Wastewater Treatment Plant, Water Meter, and Water Distribution System Improvements	7,800,000	-	1,335,592
31	City of Hood River - Waterfront Stormwater Line Replacement	1,700,000	-	299,194

This Summary has not been adopted or officially endorsed by action of the committee.

HB 5030 STAFF MEASURE SUMMARY

33	Levee Grant Program	15,000,000	-	2,569,340
35(2)(a)	Beaverton Arts Foundation - Patricia Reser Center for the Arts	1,500,000	-	263,859
35(2)(b)	Lincoln City Cultural Center - Cultural Plaza and Exterior Grounds	1,500,000	-	263,859
42	Port of Coos Bay - Channel Deepening Project	15,000,000	-	2,569,340
		<u>106,380,000</u>	-	<u>19,126,605</u>
	<i>Parks and Recreation Department</i>			
41	Oregon Main Street Revitalization Grant Program	5,000,000	-	864,612
	<i>Water Resources Department</i>			
3(2)(a)	Water Supply Development Account	15,000,000	-	2,569,340
3(2)(b)	Deschutes Basin Board of Control Piping Project	10,000,000	-	1,726,955
4	City of Newport - Big Creek Dams	4,000,000	-	789,895
5	Wallowa Lake Dam Rehabilitation	14,000,000	-	2,399,013
		<u>43,000,000</u>	-	<u>7,485,203</u>
	Total Lottery Bond projects authorized in HB 5030	273,211,872	-	48,311,908



FEMA

JUL 15 2019

**CERTIFIED MAIL
RETURN RECEIPT REQUESTED**

Spencer Nebel
City Manager, City of Newport
169 Southwest Coast Highway
Newport, Oregon 97365

Dear Mr. Nebel:

I commend you for the efforts that have been put forth in implementing the floodplain management measures for the City of Newport, Oregon, to participate in the National Flood Insurance Program (NFIP). As you implement these measures, I want to emphasize the following:

- a Flood Insurance Study (FIS) and Flood Insurance Rate Map (FIRM) have been completed for your community;
- the FIS and FIRM will become effective on October 18, 2019; and
- by the FIS and FIRM effective date, the Department of Homeland Security's Federal Emergency Management Agency (FEMA) Regional Office is required to approve the legally enforceable floodplain management measures your community adopts in accordance with Title 44 Code of Federal Regulations Section 60.3(d) and (e).

As noted in FEMA's letter dated April 18, 2019, no significant changes have been made to the flood hazard data on the Preliminary and/or revised Preliminary copies of the FIRM for Lincoln County. Therefore, the City of Newport should use the Preliminary and/or revised Preliminary copies of the FIRM as the basis for adopting the required floodplain management measures. Final printed copies of the FIRM for the City of Newport will be sent to you within the next few months.

If you encounter difficulties in enacting the measures, I recommend you contact the Oregon Department of Land Conservation and Development. You may contact Celinda Adair, CFM, the NFIP State Coordinator, by telephone at (503) 934-0069, in writing at 635 Capitol Street, Northeast, Suite 150, Salem, Oregon 97301-2540, or by electronic mail at celinda.adair@state.or.us.

The FEMA Regional staff in Bothell, Washington, is also available to provide technical assistance and guidance in the development of floodplain management measures. The adoption of compliant floodplain management measures will provide protection for the City of Newport and will ensure its participation in the NFIP. The Regional Office may be contacted by telephone at (425) 487-4600 or in writing. Please send your written inquiries to the Director, Mitigation Division, FEMA Region X, at 130 - 228th Street, Southwest, Bothell, Washington 98021-8627.

Spencer Nebel

JUL 15 2019

Page 2

You may have already contacted the NFIP State Coordinator and/or the FEMA Regional Office, and may be in the final adoption process or recently adopted the appropriate measures. However, in the event your community has not adopted the appropriate measures, this letter is FEMA's official notification that you only have until October 18, 2019, to adopt and/or submit a floodplain management ordinance that meets or exceeds the minimum NFIP requirements, and request approval from the FEMA Regional Office by the effective date. Your community's adopted measures will be reviewed upon receipt and the FEMA Regional Office will notify you when the measures are approved.

I appreciate your cooperation to ensure that your community's floodplain management measures are approved by the FEMA Regional Office by October 18, 2019. Your compliance with these mandatory program requirements will enable your community to avoid suspension from the NFIP.

Sincerely,

A handwritten signature in black ink, appearing to read "Rachel Sears". The signature is fluid and cursive, with a long horizontal stroke at the end.

Rachel Sears, Director
Floodplain Management Division
Mitigation Directorate | FEMA

cc: Mike O'Hare, Regional Administrator, FEMA Region X
Celinda Adair, CFM, NFIP State Coordinator, Oregon Department of Land Conservation
and Development
Derrick Tokos, Community Development Director, City of Newport

FEMA Region-X Logistics Branch

FEMA Staging Areas



FEMA

FEMA Staging Areas

FEMA's Response Mission

The Response mission is to save lives, protect property and the environment, and meet basic human needs *after* an incident has occurred.

Post Katrina Emergency Management Reform Act of 2006 (PKEMRA)

Gave FEMA the authority to stage disaster relief commodities, personnel and equipment to predesignated staging areas *prior to* the State/Local/Tribal/Territory (SLTT) requesting support or *before* the incident if a notice event (e.g. hurricane).

Quicker response

No cost to SLTT until a resource request (RRF) is submitted to FEMA



FEMA

FEMA Staging Area-Definitions

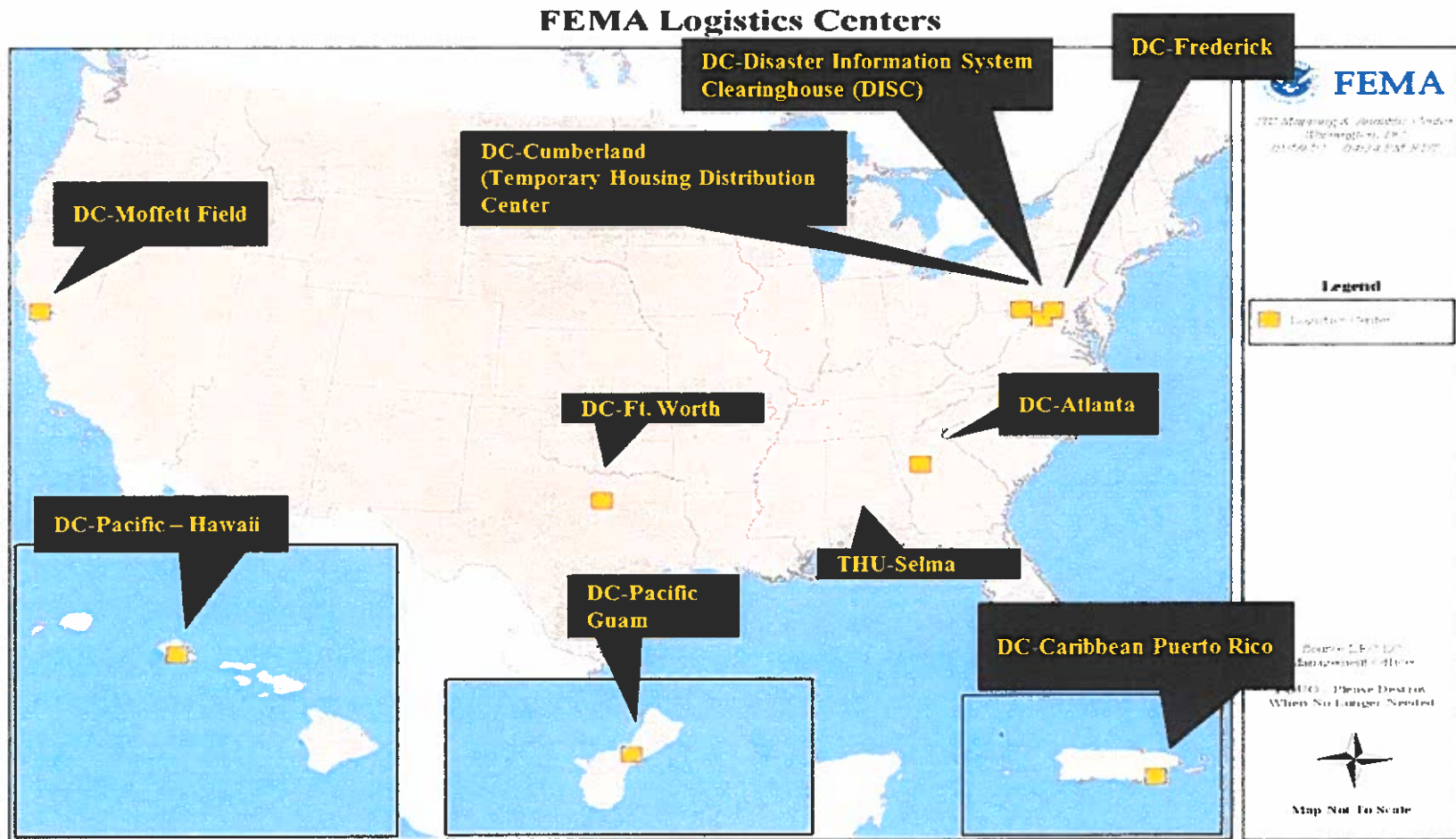
Federal Staging Area: A Federal Staging Area (FSA) is a base located closer to the Area of Operations (AOR) that provides logistical support to a disaster/operation under the control of the Incident Management Assistance Team (IMAT) or Joint Field Office (JFO); resources are committed to the disaster.

- Usually military bases
- Commercial facilities (FedEx, UPS, trucking terminals, etc.)
- Municipal airports, fairgrounds.
- Any area with enough hardstand, ingress and egress control, and **ability to secure**.



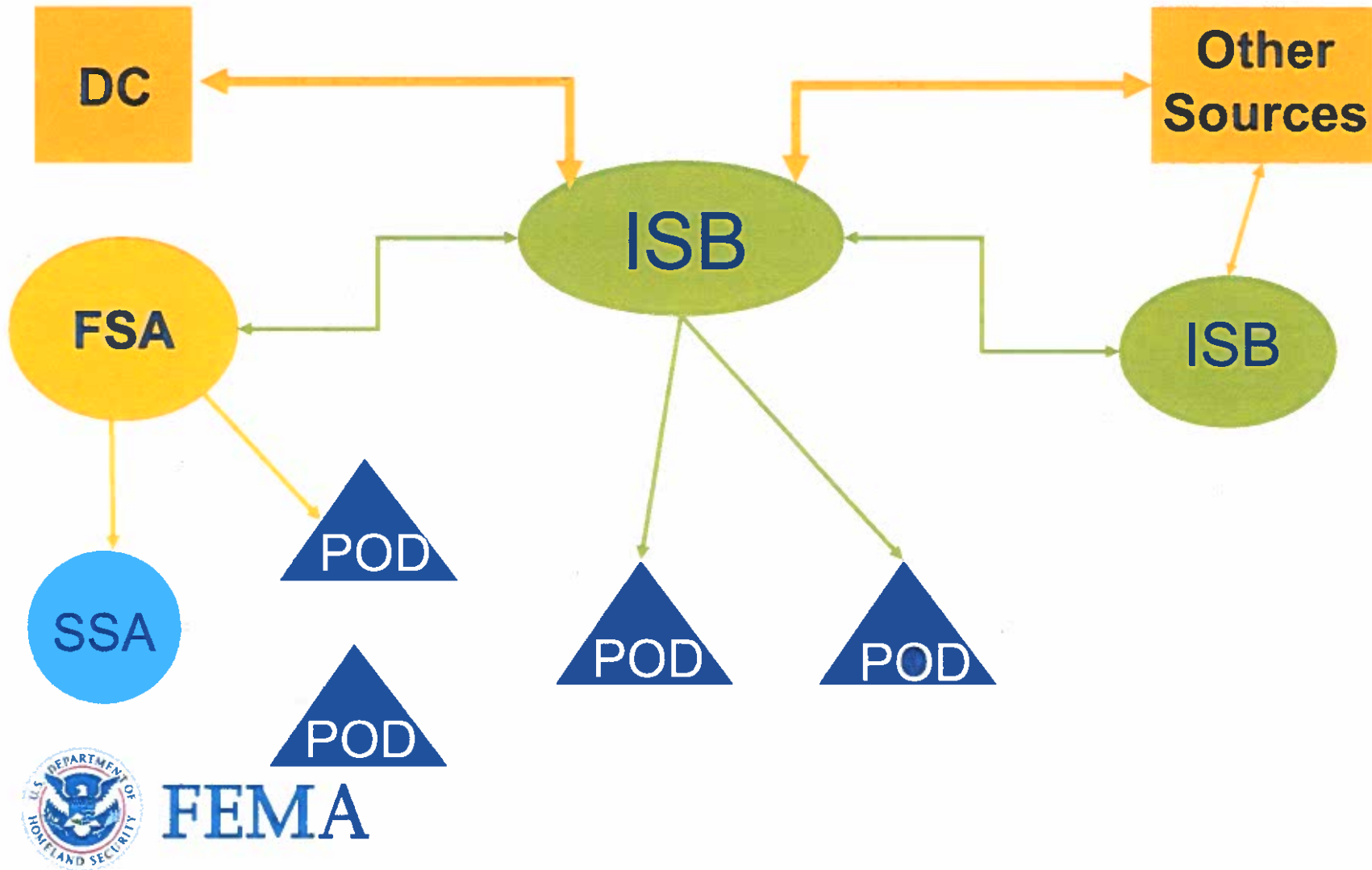
FEMA

CONUS and OCONUS Distribution Centers



FEMA

DC-ISB-FSA-SSA-POD Interaction



ISB Maxwell AFB, AL



FEMA

ISB Essler Field, LA



FEMA

ISB Ford Park, Beaumont TX



FEMA

Why Hardstand?



FEMA

FEMA Staging Areas - Initial Resource Response Packages

IRR Package Contents	Alpha Pack Trailer Loads (120,000)	Bravo Pack Trailer Loads (60,000)
Meals	12	6
Water	28	14
Cots	3	3
Blankets	1	1
Infant and Toddler Kits	1	1
DME	1	1
CMS	1	1
Generators	9-10	9-10
Totals	56-57	35-36



FEMA

FEMA Staging Areas - Size

Size (Acres)	Truck & Trailer	Trailer Only
6	208	347
9	300	500
12	408	681
15	533	889
18	675	1,125
21	833	1,389
24	1,200	2,000
27	1,200	2,000



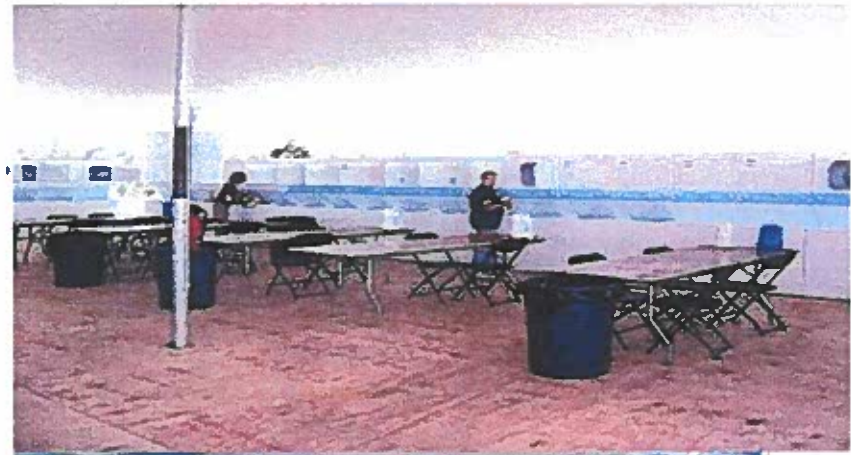
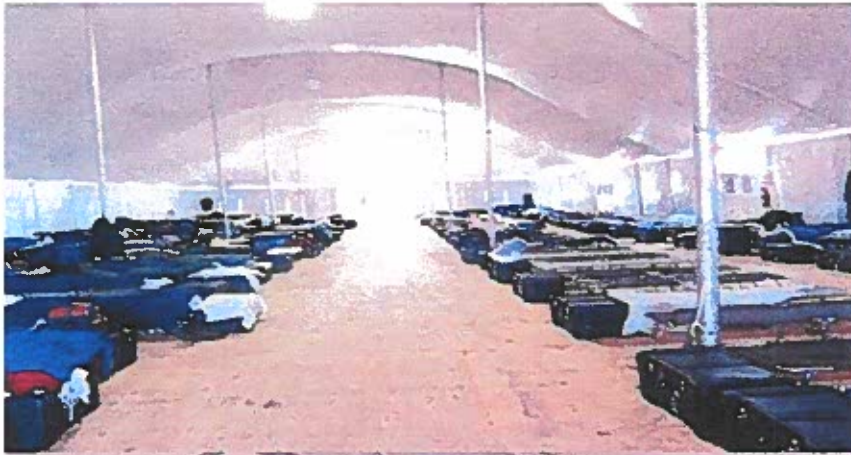
FEMA

Other Staging Sites-Responder Camp



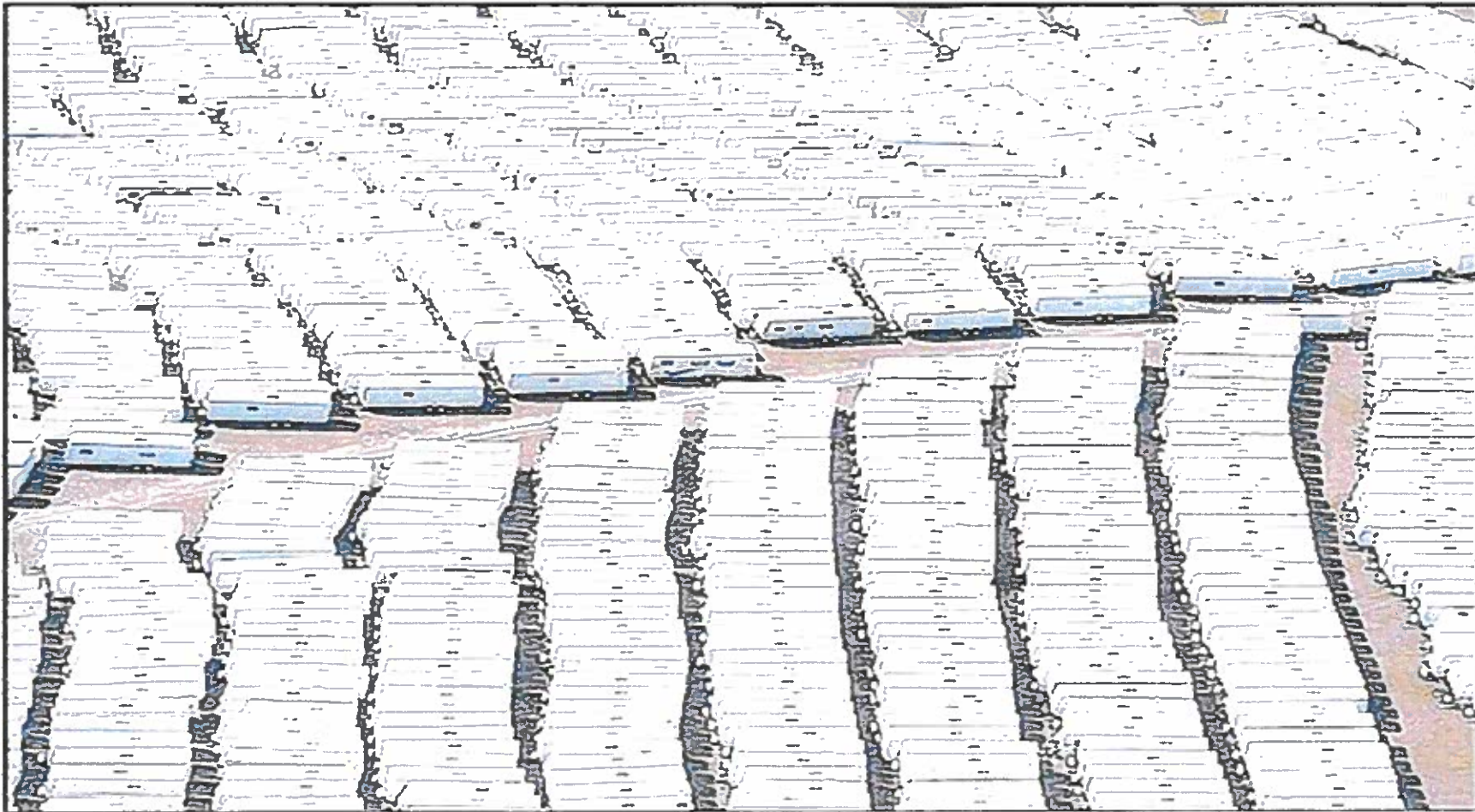
FEMA

Other Stating Areas-Responder Camp



FEMA

Other Staging Areas-Temporary Housing Unit



FEMA

Other Staging-Manufactured Housing Unit



FEMA

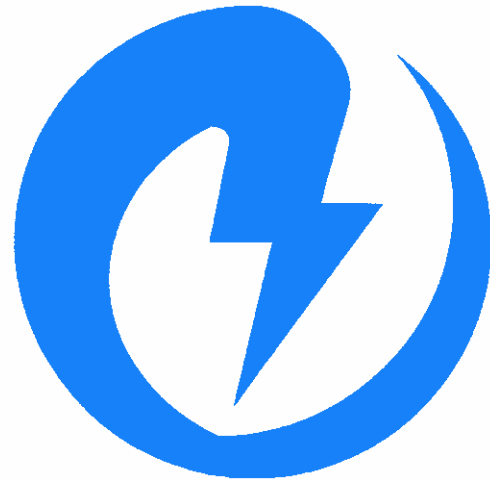
Other Staging-MHU Hope Municipal Airport (Hope, AR)



FEMA



FEMA



PacWave



PacWave Staff Familiarization Visit
June 5, 2019

Your hosts:

Dan Hellin, Logistics and Operations
Manager, OSU PacWave

Doug Brusa, Director of Development
OSU Foundation



PacWave
TESTING WAVE ENERGY FOR THE FUTURE

PacWave
Sites

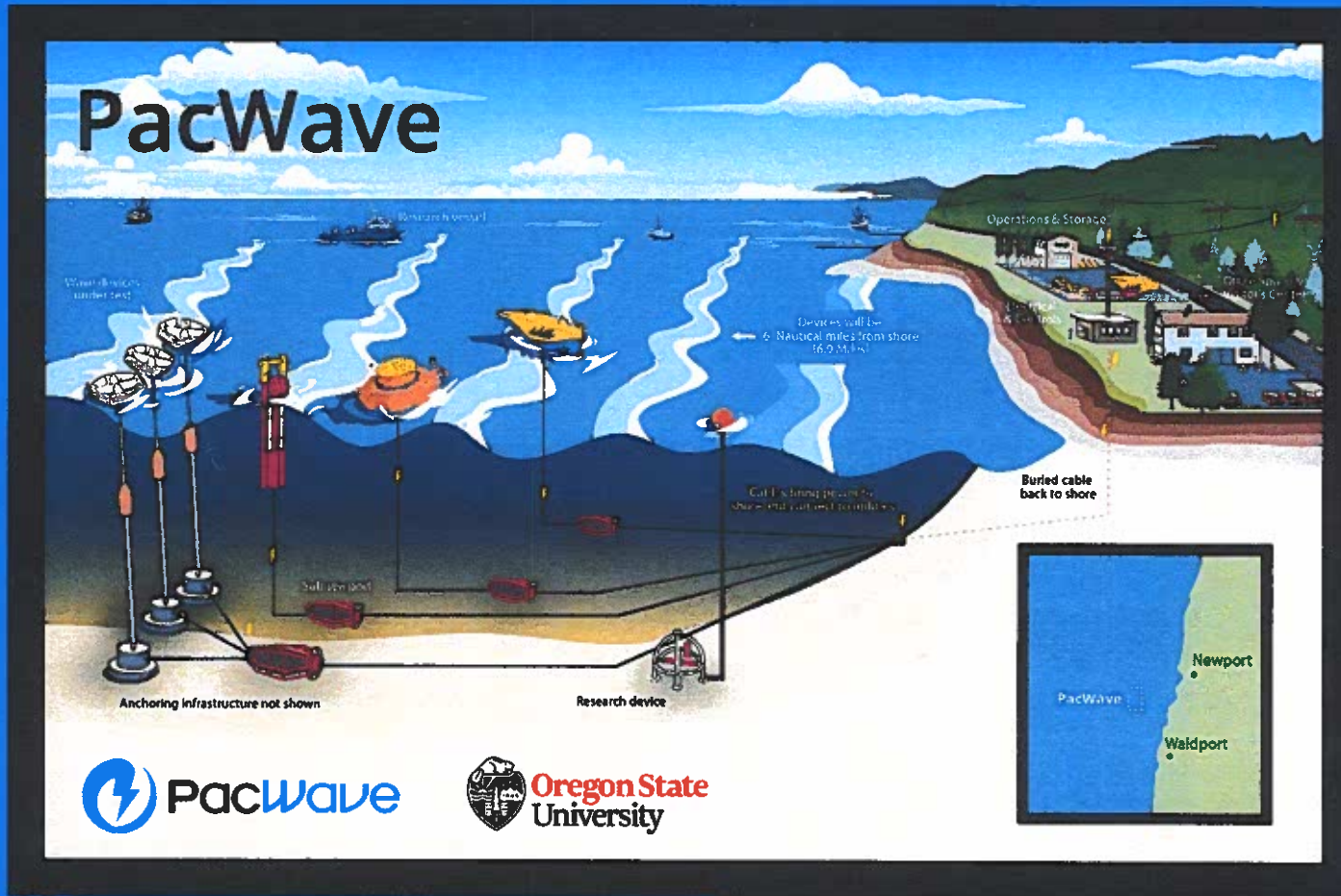
Pacific
Ocean



Newport
Oregon



PacWave
South
Concept



Oscillating Water Column Device



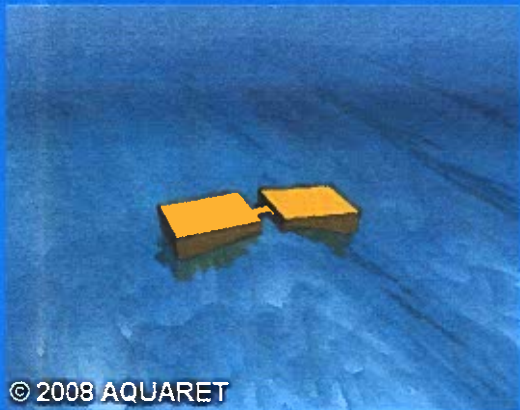
Horizontal Pendulum / Rotating Mass Device



Point Absorber

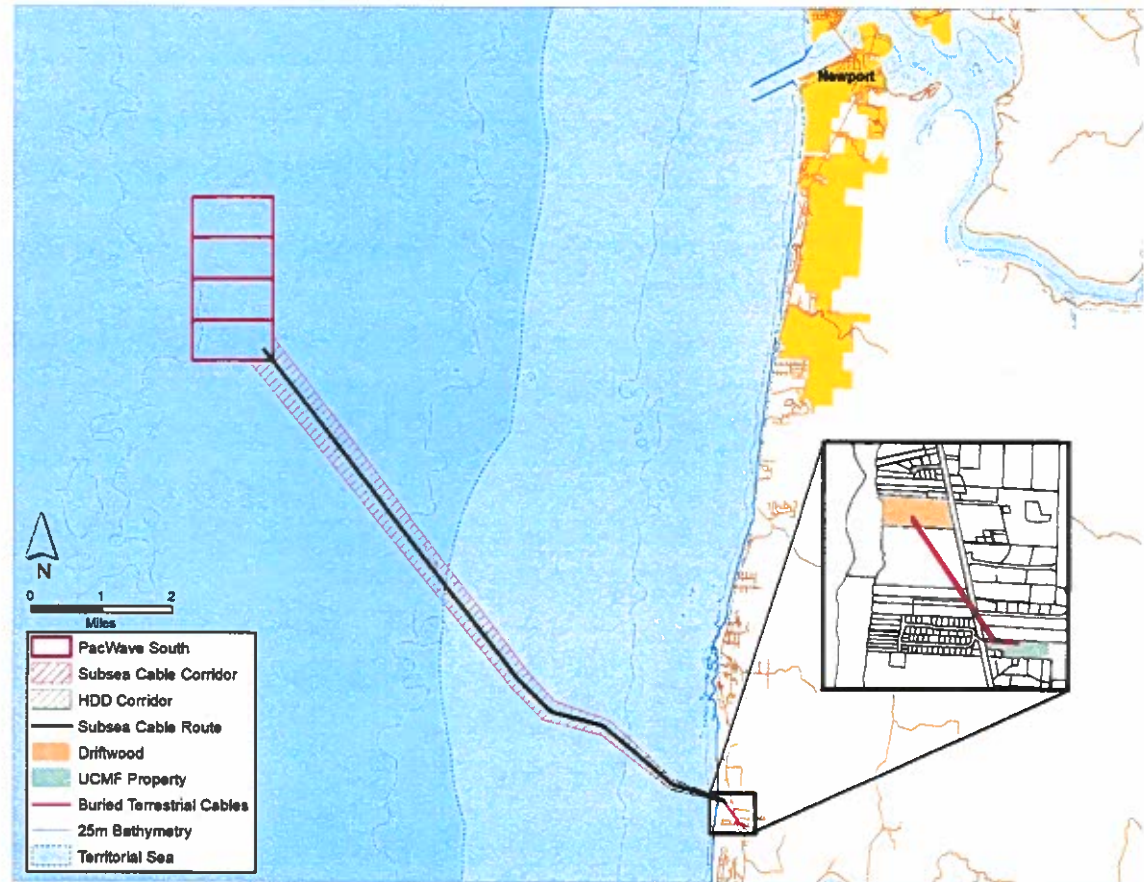


Attenuator



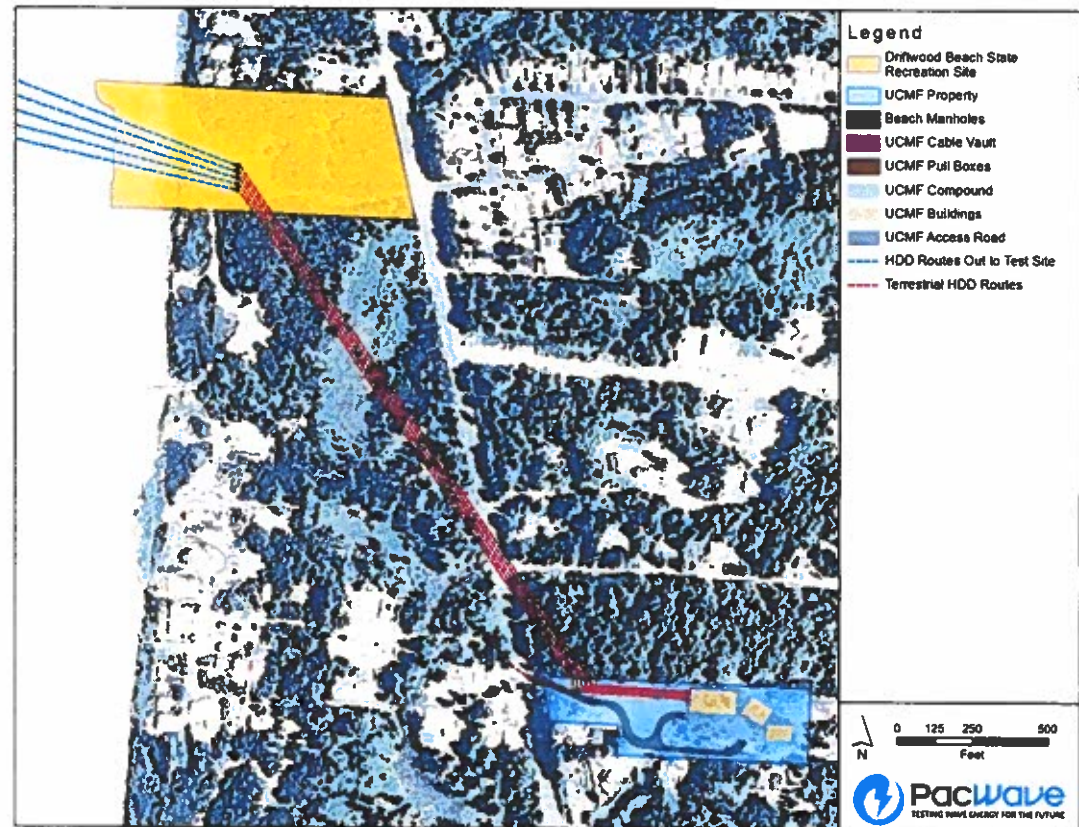
PacWave South

- Four test berths ~7 miles offshore
- Up to 20 MW and 20 devices
- Individual devices or arrays
- Five subsea power and data cables
- Shoreside Utility Connection and Monitoring Facility (UCMF)
- Connection to local utility district
- Design and permitting phase (current)
- Construction phase (2020-2021)
- Operational phase (2021-2022)



PacWave South Utility Connection and Monitoring Facility (UCMF)

- Terminal connection of Wave Energy cables.
- OSU-owned property ~0.3 mi SSE of Driftwood Beach.
- Three buildings for 1) power handling and conversion; 2) conditioning for utility-grid connection; 3) data acquisition, visualization, archival, dissemination.
- Location of SCADA and V-VAR Control systems.





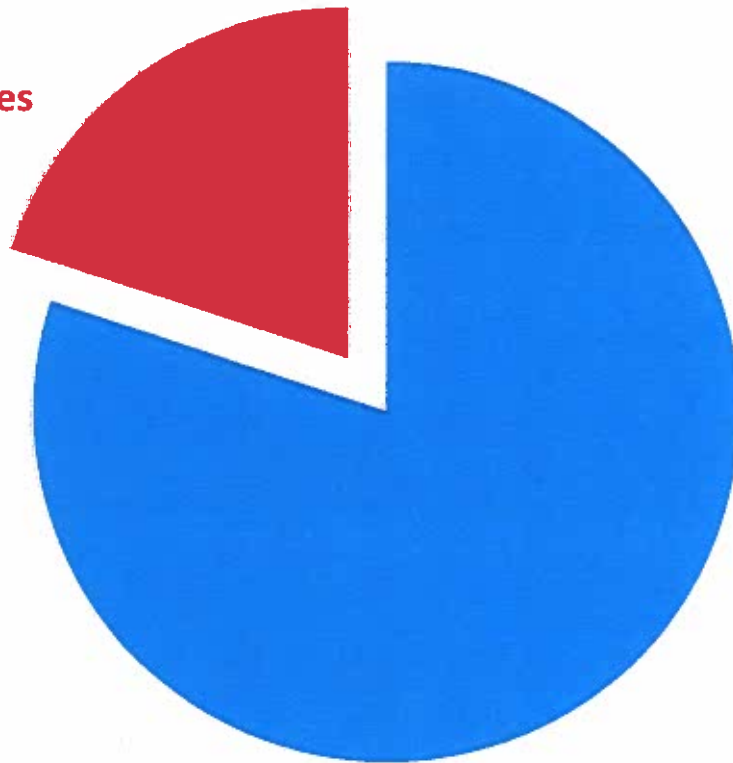
Driftwood Beach Cable Landing Site



Utility Connection and Monitoring Facility “UCMF”

PACWAVE IS A PUBLIC- PRIVATE PARTNERSHIP

State of Oregon, Oregon
State University,
Corporations,
Foundations,
and Individuals/Families
~20%



US Department of
Energy ~80%

REASONS TO PARTNER WITH PACWAVE

- **Be early in on advanced testing of a zero-carbon renewable energy source**
- **Participate in creation of new markets and state-of-the-art technologies**
- **Public funding greatly increases the return on your investment**
- **Engage with - and benefit from - Oregon State University's excellent oceanography and engineering programs**

WAYS TO PARTNER WITH PACWAVE

- **Cash** program support
- **Multi-year pledge** of cash support
- **Gift-in-Kind** of needed goods, services or property
- **Cost-sharing/discount contribution within a purchase** by OSU
- **Traditional university-style naming opportunities** (e.g. facilities)
- **Possible future academic-program or research-faculty support**



PacWave
TESTING WAVE ENERGY FOR THE FUTURE

Thank you for visiting with us today!

Spencer Nebel

From: blkamikawa@gmail.com
Sent: Tuesday, July 09, 2019 2:32 PM
To: Spencer Nebel
Subject: Contact Us - Web Form

City of Newport, OR :: Contact Us - Web Form

The following information was submitted on 7/9/2019 at 2:32:12 PM

To: Spencer Nebel
Name: Betty Kamikawa
Email: blkamikawa@gmail.com
Phone: 541-961-4482
Subject: Grace Wins Haven

Message: Here is the information I promised to send you. Betty

Grace Wins Haven
437 NE 1st St
Newport, OR 97365
541- 234-4634

EIN: 81-2248677

Our mission is to assist the unhoused and others in need in Lincoln County Oregon to utilize community resources, to attain stable housing, to create healthy living conditions, to set goals for independent living, to offer food, clothing and other needs and to provide a place to learn work and life skills.

Board of Directors:
President
Betty Kamikawa
1267 N Nye St
Toledo, OR 97391

Vice President
Doris Posner
125 SW Cottage
Newport, OR 97365

Treasurer
Michelle Harris-Geltner
PO Box 1215
Newport, OR 97365

Secretary

Sheri I Adams

549 SE 2nd St

Newport, OR 97365

Member at large

Linda L. Palmer

105 NW 77th Ct, Unit B

Newport, OR 97365

Day Shelter Director

Traci Goff-Flowers

335 NE 10th Ct

Newport, OR 97365

Spencer Nebel

From: Stewart Lamerdin <slamerdin@portofnewport.com>
Sent: Wednesday, July 24, 2019 3:15 PM
To: Spencer Nebel
Cc: d.gobel@NewportOregon.gov
Subject: Stepping down
Attachments: Resignation July 2019_Lamerdin.pdf

Spencer and Dietmar,

To follow up on our earlier conversation, I wanted to formally let you know that effective July 26th (this Friday), I will be stepping down from my role as Port Commissioner for the Port of Newport. I have attached a copy of the letter I submitted to the port office and made the announcement at our regularly scheduled meeting last night. You may have also received a press release from the port on this as well.

As my letter mentions, my motivation for stepping down was rooted in the fact that I have taken a position at an academic institution on the east coast and as such will be moving out of the area. This was a very difficult decision for me and my family given our love for the area and all the people we have met and worked with while we have been on the Central Coast.

I also wanted to thank you, Dietmar and members of the City Council for the support of the port and my efforts as president over the last few years. I feel incredibly fortunate to have had the opportunity to work with everyone in the local and state government and I wish the best for the Port, the city of Newport and Lincoln County.

Thanks again Spenser.

Stewart

Port of Newport
600 Bay Blvd.
Newport, OR 97365

July 23, 2019

Ms. Miranda,

It is after great consideration and thought that I have made the decision to step down from my position as Port Commissioner for the Port of Newport effective July 26, 2019 (Friday). My decision to take this action is based on employment opportunities that I will be pursuing that will take me outside the Port District.

I would like to mention that I feel incredibly fortunate to have had the opportunity to work with my fellow commissioners and the port staff to help move the Port forward. The Port of Newport is one of the most unique ports on the West Coast and has great potential to expand it's revenue generating opportunities as well as it's influence in the region.

I would like to thank the Port staff, current and previous commissioners as well as the numerous members of the public who have supported and counseled me over the course of my tenure as commissioner. This is truly an experience I have grown from professionally and one that I will not soon forget.

I wish the Port of Newport great success in the future.

Best regards.



Stewart Lamerdin
Commissioner, Port of Newport
Position #3

To: The City Art Committee, Mayor
and Council, Peggy Hawker, Senar
Nobel and City Staff,

Thank you for the wonderful reception
you held for me to accept the paintings
I donated to the City's Art Collection.
This collection is superb and I am
honored to be a part of it.

I have the beautiful bouquet
of flowers on my dining room table,
and am enjoying them as I write.
It's been awhile since I've received
flowers and it does warm the heart!

Wishing all of you nothing
but the best.

Sandy

Spencer Hebel,

I wanted to let you know how much I appreciate and respect the staff of the city of Newport.

My sister Pat Renouf and I were in your offices today working on our vacation and business license renewals.

I have been coming in for over two years. Your staff

is efficient, knowledgeable and still friendly, helpful and welcoming!

Praises go to: Sherri Martineau
Christina Chapin, Kay Keedy,

You are so very nice!

Dawn Smalley and my past experience with Joseph Lease.

↑Exemplary Customer Service!

Thank-you

Terese Clifton
Telere@red.com

The Newport Booster Club would like to thank the City of Newport for being a Gold Level sponsor in the Newport Marathon/Half Marathon. The city involvement helps make this a top notch event.

Over 900 people representing 40 states and Canada participated in 21st running of this event. Many runners commented on wanting to come back and visit our community again.

The boosters are grateful for your support.

Tom Swinford
Race Director



CITY OF SALEM, OREGON

Spencer,

Great job with the
summer conference.

Your ownership was
evident and appreciated

Steve

2019 OCCCMA Conference, Newport

Spencer -

This year's conference was fantastic! As I told you, I've got a newfound love for the area. I had fun on the "Amazing Race" and I really enjoyed hosting both dinners. I do plan to continue serving on the Professional Development Committee and volunteering more. Hope you enjoy the rest of summer.

Susie Marston

