



**Minutes of the Molalla City Council Meeting  
Molalla Adult Center  
315 Kennel Ave., Molalla, OR 97038  
Wednesday, July 25, 2018**

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**CALL TO ORDER OF THE MOLALLA CITY COUNCIL MEETING; the regular meeting of July 25, 2018 was called to order by Mayor Jimmy Thompson at 7:01 P.M.**

**COUNCIL ATTENDANCE:**

Mayor Jimmy Thompson – Present  
Councilor Elizabeth Klein – Present  
Councilor Leota Childress – Present  
Councilor DeLise Palumbo – Absent  
Councilor Glen Boreth – Present  
Councilor Open Position –  
Councilor Keith Swigart – Present

**STAFF IN ATTENDANCE**

Dan Huff, City Manager – Present  
Gerald Fisher, Public Works Director – Present  
Chaunee Seifried, Finance Director – Present  
Rod Lucich, Police Chief – Absent  
Kelly Richardson, City Recorder – Present  
Diana Hadley, Library Director – Absent  
Chad Jacobs, City Attorney – Absent

**PUBLIC COMMENT/COMMUNICATIONS AND PRESENTATIONS**

**1. Tobacco Retail Licensing**

Presentation, Clackamas County Board of Health. Dr. Sarah Present presented a power point presentation titled *“Protecting Youth Through Tobacco Retail Licensing”* The goal is to gain support of local Officials to work in conjunction with Clackamas County Board of Health to move this program along. Currently the tobacco retailers have no tracking method and really no consequences for selling to minors. Clackamas County hope is to model this program like the restaurant licensing process since it has been so successful. This type of licensing is becoming the norm. Clackamas County would implement and monitor the program. The County could administer the program without local support. However that is not our goal.

Through this process, we have found Molalla to have at least six tobacco retailers. If this program were to go through, they would be required to have a license. There would be at least two inspections a year and there would be penalties for those who don't pass.

Councilors had various questions for Dr. Present;

- Impact
- How did you complete your research? Driving around.
- How many inspectors? Two FTE and one as a new hire.

Following the presentation and the brief discussion, Councilors asked the group to bring back some type of proposal and they can certainly look at it then.



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*(Citizens are allowed up to 3 minutes to present information relevant to the City but not listed as an item on the agenda. Prior to speaking, citizens shall complete a comment form and deliver it to the City Recorder. The City Council does not generically engage in dialog with those making comments but may refer the issue to the City Manager. Complaints shall first be addressed at the department level prior to addressing the City Council.)*

**ADOPTION OF AGENDA**

Motion made by Councilor Boreth to adopt agenda as presented, Seconded by Councilor Swigart.

Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

**CONSENT AGENDA**

2. City Council Minutes July 11, 2018

3. Resolution 2018-13, Resolution 2018-14 & Resolution 2018-15

Motion made by Councilor Swigart to adopt the consent agenda as presented, Seconded by Councilor Boreth.

Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

**PUBLIC HEARING**

Opened at 7:31 pm by Mayor Thompson.

CM Huff presented the staff report for the Comp Plan and Zone Map Amendment for P28-2018 rezoning application from Hix Snedeker Development, LLC. Huff explained the application briefly; the property is located at/or near the intersection of Highway 213 and Toliver Road. The applicant has requested a Comp Plan and zone change to rezone the property from M-1 (light industrial) to C-2 (General Commercial). Huff explained the conditions and recommendation from the Molalla Planning Commission. Conditions of approval;

- Approve planning permit P29-2018 to amend the comprehensive plan map and re-zone the proposed parcel 1 from M-1 Light Industrial to C-2 Commercial.
- The applicant shall abide by the Oregon Department of Transportation's recommendations/standards.
- The applicant shall abide by the conditions prescribed by the Public Works Department (Exhibit B).
- The applicant shall be required to acquire any State or Federal permits applicable to this development.

Huff explained that ODOT provided more detailed conditions however staff believed they were consistent with the conditions in the staff report.

Mayor Thompson read process of hearing. Thompson asked councilors if there are any conflict of interest to declare. Hearing none, Thompson called for any questions from Council.

Councilor Swigart asked if there is going to be a speed change suggested. PWD Fisher stated a speed change is not part of this project. Fisher explained we will be applying for a speed limit change from north city limits to south city limits in a separate request. PWD Fisher stated he was not requesting the speed change because of this application, it's necessary for our UGB area and the high crash rate at Hwy 213 and Toliver Road. A few of the possible solutions discussed for the intersection was a roundabout or a traffic signal study.

Ultimately ODOT is in control of Hwy 213. However, to keep the project moving forward there may be a need for a non-remonstrance agreement with the applicant. Councilor Boreth pointed out that the original paperwork from ODOT didn't include a roundabout. What happens in the interim? PWD Fisher explained while ODOT is doing their study. If ODOT were to allow the applicant to wait on the improvements the City has the other safety improvement projects, to aide in the safety concerns. Councilor Boreth asked Fisher about the turn lanes and





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what that would consist of. Councilor Boreth asked about sidewalks. He stated that he didn't see any. Both Huff and Fisher pointed out the sidewalks to Boreth.

4. Hearing Regarding Application P-29-2018 Regarding a Zone Change Ordinance 2018-11

The applicant briefly explained the project and what they were requesting. No one else spoke in favor of the project. Mayor Thompson called for any opposition hearing none closed the public hearing 7:55 pm and moved on to Council discussion.

Mayor Thompson stated he spoke to ODOT about next steps ODOT is currently working on a safety assessment which will determine whether they will require a roundabout or signal at Hwy 213 and Toliver and they won't know until September.

Council briefly discussed the access. Hearing no other discussion, Council move into the approval process.

***ORDINANCES, RESOLUTIONS, PROCLAMATIONS***

5. Ordinance 2018-11 Zone Change.

Motion made by Councilor Boreth to read by title only the first reading of Ordinance 2018-11, Seconded by Councilor Swigart. Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

Motion made by Councilor Klein to read by title only the second reading of Ordinance 2018-11, Seconded by Councilor Swigart. Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

Motion made by Councilor Swigart to adopt Ordinance 2018-11, Seconded by Councilor Childress. Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

***NEW BUSINESS***

6. League of Oregon Cities Legislative Priorities

CM Huff presented the list of LOC Legislative interests upon a lengthy discussion and voting process. Council chose their top four legislative items as:

1. Infrastructure Financing and Resilience
2. Mental Health Investment
3. PERS Reform
4. Safe Routes to Schools

The least favored four items that Council felt would impact Molalla were:

1. Auto Theft
2. Lodging Tax Definition Broadening
3. Speed Cameras
4. Wood Smoke Reduction Program Support

7. Discussion of future topics.



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Councilor Swigart would like to see Odd Fellows Park on the agenda for discussion to place a Veterans Memorial plaque or bench. Following a brief discussion, Councilor Swigart was asked to work with CM Huff on a proposal to bring back to Council.

***OLD BUSINESS***

8. Ordinance 2018-07 Utility Billing Payments Section

Motion made by Councilor Swigart to approve the first reading of Ordinance 2018-07, Seconded by Councilor Childress.  
Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart.

Motion made by Councilor Childress to approve by title only the seconding reading of Ordinance 2018-07, Seconded by Councilor Swigart.

Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

Motion made by Councilor Swigart to adopt Ordinance 2018-07 as presented, Seconded by Councilor Childress.

Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

Motion made by Councilor Childress to un-table Molalla Forest Road discussion, Seconded by Councilor Swigart.  
Voting Yea: Councilor Klein, Councilor Childress, Councilor Swigart. Voting nay: Mayor Thompson, Councilor Boreth.

***REPORTS AND ANNOUNCEMENTS***

Finance Director, Chaunee Seifried had nothing.

City Recorder, Kelly Richardson had nothing.

Public Works Director, Gerald Fisher had the following updates for Council;

- IGA with ODOT for the Hwy 213 and Toliver Road and Ona Way is underway.
- Work crews have been working hard taking inventory and cleaning at the treatment plant.
- Biosolids removal is going well.
- For fun, PWD Fisher presented a pick the cleanest looking water game which showed Molalla River water and treated effluent. The point of the game was to show that treated effluent was cleaner and clearer than the river water.

CM Huff was going to bring up Molalla Forest Road for discussion however Councilor Childress beat him to it.

Councilor Swigart had nothing.

Councilor Boreth had nothing.

Councilor Childress updated Council on the upcoming Community Celebration.

Councilor Klein updated Council regarding the Art Walk and that the meeting with representatives from the Confederate Tribes of Grand Ronde went well.



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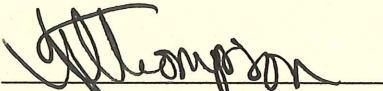
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**ADJOURN**

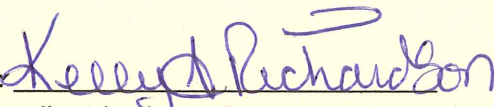
Councilor Swigart thanked all the citizens of Molalla for their water conservation efforts.

Motion made by Councilor Klein to adjourn the meeting at 9:05pm, Seconded by Councilor Childress.

Voting Yea: Mayor Thompson, Councilor Klein, Councilor Boreth, Councilor Childress, Councilor Swigart

  
\_\_\_\_\_  
Mayor, Jimmy Thompson

8/8/2018  
\_\_\_\_\_  
Date

ATTEST:   
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Kelly Richardson, CMC  
City Recorder