



**City of Seneca**

Phone/Fax: (541) 542-2161

PO Box 208 / 106 A Ave.

Seneca, OR 97873

**CITY COUNCIL  
REGULAR MEETING  
May 9th, 2017**

**Present Council**

**Bill Williams**

**Melissa Pettyjohn**

**Brad Smith**

**Andrea Combs**

**Sue Holliday**

**Public**

**Patty Davidson**

**City Manager/Recorder Josh Walker,  
Minutes taken by Raamin Burrell**

Mayor Combs called the meeting to order at 6:10pm.

**Open Floor:**

Mayor Combs read the agenda item aloud. The only public person present, Patty Davidson, stated that she had items to discuss. Mayor Combs gave her the floor.

- Patty Davidson stated that she had two subjects to discuss with Council. The first being the fact people are still driving too fast as they come into town on the 16 Road (1<sup>st</sup> Street) and are ignoring the slow down sign. She stated that people have mentioned that the style or shape of the sign is deceiving in that they read it as a recommendation, not an actual speed limit sign. She also asked about reverting to the old signs that seemed to work better? City Manager Walker stated that the old signs did not belong to the City and that we cannot legally change or add signs outside of the City limits. Mayor Combs reminded all that aside from OSP or GC Sherriff, there is no way to enforce the speed limit. Patty Davidson stated that when she spoke with the Sherriff's office they said that they have a speed trap sign, the one that shows how fast you are going, that they would be willing to lend us, but it requires plug in power. Councilor Pettyjohn suggested going to the Forest Service, again, since it's been a while, and ask if they could place a "slow down" or "speed change approaching" sign. There was some discussion about all of the hoops the Forest Service said there were to go through to do



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that years ago, but things might have changed. City Manager Walker suggested dropping a hole line across the road at the city limit to get people to slow down. Councilor Smith agreed with Councilor Pettyjohn to call the Forest Service first, see what they say and/or what they can do to help, then we can go from there. Councilor Holliday said the biggest problem is the hill right before you come into town. You have no clear vision of a speed limit sign until you are over that ridge and coming into town. Not enough time to slow down safely. City Manager Walker also suggested having a discussion with Southworth as they own the property out by the "landing" that says "Caution: Pedestrians" and or something about entering the City limits of Seneca. Councilor Pettyjohn said at a previous property where her family had lived they had a small sign that read, "Drive like your kids play here." It was a small, but effective. City Manager Walker suggested have OSP or Sherriff park at Tom Nielsen's driveway to catch a write tickets to speeders coming into town during hunting season. They'd write more than their quota daily.

- The second thing Mrs. Davidson wanted to bring up was in regards to a greenhouse that she wants set up. The only issue is that she'd like permission to set it up on the Ambulance lot as the property she just purchased is across the street and there is no room on her lot. She said it would be on skids, so it could be easily moved and could be placed wherever on the lot the City deemed appropriate. Councilor Holliday voiced the concern that if the Council allows Patty to put something on a City lot, free of charge, then they would have to allow the same to others, and the Council isn't willing to do that. Councilor Smith asked why she couldn't place it out in the Community Garden lot? Mrs. Davidson said that it was too far away from the newly acquired lot. If she were ok with the distance then she would put it on their vacant lot which is on the same side of town as the Community Garden. She was hoping to have it closer to better be able to enjoy it after work. The lot next to hers is owned by Blue Mountain Cable and she said that she would get into contact with them.

### **Approval of Minutes:**

Mayor Combs read the agenda item aloud. She confirmed that the minutes from the Regular Council Meeting from April 11th, 2017 were read prior to the



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meeting by all Councilors. Mayor Combs asked if there were any additions or corrections that needed to be made to the minutes before signing.

*-Councilor Holliday made the motion to accept the meeting minutes, Councilor Williams seconded it. All were in favor, motion passed and Minutes signed.*

### **Dump Fee Appeal:**

Mayor Combs read the Agenda item aloud. Mayor Combs called for a discussion by the Council. (Attachment A) Councilor Pettyjohn said that the request was reasonable, other Councilors agreed. Mayor Combs called for a motion to approve the appeal of dump fees for John Klum.

*-Councilor Pettyjohn made the motion to accept the appeal, Councilor Holliday seconded it. All were in favor, motion passed.*

### **Grayback Tax Lot Information:**

Mayor Combs read the line item from the Agenda. City Manager Walker explained what was in the Councilor packets were the tax lot map with the areas highlighted that Grayback already owned and were proposing to purchase after surveying and an overhead aerial view of the area. (Attachment B) City Manager Walker said he wasn't a fan of extending the initial lot space to 75' wide. His reasons are that it's easier and less expensive for all to survey and vacate the area included in the right of way. Once that is done, then the adjoining lot(s) can be surveyed and purchased as a separate sale if they are still interested at that time. Or Grayback could offer to purchase parts of the adjoining tax lot that are already parceled off instead of splitting them up. Discussion ensued among the Councilors. City Manager Walker suggested that they offer to sell the entire lot 101 or combine the existing smaller lots that are inside of lot 101 into larger sizes since they are all commercial lots. That would make 2, 100' x 100' lots available for future sale and combined lots 5 and 6 inside of lot 101 for sale to Grayback. Mayor Combs agreed that keeping the current sale to the right of way vacation keeps everything neat and orderly. She also asked as to the purpose of the alleyway that goes through the existing Grayback lot, parallel to HWY 395, but says vacated in lot 101. City Manager Walker said he wasn't sure why that was there or when it was vacated on the lot 101. That was all way before his time. It might have been for access to older water or sewer pipes or rear access to the Seneca Shops that used to be there. Mayor Combs asked what was needed now to move forward? City Manager Walker said that a public hearing needed to be scheduled to discuss vacating the right of



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way with Grayback representatives and the public, officially. A recommendation was made by City Manager Walker to hold that public hearing as part of the regular City Council meeting in July. All Councilors agreed that was the best plan of action.

### **Grant Administrator Contract:**

Mayor Combs read the title of the Agenda item aloud. Mayor Combs stated that it looked to her like it was a fairly standard contract. All agreed. City Manager Walker pointed out that the Exhibits were straight out of the CDBG. Mayor Combs made a motion to approve and sign the contract.

*-Councilor Holliday made the motion to approve, Councilor Smith seconded it. All were in favor, motion passed, contract signed.*

### **Meter Readings Update:**

Mayor Combs read the title of the Agenda item aloud. City Manager Walker explained that this item was on the agenda as a reminder to the Council that people would be charged this year for overages on their water usage. On May 1<sup>st</sup> they were able to read all except one meter, but it would be taken care of as soon as the seasonal person that owns the property came into town. Councilor Holliday started a discussion about the possible location of a new meter on her lot that would be associated with her account due to her usage from a City fire hydrant. Many options were discussed and will be pursued. Councilor Holliday was adamant that she be charged for her usage, one way or another. City Manager Walker said that all options would be explored and they will come up with something that would work for her and the City.

### **County Wide Clean-up Day (May 25<sup>th</sup>):**

Mayor Combs read the agenda item aloud. City Manager Walker explained that the County already has this day planned with Oregon SOLV to come out and help with cleaning and disposal of waste and hazardous waste. There was a brief discussion as to who would be involved and that the day was on a Thursday, so getting volunteers or participation would be difficult. City Manager Walker suggested using the dump trailer for metal: scrap metal, cars, appliances, etc., because Clark's takes that for free. He also suggested getting volunteers to help people that are unable to haul or move items themselves. Maybe have a curb-side pick-up process that day instead of a drop-off point at the City Yard or City Park. He said that the City staff would figure it all out and let everyone know.



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### **City Park Structure Update:**

Mayor Combs read the agenda item aloud. City Manager Walker explained that he made a hard push to get the structure up and done by the Oyster Feed, but it just wasn't going to happen for this year. The catch were the trusses that were part of the original design were going to take too long to make and have shipped. Also, that due to the extensive size of the proposed structure, the anticipated cost was significantly more than the City and Golf Committee were willing to fund. He decided that some reconsiderations had to be made to bring the cost down. One option would be to change the design to a Pole Barn style, another would be to shorten the building from 12' x 40' to 12' x 32'. Either would cut costs, but the City would still have to ask for bids for the project. Mayor Combs asked if enclosing it would help with the cost? City Manager Walker said that it really wouldn't and that he wants to take the time to get the information straight and plan this properly. He stated that the old cook shelter will come down immediately after this Oyster Feed. Mayor Combs asked what was going to be done with the building that was the old restroom? City Manager Walker stated that it was coming down, too. Mayor Combs agreed that the Park would be much cleaner with both structures gone. Councilor Pettyjohn asked if the old restroom building was still being used for storage and if considerations were made for that? City Manager Walker stated that it's been empty for some time. He went on to explain that he really wanted to design a good site plan for the City Park. He stated that the layout of the buildings was not his strong suit and would like and appreciate assistance with designing what and where the structures should be at the Park. He would also like the final decision on the site plan to be a joint decision between the Council, Golf Committee, and City staff. There could be grants available to help offset the costs if the site plan and bids for work were already done. Mayor Combs asked that the City Manager look into what other grants may be available to help us out. City Manager Walker also considered erecting a "soft-shell" style tent or canopy that could be mobile and then put away for the winter. Something like that may be more useful as a temporary solution.

### **OMA Kids Contest:**

Mayor Combs read the agenda item aloud. She stated that the person she put in charge of the project didn't get back to her so she is unaware if there were any entries for this year. She said they would try again next year.

### **Bills Before Council:**

Mayor Combs read the agenda item aloud and called for a motion to approve and sign the bills.



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*-Councilor Smith made the motion to pay and sign the bills. Councilor Holliday seconded it. All were in favor, motion passed, checks were signed.*

**Mayor Combs adjourned the meeting at 7:15pm.**

**Mayor:**

*Andrea Combs*

**Attest:**

*R T Wah*

City Council  
City Of Seneca  
P.O. Box 208/106A Ave.  
Seneca, Oregon  
97873

RE: Appeal of Dump Fee for Account # 1002 316 3rd St.



Council Members,

Please consider my request to be exempt from the monthly dump fees for the above address and account. Although we are a Utility account holder, this is our vacation home which we visit approximately every two-months for a week at a time. We do not use the dump and what little garbage we have we take back with us. I fully understand if you need everyone to be included to keep the overall cost down but we are on a fixed income and wanted to see if there was an exception.

Thank you,



John Klum  
971-678-4565

-  - ALREADY OWNED
-  - 54 GRAYBACK
- PROPOSED EXTENSION TO RIGHT OF WAY



SEE MAP 16S 31E

SEE MAP 17S 31E

SEE MAP 17S 31E 02BA



