

WORKSHOP MEETING MINUTES
SISTERS CITY COUNCIL
520 E. CASCADE AVENUE
SEPTEMBER 08, 2016

MEMBERS PRESENT:

Nancy Connolly Council President
David Asson Councilor
Amy Burgstahler Councilor
Andrea Blum Councilor

STAFF PRESENT:

Rick Allen City Manager
Paul Bertagna PW Director
Patrick Davenport CDD Director
Kathy Nelson City Recorder

GUESTS:

Eric Kozowski Deschutes County Sheriff's Candidate
Alan Unger Deschutes County Commissioner Candidate
Karen Friend Central Oregon Intergovernmental Organization

ABSENT:

Joe O'Neill Finance Officer

The workshop was called to order by Council President Connolly at 5:05 p.m.

1. Housing Works Project Funding Options Discussions

City Manager Allen stated the Council had requested staff come up with a matrix of funding ideas to pay for Housing Work's request for up to \$300,000 for the affordable housing project it would like to build in Sisters. He stated it was important to realize it was not a designed project at this point and the request to the City was so Housing Works could determine whether it should make application within the next month for the Local Innovation and Fast Track (LIFT) funds available from the state. He stated Housing Works Executive Director Tom Kemper had indicated the project would be for 30 to 36 townhome units of affordable housing. He reminded the Council it was a judgement call on their part to decide if it was a project they wanted to support. He stated they would also need to realize there could be no new projects in the General Fund requiring unbudgeted money for the remainder of the fiscal year.

City Manager Allen directed the Council to the funding scenario he had created stating he felt the recommended amounts were limits not to be exceeded to ensure there was no damage to the funds. He discussed the amounts and reasoning for the recommendations.

Council President Connolly thanked Councilor Asson for specifying concerns in his memo and stated she had requested staff to research some of the issues he had raised. She stated the City Council had listed affordable housing as a goal in both 2015 and 2016. She stated past Council's had not but the dynamics and economy were different during those periods of time. She reported the state was also obviously concerned with affordable housing as evidenced by the creation of the LIFT program. She stated the City of Redmond had provided funds towards affordable housing, while the City of Bend had provided property for affordable housing and LaPine was currently working to do the same. **Council President Connolly** stated the City's Comprehensive Plan indicated 10% of housing should be affordable and at present only 5% of housing was affordable. She stated the Housing Works project would bring the City close to meeting that goal. She mentioned that at last year's economic vitality summit, affordable housing was listed as the number one priority for the area and last year's business owner survey

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indicated that 63% of Sisters business owners felt the lack of affordable housing was affecting their ability to hire and retain employees. She informed the Council that at the school district board meeting the previous evening, it was announced there were seven families with school age children living in the woods and 8 families were couch surfing or living in a trailer. She noted the economy was strong and affordable housing was in short supply. She advised the issue of affordable housing had been a priority of the Council for two years and this was not a knee-jerk reaction but rather a solution to a real problem.

Councilor Asson responded that Council President Connolly comments didn't truly address his concerns and he felt she was mixing up affordable housing with workforce housing. He asked if the percentage amount other cities were contributing to projects of this nature were comparable. **City Manager Allen** replied the question was largely subjective but it was likely the amount the City was considering was an amount far larger than other cities the size of Sisters. He reminded the Council that if they moved forward with offering the financial assistance it would be unable to assist with another large project anytime soon. He stated there was nothing wrong with that as the City could not be everything to everybody and the Council had to make tough choices at times. **Councilor Asson** stated he felt it was important to know who the people this project would serve would be since they would need to make less than \$12 hour. He questioned how the City might better serve those in need.

Councilor Burgstahler stated this particular project provided a lot housing for the investment. She stated she felt it was a valid project that would help meet the city's need for several years. She asserted that apartments and townhomes were a better solution than a single family residence for a large segment of those needing workforce housing.

Council President Connolly tabled the conversation stating it would resume during the regular meeting.

2. Deschutes County Sheriff Candidate

Erik Kozowski, candidate for Deschutes County Sheriff introduced himself noting he had been involved in law enforcement for 14 years, had served in the Marines for six years, had worked for major corporations and was the co-founder of an internet company. He stating he was running for the Sheriff's position because he did not feel Deschutes County citizens were getting the protection and services they deserved. He noted this would be the first contested Sheriff's election in 16 years.

Mr. Kozowski stated he felt he was better qualified for the position than the incumbent because of the broad range of experience his background provided, his military service and his strong background in technology. He commented that although he was an outsider politically, he felt he could improve service and safety. He stated there was a need to improve efficiencies and communicate with the public more effectively. He commented on the following issues as specific to Sisters:

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- He would work to keep the contract the Sheriff's Department has with the City and make certain both parties' needs are being met.
- He understands the needs of a city this size as he had worked in the town of Joseph.
- He would look at ways to improve service.
- He would review response time to calls since they had increased by 13% year to date in 2016 compared to 2015.
- He would work to reverse the trend of too much reliance on the Black Butte Ranch and State Police to respond to Sisters area calls.

Mr. Kozowski stated his goal would be to have someone from the Sheriff's Department attend Council meetings on a consistent basis for the sake of continuity. He noted patrol teams were consistently running short and the Sheriff's Department was too heavy on supervisors as opposed to patrol officers out in the field. He noted there was one supervisory officer to every three patrol officers and no other agencies the size of Deschutes County had such a high percentage of supervisory level staff.

When asked about the homeless/transient population **Mr. Kozowski** acknowledged it was a difficult situation to deal with since they could not be arrested unless they committed a crime. He stated there were some steps the Sheriff's Department could take that could make it less comfortable to stay in the areas while making sure the Sheriff's Department was not violating the civil rights of the homeless and transient population since it had a direct effect on the livability of the city.

Mr. Kozowski reported he would expand the use of social media to provide more frequent communication with the public. He stated he would also resurrect the Citizens Advisory Committee to provide an opportunity for two way dialog. He stated his broader range of life experiences in the military, public and private arena gave him a more expansive view of the issues, noting an overabundance of supervisory staff would never happen in private industry. He stated he also understood veteran's issues.

Mr. Kozowski stated he would measure his success by the lessening of crime and the faster response time to calls. He stated leadership started at the top and he would create an environment where everyone was accountable for their actions. He expressed a new, fresher approach for the Sheriff's Office was needed.

Council President Connolly thanked Mr. Kozowski for attending and he thanked the Council for their time.

3. Deschutes County Commission Candidate

Incumbent County Commissioner Alan Unger thanked the Council for the opportunity to speak with them. He distributed a list of the various committees and board positions he holds, noting he was engaged with a lot of different groups. He reported he had grown up in Redmond and after attending the University of Portland had moved back to Redmond to raise a family. He

explained how his involvement to address the issues of poverty had eventually led him into politics. He stated he paid attention to issues in Sisters, citing the example of the Black Butte Ranch to Sisters trail issue he spearheaded to keep bicyclists and pedestrian separate from cars.

Commissioner Unger noted affordable and workforce housing and making sure it was kept as such, was something Sisters needed. He stated it would bring in more students, which in turn would help maintain all the good programs Sisters offers. He stated he felt Sisters community was deeply engaged with its schools by offering flight school and job training opportunities. He stated it was vitally important to engage youth and teach them what it means to work.

Commissioner Unger commented the county had been very supportive of Sisters and its economic development program and he felt the city was making strides, especially with traded sector businesses.

Commissioner Unger stated finding employees and workforce housing were the number most pressing issues in Deschutes County. He stated it was difficult to find areas to build since so many of the rural areas in the county were not zoned to allow higher density housing. He stated other issues in Deschutes County were related to veteran's needs and providing work experience for youth. He stated many businesses were four to five person operations and it was difficult to convince them to become mentors to younger workers. He discussed makers' mills and makers' studios and stated several had started up and become successful in Bend. He stated there was a need for places where people could go to network and receive coaching. He stated having Central Oregon Community College (COCC) Business Administration group involved would be of great benefit. He stated he also felt there was more need for applied certificates where youth could obtain training for a specific skill-set such as truck driving school. He remarked he felt the key legislative issue was finding a solution for transportation funding that would work well for everyone.

4. Central Oregon Intergovernmental Council (COIC) Transportation Legislation

Karen Friend, Interim Executive Director for Central Oregon Intergovernmental Council (COIC) explained the purpose of COIC was to work on regional issues where all parties would be better served when done collaboratively as opposed to dealing with an issue as an individual city or county. She stated the Cascades East Transit (CET) program had evolved and COIC was looking for a governance of the program that would suit the varying transportation needs of the different entities. She stated COIC was proposing the Oregon legislature approve changes to the Oregon Revised Statutes (ORS) 190 concept. She stated COIC did not want to fragment the transportation system in the region and preferred to create a transit operation that could work for everyone. She stated the program would be structured so that each community would have the opportunity to develop a dedicated transit funding mechanism while retaining the regional CET system under COIC's governance. COIC's Board of Directors would be authorized to serve as the governance body of the property tax funded system. It would provide the authority to propose different rates in different communities to tailor the service levels to meet the demand and align with each communities' needs and priorities.

Council President Connolly asked what steps would be necessary to add an additional stop between Sisters and Redmond and **Ms. Friend** stated she was the appropriate person to contact. She announced a Sisters to Bend route would be starting soon to meet the needs of students, employees and employers. She reported the route would travel between Sisters and the Hawthorne Station in Bend.

Council President Connolly asked if the City endorsed the program whether it would have the option to opt out in the future. **Ms. Friend** replied COIC was only asking the City to support the legislation. **City Manager Allen** explained the legislation would only give COIC the authority to tax, but only after each city decided their own funding stream and had voters approved doing so. He noted there were a number of unknowns. **Ms. Friend** explained COIC was trying to protect small communities from a transit district where small communities would be dragged in by a larger city. She stated COIC felt it was better to coordinate transit on a regional basis.

Ms. Friend asked if the Council would be willing to provide a letter of support as that was what COIC was asking of all the councils and commissions. The **Council** voiced support of the concept and indicated they would provide a letter of support.

5. Oregon Department of Transportation (ODOT) Speed Zone study Recommendation

Director Bertagna reported residential and business district speeds are set by state statute at 25 and 20 miles per hour (mph) but many areas within Sisters did not have established speed zones. He stated the City had requested ODOT perform several speed zones studies for the following street sections:

- Pine Street from W. Hope Avenue to W. Lundgren Mill Drive
- McKinney Butte Road from Santiam Highway (US 20) to McKenzie Highway (OR 242)
- North Locust Road/Camp Polk Road from McKenzie Highway (US 20) to 150 feet north of Trapper Point Road
- North Larch Street from E. Adams to E. Barclay Drive
- Barclay Drive from Santiam Highway (US20) to Camp Polk Road

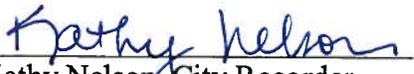
Director Bertagna discussed the recommendations the City received from ODOT for each of the street sections, noting staff had agreed with ODOT's findings in all cases but one. He stated ODOT had recommended increasing the speed on N. Pine Street near Sisters Park Drive from 25 mph to 30 mph. He stated staff was recommending the section remain at 25 mph all the way to Lundgren Mill Drive due to busy driveway access points and future residential traffic from the Clear Pine subdivision. He stated local ODOT staff had agreed with the City's reasoning and offered to forward the recommended change to Salem for review and approval. The **Council** discussed the recommendations and agreed with staff the 25mph speed zone should extend to Lundgren Mill Drive on N. Pine Street.

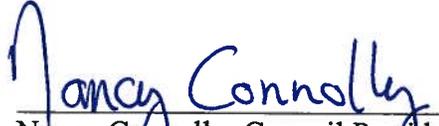
6. Other Business

Due to lack of time, there was no other business.

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The meeting was adjourned at 6:55 p.m.


Kathy Nelson, City Recorder


Nancy Connolly, Council President