**CITY OF TWO RIVERS**

**CITY COUNCIL PROCEEDINGS**

**SPECIAL CITY COUNCIL MEETING**

**WORK SESSION**

**Monday, April 22, 2019**

**Meeting to Convene at Former Riverfront Liquor Building – 6:00 PM**

**1431 East River Street, Then Recess to Reconvene at 3rd Floor Committee Room**

**City Hall**

**Call to Order**

The City Council meeting was called to order by President Patrick Gagnon at 6:00 PM.

**Roll Call**

Members present: Erin Gonnerman, William LeClair, Jack Powalisz, Jay Remiker, Bonnie Shimulunas, Curt Andrews, Mark Bittner, David England, Patrick Gagnon.

Staff Members present were: Gregory E. Buckley, City Manager, Jim McDonald, City Engineer, Scott Ahl, Civil Engineer, Joe Collins, Police Chief, David Buss, Finance Director, Kevin Boehm, Parks and Recreation Director.

**Discuss Condition of Former Riverfront Liquor Building; Options for Re-Use or Demolition**

Mr. Buckley gave an overview of the Riverfront Liquor Building acquisition and stated the reasons for purchasing this property were to improve safety for pedestrians and bicyclists at this intersection, blight elimination, redevelopment of the City’s waterfront and downtown. Phase 1 environmental site assessment was completed. SmithGroup JJR presented the city with conceptual design for the East River Gateway. There were prior discussions about maintaining a portion of this building for restrooms and a travel kiosk. Jeff Gordon, SMI did a site visit and noted several problems with the exterior and interior of the building. He stated the building is shifting and cracking in the north and south walls.

Mr. Buckley stated after staff review and discussion, it is his recommendation to demolish the entire building and discuss the intersection design later.

A motion was made by Councilmember England, seconded by Councilmember Remiker, to demolish the whole building. Upon a voice vote, motion carried.

Mr. Buckley suggested that, in light of this decision to clear the Riverfront Liquor site, it would be appropriate to develop a more detailed plan for the use of that parcel and other, nearby properties. He suggested possibly working with Smith Group/JJR, who assisted the City with the Hamilton site redevelopment plan and with preliminary concepts for modifying the Washington/East River Street intersection.

A motion was then made by Councilmember Andrews, seconded by Councilmember England, to direct the City Manager to request a proposal from Smith Group/JJR for development of a plan that would address the Riverfront Liquor parcel, other nearby properties and the Washington/East River Street intersection. In reply to a question from Council member Gonnerman, Mr. Buckley affirmed that such a proposal would be presented for Council action. Upon a voice vote, motion carried.

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**Discuss Reconfiguration of Washington Street/East River Street Intersection**

Mr. Buckley referred to the handout from JJR with a concept for the redesign work of the intersection. The Council would like to discuss this further once the building is demolished. No action was taken at this time.

**Recess to Travel to City Hall for Balance of Meeting**

At 6:41PM, the Councilmembers left 1431 East River Street to travel to City Hall to reconvene the balance of the meeting.

**Reconvene**

At 6:50 PM, President Gagnon reconvened the meeting in the 3rd Floor Committee Room, City Hall.

**Discuss Code Enforcement Concerns; Follow-Up to Discussion at February 28 Work Session**

Police Chief Collins updated the Council regarding the hiring of two new Code Enforcement Officers who will be actively working with code violation complaints like tall grass, junked vehicles, etc. Councilmember Andrews asked what the top 10 Ordinance problems are and how have we handled them in the past? Councilmember Bittner suggested an action plan be put in place so when these problems arise, the city is ready to issue citations or whatever it takes to get these problems resolved.

A motion was made by Councilmember Andrews, seconded by Councilmember Bittner, to direct staff review the most frequently violated ordinances and bring back the list of the top 10. Chief Collins stated he will work on that list. Upon a voice vote, motion carried.

**Discuss Advisory Recreation Board Recommendation Regarding Dogs on Beach**

Mr. Boehm, Parks and Recreation Director stated Dogs on the Beach was discussed at the Advisory Recreation Board meeting on April 17, 2019. It was recommended by the Advisory Recreation Board to allow leashed dogs on Neshotah Beach from May 1 – September 30 from dawn until 10:00 AM and to revisit this in September to review if there were any issues. Mr. Boehm stated the board also made a recommendation to allow leashed dogs to be walked on the concrete beach walk on Neshotah Beach except for during special events, and to also ensure that all signage is clear, concise and consistent in all parks and along the beach. He further stated he will be bringing a draft ordinance to the May 6, 2019 City Council meeting for the Council to review.

**Update on South Breakwater Trail Project**

Mr. Buckley stated the project is moving ahead and that he met with Scott Anderson, Seagull Marina and Mr. Anderson is agreeable with the current plan of the 8-foot trail width; handicapped parking spaces by sledge barn; asphalt paved trail for a total cost of $120,000.00. Mr. Buckley stated the city submitted an application to the State Coastal Management Office for a $48,000 grant; he submitted a $30,000 grant application to the West Foundation and with the city Capital Borrowing of $42,000.00, this will cover the total cost of this project. No action was taken on this item.

**Discuss Sandy Bay Highlands Marketing and Development Activity**

Mr. Buckley distributed a map showing a potential PUD single family condominium development site plan. Mr. Buckley stated the builder who contacted his office is still interested in building a spec home this summer in Sandy Bay Highlands. The builder and Catherine Egger, Real Estate Marketing Agent will be attending the next BIDC/CDA meeting to discuss his plans. No action was taken on this item.

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**Discuss Status of Hotel Development Project**

Mr. Buckley stated he sent Rick Carey, Hotel Developer an updated Development Agreement. He suggested inviting Mr. Carey to the next Personnel & Finance meeting to review the Development Agreement and to move the discussion forward, the plans of the hotel development. No action was taken on this item.

**Adjournment**

At 8:10 PM, a motion was made by Councilmember Gonnerman, seconded by Councilmember Remiker, to adjourn the City Council meeting. Upon a voice vote, motion carried.

Kim M. Graves

City Clerk