

- CALL TO ORDER** The Regular meeting of the Seaside City Council was called to order at 7:00 PM by Council President Don Johnson.
- Present: Council President Don Johnson, Councilors Tita Montero, Jay Barber, and Randy Frank.
- Absent: Mayor Don Larson, and Councilor Dana Phillips.
- Also Present: Mark Winstanley, City Manager; Dan Van Thiel, City Attorney; Bob Gross, Seaside Police Chief; Joey Daniels, Seaside Fire Chief; Kevin Cupples, Seaside Planning Director; Neal Wallace, Public Works Director; Russ Vandenberg, Convention Center & Visitors Bureau General Manager; and Taylor Barnes, Student Representative; and Nancy McCarthy, Daily Astorian/Seaside Signal.
- AGENDA** Council President Johnson stated there was a correction to the agenda with item 10a Liquor License Application being cancelled and adding Comments from the Student Representative.
- Motion to approve the September 8, 2014 agenda as amended; carried unanimously. (Montero/Barber)
- PROCLAMATION – CONSTITUTION WEEK** Councilor Barber read the Proclamation for Constitution Week.
- COMMENTS – PUBLIC** None
- CONFLICT** Council President Johnson asked whether any Councilor wished to declare a conflict of interest.
- No one declared a conflict of interest.
- CONSENT AGENDA** Motion to approve payment of the bills in the amount of \$296,293.75; and August 25, 2014, regular minutes; carried unanimously. (Barber/Frank)
- VACANCY – CITY TREE BOARD** Council President Johnson stated there were three vacancies on the City Tree Board with no applications received. Council President asked the press to advertise the vacancy.
- VACANCY – PLANNING COMMISSION** Council President Johnson stated there was one vacancy on the Planning Commission with two applications received from Steve Wright who had been nominated, and Kristen Tschannen. Council President Johnson further stated the vacancy was closed August 31, 2014 and interviews would be conducted prior to the City Council meeting September 22, 2014.
- Motion to nominate applicant Kristin Tschannen and to conduct interviews on September 22, 2014; carried unanimously. (Montero/Barber)
- VACANCY – TRANSPORTATION ADVISORY COMM.** Council President Johnson stated there was one vacancy on the Transportation Advisory Commission with one application received from Robert Perkel who had been nominated. Council President Johnson further stated the vacancy was closed August 31, 2014 and interviews would be conducted prior to the City Council meeting September 22, 2014.
- VACANCY – TOURISM ADVISORY COMMITTEE** Council President Johnson stated there were two vacancies on the Tourism Advisory Committee with three applications received from Linda Wyss who had been nominated, Kristin Tschannen, and Ruth Swenson. Council President Johnson further stated the vacancy was closed on August 31, 2014 and interviews would be conducted prior to the City Council meeting September 22, 2014.
- Motion to nominate applicants Kristin Tschannen, and Ruth Swenson; carried unanimously. (Montero/Barber)
- VACANCY – COMMUNITY CENTER AND SENIOR COMM.** Council President Johnson stated there was one vacancy on the Community Center and Senior Commission with one application received from Kristin Tschannen. Council President Johnson further stated the vacancy was closed on August 31, 2014 and interviews would be conducted prior to the City Council meeting September 22, 2014.
- Motion to nominate applicant Kristin Tschannen; carried unanimously. (Montero/Barber)

Don Hanson, OTAK, stated he was attending the meeting with Martin Glastra Van Loon who was there to assist if needed. Mr. Hanson presented a power point presentation to the Council which included Land Need Analysis, Geographic Constraints, Study Areas, Site Evaluation, Preferred Areas, Access and Developable Land, and Comprehensive Plan-Proposed Land Use Designation. Mr. Hanson further stated the last step of the analysis was to compare the long-term demand for industrial and commercial land from the land need forecast with the existing supply of industrial and commercial acreage as identified through the Buildable Lands Inventory (BLI). The purpose of the reconciliation was (1) to assess whether the City of Seaside had an adequate supply of suitable employment land to satisfy economic expansion demands over the next 20 years, and (2) to serve as a basis for determining Urban Growth Boundary (UGB) expansion or other policy measures to increase the available employment land supply. There was a comparison to the existing supply of buildable industrial and commercial acreage over the planning period for all three potential growth scenarios. The end result was a deficit of 34.4 acres in the Baseline Growth Scenario and a net shortage of land in the Medium and High Growth Scenarios (39.2 and 46.6 acres, respectively), shown in Figure 30. Mr. Hanson further stated the City had a shortage of commercial demand in two of the three scenarios, ranging from 0.8 acres to 2.8 acres depending on the realized path of growth. The City currently had negligible industrial land available for development, resulting in across the board shortages ranging from 16.1 to 20.3 acres. Further, institutional uses would generate an additional 19.5 to 23.4 acres of land need. These uses would typically locate on high value industrial land, but not exclusively, development on commercial land was possible. With the assumption of the analysis, Seaside had a slight shortage of 20-year employment land supply in all growth scenarios. Subtracting the current inventory of 14.05 acres of park, this would leave a 20-year need for 10.6 acres of new developed park land. The Seaside School District had identified a need for an additional 50 acres of school land needed to relocate a middle school and high school facility above the tsunami line in the eastern hills of Seaside. Because there was no existing vacant acreage that met the criteria, there was an identified need for these 50 acres outside of the current Seaside UGB. Mr. Hanson further stated the total residential and public facility land needs (2032) was based on the findings of projected land need presented, the analysis concluded a total 20-year land need for residential, schools and park. Residential 154.6 acres, Parks 10.6 acres, schools 50 acres, the total new 20-year land need was 215.2 acres. There was a total projected land need for an additional 215.2 gross acres to satisfy residential land needs and supporting uses. The land need Analysis summary for land use type R1-Residential 61.3, R2-Residential 54.5, R3 Residential 33.5, RR-Residential 5.3. The residential total was 154.6 acres needed. Park 10.6 acres needed. Industrial (baseline growth scenario) 16.1, and Institutional (baseline growth scenario) 19.5. The industrial and institutional total was 35.6 acres needed. The total land needed was 200.8 acres. Mr. Hanson presented Council with maps for connections, initial study areas, East Hills site evaluation, South Hills site evaluation, North Hills site evaluation, Lewis and Clark site evaluation. There were also maps shown representing the proposed preferred growth areas in Seaside were the South East Hills, and Lewis and Clark Hills. Mr. Hanson further stated the draft recommendation was to expand the UGB to include the southeast hills area and placeholders. The next steps: September 16, 2014, PC Draft Recommendation, Summary Report, DLCDC (State) Notice (35 day requirement), October 7, 2014 Planning Commission Recommendation, October 13, 2014 City Council decision, and October 27, 2014 City Council decision.

Kevin Cupples, Planning Director, stated best case scenario was to discuss the draft recommendation at a Planning Commission work session on October 21, 2014 but if the City was doing a summary on September 16, 2014, there was not 35 days which was required. The best case was the work session or the Planning Commission meeting November, 2014.

Mr. Hanson asked Council if there were any questions.

Councilor Frank asked if there would be another water tank added to the site that would be the school expansion location.

Mr. Hanson stated it was an alternative location and would not need both.

Councilor Frank stated it would be nice to see the map with homes located on it.

Mr. Hanson stated he had a map and would leave it for Councilor Frank.

Councilor Montero stated all the emergency access went out to the timber main line road. The City would need permissions, and permits to use that access.

Mr. Hanson stated it was an emergency access gate that the fire department had a key or a truck could just crash through the gate.

Martin Glastra Van Loon, OTAK, discussed the Park location on the maps that had been presented to the City Council.

Mark Winstanley, City Manager, stated he would assume the County Commission would be getting into the games at some point.

Mr. Cupples stated when the Seaside City Council ultimately made a decision; the County Planning Commission and Clatsop County Commissioners would rule on an amendment and change their plans also. The County would be given updates on the information throughout the process.

COMMENTS – STUDENT REPRESENTATIVE

Taylor Barnes, Student Representative, stated he was the Student Representative for the 2014-2015 school year and was a junior at Seaside High School. Mr. Barnes further stated the first day of school started Wednesday, September 3, 2014 with the first three days easing back into school. The fall sports practices started in August with the football team winning their game against Yamhill Carlton 31-8. The Soccer team had a very vigorous schedule this season. Volleyball was doing better this year. Cross Country had two meets and were preparing for the Three Course Challenge September 20, 2014. Mr. Barnes further stated there was a new College English class offered at Seaside High School this year. The Study Hall format was changed from everyday for 20 minutes to Monday and Friday 40 minutes. Homecoming would be the last week of September into the first part of October. The Associated Student Body (ASB) had planned out and redid everything to make it more fun. The ASB goal this year was to purchase a new electronic reader board and they would be raising funds. Mr. Barnes further stated outside of school the community and world wide he would be participating in the wounded warrior project and helping out the soldiers.

COMMENTS – COUNCIL

Councilor Frank stated the Seaside Wheels n Waves Car Show was great and as always a nice group of people.

Councilor Barber stated it was with great sadness that June Stromberg passed away, and would be greatly missed as she had been involved with public service her whole life.

Councilor Montero stated the Hot Rod Classic Charity Golf Tournament and dinner auction went very well.

COMMENTS – STAFF

None

RECESSED INTO EXECUTIVE SESSION

Council recessed into Executive Session at 7:35 PM in accordance with ORS 192.660(2) (e) regarding negotiations to acquire property.

RECONVENED FROM EXECUTIVE SESSION

Council reconvened from Executive Session at 7:52 PM.

Motion to purchase the Faith Lutheran Church property at 1115 Broadway for \$220,000.00, with funding for the purchase split equally from the General Fund (101) and the Capital Improvement and Maintenance Fund (137); carried unanimously. (Barber/Montero)

ADJOURNMENT

The regular meeting adjourned at 7:54 PM.

Kim Jordan, Secretary

DON JOHNSON, COUNCIL PRESIDENT