

**MILL CITY  
MINUTES OF THE CITY COUNCIL  
Tuesday, March 8, 2022**

**Mayor Kirsch** opened the meeting at 6:30 PM with the flag salute. Councilors present were Janet Zeyen-Hall, Brett Katlong, Tony Trout and Steve Winn. Councilor Plotts was excused. Staff members in attendance were City Planner Dave Kinney, City Clerk Tree Fredrickson and City Attorney Jim McGehee.

**Citizens in attendance were** Linn County Sheriff Michelle Duncan, Stephen Floyd, Roel Lundquist, Gary Olson, and Pierce Torres.

**DECLARATIONS OF POTENTIAL CONFLICTS OF INTEREST:** Mayor Kirsch stated that anyone who felt they may have a potential conflict with anything on tonight's agenda may say so at this time or at any time during tonight's meeting.

**CONSENT AGENDA**

Mayor Kirsch requested item 'd' be removed from the Consent Agenda for discussion.

**Councilor Trout** moved and was seconded by **Councilor Zeyen-Hall**, to approve items a; Approval of Minutes of Regular City Council Meeting of February 22, 2022, b; Approval of Accounts Payable, and c; Acceptance of Monthly Revenue & Expenditure Report, February, 2022. Mrs. Fredrickson polled the Council. The motion passed unanimously, (5:0).

Mayor Kirsch said that he received an email from a concerned citizen, which was provided to Council for review, regarding his recommendation to appoint Glen Kent to the Budget Committee as he is a friend and has a development before the City at this time. Mayor Kirsch stated that there were three vacancies on the Budget Committee and only two were applied for. Because there was still one vacancy, Mayor Kirsch asked Mr. Kent if he would be interested in serving for the remaining one year term, to which he indicated his interest.

Councilor Trout said that he also knows Mr. Kent and feels that he would be a good addition.

Councilor Katlong said that he also is acquainted with Mr. Kent as he will be working with him on several projects.

**Councilor Trout** moved and was seconded by **Councilor Katlong** to approve item d; Ratification of Mayor Kirsch's Appointment of Glen Kent to a One (1) Year Term on the Budget Committee, Expiring June 30, 2022. The motion passed unanimously, (5:0).

**LINN COUNTY SHERIFF'S REPORT:** Sheriff Michelle Duncan gave the police report for February.

Property crimes in the area have fallen. However, stolen vehicles are still an issue.

Five people were arrested for car thefts but released due to lack of jail space. This situation is being addressed with jail staff to find a remedy. Sheriff Duncan stated the Governor ordered the release of property crime offenders due to overcrowding and COVID, who have now reoffended within their communities. Another group of more serious criminals have also been released.

Legislative SB 1510 will prohibit deputies from stopping vehicles for lighting equipment issues. This is a successful tool in assisting law enforcement to take drunk drivers off the road, find illegal drugs and stop other criminal activities.

The Linn County District Attorney and Mental Health Department are working on a program called the "Yellow Line Project" which will allow those experiencing a mental health crisis, but still cognizant to make decisions, two choices when detained by deputies; start and complete a two-month treatment program through Mental Health or go to jail. If the program is not completed the person will go to jail.

Sheriff Duncan said that the next LSCO Citizen's April 6-22, 2022. The academy will be held Wednesday evenings from 6:00 to 9:00 p.m. with sign-ups available on the LCSO website. Mayor Kirsch spoke highly of this program and said that riding along with a deputy for a day is an eye-opener on what deputies deal with on a daily basis.

**CITIZEN COMMENTS/QUESTION:** None.

**PUBLIC HEARING:** None Scheduled.

**PRESENTATIONS:** None Scheduled.

**OLD BUSINESS:**

TIGER Grant Update: A photo presentation of the three TIGER elements was provided for Council review. Original cost estimates, actual costs and final totals with a timeline for each to proceed with final payment was included.

The original project estimate for the entire project was \$9,382,574. The final cost is projected to be \$8,125,743, There are a few more elements to complete including the sign that goes in the kiosk at the end of the Railroad Bridge and installation of bollards. A few bridge fencing panels are missing, which is why the bridge is still closed.

Councilor Trout said that today was Danielle Gonzalez's last day with Marion County, noting that she has done a lot for the area, including being instrumental in the TIGER grant. Councilor Trout thanked Mrs. Gonzalez.

Mayor Kirsch said that he attended Mrs. Gonzalez's going-away party where she was named one of the top 100 Most Influential Government Policy makers. She was also very instrumental in the NSSA for the whole Santiam Canyon.

Sewer Update: Mayor Kirsch, Planning Advisor Dave Kinney, City Recorder Stacie Cook, representatives of DEQ, Marion County, Keller Associates, Business Oregon and the Governor's Office held a meeting to discuss the status of the City's sewer capacity as well as draft plans for addressing the period between now and NSSA completing their Mill City/Gates portion of their project. Mayor Kirsch said that there are enough funds committed to NSSA to complete approximately 95% of the project, with enough dollars available to complete a major part of the engineering.

Councilor Zeyen-Hall said that Mill City's original capital improvement funding request of \$2.5 Million to complete immediate repairs to the sewer plant has passed in the Legislature and is awaiting the Governor's signature. However, the City submitted a revised estimate for the lateral flow plant and drain field acquisition and are hopeful that the increased funding request will be considered and funded as well.

Mr. Kinney said that Keller Associates has completed a report identifying what is needed for immediate short-term repairs for Mill City's wastewater system that will buy approximately three to five years to allow for continued growth. The technical report estimated these improvements will cost \$2.7 million, which was submitted to the legislature.

DEQ notified the City that an additional 35+ acres will be needed for a replacement drainfield and an additional drainfield to handle new growth within the City. Mr. Kinney said that technical advisory meetings are set with the Regional Solutions Team, DEQ staff and Marion County to try and work toward a solution.

Councilor Trout asked if any property has been identified for this purpose. Mr. Kinney said that he and Mrs. Cook met with three property owners in the last two weeks to see if there is any interest in having land available. Soil tests will need to be performed to meet the required criteria before any decisions are made or negotiations can be done.

One of the next steps is to complete the short-term improvements at the wastewater plant; fixing valves, pump repairs, etc. Specs are being compiled so that a contract can be issued this spring.

## **NEW BUSINESS**

Request for Waiver of Fees – Shadrin, Mark; 383 S 1<sup>st</sup> Avenue: A request for waiver of fees was received from Mark Shadrin, Good Home Group, LLC for 383 S 1<sup>st</sup> Avenue. Mr. Shadrin stated in his email that the first bill was not paid immediately, which has caused several late and shutoff fees to greatly swell the amount due. He requests these fees, totaling \$80, be waived.

There is no history to refer to in determining whether this will be a one-time event as the shut off was for the first billing in January. A payment was made on February 16, 2022, bringing the account current.

Councilor Katlong said that citizens opening a new water account are provided information on billing and asked how is this person not aware of the timeline?

**Councilor Katlong** moved and was seconded by **Councilor Zeyen-Hall**, to Deny Waiver of Fees for Shadrin, Mark; 383 S 1<sup>st</sup> Avenue. The motion passed unanimously, (5:0).

Oregon Mass Timber Modular Housing Prototype: Mrs. Cook received a call from Mcrae Carmichael of COG regarding a modular housing prototype project. The program developer, Hacienda Community Development Corp, wishes to build and place some of the prototype housing in the canyon but are searching for sites that are ready for a 'drop and go' scenario. The FEMA trailer site was immediately considered.

The developers are planning to manufacture 600-1000 sq. ft. two-bedroom, modular homes and place them in three communities in Oregon for a one-year pilot. The caveat to this is that the developers do not want to manage the 'rentals' and will need access throughout the pilot time frame to do inspections on the units.

There is not a mock-up of the design at this time. Ultimately, it is believed that they can mass produce up to 1,000 units per year. This is a \$5 Million project and the only one of its kind funded in Oregon. If there is interest from Council, Mrs. Carmichael and developer representatives would be willing to attend a Council meeting to provide additional information.

Mayor Kirsch said that he likes the idea but would only support this project if Freres Lumber is involved as they also produce a mass timber panel. He is also against the City having to be landlords and would like to see these put on private, not public, property.

Councilor Katlong agrees with Mayor Kirsch as Freres Lumber has given so much to the community. However, he does not like the idea of using the FEMA trailer site because he would like to see the City's clean-up day return.

Councilors Trout, Katlong and Zeyen-Hall each voiced their disagreement with the City entering into another landlord/tenant situation.

City Attorney Jim McGehee said the land could be leased to the developer without the City getting into a 'landlord' situation.

Consensus to request additional information.

## **STAFF/COMMISSION REPORTS**

City Recorder Report: Mr. Kinney said that he will meet with Keller Associates to discuss the next steps with Mill City Falls Park. FEMA will allow their payment for the Reid House to be used for the Mill City Falls Park which will allow much of the improvements to be done over the next couple of years. A State Parks grant application was authorized at the last meeting which will also contribute dollars to the project.

*List of On-going Old Business News:* A current list of on-going old business items was provided for review.

*Planning Commission Meeting Date/Time:* The Planning Commission will meet on the second Friday of the month at 8:30a.m. with large public hearings scheduled for the third Friday at 6:30p.m.

City Attorney Report: Mr. McGehee said that he now has a permanent office site in Stayton.

The property at the corner of SW 4<sup>th</sup> Avenue and SW Cedar Street is again in disarray and needs to be cleaned up. Mr. Kinney will speak with the School Superintendent on this matter.

Mr. McGehee said he spoke with a nuisance property owner and gave him time to figure out a plan to clean up his property. The gentleman was supposed to provide an update on his plans.

In court today, another property owner indicated that they needed assistance with clean up. Mr. McGehee asked staff to obtain bids for abatement, which would then be placed as a lien against the property.

## **BUSINESS FROM MAYOR & CITY COUNCILORS**

**Councilor Winn** said the tree at the Seventh Day Adventist property is now gone. In exchange, ten dump truck loads of firewood were donated to benefit disabled Veterans.

**Councilor Zeyen-Hall** said that bark dust was delivered to Kimmel Park. Canyon Catalyst volunteers will spread it throughout the park.

**Councilor Katlong** reported a broken pipe in the sewer's gravel filter causing a large leak. He will notify Public Works.

**Councilor Trout** had nothing to report.

Mr. Kinney said that John Ashley has been working on engineering specs for the SW 2<sup>nd</sup> Avenue project. The school is planning on constructing a new parking lot across from the gym later this summer. The City does not want to overlay SW 2<sup>nd</sup> Avenue until this is finished as the street will be cut from the new parking lot to the gym to lay conduit and pipe. The project should be finished by September, 2022.

A pre-construction meeting is set for the installation and overlay of a waterline from NW 7<sup>th</sup> Avenue to NW Sunset Court next Tuesday.

**Mayor Kirsch** said that he, Mrs. Cook and Mr. Kinney met with Frances Thomas on the status of the Reid House property, the endowment funds and continuing to honor the family's wishes.

Ideas included using the endowment dollars as seed money for park projects. Mrs. Thomas liked the ideas but would like to see something in writing with the intent to limit changes in the future.

Councilor Trout said that Marion County Commissioner Danielle Bethel advised that letters were sent to all remaining at the RV site notifying them to have other housing set by April 1, 2022.

**EXECUTIVE SESSION: None scheduled.**

**ADJOURNMENT**

The meeting was adjourned at 8:21 PM.

Prepared by:

Approved by:

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Stacie Cook, MMC  
City Recorder

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Tim Kirsch  
Mayor