

**UMATILLA CITY COUNCIL MEETING
AGENDA
COUNCIL CHAMBERS 700 6TH STREET, UMATILLA, OR 97882
DECEMBER 17, 2019
6:00 PM**

1. **MEETING CALLED TO ORDER**

2. **ROLL CALL**

3. **PLEDGE OF ALLEGIANCE**

4. **APPROVAL OF AGENDA**

5. **CITY MANAGER REPORT**

6. **PUBLIC COMMENT**

7. **CONSENT AGENDA**

7.a [Resolution 30-2020](#) - A resolution authorizing the City Manager to sign and record a deed for real property. *Recommend approval of Resolution No. 30-2020*

7.b Paid Invoices *Motion to approve.*

7.c Court Report - November *Approval*

7.d [November 5, 2019 Minutes](#) *Approval*

7.e [November 19, 2019 Minutes](#) *Approval*

8. **PUBLIC HEARING**

8.a [A Public Hearing to consider the proposed changes to the City of Umatilla's water and sewer code.](#) *A Public Hearing to consider the proposed changes to the City's sewer and water code that would be implemented by Ordinance No. 841 - Amending Title 7, Chapter 4, Article A & Article B of the Umatilla City Code (proposed Ordinance 841 attached for review and consideration).*

9. **NEW BUSINESS**

- 9.a **(First Reading) Ordinance No. 841 - Amending Title 7, Chapter 4, Article A & Article B of the Umatilla City Code.** *Update the City of Umatilla sewer and water code to establish when connection to the City of Umatilla's water works system is required and establish a method for extension of a sewer main to connect to the City of Umatilla's sewerage system.*

Suggested Action: No Action Today. Action may be taken, if so desired, at the January 7, 2020 City Council Meeting after the 2nd Public Hearing and 2nd Reading.

- 9.b **Resolution No. 28- 2020 - A Resolution Adopting an Administrative Policy and Procedure for the Acceptance of Gifts or Donations** *The City routinely received gifts or donations for designated purposes. Currently, staff must bring all donations to the City Council for acceptance. This administrative policy allows the Council to delegate their authority to the City Manager to accept any gift or donation for park purposes of \$25,000 or less, or \$10,000 or less for any other purpose.*

Suggested Action: Motion to approve Resolution No. 28-2020

- 9.c **Resolution 29-2020 - A Resolution Authorizing the City Manager to Sign Amendment 1 of The Lind Road Improvement Agreement with Amazon Data Services, Inc., formerly known as Vadata, Inc.** *Approve*

- 9.d **Resolution No 31-2020 - A Resolution Amending the Employee Handbook for the City of Umatilla to Replace the Non-Discrimination and Retaliation Section and Amend the Employee Benefits Section** *New legislation passed in 2019 has created a need for policy updates prior to January 1, 2020. These updates include a Pregnancy Accommodations section in response to HB 2341 and a significantly revised No-Harassment Policy that includes the language required under SB 479 and SB 726.*

Suggested Action: Motion to approve Resolution No. 31-2020

- 9.e [Resolution No. 32-2020 - A Resolution Authorizing City Manager Stockdale to Sign a Land Use Agreement with Bonneville Power Administration \(BPA\) for the Use of the Real Property Subject to the BPA Easement for Two Underground Sewer Force Mains.](#) *The City has partnered with Amazon Data Services, Inc. (ADS) to have a sanitary sewer pipeline and an Industrial Waste Water (IWW) line (referenced as a "non-contact cooling water" in the easement) installed along Lind Rd. that falls within BPA's easement rights. This agreement with BPA will allow for the installation and maintenance of such lines to provide these services to ADS and potential future connectors to the system.*

Suggested Action: Approve Resolution No. 32-2020

- 9.f Library Board Appointment *We currently have one opening on the Library Board and three applicants. (1) Gabriela Gonzalez (2) Isis Ilias and (3) Ivan Gutierrez. Suggested Action: Motion to appointment one of the applicants to the Library Board.*

- 9.g [Resolution 33 -2020. A Resolution Authorizing the City Manager to sign the First Addendum to the Oregon Strategic Investment Program \(SIP\) Agreement between City, Umatilla County, and Amazon Data Services, Inc.\(ADS\), formerly known as Vadata, Inc.](#) *As part of the SIP Agreement with ADS, the in lieu payments are for up to five buildings, with additional payment amounts required for any additional building over five. ADS is planning to add additional smaller buildings in 2020 to support their larger and original buildings associated with the SIP and Greater Umatilla Enterprise Zone, and is requesting that these be excluded from the SIP Agreement, is not seeking Enterprise Zone benefits, to not be included in the in lieu payment, and instead be placed on the standard ad valorem tax roles.*

Umatilla County approved this request at their November 26, 2019 Board Meeting.

Suggested Action: Motion to Approve Addendum to SIP Agreement to exclude smaller buildings in 2020.

9.h **Downtown Revitalization Grant - Harvest Foods** Columbia Harvest Foods has submitted a grant request for reimbursement of the restoration of The Cowboy. Attached you will find the application submitted. This is an application for round 2 of the FY 19-20 distribution. The total project cost is \$19,980.

Suggested Action: The Community Development Department has reviewed the application and is recommending funding the project at the maximum grant award amount of 75% of the total project cost, or \$14,985.

Motion to award grant at \$14,985

9.i **Downtown Revitalization Grant- REECE Complete Security Solutions** REECE Complete Security Solutions has submitted a grant request for reimbursement of the facade restoration of the building located at 611 SW 6th St. Attached you will find the application submitted. The total project cost was \$35,000. This is an application for round 2 of the FY 19-20 grant distribution.

Suggested Action: The Community Development Department has reviewed application and recommends funding the project at \$8,515, which is the total remaining in the grant program for this fiscal year.

Motion to award grant at \$8,515.

10. **PUBLIC COMMENT**

11. **DISCUSSION ITEMS**

11.a **PERS Employer Incentive Fund Program Discussion** The PERS Employer Incentive Fund (EIF) provides a 25% match up to the greater of an employer's unfunded accrued liability (UAL) or \$300,000. Umatilla's UAL as a percentage of payroll is considerably lower than most of our surrounding PERS participants at 129%, or \$635,717. These matching funds were opened up first to employers with UALs of over 200%. On December 2, 2019 PERS began accepting applications from all employers and received an overwhelming interest. Staff submitted an initial interest application (no obligation) on December 6th to get Umatilla on the waitlist.

If we contribute \$510,000 (funds to be identified later, but a likely source would be from utilization of the SIP Additional Annual Improvement Payment) PERS would provide a 25% match, or \$127,500, resulting in our UAL falling below 100% (a lower UAL, represents more financially sustainable City funds). As a result, we would see a cumulative contribution reduction through 2037 of approximately \$1.1 million (or more than \$2 in future savings for every \$1 spent today). Staff would like to open up discussion with the Council on the level of support for this program and how to proceed if selected.

12. **MAYOR'S MESSAGE**

12.a A Proclamation by the Council and Mayor Declaring December 4, 2019 as Judge Theresa M. Krogh Day in Umatilla, Oregon *Read into the record*

13. **COUNCIL INFORMATION & DISCUSSION**

14. **EXECUTIVE SESSION** To consult with counsel concerning the legal rights and duties of a public body with regard to current litigation or litigation likely to be filed ORS 192.660(h)

15. **RECONVENE**

16. **ADJOURN**

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