

**AGENDA****REGULAR CITY COUNCIL MEETING****MAY 22, 2023****5:30 p.m.****CITY HALL COUNCIL CHAMBER****313 COURT STREET****And****VIA ZOOM****<https://us06web.zoom.us/j/88147760127?pwd=bzF6UVBBS0EvaDIxTEVyRngrbExmQT09>**

Meeting ID: 881 4776 0127

Passcode: 007612

1. CALL TO ORDER
2. ROLL CALL OF COUNCIL
3. PLEDGE OF ALLEGIANCE
4. APPROVAL OF AGENDA
5. PRESENTATIONS/PROCLAMATIONS
  - A. Recognition – Mary Davis
  - B. LINK Transportation Update – Jesus Mendoza and Sara Cook, MCEDD
  - C. FEMA Proposed Floodplain Map Update – FEMA Representative
6. AUDIENCE PARTICIPATION

During this portion of the meeting, anyone may speak on any subject which does not later appear on the agenda. Up to five minutes per person will be allowed. Citizens are encouraged to ask questions with the understanding that the City can either answer the question tonight or refer that question to the appropriate staff member who will get back to you within a reasonable amount of time. If a response by the City is requested, the speaker will be referred to the City Manager for further action. The issue may appear on a future meeting agenda for City Council consideration.
7. CITY MANAGER REPORT
8. CITY COUNCIL REPORTS

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**CITY OF THE DALLES****"By working together, we will provide services that enhance the vitality of The Dalles."**

**9. CONSENT AGENDA**

Items of a routine and non-controversial nature are placed on the Consent Agenda to allow the City Council to spend its time and energy on the important items and issues. Any Councilor may request an item be "pulled" from the Consent Agenda and be considered separately. Items pulled from the Consent Agenda will be placed on the Agenda at the end of the "Action Items" section.

- A. Approval of the May 8, 2023 Regular City Council Meeting Minutes

**10. CONTRACT REVIEW BOARD ACTIONS**

- A. Contract No. 2023-009 City Hall Upstairs Remodel Award
- B. Annual Chip Seal Program Authorization

**11. ACTION ITEMS**

- A. Resolution No. 23-014 Amending the FY 22-23 City of The Dalles Budget and Authorizing Transfers of Funds within Various Funds

**12. ADJOURNMENT**

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This meeting conducted VIA Zoom

Prepared by/  
Izetta Grossman, CMC  
City Clerk

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**CITY OF THE DALLES**

"By working together, we will provide services that enhance the vitality of The Dalles."

# THE LINK PUBLIC TRANSIT PRESENTATION TO: CITY OF THE DALLES

Jesus Mendoza, Transportation Operations Manager  
Sara Crook, Travel Trainer/Mobility Manger  
May 22, 2023

# PRESENTATION ITEMS

- 1 Fixed Route Services Today
- 2 Bus Shelters & Simme-Seats
- 3 Change in Fares
- 4 Ridership Information
- 5 Travel Trainer Introduction
- 6 Partnership/Community  
Engagement
- 7 Staff Contact Information

# Blue Schedule — The Dalles Deviated Fixed Route

MONDAY – FRIDAY / LUNES - VIERNES

LINK Transit Center - The Dalles Stop 1	Chenowith Rim Apartments Stop 2	W 10th St & Pamona Stop 3	W 10th St & Myrtle Stop 4	One Community Health Stop 5	Mid-Columbia Senior Stop 6	Near Goodwill (Parking lot on Cherry Heights Rd) Stop 7	10th & Union St (Serves The Dalles High School) Stop 8	E Scenic & Garrison Stop 9	Columbia Gorge CC Bldg #3 Stop 10	Esther Way & E Scenic Dr Stop 11	Mid-Columbia Medical Center Stop 12	MCMC Family Medicine Stop 13	E 2nd & Taylor Stop 14	Veterans Service Office Stop 15	AutoZone Stop 16	Pallet House Stop 17	Port of The Dalles Stop 18	LINK Transit Center - The Dalles Stop 19
7:00	7:04	7:06	7:08	7:11	7:13	7:15	7:19	7:22	7:26	7:28	7:32	7:35	7:38	7:41	7:43	7:47	7:51	7:56
8:00	8:04	8:06	8:08	8:11	8:13	8:15	8:19	8:22	8:26	8:28	8:32	8:35	8:38	8:41	8:43	8:47	8:51	8:56
8:25	8:29	8:31	8:33	8:36	8:38	8:40	8:44	8:47	8:51	8:53	8:57	9:00	9:03	9:06	9:08	9:12	9:16	9:21
9:15	9:19	9:21	9:23	9:26	9:28	9:30	9:34	9:37	9:41	9:43	9:47	9:50	9:53	9:56	9:58	10:02	10:06	10:11
9:35	9:39	9:41	9:43	9:46	9:48	9:50	9:54	9:57	10:01	10:03	10:07	10:10	10:13	10:16	10:18	10:22	10:26	10:31
10:15	10:19	10:21	10:23	10:26	10:28	10:30	10:34	10:37	10:41	10:43	10:47	10:50	10:53	10:56	10:58	11:02	11:06	11:11
10:35	10:39	10:41	10:43	10:46	10:48	10:50	10:54	10:57	11:01	11:03	11:07	11:10	11:13	11:16	11:18	11:22	11:26	11:31
11:15	11:19	11:21	11:23	11:26	11:28	11:30	11:34	11:37	11:41	11:43	11:47	11:50	11:53	11:56	11:58	<b>12:02</b>	<b>12:06</b>	<b>12:11</b>
12:20	12:24	12:26	12:28	12:31	12:33	12:35	12:39	12:42	12:46	12:48	12:52	12:55	12:58	1:01	1:03	1:07	1:11	1:16
12:40	12:44	12:46	12:48	12:51	12:53	12:55	12:59	1:02	1:06	1:08	1:12	1:15	1:18	1:21	1:23	1:27	1:31	1:36
1:20	1:24	1:26	1:28	1:31	1:33	1:35	1:39	1:42	1:46	1:48	1:52	1:55	1:58	2:01	2:03	2:07	2:11	2:16
1:40	1:44	1:46	1:48	1:51	1:53	1:55	1:59	2:02	2:06	2:08	2:12	2:15	2:18	2:21	2:23	2:27	2:31	2:36
2:20	2:24	2:26	2:28	2:31	2:33	2:35	2:39	2:42	2:46	2:48	2:52	2:55	2:58	3:01	3:03	3:07	3:11	3:16
2:50	2:54	2:56	2:58	3:01	3:03	3:05	3:09	3:12	3:16	3:18	3:22	3:25	3:28	3:31	3:33	3:37	3:41	3:46
3:20	3:24	3:26	3:28	3:31	3:33	3:35	3:39	3:42	3:46	3:48	3:52	3:55	3:58	4:01	4:03	4:07	4:11	4:16
4:30	4:34	4:36	4:38	4:41	4:43	4:45	4:49	4:52	4:56	4:58	5:02	5:05	5:08	5:11	5:13	5:17	5:21	5:26



Improve efficiency of route service



Increase weekend service



Extend Service Hours

# Red Schedule —The Dalles Deviated Fixed Route

MONDAY–FRIDAY/ LUNES- VIERNES

LINK Transit Center - The Dalles Stop 1	Foley Lake 4109 Chenow-Stop 2	Surflower & Lockwood Stop 3	West Village Apartments	Sunrise Estate Apartmet	W 7th & Marriott Hotel	W 10th & Perkins	One Community Health Stop 8	Near Goodwill (Parking lot on Cherry Heights Rd) Stop 9	Cascade Square W 6th Stop 10	Windrider 200 W 4th Stop 11	Union St & E7th St Stop 12	The Dalles High School Stop 13	The Next Door Stop 14	MCMC Family Medicine Stop 15	DMV Stop 16	Waters Edge Stop 17	Veterans Service Office Stop 18	Safeway Complex Stop 19	Near Goodwill (Parking lot on Cherry Heights Stop 20	LINK Transit Center - The Dalles Stop 21
7:00	7:03	7:05	7:11	7:12	7:13	7:15	7:17	7:20	7:22	7:24	7:25	7:26	7:28	7:31	7:39	7:42	7:46	7:49	7:51	7:56
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Improve efficiency of route service



Serving Dense Neighborhoods



Westbound stops & returns transit center

# Bus Route Map



Increase frequency



Connections & Increase Frequency

# Bus Shelter/Simme-Seats

- To encourage riders to catch the bus at fixed stops we have invested in 4 new bus shelters and 20 Simme-Seats.
- Bus shelters will be installed at One Community Health and Mid-Columbia Center for Living, Foley Lakes, Waters Edge Medical Center. The Fourth location is pending approval.
- Simme-Seats will be installed on at least 10 of the Blue and Red stop locations. A few locations include:
  - Sunflower & Lockwood
  - West Village Apartments
  - Cascade Square
  - 2<sup>nd</sup> & Taylor
  - AutoZone
  - The Dalles High School





# Change in Fares

- The LINK Public proposed changes to Fixed Route and Dial-a-Ride one-way fares. Fixed Routes will decrease from \$1.50 to \$1.00 and Dial-a-Ride service will increase from \$1.50 to \$2.00 for all one-way rides within The Dalles city limits. **These changes are set to go into effect on May 29, 2023.**
- The changes in price will make the Link's fares equal to the cost of fares that our partner transportation providers within the Gorge have established, so that the whole Gorge Regional transit system is consistent in price.
- Individuals can continue to use or purchase the GOrge Pass for all fixed bus routes for a price of \$40 for adults and \$20 for kids under 17.
- The LINK will continue to offer discounted or free passes (both GOrge Passes or Dial-a- Ride rickets) to low-income riders through the Gorge Transit Connect program.

# Ridership Information

FY 2023	Q1 SERVICE DATA		
Category	Fixed Route	Other than Fixed Route	Total
Total Passenger One-Way Trips	2,469	3,063	5,532
Elderly/Disabled One-Way Trips	179	1,954	2133
Revenue Service Hours	2,095.17	1,455.62	3,550.79
Revenue Service Miles	31,934.29	16,530.69	48,464.98

FY 2023	Q2 SERVICE DATA		
Category	Fixed Route	Other than Fixed Route	Total
Total Passenger One-Way Trips	1,617	3,220	4,837
Elderly/Disabled One-Way Trips	120	1,878	1998
Revenue Service Hours	1,570	1,563	3,133
Revenue Service Miles	18,401	16,138	34,539

FY 2023	Q3 SERVICE DATA		
Category	Fixed Route	Other than Fixed Route	Total
Total Passenger One-Way Trips	1,474	3,498	4,972
Elderly/Disabled One-Way Trips	46	1,937	1,983
Revenue Service Hours	1,742	1,707	3,449
Revenue Service Miles	18,446	18,240	36,686

## MCEDD Travel Trainer [gorgetranslink.com/travel-training/](http://gorgetranslink.com/travel-training/)

***What is a Travel Trainer?*** A person who works with older adults and persons with disabilities to get them to ride the bus independently.

### **Gorge Transit Connect Mobility & Fare Assistance Program**

- Mission-GTC strives to provide low income community members of the Columbia River Gorge the freedom of mobility through community partnerships, travel training, and transit fare assistance.
- Goal-To reduce transportation barriers when accessing food, education, work, housing, social services, recreational activities, and medical services.
- 30+ local partners Wasco & Hood River Counties
  - One Community Health
  - Mid Columbia Housing Authority
  - Circles of Care
  - Haven
  - Norcor
- The Partner Fare Discount program available exclusively through the GTC
- 1 on 1 Travel Training instruction and resource
- Guided Travel Training field trips
- Travel Training “how to” Videos in progress
- Go Vets Columbia Gorge Transit program

South Tower  
independent Living  
Community field trip to  
Multnomah Falls.



# MCEDD Travel Trainer [gorgetranslink.com/travel-training/](https://gorgetranslink.com/travel-training/)

## Partner meetings

- Gorge Native American Collaborative
- Gorge Resource Huddle
- Emergency Preparedness for Vulnerable populations
- Gorge Pass Provider meetings
- Community Health Workers meeting
- Early Childhood Education and Outreach
- Regional Houseless Collaborative
  - Participated in building the collaborative Mission, Visions, Goals-bringing transportation into the conversation

## In person conferences

- Serving Tribal Families in the Columbia River Gorge Part 1 & 2
- Improving Transportation Services for Veterans
- CTANW Regional Transportation Summit

4th of July  
The Dalles  
Civic Center



## Wasco County Community Engagement

- South County County/Maupin Centennial
- Wasco County Assist DA partnership/support
- Wasco county Latin Festival
- Chenoweth Elementary Family Night (*Oct 2022 & May 18, 23*)
- Kelly Ave school presentation and class project
- The Dalles High School Spring job shadow
- Farmers Markets-The Dalles & Tygh Valley (*opening day 6/3/23*)
- 2022 & 2023 Cherry Festival Parade
- 4th of July at the Civic Center
- South Wasco Health Fair & Powwow
- Gorge Native American Youth Back to School Event
- Columbia Gorge Food Bank
  - Transportation study
  - Empty Bowls Event
  - Ribbon Cutting
- Colonel Wright Elementary Fun Run

# Thank you!

Find us online at [mcedd.org/link](http://mcedd.org/link)

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[Jessica@mcedd.org](mailto:Jessica@mcedd.org)

Kathy Fitzpatrick - Mobility Manager, MCEDD

[Kathy@mcedd.org](mailto:Kathy@mcedd.org)

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Jesus Mendoza – Transportation Manager, MCEDD

[Jesus@mcedd.org](mailto:Jesus@mcedd.org)

# WASCO COUNTY, OREGON

Flood Map Update

The Dalles City Council Meeting

May 22, 2023

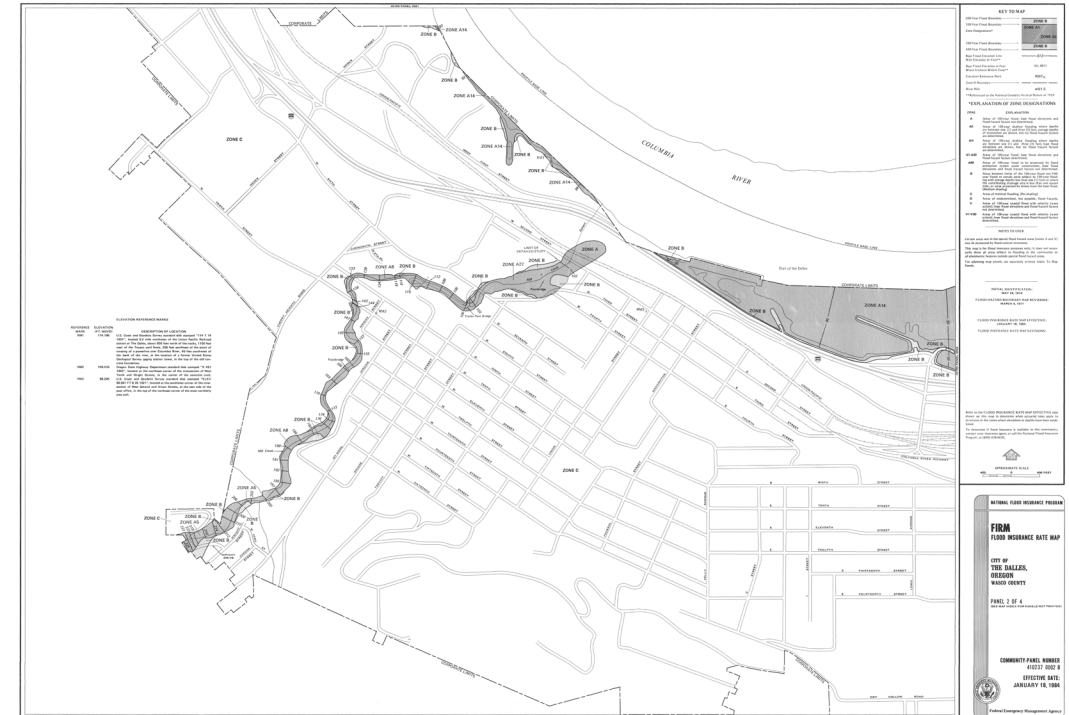


# FEMA

# WHY ARE THE FLOOD MAPS CHANGING?

Flooding is the most costly and deadly natural hazard in the U.S. It is also highly predictable.

- 1 Flood risk changes over time.
- 2 New data is released and technology improves.
- 3 Policies and national priorities are updated.



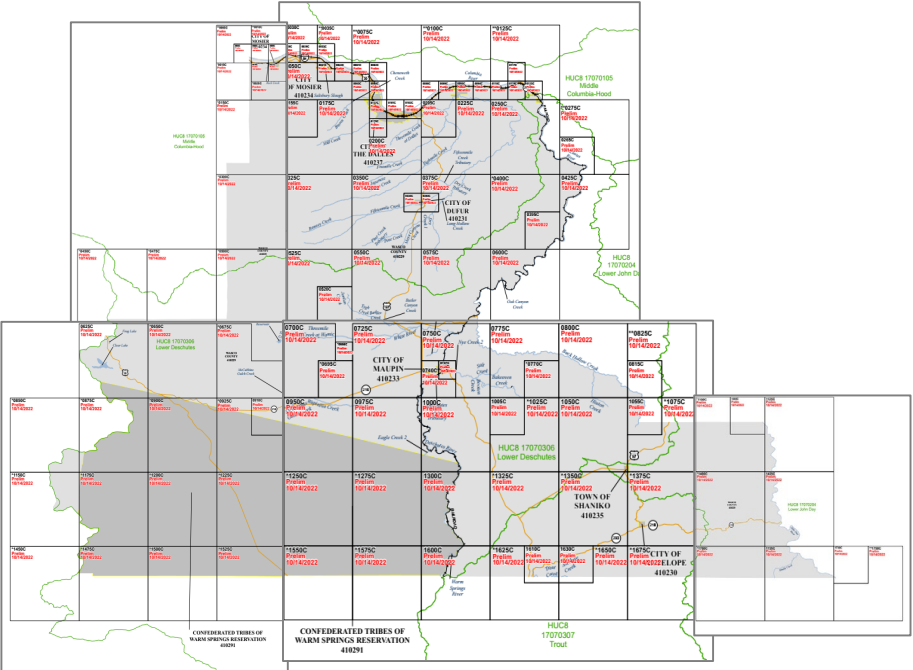
City of The Dalles Paper Flood Insurance Rate Map, developed in 1984



**FEMA**

# FLOODPLAIN MAPPING UPDATE

- Five Index Pages
- A total of 70 Flood Insurance Rate Map (FIRM) panels
- One updated Flood Insurance Study (FIS) volume



Wasco County Index Page and Flood Insurance Study

**FLOOD INSURANCE STUDY**  
 FEDERAL EMERGENCY MANAGEMENT AGENCY  
 VOLUME 1 OF 1

**WASCO COUNTY, OREGON**  
 AND INCORPORATED AREAS

COMMUNITY NAME	COMMUNITY NUMBER
ANTELOPE, CITY OF	418230
CONFEDERATED TRIBES OF WARM SPRINGS RESERVATION	418291
DUFUR, CITY OF	418231
MAIRPIN, CITY OF	418233
MORIER, CITY OF	418234
SHANKO, TOWN OF	418235
THE DALES, CITY OF	418237
WASCO COUNTY UNINCORPORATED AREAS	418229

\*No Special Flood Hazard Areas Identified

PRELIMINARY: OCTOBER 14, 2022

**FEMA**

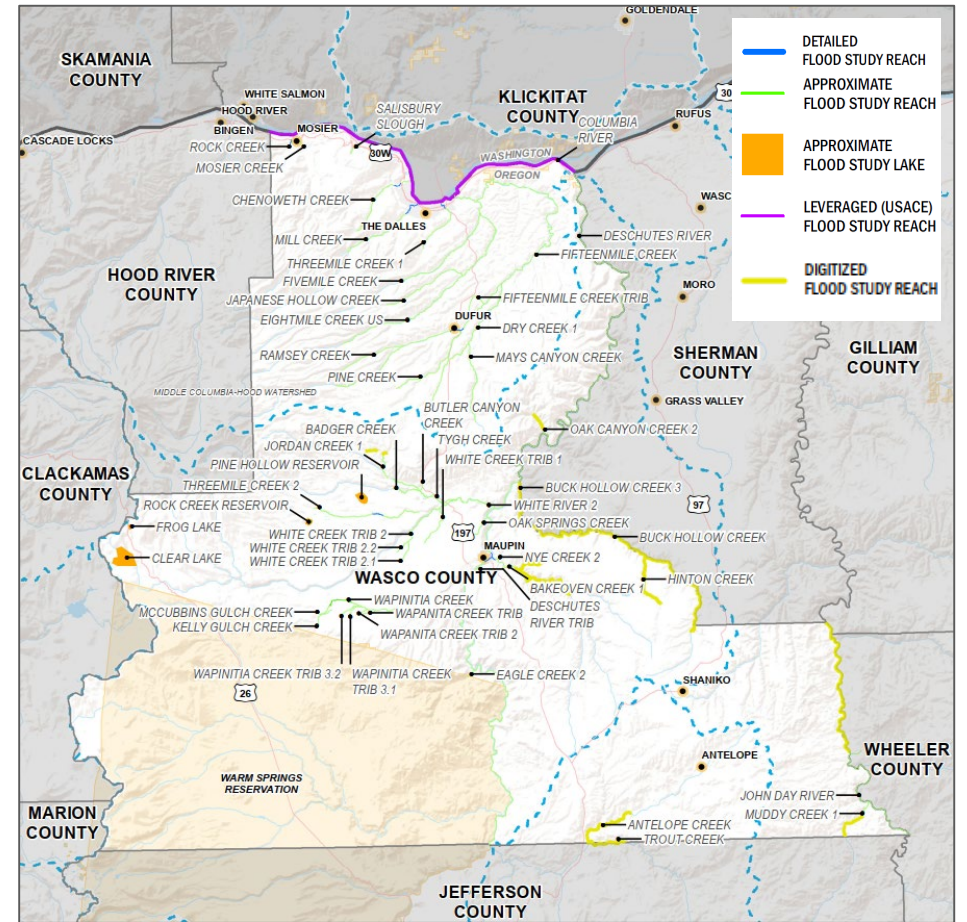
EFFECTIVE:  
 TBD  
 FLOOD INSURANCE STUDY NUMBER  
 41820000A  
Version Number 2.4.4





# SCOPE OF WORK

- Detailed Streams
  - Rock Creek (0.4 mi.)
  - Mill Creek (1.9 mi.)
  - Threemile Creek, The Dalles (0.6 mi.)
  - Chenoweth Creek (0.7 mi.)
  - Threemile Creek, Wamic (0.9 mi.)
  - Fifteenmile Creek (1.3 mi.)
  - Deschutes River (1.1 mi.)
  - Bakeoven Creek (0.4 mi.)
- Approximate Streams
  - Various Streams - 321 miles
- Columbia River – 31.7 miles
- Four Lakes



Wasco County Study Extent Map



# WHAT ARE THE BENEFITS OF FLOOD MAPS?

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**To Identify and Assess Flood Risk**



**To Establish Rates for Flood Insurance**



**To Determine Local Land Use**



**To Inform Engineers and Developers**



**To Equip Emergency Managers**

# WHAT IS THE NFIP?

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The National Flood Insurance Program (NFIP) aims to reduce the impact of flooding by:

- Reducing disaster costs.
- Reducing loss of life and property.
- Providing insurance to property owners, renters and businesses.
- Urging communities to adopt and enforce floodplain management regulations.



**FEMA**

# PURPOSE OF THE NFIP

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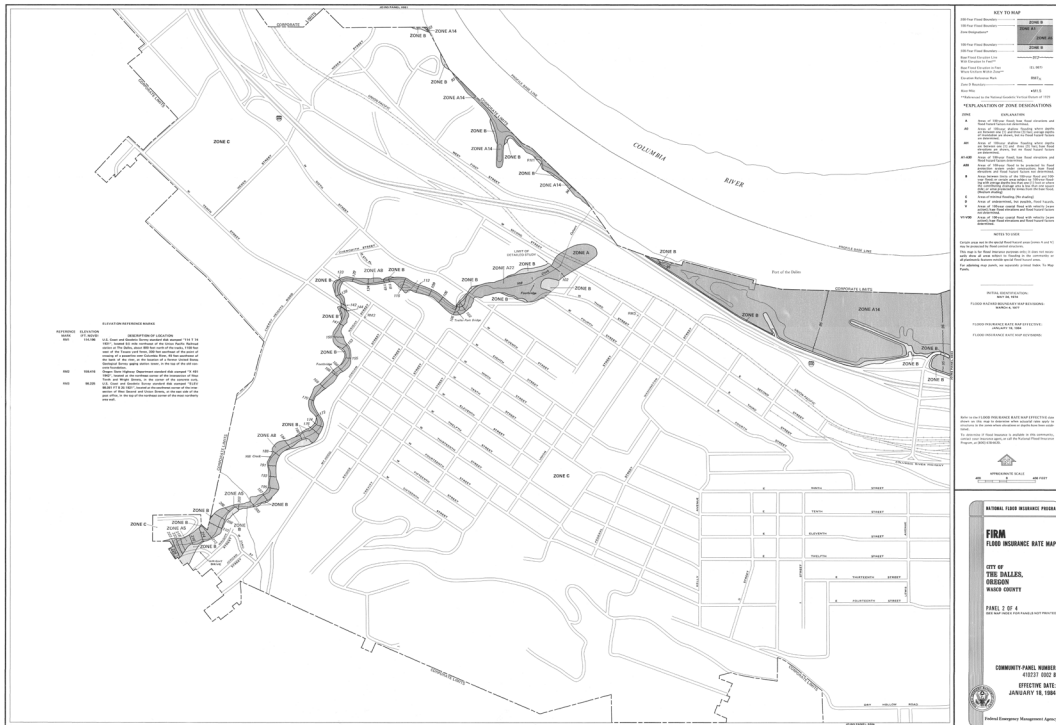


- Maps flood risk and provides flood data to communities.
- Makes flood insurance available.
- Sets minimum floodplain construction standards.
- May reduce the dependency on structural flood control.
- Promotes floodplain management practices that increase resilience.

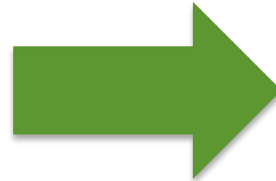


**FEMA**

# EFFECTIVE TO PRELIMINARY MAP EXAMPLES: WASCO COUNTY



Wasco County Effective Flood Insurance Rate Map (1984)



Wasco County Preliminary Flood Map (2022)

# ESTIMATED PROPERTY IMPACTS

## Effective vs. Preliminary: Estimated Property Impacts (Special Flood Hazard Area [SFHA] by Address Point)

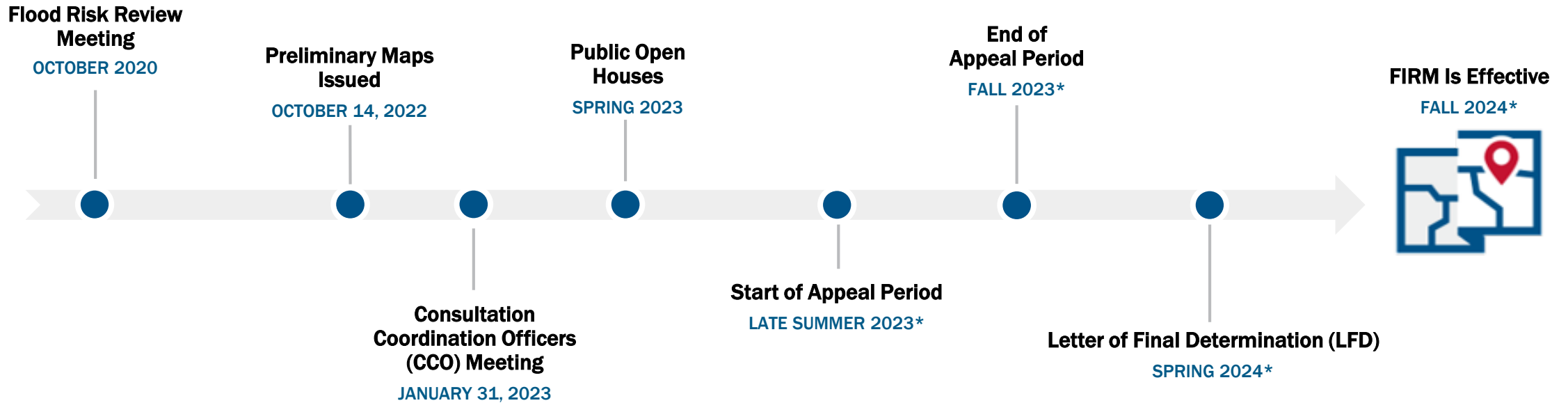
<b>TOTAL COUNTS:</b>						
JURISDICTION	STRUCTURE COUNT (STUDY AREA)	IN SFHA (EFFECTIVE)	OUT SFHA (EFFECTIVE)	IN SFHA (PRELIMINARY)	OUT SFHA (PRELIMINARY)	NET CHANGE
Antelope, City of	85	0	85	0	85	0
Dufur, City of	270	83	187	31	239	-52
Maupin, City of	92	8	84	7	85	-1
Mosier, City of	62	1	61	2	60	1
Shaniko, City of	110	0	110	0	110	0
The Dalles, City of	592	49	543	127	465	78
Unincorporated Areas	2,303	533	1,770	716	1,587	183
<b>Total</b>	<b>3,514</b>	<b>674</b>	<b>2,840</b>	<b>883</b>	<b>2,631</b>	<b>209</b>

<b>INDIVIDUAL STRUCTURES:</b>					
JURISDICTION	STRUCTURE COUNT (STUDY AREA)	REMAINS OUTSIDE SFHA	REMAINS IN SFHA	ADDED TO SFHA	REMOVED FROM SFHA
Antelope, City of	85	85	0	0	0
Dufur, City of	270	186	30	1	53
Maupin, City of	92	79	2	5	6
Mosier, City of	62	60	1	1	0
Shaniko, City of	110	110	0	0	0
The Dalles, City of	592	440	24	103	25
Unincorporated Areas	2,303	1,312	258	458	275
<b>Total</b>	<b>3,514</b>	<b>2,272</b>	<b>315</b>	<b>568</b>	<b>359</b>



**FEMA**

# TIMELINE TO EFFECTIVE MAPS

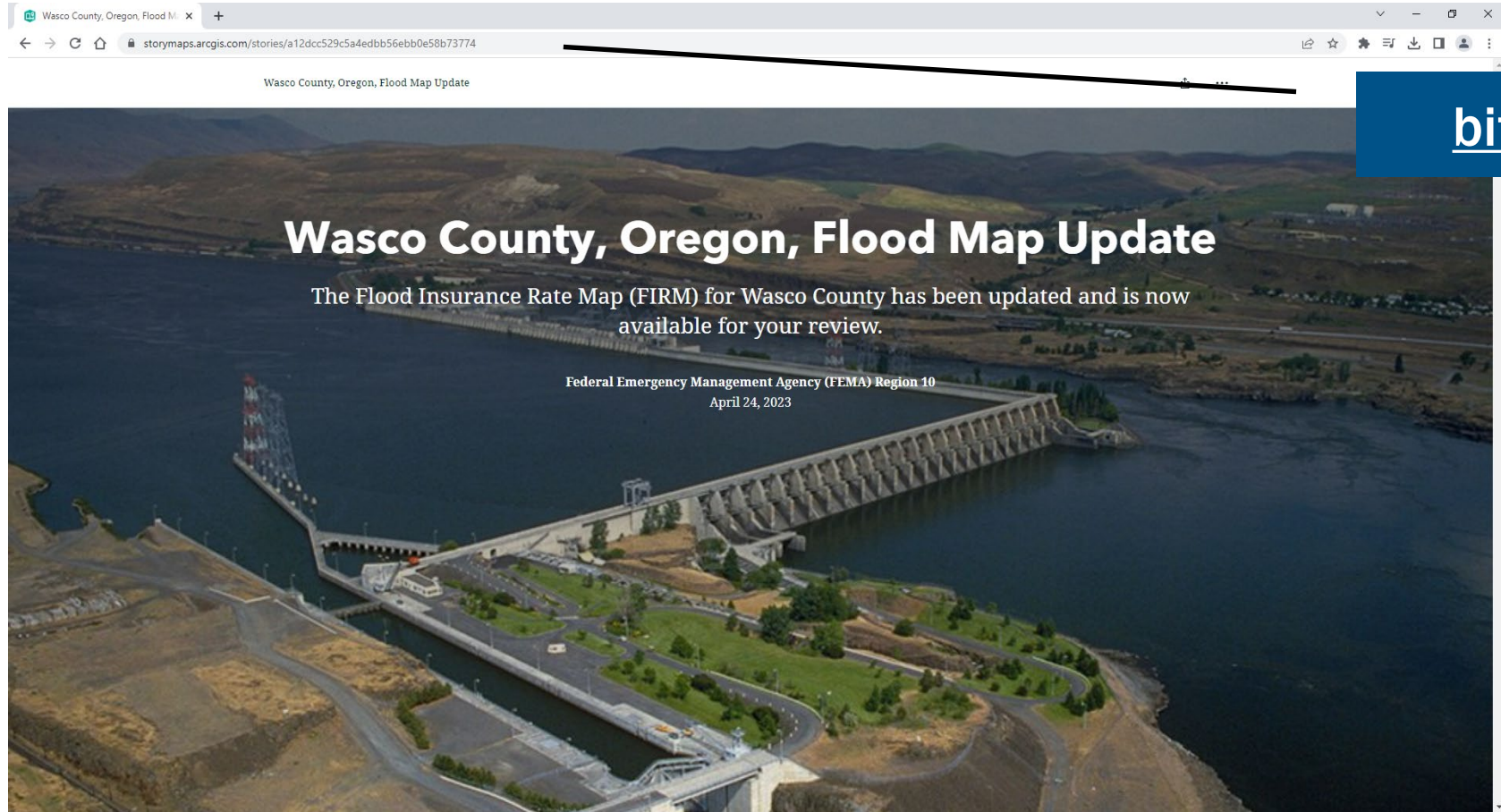


Once FEMA issues the Letter of Final Determination (LFD), communities have six months to update their regulations. They must adopt the study before the data becomes effective. *If they do not, they can be suspended from the NFIP.*

\* All projected dates are subject to revision as the project progresses.



# VIRTUAL FLOOD MAP UPDATE SITE (STORY MAP)



[bit.ly/wascostorymap](https://bit.ly/wascostorymap)



**FEMA**



# STORY MAP FEATURES

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1

View, download or request a personalized map of your property or land.

2

Visit the Flood Study/Engineering tab to better understand the science behind the map update.

3

Learn more about flood insurance and contact a specialist to discuss policy options.

4

Learn more about the NFIP and local floodplain regulations.

5

Find contact information for the person or team who can best answer your flood map and NFIP questions.



**FEMA**

# FLOOD RISK OPEN HOUSE

These are some examples of materials found at the Open House. The frequently asked questions (left) and the stations overview (right) are shown here.

## WHAT ARE THE FLOOD MAPS USED FOR?

The new flood maps, officially known as Flood Insurance Rate Maps (FIRMs), identify areas of flood risk. They will influence financial, planning, investment, development, and renovation decisions.

For example:

- Your community will regulate building in and around high-risk flood areas. It does this to help reduce damage from future floods and to plan and build a more resilient community.
- Residents and business owners will understand their current flood risk and make better-informed decisions about buying flood insurance.
- Builders and developers can use the updated map data to determine where and how to build structures more safely.
- Real estate agents and lenders can better inform clients of the risk that may affect the property they are buying or selling. They can also notify clients of any flood insurance requirements.
- Insurance agents will know their clients' current flood risk. They can provide more informed recommendations about flood insurance coverage options and costs.

## ARE THE FLOOD MAPS AS ACCURATE AS POSSIBLE?

The process to gather the data, analyze them and produce the flood maps can typically take 3 to 7 years. During this time, there are several opportunities for community involvement and input to make sure that the final map accurately reflects risk in your community.

When updating flood maps, the engineers must adhere to the following guidelines:

- The methods used in the flood risk assessment are scientifically and technically appropriate.
- The engineering practices followed meet professional standards.
- The best available technology is used to collect relevant data.



If you have questions, contact:  
[rscx@starr-team.com](mailto:rscx@starr-team.com)



# WASCO COUNTY FLOOD RISK OPEN HOUSE RESOURCE TABLES



## PROPERTY IDENTIFICATION AND DIGITAL MAPPING / PROPERTY LOOKUP

At the Property Identification and Digital Mapping station we offer by-request printing of maps which show individual properties and the flood zone. These maps can help you to determine if you're in a flood zone or floodway and what the risks are on, or near, your property. You can take that map to the other stations to get more detail on specifics about your property.



## FLOOD INSURANCE / INSURANCE INFORMATION

The Flood Insurance table is your go-to resource to speak with insurance specialists. You can find out if your property must have flood insurance, how insurance can benefit you, what the insurance rate structures are in your zone, and how you can get the lowest rate.



## FLOOD STUDY AND ENGINEERING / ENGINEERING STUDY

At the Flood Study and Engineering station you can speak with experts about the flood mapping process. You can also learn how Special Flood Hazard Areas (SFHAs) are determined, ask about your property and designated flood zone, and learn what to do if you think your house is outside of the SFHA.



## FEMA FLOODPLAIN REGULATIONS

Visit the FEMA Floodplain Regulations station to learn about building requirements and restrictions in your flood zone or floodway. This will help you stay in compliance with the National Flood Insurance Program.



# INFORMATION AVAILABLE AT THE OPEN HOUSE

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## **PROPERTY ID and DIGITAL MAPPING** – [Joshua Crowley, Regional Service Center Lead, STARR II](#)

Provides property owners with a map of their property and explains the flood zone and risks on or near their property.

## **FLOOD STUDY/ENGINEERING** - [Soumya Sagarika, Project Engineer, STARR II](#)

Explains the methodology, data and technical details of the Risk Mapping, Assessment and Planning study.

Discusses the comments and appeals process.

## **FLOODPLAIN REGULATIONS** - [Scott Van Hoff, Regional Flood Insurance Liaison, FEMA](#)

Provides information about the NFIP and building requirements and restrictions.

## **FLOOD INSURANCE** - [Scott Van Hoff, Regional Flood Insurance Liaison, FEMA](#)

Discusses insurance policy options and the rates that apply to mapped flood zones.



# What Comes Next

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- Planning the Open House
- Outreach materials
- Comments and appeals



# THANK YOU!



FEMA



## AGENDA STAFF REPORT

### AGENDA LOCATION: Item #9A

**MEETING DATE:** May 22, 2023

**TO:** Honorable Mayor and City Council

**FROM:** Izetta Grossman, CMC, City Clerk

**ISSUE:** Approving items on the Consent Agenda and authorizing City staff to sign contract documents.

- A. **ITEM:** Approval of the May 8, 2023 Regular City Council meeting minutes.

**BUDGET IMPLICATIONS:** None.

**SYNOPSIS:** The minutes of the May 8, 2023 Regular City Council meeting have been prepared and are submitted for review and approval.

**RECOMMENDATION:** That City Council review and approve the minutes of the May 8, 2023 Regular City Council meeting minutes.

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Regular City Council Meeting  
May 8, 2023  
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MINUTES

CITY COUNCIL MEETING  
COUNCIL CHAMBER, CITY HALL  
MAY 8, 2023  
5:30 p.m.

VIA ZOOM/ IN PERSON

**PRESIDING:** Mayor Richard Mays

**COUNCIL PRESENT:** Darcy Long, Tim McGlothlin, Rod Runyon, Scott Randall, Dan Richardson

**COUNCIL ABSENT:** None

**STAFF PRESENT:** City Manager Matthew Klebes, City Attorney Jonathan Kara, City Clerk Izetta Grossman, Public Works Director Dave Anderson, Police Chief Tom Worthy, Finance Director Angie Wilson, Human Resources Director Daniel Hunter

**CALL TO ORDER**

The meeting was called to order by Mayor Mays at 5:30 p.m.

**ROLL CALL OF COUNCIL**

Roll Call was conducted by City Clerk Grossman. Runyon, Richardson, Randall, Long, McGlothlin present.

**PLEDGE OF ALLEGIANCE**

Mayor Mays asked Councilor Randall to lead the Pledge of Allegiance.

Councilor Randall invited the audience to join in the Pledge of Allegiance.

**APPROVAL OF AGENDA**

It was moved by Long and seconded by Richardson to approve the agenda as submitted. The

motion carried 5 to 0; Long, Richardson, Randall, Runyon, McGlothlin voting in favor; none opposed.

### **AUDIENCE PARTICIPATION**

Russ Brown, 903 East 14<sup>th</sup> Thanked Public Works for the good job on streets.

He said crime was on the rise in The Dalles. He said he heard the Police Department was fully staffed not very long ago. Brown said 5 officers have left or are leaving the department. He said he hoped Human Resources was doing exit interviews with those officers.

Brown said he would like to see numbers of the crimes in The Dalles over the last 12 months, including outcomes of the arrests. He said specifically, if people were arrested, jailed, prosecuted and results of the prosecution.

Brown said he attended the Homeless Town Hall at the Discovery Center and the Wasco County District Attorney provided numbers on various items, none were provided on outcomes. He asked the Council to request those numbers and contact him with the results.

He said he wondered if the Council was aware of how bad crime is in The Dalles.

Carol Earl said she had lived in The Dalles for over 40 years and felt safe. She said due to the number of Short Term Rentals in her neighborhood, she no longer feels safe. She said there were parking overflows, loud parties.

Sally Carpenter read a letter prepared and signed by others in the neighborhood. (attached) She said since the owner is not a resident of the Short Term Rentals the entire safe community feel in the Scenic area had been lost.

James "Pat" Madsen; Jan Oldenberg; Paul Peters; Wendy Wilson said

- One property had a tarp on roof for 2 years
- Two properties had been rented together with gate between properties- lots of people in yards all night
- No consideration for the neighborhood
- Everyone staying at the homes do not register with the owner
- Concerned about squatters on the properties – neighbors don't know who belongs there and who doesn't
- Damage done to vehicles
- Street down to one lane
- Need stronger restrictions – enforcement



## MINUTES

Regular City Council Meeting

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- Property values going down
- Neighborhood no longer a family neighborhood

Debi Ferrer said she is an owner of a short term rental. She said the difference is she lives at the property, rents her downstairs about 10 days a month. She said she hasn't had any issues.

Ferrer said they are preparing to sell her mother-in-law's home. She said she is concerned it will be purchased by someone who will turn in into a short term rental. She said if the Code was tougher, perhaps it would be easier to assure it won't become a Short Term Rental.

City Attorney Jonathan Kara said the Ordinance does have a provision for neighbors to complain via form to the Codes Enforcement Officer. He encouraged citizens to contact Nikki Lesich, the Codes Enforcement Officer. He said she would investigate.

Councilor Long said these people shouldn't have to fill out a form, they came to talk to the Council. She said the Council didn't know ramifications at the time the ordinance was enacted. She said the intent was to address issues as they came up. She said it was time to review the code in light of these comments.

City Manager Matthew Klebes said he agreed with Councilor Long. He said he also encourages citizens to file complaints as they occur, to allow staff to investigate.

Klebes said staff was discussing these issues. He said it was time to review the ordinances and address the issues.

Councilor Richardson said with the growth of Short Term Rentals in the last 3 years, it would be helpful to have citizens report issues to determine if issues are citywide.

Councilor Randall and McGlothlin said they live in these neighborhoods and would follow up.

### **CITY MANAGER REPORT**

City Manager Matthew Klebes introduced the new Executive Assistant Amie Ell.

He said the City had move forward in the process of having a RARE Planner.

### **CITY COUNCIL REPORTS**

Councilor McGlothlin reported:

- League of Oregon Cities Conference

## MINUTES

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- Budget meetings – smooth working toward common goals

Councilor Long reported:

- League of Oregon Cities Conference
- Missed budget meeting due to migraines

Councilor Randall reported:

- League of Oregon Cities Conference
- Budget meetings

Councilor Richardson reported:

- Budget meetings
- Presented Climate Resiliency Report to Wasco County Commission accepted report

Mayor Mays reported:

- League of Oregon Cities Conference
- Budget meetings
- Virtual Town Hall Jeff Helfrich

## **CONSENT AGENDA**

It was moved by Randall and seconded by McGlothlin to approve the Consent Agenda as presented. The motion carried 5 to 0, Randall, McGlothlin, Runyon, Long, Richardson voting in favor; none opposed.

Items approved on the consent agenda were: The minutes of the April 24, 2023 Regular City Council Meeting; Resolution No. 23-013 Public Works Seasonal Employee Wages; Surplus various items at City Hall.

## **CONTRACT REVIEW BOARD**

### **Authorization to Award a new 15 year Contract with OMI for Operation of the City's Wastewater Treatment Plant**

Public Works Director Dave Anderson said the OMI Regional Manager, Shawn Moffett and Lead Operator Oscar Ferris were in attendance. Anderson reviewed the staff report.

In response to questions Anderson said:

- 10 year renewals were available to the City, not required
- High level of satisfaction with OMI

## MINUTES

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- Occasional events do cause odors

It was moved by McGlothlin and seconded by Richardson to authorize the City Manager to enter into a new 15-year contract with Operations Management International (OMI) for operation of the City's wastewater treatment plant with a first-year cost of \$1,359,289.00. The motion carried 5 to 0; McGlothlin, Richardson, Runyon, Long, Randall voting in favor; none opposed.

### ACTION ITEMS

General Ordinance No. 23-1397 An Ordinance Amending The Dalles Municipal Code Title 5 (Offenses) by creating Chapter 5.02 (Smoke-Free Lewis & Clark Festival Park)

City Manager Klebes reviewed the staff report.

Neita Cecil, North Central Public Health thanked the Council for allowing her to bring the Ordinance before council. She said she would work with the city on signage and costs of signage.

Runyon asked if smoking and vaping were addressed in the Ordinance.

City Attorney Kara said Inhalant Delivery System = vaping.

It was moved by Long and seconded by McGlothlin to adopt General Ordinance No. 23-1396, an ordinance amending The Dalles Municipal Code Title 5 (Offenses) by creating Chapter 5.02 (Smoke-Free Lewis & Clark Festival Park). The motion carried 5 to 0; McGlothlin, Long, Richardson, Randall, Runyon voting in favor; none opposed.

### Climate Resiliency Report

City Manager Klebes reviewed the staff report.

Councilor Richardson introduced the Committee members in attendance: Eric Hansen, Carl Schwartz, Kurt Conger, Debi Ferrer. He said the committee worked hard to deliver a feasible, prudent, and actionable report. He said the report was intended for staff to use as a conversation to prioritize actions.

It was moved by McGlothlin and seconded by Long to accept the Climate Resiliency Report and direct staff to evaluate recommendations for potential implementation. The motion carried 5 to 0; McGlothlin, Long, Randall, Richardson, Runyon in favor; none opposed.

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**EXECUTIVE SESSION**

In accordance with ORS 192.660(2)(d) to conduct deliberations with persons you have designated to carry on labor negotiations.

Mayor Mays Recess Open Session at 7:02 p.m.

Mayor Mays Reconvene Open Session at 7:23 p.m.

It was moved by Richardson and seconded by Randall to authorize the City Manager to enter into SEIU Collective Bargaining Agreement to begin July 1, 2023 and continue through June 30, 2026. The motion carried 5 to 0; Richardson, Randall, McGlothlin, Long, Runyon voting in favor; none opposed.

Mayor Mays said being a new City Manager, Klebes had done a great job with the Police Union and SEIU contracts.

City Manager Klebes said the Human Resource Director and Finance Director, as well as the Police Chief, and Public Works Director made a great team.

Mayor Mays reminded Council the City Manager, City Attorney and Judge evaluations were scheduled for May 19<sup>th</sup> at 11 a.m. He said the self-evaluations had been completed.

**ADJOURNMENT**

Being no further business, the meeting adjourned at 7:27 p.m.

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Submitted by/  
Izetta Grossman, CMC  
City Clerk

SIGNED:

\_\_\_\_\_  
Richard A. Mays, Mayor

ATTEST:

\_\_\_\_\_  
Izetta Grossman, CMC City Clerk

The Dalles City Council  
313 Court Street  
The Dalles, Oregon 97058

May 8, 2023

Dear City Council,

We are residents of The Dalles who live south of West 14<sup>th</sup> Street and west of Sorosis Park in a section of the city that is zoned as Low Density Residential.

Within areas zoned as Low Density Residential, the City permits outright the primary use of single family residences, such as our own. Within areas zoned as Low Density Residential, the City permits outright the accessory uses of “Bed and breakfast and vacation rentals, subject to the provisions of Article 6.040: Bed and Breakfast and Vacation Rentals.”<sup>1</sup>

In the past several years, our neighborhood has devolved, unexpectedly, into a short-term rental haven. There has been a purchasing spree by shadow limited liability companies<sup>2</sup> of former single-family homes in our neighborhood. In turn, most of those companies have posted the properties on websites including Airbnb.com which advertise and broker these homes for short-term stays. To the best of our knowledge, no long-term residents live at these vacation rentals. Since the posting of these properties on websites like Airbnb.com, our neighborhood has experienced increased noise, decreased parking space, general crowding, increased traffic, increased criminal presence, lack of awareness of children playing in the neighborhood, and general disrespect for community norms. Additionally, we can no longer maintain any kind of Neighborhood Watch program because we can no longer discern short-term renters from trespassers and drug traffickers. Finally, our region is experiencing a long-term housing shortage driven, in part, by the prominence of short-term rentals. We have observed companies now buying properties that historically were owner-occupied single family residences. The result is that the number of owner-occupiers – folks who would otherwise have a personal stake in where they live – is dwindling. The number of single-family homes that are available for sale is so small as to squeeze a middle-class family with children out of our community.<sup>3</sup>

The City’s current zoning provisions are permissive of these short-term rental properties being located in Low Density Residential neighborhoods. The majority of the City’s code addressing short-term rentals is contained in Chapter 8.02, which really only addresses licensing and limiting the stay of guests to 30 days maximum.

In order to minimize or limit the multiple negative aspects of short-term rental activity in our zone, we propose the City to take the following actions:

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<sup>1</sup> Per City Code 10.2.030, an accessory use is a use on the same lot with and of a nature customarily incidental and subordinate to the principal use.

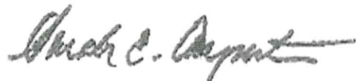
<sup>2</sup> For example, according to the Wasco County Public Basemap (viewable at <https://public.co.wasco.or.us/gisportal/apps/webappviewer/index.html?id=80a942ec81da4dd2bcc16032cc329459>), the property at 303 West 20<sup>th</sup> Street is owned by “TD 303 W 20TH<sup>h</sup> LLC.” The property at 322 West 20<sup>th</sup> Street is owned by “TD 322 W 20TH LLC.” The property at 300 West Scenic Drive is owned by “1121 SE LINCOLN LLC.” The property at 416 West Scenic is owned by “TD 416 W SCENIC LLC.” The property at 318 West 20<sup>th</sup> Street is owned by “TD 318 W 20TH LLC.”

<sup>3</sup> See, for example, the United States Census Bureau data for Wasco County at <https://www.census.gov/quickfacts/fact/table/wascocountyoregon/INC110221#INC110221>

- (1) Establish a minimum period of stay of 30 days in any short-term rental property sited in a Low Density Residential zone. In addition, set a maximum number of total rental contracts that may be formed per year for any short-term rental property sited in a Low Density Residential zone.
- (2) Require a person who owns or operates a short-term rental property sited in a Low Density Residential zone to reside on the premises being rented.
- (3) Establish a limit for how many short-term rental licenses the City will grant per year in Low Density Residential zones. Maintain the licensing provisions of City Code 8.02.030. Establish a lottery to determine which licenses will be extended each year. Establish benchmarks which each property must meet before having its license renewed.
- (4) Change short-term rentals from being an accessory use to being a conditional use within a Low Density Residential zone. Ensure the City notifies all neighbors about each conditional-use application and subsequent hearing.
- (5) Fund increased police patrols in neighborhoods with short-term rental properties.
- (6) Evaluate making each of the above actions apply to all residential zones.

Our greatest concerns are community safety, affordable housing, and maintaining the livability and family-friendly nature of our city. We encourage all city residents to share in these concerns.

Sincerely,



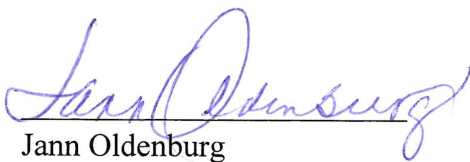
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Sarah E. "Sally" Carpenter  
PO Box 371  
The Dalles, Oregon 97058



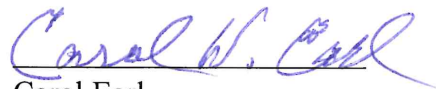
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Wendy Wilson  
PO Box 371  
The Dalles, Oregon 97058



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Jann Oldenburg  
2151 Radio Way  
The Dalles, Oregon 97058



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Carol Earl  
420 West Scenic Drive  
The Dalles, Oregon 97058

**From:** [Matthew Klebes](#)  
**To:** [Izetta F. Grossman](#)  
**Subject:** FW:  
**Date:** Wednesday, May 10, 2023 7:59:02 AM

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FYI

Matthew Klebes  
City Manager  
*City of The Dalles*  
313 Court Street  
The Dalles, Oregon 97058  
(541) 296-5481

**PUBLIC RECORDS LAW DISCLOSURE:**

This email is a public record of the City of The Dalles and is subject to public inspection unless exempt from disclosure under Oregon Public Records Law. This email is also subject to the City's Public Records Retention Schedule.

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**From:** Joyce Overeem <[outlook\\_5972CB5CECBC18E7@outlook.com](mailto:outlook_5972CB5CECBC18E7@outlook.com)>  
**Sent:** Tuesday, May 9, 2023 9:34 PM  
**To:** Matthew Klebes <[mklebes@ci.the-dalles.or.us](mailto:mklebes@ci.the-dalles.or.us)>  
**Subject:**

**WARNING: Email from external source. Links and attachments could pose security risks. Investigate sender and think before you click.**

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My husband and I live next to 303 West 20th street and behind 300 West Scenic Drive. These properties have been a noise nuisance for quite some time. The pool house at 300 West Scenic Drive has a sound system that's created a Disco/Roadhouse atmosphere almost every weekend. The THUMP, THUMP, THUMP, BOOM, BOOM, BOOM bass can go on all weekend all day and into the night. My husband and I can hear the thundering sound system into our living room and bedroom. This noise prohibits us from enjoying our balcony and backyard, especially on the weekends. When we have complained to the Air B&B manager, she informs us that quiet hours are from 0700 to 1100 pm and it's just people laughing and dancing. Apparently, we have to just put up with it until 11:00 PM.

Also, there are parties, loud laughing and shouting that go on in the backyards late into the night on weekends. There is also a hot tub on the property line that is a source of noise during the night.

There are people tramping back and forth between the houses and all hours of the day and night causing my dog to bark. I have had to buy my dogs bark collars and tranquilize them to keep them from barking at the constant noise on the weekends when groups of people are wandering back and forth, day and night. There is a large tarp over the roof and in the backyard that flaps day and night that also creates a constant noise nuisance. The pool water treatment or circulating pumps gurgle all night disturbing our older dog.

We have enjoyed our lovely home since 2003. We have had good neighbors and beautiful views. We now have loud nuisance noises almost every weekend, strangers tramping around behind our property at all hours of the day and night. The owner of these Air B&Bs have asked us numerous times if they can buy our property. We would like to stay in our home, but we are becoming increasingly concerned about the noise and strange groups of people we have to tolerate every weekend.

I hope that the city can investigate the proliferation of short-term rentals in our neighborhood and create some ordinances to stop the deterioration of the quality of life in our neighborhood.

Sincerely Michael and Joyce Overeem

Sent from [Mail](#) for Windows



## **AGENDA STAFF REPORT**

### **AGENDA LOCATION: Contract Review Board Item #10 B**

**MEETING DATE:** May 22, 2023

**TO:** Honorable Mayor and City Council

**FROM:** Dave Anderson, Public Works Director

**ISSUE:** Authorization of expenditures for 2023 City Street Chip Seal Project

**BACKGROUND:** In recent years, the Public Works Department has utilized a lot of chip seal treatments to preserve pavement surfaces on City streets. This is an effective and relatively low-cost treatment that can be used on streets that still have fairly good street surface conditions, and it does not trigger ADA requirements for adjacent sidewalks. The cracks in the streets are filled before they are chip sealed. It is now also the City’s practice to apply a fog seal coat of oil over new chip seals to better lock in the chip rock and extend the life of the chip seal.

The 2023 chip seal effort, as in past years, will be undertaken in partnership with Wasco County Public Works since they have the equipment needed to apply chip seals which the City does not; the County only charges the City for the cost of its labor on these projects. The City has gone together with Wasco County for the purchase of the chip seal oil to get the best pricing available. This year’s project will include 28 street sections throughout the City totaling 4.2 miles of streets to be chip sealed; the list of streets to be chip sealed can be viewed on the Public Works Transportation Division page of the City’s website. The anticipated expenditures for the 2023 Chip Seal Project are as follows:

<b>Item</b>	<b>Quantity</b>	<b>Unit cost</b>	<b>Total cost</b>
Chip seal oil	140 ton	\$615.00/ton	\$86,100.00
Chip rock	1379 ton	\$17.00/ton	\$23,443.00
Wasco Co labor			\$45,000.00
Towing	4 vehicles	\$750.00	\$3,000.00
Fog seal oil	43 ton	\$585.00	\$25,155.00
<b>Total</b>			<b>\$182,698.00</b>

In advance of the planned work, the Public Works Department will inform residents using press releases and door hangers. Streets will be posted as No Parking at least a day



in advance. Occasionally, there is a need to tow inoperative vehicles from the project area and those costs have been anticipated in the project estimate.

**BUDGET ALLOCATION:** The adopted FY2022-23 budget includes \$458,318 in line 005-0500-000.75-10 of the Street Fund allocated for chip seal projects. With an estimated project cost of \$182,698.00, there are adequate funds available for this contract.

**ALTERNATIVES:**

1. **Staff Recommendation:** *Move to authorize the expenditures for the 2023 Chip Seal Project in an amount not to exceed \$182,698.00.*
2. Deny authorization of the expenditures for the 2023 Chip Seal Project and provide additional direction to staff on how to proceed.



## AGENDA STAFF REPORT

**AGENDA LOCATION:** Action Item #11A

**MEETING DATE:** May 22, 2023

**TO:** Honorable Mayor and City Council

**FROM:** Angie Wilson, Finance Director

**ISSUE:** Resolution No. 23-014 Authorizing Transfers of Budgeted Amounts Between Categories of Various Funds of The City of The Dalles Adopted Budget, Making Appropriations and Authorizing Expenditures for the Fiscal Year Ending June 30, 2023

**RELATED COUNCIL GOAL:** Balanced Budget

**BACKGROUND:** Oregon Budget Law recognizes that after the beginning of the fiscal year, changes in appropriations in the budget sometimes become necessary and so allows for those changes via supplemental budgets and budget amendments. Supplemental budgets add funds to existing budgets, while budget amendments move already budgeted funds between categories of the same fund without adding to the fund's total budget.

The proposed resolutions contain the following items:

Resolution No. 23-014 transfers \$51,461 from the Contingency line item to cover the following items:

- 1) \$20,000 is needed from the General Fund Contingency to compensate the Police Department. Additional overtime is needed due to staffing issues.
- 2) \$26,461 is needed from the General Fund Contingency for Debt Services in the Other Department. Transitioning to GASB 87 the City is required to recognize a lease liability and an asset, that is stated as a debt service, which was not budgeted for.
- 3) \$5,000 is needed from the General Fund Contingency to the IT Department to add additional VEBA payout. Due to the IT managers retirement, city policy allows money to be transferred into VEBA from a portion of sick time.

Resolution No. 23-004 also authorizes a transfer of budget in the amount for \$8,900 from the Airport Fund Contingency line item to the Airport Department for the increase in the property tax line item for additional taxes that was inadvertently left out of the budget.

**BUDGET IMPLICATIONS:** Resolution No. 23-014 transfers currently budgeted amounts, and does not have any impact on the total budget of the General Fund and Airport Fund.

**COUNCIL ALTERNATIVES:**

1. Staff recommendation: *Move to adopt Resolution No. 23-014 Authorizing Transfers of Budgeted Amounts Between Categories of Various Funds of The City of The Dalles Adopted Budget, Making Appropriations and Authorizing Expenditures for the Fiscal Year Ending June 30, 2023*
2. Direct staff to make changes to the proposed resolutions and bring the resolutions back to a future Council meeting for consideration.
3. Decline to take action.

**RESOLUTION NO. 23-014**

**A RESOLUTION AUTHORIZING TRANSFERS OF BUDGETED AMOUNTS BETWEEN CATEGORIES OF VARIOUS FUNDS OF THE CITY OF THE DALLES ADOPTED BUDGET, MAKING APPROPRIATIONS AND AUTHORIZING EXPENDITURES FOR THE FISCAL YEAR ENDING JUNE 30, 2023.**

**WHEREAS**, during the budget year certain funds may experience expenditures above approved category limits; and

**WHEREAS**, Oregon Budget Law recognizes these events and allows for transferring of funds between approved category limits within and between funds; and

**WHEREAS**, \$20,000 is needed from the General Fund Contingency to compensate for the Police Department. Due staffing issues, additional overtime is required; and

**WHEREAS**, \$26,461 is needed from the General Fund Contingency for Debt Services in the Other Department. Transitioning to GASB 87 the City is required to recognize a lease liability and an asset, that is stated as a debt service; and

**WHEREAS**, \$5,000 is needed from the General Fund Contingency to the IT Department to add additional VEBA payout. Due to the IT managers retirement, city policy allows money to be transferred into VEBA from a portion of sick time; and

**WHEREAS**, \$8,900 is needed from the Airport Fund Contingency to fund the Airport Department for property taxes that were inadvertently left out of the budget.

**NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL AS FOLLOWS:**

**Section 1. Authorizing Budget Transfers.** The City Council hereby authorizes the following transfers of funds between budgeted categories and funds:

<b><u>FUND OR DEPT.</u></b>	<b><u>BUDGETED</u></b>	<b><u>RESOURCES NEEDED</u></b>	<b><u>REALLOCATED</u></b>
<b><u>GENERAL FUND (001)</u></b>			
From General Fund Contingency	\$ 503,519	\$ 452,058	- \$51,461
To Police Department	\$ 4,929,359	\$ 4,949,359	+ \$20,000
To Total Other Department	\$ 5,363,428	\$ 5,389,889	+ \$26,461
To IT Department	\$ 446,294	\$ 451,294	+ \$5,000

**AIRPORT FUND (061)**

From Airport Fund Contingency	\$ 360,374	\$ 351,474	- \$8,900
To Airport Department	\$3,603,735	\$3,612,635	+ \$8,900

**Section 2. Effective Date.** This Resolution shall become effective upon adoption by the City Council and shall remain in effect until receipt and acceptance of the FY22/23 audit report.

**PASSED AND ADOPTED THIS 22nd DAY OF MAY, 2023.**

Voting Yes, Councilors: \_\_\_\_\_  
Voting No, Councilors: \_\_\_\_\_  
Absent, Councilors: \_\_\_\_\_  
Abstaining, Councilors: \_\_\_\_\_

**AND APPROVED BY THE MAYOR THIS 22nd DAY OF MAY, 2023.**

SIGNED:

ATTEST:

\_\_\_\_\_  
Richard A. Mays, Mayor

\_\_\_\_\_  
Izetta Grossman, CMC, City Clerk