

**MINUTES  
CITY OF FAIRVIEW  
CITY COUNCIL**

October 17, 2018

**Council Members**

Ted Tosterud, Mayor  
Cathi Forsythe  
Mike Weatherby  
Keith Kudrna  
Lisa Barton Mullins (left at 7:03 PM)  
Natalie Voruz  
Brian Cooper

**Staff**

Nolan Young, City Administrator  
Allan Berry, Public Works Director  
Chief Deputy Jason Gates  
Heather Martin, City Attorney  
Devree Leymaster, City Recorder

**WORK SESSION (6:00 PM)**

**1. MCSO PATROL CAR BRANDING**

Chief Deputy Gates briefed Council regarding the planning and selection process for the proposed rebranding of the MCSO patrol vehicles. He shared there has been a few issues with having completely separate branded vehicles patrolling and moving around in areas that don't match their location. The goal is to create a sense of identity, who is coming to serve you, commonality, and represent the cities they serve. The process to rebrand all the patrol vehicles is expected to take six to twelve months.

City Administrator Young explained the IGA with MCSO stipulates Council approve proposed branding. He recommended if Council supports the rebranding they make a motion during regular session, council business authorizing the MCSO vehicle branding.

**2. PROPOSED LEVEE READY COLUMBIA INTERIM GOVERNANCE IGA**

CA Young reviewed three areas of the project: new feasibility study which provides an opportunity for federal government funding for improvements; Oregon State Legislature requests 1) to increase funding to \$10 million and 2) to create a flood safety district to consolidate the four districts; and a new IGA to replace the current cooperation agreement that expires in June 2019 for up to five years or until the new agency is formed.

CA Young shared a map identifying the drainage districts boundary. Currently, the thought is to use an assessment based methodology to be implemented on utility bills for levee maintenance needs and complete levee capital improvements through bonds.

Mayor Tosterud asked what the city's anticipated cost is. CA Young replied in fiscal year 2019-20, approximately \$19,000 for the implementation phase for recertification and developing a district with funding mechanisms.

**3. AIRBNB/VACATION RENTAL DISCUSSION**

CA Young commented the item is being presented at the request of Council. During a discussion concerning Accessory Dwelling Units, the issue of Airbnb's and short-term vacation rentals came up. There seemed to be varying opinions as to whether they are allowed or not. Staff researched the issue and clarified short-term vacation rentals are not allowed in any of Fairview's single-family residential zones.

Council requested information be included in the November Fairview Point to educate citizens that they are not allowed in residential zones.

Councilor Forsythe commented on her concern for a complaint last year in which nothing was done. This provision didn't seem to be known and the issue was not addressed. CA Young replied staff will take steps to ensure that doesn't happen again. Enforcement is complaint based, but once the complaint is received, action should be taken.

Councilor Cooper asked about the status of the chronic nuisance property information/examples. CA Young replied the discussion item is scheduled for November 7. Councilor Voruz requested an escalation clause be included for reoccurring/numerous complaints.

#### 4. UPDATE STATUS & PRIORITIES OF GOAL OBJECTIVES

CA Young asked if the Council had any questions, feedback or corrected direction for the tracker. There were none.

City Recorder Leymaster asked if Council would like to amend the Parks and Recreation Advisory Committee membership rule from a required RSD Representative to a fill "when possible" with an RSD Representative to give the Committee more flexibility in having a full membership. Council directed staff to amend the membership language.

Council President Weatherby commented the East County Historical Organization (ECHO) is having issues with Fairview Elementary. There were items saved for ECHO during the demo and rebuilding process that they are now having trouble collecting. CA Young asked if there were any historic preservation requirements through the land use approval. Director Berry replied no.

Councilor Barton Mullins proposed the Anti-Harassment Training being scheduled be mandatory for Council; the City could be liable if something were to happen and they did not require attendance. Councilor Voruz agreed. There may be a benefit to the city if all Council attends; Director Folger will look into it.

CA Young reported the first and second reading of the ordinance for the Urban Renewal Plan adoption consideration is scheduled for November 7, since the intent is to not have a meeting on November 15.

CR Leymaster requested Council direction regarding the annual CA Performance Review; proceed with the current evaluation process and proposed schedule or defer and look at an alternative evaluation processes. Council directed staff to proceed with the current process and proposed schedule.

### **COUNCIL MEETING (7:00 PM)**

#### 1. CALL TO ORDER

ROLL CALL

PLEDGE OF ALLEGIANCE

- a. Proclamation – October Breast Cancer Awareness Month  
Councilor Barton Mullins read the proclamation.

Councilor Barton Mullins left the meeting at 7:03 PM.

#### 2. CITIZENS WISHING TO SPEAK ON NON-AGENDA ITEM

Dan Kreamier, Fairview, OR requested clarification as to what the true cost of the Business Incentive Program is. The voter pamphlet and social media is reporting a cost of \$4 million, but a City Administrator report identifies \$1.6 million in waivers. City Administrator Young explained he provides a quarterly report to the City Council. The most recent report identifies the waiver at \$1.6 million; this may change after the actual project expenses are calculated.

Councilor Cooper commented the Gresham Outlook reported \$4 million, which included twelve potential projects moving forward with the ability to take advantage of the program. He asked CA Young if all projects took place what would be the estimate. CA Young replied the estimated projection if all projects come to fruition is \$4 million. He clarified five projects have land use approval, but are not identified on the report. Projects are included on the report when a building permit is issued.

Gail Swanson, Fairview, OR commented on Council's overturning the Planning Commission's decision and approving the building of apartments on Sandy Blvd. She referred to an old newspaper article that reported on the vision for Fairview to have a strong commercial presence. As of today, still do not have a strong business influence and more apartments are being approved. She is concerned about the apartment to single family ratio and transportation impacts.

Councilor Forsythe remarked there is a lot of pressure to increase housing. Need to look at all aspects and find common ground. The Council has an obligation to uphold the municipal code. She noted the Council is reviewing a proposal to allow two Accessory Dwelling Units per single family home; this could increase the density of residences within established single family home developments. Councilor Forsythe encouraged citizens to share their opinions with Council regarding the proposal.

Councilor Voruz commented on Council's decision about the mixed-use apartment complex. There is not a clear ratio for mixed-use defined in the code. This section of the code is being reviewed to provide clarity for future applications.

### 3. CONSENT AGENDA

#### a. Minutes October 1 and October 3, 2018

Councilor Cooper moved to approve the consent agenda and Councilor Kudrna seconded. The motion passed unanimously.

AYES: 6

NOES: 0

ABSTAINED: 0

### 4. PRESENTATION

#### a. Fairview Lake Property Owner Association (FLPOA) Annual Report

President Greg Button presented the annual report. (*Exhibit A*) He requested Council appoint a representative to serve on FLPOA. Councilor Forsythe volunteered to be the Council representative and Mayor Tosterud approved.

Council commented on the great amenities Fairview Lake has and thanked FLPOA for highlighting them and their efforts to maintain and care for the lake.

#### b. East Metro Economic Alliance Report

Executive Director Jarvis Hall presented a brief report on the status of EMEA. (*Exhibit B*) Councilor Voruz thanked ED Hall for the report and appreciated the inclusion of housing issues beyond affordable housing.

Council President Weatherby asked about the presence from the three small cities, not including elected officials. ED Hall replied the numbers are low but in the next year EMEA is going to focus on member recruitment and participation. Accept all members; small or large businesses.

Councilor Forsythe commended EMEA on their progress. She appreciates the outreach opportunities and giving East County a voice.

## 5. CITY ADMINISTRATOR AND DIRECTOR REPORTS

### a. MCSO September Report

Chief Deputy Gates presented the September report. He reported National Prescription Drug Take Back Day is October 27; Fairview City Hall is a collection site for the event. There will be two additional patrol cars in Fairview on Halloween. He shared some information about the status and response to a repeat offender on Matney Street.

## 6. MAYOR/COMMITTEE REPORTS AND COUNCIL REPORTS

Council President Weatherby shared the East County Recreation Board is in the recruitment/hiring process for a Recreation Manager. Currently there is an interim Recreation Manager.

Councilor Forsythe reported the active shooter seminar hosted by the Public Safety Advisory Committee was well attended.

Mayor Tosterud commented the Economic Development Advisory Committee heard the Urban Renewal Plan presentation and are supportive of it. He shared he will be on vacation November and December.

## 7. PUBLIC HEARING

### a. Amend FMC to add Chapter 13.13 Establishing a Public Works Facility Fee: Ordinance 9-2018

City Recorder Leymaster read the second reading of the ordinance by title. Director Folger summarized the proposed fee will be \$4.82 per unit, per month for residential and non-residential units receiving city utility services. For multi-family housing with four or more dwellings the number of units will be adjusted by the Troutdale/Fairview/Wood Village/Gresham area vacancy rate, which is 3.81% as reported by the Metro Multifamily Housing Association Apartment Report Spring 2018. Mayor Tosterud opened the public hearing.

Erich Mueller, Fairview, OR spoke in favor of the ordinance. The facility is a critical support facility that provides necessary services that all citizens rely on. The Council has been deliberate and gone through a long decision making process regarding the need for replacement and funding options; this is the right decision.

Mayor Tosterud closed the public hearing.

Council President Weatherby remarked he understands and supports the need to replace the facility, but has concerns regarding the process. He felt it was rushed and that the few people who attended the public meetings were not enough to be a statistical reference for support.

CA Young shared a statement from Councilor Barton Mullins who was unable to attend, that she supported the facility fee and the project.

Mayor Tosterud reported that while knocking on doors he frequently heard the perception that the decision had already made; therefore, they were not inclined to go to the meetings. He would like to look at the process, see what could have been done better i.e. public process, education, etc.

Councilor Cooper moved to adopt Ordinance 9-2018 and Councilor Kudrna seconded. The motion passed by majority.

AYES: 5

NOES: 1 – Council President Weatherby

ABSTAINED: 0

8. COUNCIL BUSINESS

a. MCSO Patrol Vehicle Branding

Council President Weatherby motioned to approve the proposed MCSO patrol vehicle rebranding and Councilor Forsythe second. The motion passed unanimously.

AYES: 6

NOES: 0

ABSTAINED: 0

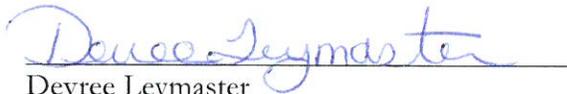
9. ADJOURNMENT

Councilor Cooper moved to adjourn the meeting and Councilor Kudrna seconded. The motion passed, and the meeting adjourned at 8:14 PM.

AYES: 6

NOES: 0

ABSTAINED: 0



Devree Leymaster  
City Recorder



Ted Tosterud  
Mayor

11-9-2018

Date of Signing

A complete recording and/or video of these proceedings is available.  
Contact the City of Fairview City Recorder Office, 1300 NE Village St., Fairview, OR 97024, (503) 674-6224.

**Fairview Lake Property Owners Association**

Greg Button  
2018

**FAIRVIEW LAKE**  
Property Owners Association

**Multiple Jurisdictions**

- MCDD controls water levels
  - Responsibilities including flood control extend well beyond Fairview Lake
- City owns weir & water rights
  - But north shore not within city limits
- FLPOA Responsibilities
  - Lake maintenance, education
  - Communications

**FAIRVIEW LAKE**  
Property Owners Association

**FLPOA Mission**

- Lake Management
  - Recreation; Safety & Health; wildlife habitat
- Property values




**FAIRVIEW LAKE**  
Property Owners Association

**FLPOA Leadership**

- Greg Button– President
- Michael Johnson– Vice President
- Sally Flanigan– Secretary
- Charles Flaum– Treasurer
- Bob Dolphin– Lake Manager
- City of Fairview



**Fairview Lake 2011**

**FAIRVIEW LAKE**  
Property Owners Association

**Weed Management**

- 2010 and before hand removal
- 2011 Overwhelms hand removal with all recreation stopped by mid-July
- 2012 Single treatment -\$23,500
- 2014- Single Treatment -\$18,700
- 2015- Single Treatment -\$20,365
- 2016- Single Treatment -\$20,165
- 2017- Two Treatments -\$19,000
- 2018- Single Treatments- \$14,000 \*

**FAIRVIEW LAKE**  
Property Owners Association

### Weed Management Long Term Solutions

- Reduce nutrient load into lake specifically phosphorus by restoring ecological function to sections of Fairview Creek by working with our partners. (Fairview City, MCDD, Watershed Council)
- Increase Lake Depth
- Continue home owner education
- Renewed pesticide permit DEQ in 2016

**FAIRVIEW LAKE**  
Property Owners Association

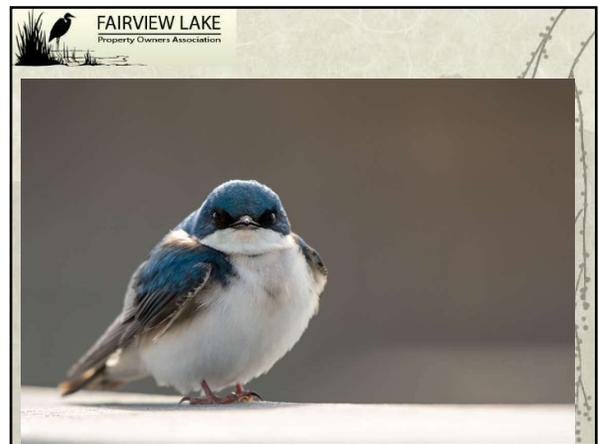
### Blue Green Algae

- Naturally occurring in high nutrient load lakes
- State program run by Health Department
- FLPOA follows OHA protocol
  - Observe
  - Test
  - Notify
- FLPOA bears costs for testing and notification of public health issues

**FAIRVIEW LAKE**  
Property Owners Association

### Fairview Lake Issues

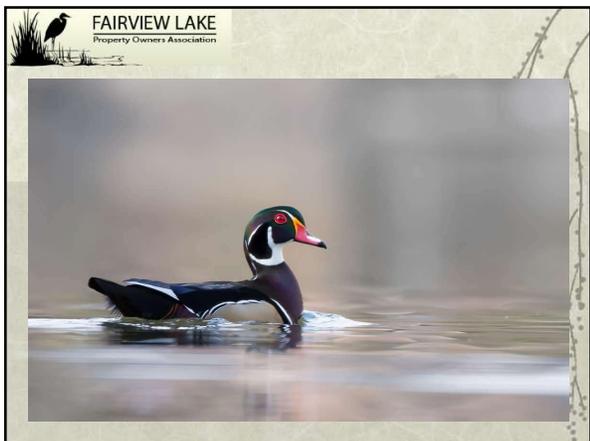
- Aquatic weeds
- Toxic algae potential
- Silting in N.W. corner and canals
- Bank Erosion – near two islands north side
- Riparian Code update
- Lake Shore Park Improvements



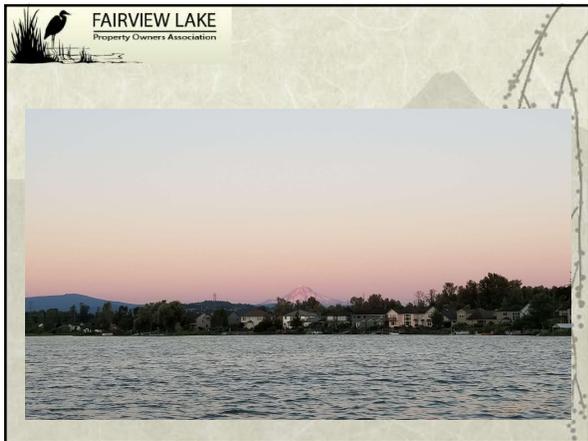






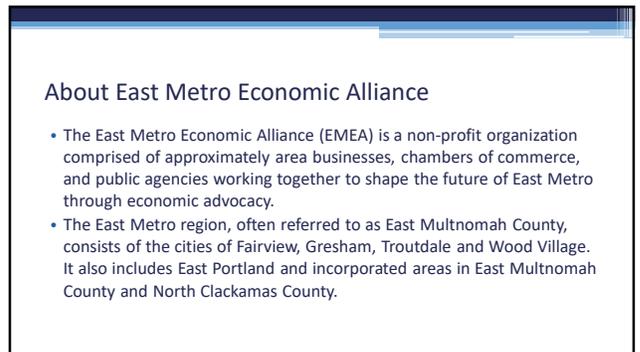






*Further Questions?*

Thank You



### Our Executive Director Jarvez Hall

- Graduate of Gresham High School
- B.S. in Business from Oregon State University
  - Member of the 2001 Fiesta Bowl Championship Team
- MBA from Willamette University
- Experience includes City of Portland, Portland State University, Small Business Majority, Small Business Development Center, Ascent Funding



### Our Executive Board

- President: Sue O'Halloran – KMO, Inc.
- Vice President: Diane McKeel – Miller and Main, LLC.
- Treasurer: Dan Corcoran – McDonald & Wetle, Inc.
- Secretary: Steve Entenman- Harper Houf Petersen Reghelis, Inc.
- Past President: Gretchen Nichols – Legacy Mt. Hood
- Administrator: Mary Ann Gray – Westside Secretarial

### Our Local Partner Board Members

- Mayor Ted Tosterud - City of Fairview
  - Represented by Counselor Lisa Barton Mullins
- Mayor Shane Bemis – City of Gresham
- Mayor Casey Ryan – City of Troutdale
- Mayor Tim Clark - City of Wood Village
- Commissioner Lori Stegmann - Multnomah County

### Our At-Large Board Members

- Ken Anderton - Port of Portland
- Steve Brown – Pamplin Media
- Tim Brunner – Axis Desgin Group
- Counselor Shirley Craddick - Oregon Metro
- Deane Funk – Portland General Electric
- Tom Perrick – JP Morgan/Chase
- Dr. Katrise Perera – Gresham/Barlow School Dist.
- Dr. Lisa Skari – Mt. Hood Community College
- Greg Whistler – East Metro Association of Realtors

## Current Economic Factors



The slide features a dark blue header with the title "Current Economic Factors" in white. Below the header, there are three logos: the Institute of Portland Metropolitan Studies (Portland State University), the Population Research Center (Portland State University), and the East Metro Economic Alliance.

## The Global & National Drivers

- Population growth, migration & diversification
- Shifting generational diversity, values & norms
- Economic restructuring & income inequality
- Environment & natural resource stresses
- Science/technology advances & adoption rates
- Medicine/health care advances & challenges



The slide has a white background with a blue header. The title "The Global & National Drivers" is in bold. A list of six drivers is presented. To the right is a blue globe icon, and at the bottom right is the East Metro Economic Alliance logo.

## The Changing Face of Oregon

- Population growth & in-migration
- Aging population
- Diversifying population
- Diversifying state economy
- Proactive comprehensive planning
- Resilience planning



The slide has a white background with a blue header. The title "The Changing Face of Oregon" is in bold. A list of six factors is presented. To the right is a word cloud map of Oregon, and at the bottom right is the East Metro Economic Alliance logo.

## Metropolitan 'Wild Cards'

- 'Internet of Things' & 'Smart Cities'
- Artificial intelligence & the automation of work
- Autonomous driving systems & driverless cars
- Transformation of 'brick & mortar' retail
- The 'Sharing Economy'
- Millennial 'adulting' & nesting



The slide has a white background with a blue header. The title "Metropolitan 'Wild Cards'" is in bold. A list of six wild cards is presented. To the right is a silhouette of a person with the text "What's next" next to it, and at the bottom right is the East Metro Economic Alliance logo.

## EMEA's Committees and Task Forces



## Focus Areas



## EMEA Legislative Committee

- Chair: Diane McKeel
- Members organizations include
  - Microchip Technologies
  - J.P. Morgan Chase
  - Pamplin Media
  - Portland General Electric
  - Northwest Natural Gas
  - KMO, Inc.

## Advocacy Agenda



### EMEA Transportation & Land Use Committee

- **Co-chairs:** Steve Entenman and Tim Brunner
- **MHCC Transportation Hub.** Plan and develop a full-service transportation hub at Mt. Hood Community College, promoting improved transportation services, affordability, connectivity, and efficiency that benefits the entire East Metro area. (€ Top scoring idea in this area.)
- **Transit Oriented Development.** Promote increased transit-oriented development, including mixed-use employment, residential and commercial development, along MAX light rail lines in the East Metro area.
- **Transit Alternatives.** Enhance transit alternatives throughout the East Metro area, including pedestrian traffic, bicycles, car sharing, and other modes of travel, improving mobility, convenience, speed, and security.
- **Smart Technologies.** Utilize smart transportation technologies to manage and improve transportation system operation and efficiency across the East Metro area.
- **Large-Scale Development.** Aggregate parcels and prepare larger sites for large-scale residential, commercial and industrial development in the East Metro area.

### EMEA Education & Workforce Task Force

- **Workforce Development & Up-Skilling.** Strengthen and support collaborative workforce development initiatives such as Prosperity 1000, including programs to up-skill workers in low-wage positions, moving greater numbers of the workforce into middle-skill, living wage jobs in the East Metro area. (€ Top scoring idea in this area.)
- **College & Career Readiness.** Improve grade 9-12 learning to increase relevant college and career readiness through strategic collaboration with business and industry in the East Metro area.
- **Schools-Social Service Partnerships.** Promote expanded partnerships between local schools and social services to further remove barriers to educational attainment by students in the East Metro area.
- **Regional Workforce System.** Develop a regional system linking communication strategies, education, work and employers in the East Metro area, for improved workforce development and readiness.
- **Financial Literacy.** Promote education and industry programs designed to increase financial literacy throughout the East Metro area.

### EMEA Industry & Entrepreneurship Task Force

- **Industry & Education Collaboration.** Promote greater collaboration and support among existing educational institutions and resources in the East Metro area and industries that are already located in the region. (€ Top scoring idea in this area, € Top scoring idea overall.)
- **Capital Partners.** Recruit core sector capital investors and capital resource arms as partners that live in and invest in the East Metro area.
- **Unified Brand Strategy.** Develop a cohesive unified brand strategy for the East Metro area that promotes the assets and strengths of the region, including existing business and industry, the area's natural resource base, and its overall livability.
- **Innovation & Entrepreneurship.** Support innovation and entrepreneurship in the East Metro area, leveraging our knowledge of emerging markets.
- **Entertainment Options.** Recruit and develop a more diverse array of entertainment options in the East Metro area that appeal to a broad cross section of the local population and its visitors.

### EMEA Housing Choices Task Force

- **Housing Conversation.** Initiate a conversation on housing types and choices in the East Metro area, welcoming all voices from our diverse population to the table in order to better understand community needs and desires. (€ Top scoring idea in this area.)
- **Housing Development Sites.** Investigate and inventory available sites for potential housing development in the East Metro area to meet housing needs where people live and work, including large employers.
- **Innovative Housing Types.** Explore innovative housing types for the East Metro area that broaden the range of housing choices resulting in greater community consensus on preferred options (similar to the "Connection Plan").
- **Housing Finance Models & Partnerships.** Explore partnerships for new financial models to expand housing choices and affordability in the East Metro area, including REITs (real estate investment trusts) and land trusts.
- **Expedited Development Approvals.** Investigate ways to improve speed and efficiency in local development approval processes in the East Metro area, simplifying the housing development process across jurisdictions.

## EMEA's Financial Viability



### EMEA in 2015

- Total Revenue: \$43,486
- Sponsorship Revenue: \$650
- Total Events with a Financial Loss: 7
- Total Network Contacts: 300
- Total Event Attendees: 108
- Social Media Impressions: 0
- Social Media Engagement: 0
- Percentage of income from Local Partners: 54%

### EMEA in 2018 (As of October 3<sup>rd</sup>)

- Total Revenue: \$59,836
- Sponsorship Revenue: \$18,100
- Total Events with a Financial Loss: 0
- Total Network Contacts: 903
- Total Event Attendees: 243
- Social Media Impressions: 14,149
- Social Media Engagement: 621
- Percentage of income from Local Partners: 18%

### 2015 VS. 2018

	2015	2018
Total Revenue	\$43,486	\$59,836
Sponsorship Revenue	\$650	\$18,100
Total Events with Financial Loss	7/9	0/12
Total Network Contacts	300	903
Total Event Attendees	108	243
Social Media Impressions	0	14,149
Social Media Engagement	0	621
Percentage of Income from Local Partners	54%	18%

## Ways EMEA Can Help Fairview



The logo for East Metro Economic Alliance features a stylized blue and green mountain range above the text "EAST METRO" in bold blue letters and "ECONOMIC ALLIANCE" in smaller green letters below it.

## Where EMEA Represents You

- HB 2017 Transit Advisory Committee
- Columbia Connects Bi-State Consortium
- East Multnomah County Transportation Committee
- Greater Portland Inc. – Small Cities
- East Metro STEAM Partnership
- Oregon Economic Development Association
- Main Streets on Halsey
- Oregon Innovation Council
- Business Oregon
- G-9: Metro Area Economic Development Collaborative

## Where EMEA Can Help

- Provide consulting and feedback on economic policy
- Provide representation at board, committees and forum
- Provide added support in communicating priorities with elected officials
- Provide market/outreach support and storytelling
- Provide you with the unabridged business voice
- Provide a voice where cities are unable

## EMEA Moving Forward



The logo for East Metro Economic Alliance features a stylized blue and green mountain range above the text "EAST METRO" in bold blue letters and "ECONOMIC ALLIANCE" in smaller green letters below it.

### EMEA Priorities

- Advocate for transportation investment in East Metro
- Protect manufacturing and fight for the reduction on layered regulation
- Promote incentive opportunities such as Urban Renewal, Opportunity Zones and more to encourage private-sector investment
- Advocate for STEM & CTE to ensure a qualified local workforce
- Ensure the East Metro business voice is heard in all manner of regional and state planning
- Encourage entrepreneurship by supporting local entrepreneurs and cultivate a community of innovation
- Ensure equity is a key part of resource distribution and policy making

### Upcoming Major EMEA Events

- **A Toast To EMEA – 15 Years of Economic Development**
  - Thursday, Nov. 8<sup>th</sup> from 5pm – 7pm at Bumpers
- **East Metro Legislative Breakfast**
  - Thursday, Dec. 6<sup>th</sup> from 7:30am – 9:00am at Heidi’s
- **2<sup>nd</sup> Annual East Metro Economic Prosperity Forum**
  - Friday, May 3<sup>rd</sup> from 8:30am – 2:00pm at Rockwood Boy’s & Girls Club

### EMEA Projects/Events in Development

- **GPI’s Greater Portland Tech Challenge**
- **Start-up East Metro**
- **Personal Financial Literacy Certification**
  - In Partnership with Key Bank
- **Inaugural East Metro Developer’ Summit**

### Questions? We Are Always Here To Help

Mr. Jarvez Hall  
East Metro Economic Alliance  
Email: [executivedirector@eastmetro.org](mailto:executivedirector@eastmetro.org)  
Phone: (503)912-8898



