



CITY COUNCIL AGENDA

May 13, 2019

Regular meeting 6:30PM

CITY COUNCIL CHAMBERS, CITY HALL
 29592 ELLENSBURG AVE
 GOLD BEACH OR 97444

Call to order: Time: _____

- 1. **The pledge of allegiance**
- 2. **Roll Call:**

	Present	Absent
Mayor Karl Popoff		
Council Position #1 Summer Matteson		
Council Position #2 Larry Brennan BEGINNING VOTE		
Council Position #3 Anthony Pagano		
Council Position #4 Becky Campbell		
Council Position #5 Tamie Kaufman		
City Administrator Jodi Fritts		
Student Liaison Vacant		

- 3. **Special Orders of Business:**
 - a. Matt Hastie of Angelo Planning Group-third Housing Needs Advisory Committee review: Housing Strategies Report
- 4. **Consent Calendar:**
None Scheduled
- 5. **Citizens Comments**
As presented to the Mayor at the beginning of the meeting
- 6. **Public Hearing**
 - a. Review of possible revision to Sign Code to allow process for digital display signs
 - b. Review of possible draft ordinance to ban single-use plastic bags within the City
- 7. **Citizen Requested Agenda Items**
 - a. Request for on-premise beer/wine sales Liquor License – Wild Oaks Food LLC
 - b. Request from Advanced Health for letter of support
- 8. **Public Contracts and Purchasing**
None Scheduled

The City of Gold Beach is dedicated to enhancing quality of life, while promoting health, safety, and welfare of our citizens, businesses, and visitors in the most fiscally responsible manner. In doing this, the City will respect the past, respond to current concerns, and plan for the future, while maintaining environmental sensitivity in our beach oriented community

- 9. Ordinances & Resolutions**
 - a. Possible Reading of Ordinance 669 Sign Code revision
 - b. Possible Reading of Ordinance 670 Single-Use Plastic Bag Ban
 - c. Resolution R1819-10 order of Type 3 engine

- 10. Miscellaneous Items (including policy discussions and determinations)**
 - a. Monthly report to Council from GBMS Coordinator, Ariel Kane
 - b. Update on status of Dangerous Buildings
 - c. Request by Councilor Kaufman to discuss info from PERSSolutions.org

- 11. City Administrator’s Report**
To be presented at meeting

- 12. Mayor and Council Member Comments**
 - a. Mayor Karl Popoff
 - b. Councilors
 - 1) Summer Matteson
 - 2) Larry Brennan
 - 3) Anthony Pagano
 - 4) Becky Campbell
 - 5) Tamie Kaufman

- 13. Citizens Comments**
As permitted by the Mayor

- 14. Executive Session**
None Scheduled

The next regularly scheduled City Council meeting is **Monday, June 10, 2019 at 6:30PM** in the Council Chambers of City Hall, 29592 Ellensburg Avenue, Gold Beach, Oregon.

- 15. Adjourn Time: _____**

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SPECIAL ORDERS OF BUSINESS



SECTION 3.

Special Orders of Business

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 3. a.
Council Meeting Date: May 13, 2019

TITLE: Third of Three Housing Needs Assessment & Buildable Lands Inventory reports to the Council

SUMMARY AND BACKGROUND:

Attached to this report:

DRAFT Housing Measures Report which includes:

- Summary findings regarding demographic and housing conditions and projections to be included in Comp Plan if adopted
- Assessment of housing policies and gaps
- Summary of potential strategies or measures to address future housing needs

REPRINT OF APRIL AGENDA REPORT:

Last month the contractors preparing the Building Lands Inventory and Housing Needs Assessment presented their draft reports. This month they will join us via teleconference and go over changes to the reports since the last meeting.

REPRINT OF MARCH AGENDA REPORT:

Last fall staff submitted a request to the Department of Land Conservation & Development (DLCD) to assist the City with developing a Housing Needs Assessment. DLCD contracted with Angelo Planning Group to work with several small cities like Gold Beach. In addition to the Housing Needs Assessment they are also updating our Buildable Lands Inventory. Tonight is their initial presentation to the Council of their draft documents. They will be back next month with revisions after our local input. There are scheduled to deliver the final reports to the City and DLCD by the end of June.



MAY 6, 2019

HOUSING STRATEGIES REPORT

GOLD BEACH, OREGON

Angelo
planning group



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1. Introduction and Overview

Having affordable, quality housing in safe neighborhoods with access to community services is essential for all Oregonians. Like other cities in Oregon, the City of Gold Beach is responsible for helping to ensure that its residents have access to a variety of housing types that meet the housing needs of households and residents of all incomes, ages and specific needs. Towards that end, the City has conducted a Housing Needs Analysis and Buildable Lands Inventory to update the Housing Element of its Comprehensive Plan; complete an updated, realistic assessment of future residential land needs and supply; and make amendments to the City’s Comprehensive Plan and Development Code to support housing needs. Statewide Planning Goal 10 (Housing) states that each city must:

“encourage the availability of adequate numbers of needed housing units at price ranges and rent levels which are commensurate with the financial capabilities of Oregon households and allow for flexibility of housing location, type and density.”

This report includes the following information intended to help the City update its Comprehensive Plan:

- Findings associated with existing and future housing needs which can be incorporated into narrative sections of the City’s Comprehensive Plan.
- Recommended new or updated Comprehensive Plan policies for housing.
- Recommended measures that the City can consider in the future and use to help meet future housing needs.

The first two elements above would be incorporated into the City’s Comprehensive Plan as part of a subsequent update. This report, along with the associated Housing Needs Projection Report and Buildable Lands Inventory maps and a summary memo or report would be referenced in the Comprehensive Plan and as supporting or ancillary documents to the Comprehensive Plan.

This report, along with the accompanying Housing Needs Projection and Buildable Lands Inventory (BLI) maps, was prepared in coordination with Gold Beach City staff the Gold Beach City Council which served as the advisory committee for this project, and community members who attended City Council work sessions and/or commented on the draft reports and presentation materials. The project was funded by a grant from the Oregon Department of Land Conservation and Development (DLCD) and DLCD staff participated in managing the grant and reviewing materials prepared for the project.

2. Housing Conditions and Trends (Comprehensive Plan Findings)

The following is a summary of data and findings from the “Housing and Residential Land Needs Assessment” report which can ultimately be incorporated into the Gold Beach Comprehensive Plan as supporting narrative for Chapter 7 - Housing.

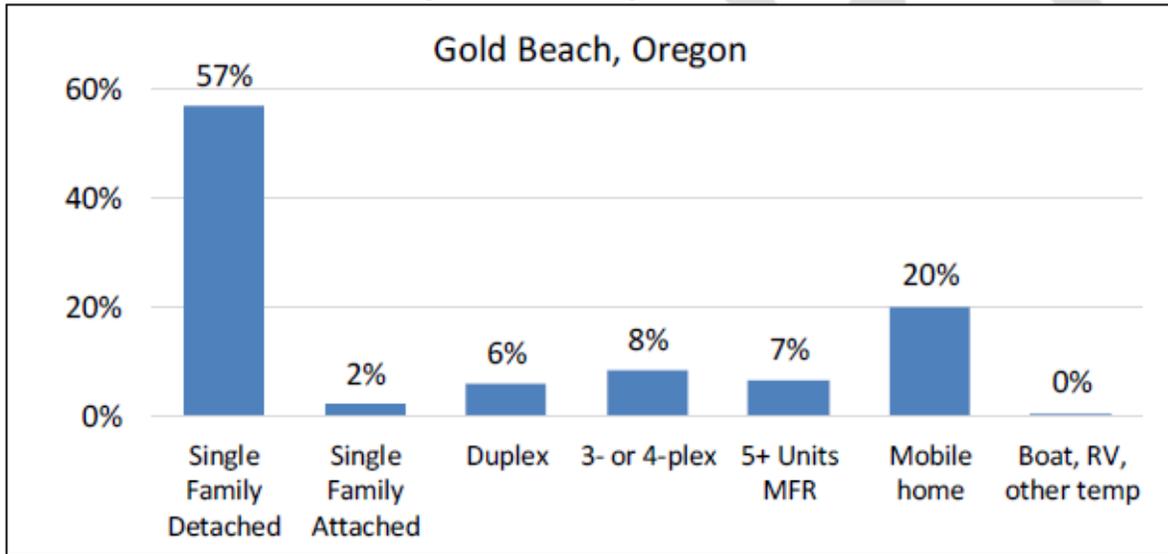
Demographic Trends

- Gold Beach is a City of an estimated 2,265 people living within the City limits and 3,250 people within the City’s urban growth boundary (UGB); it is located in Curry County on the southern Oregon Coast. An estimated 30% of the population in the UGB lives outside the city limits.
- Based on the UGB population, Gold Beach is roughly the 95th largest city in the state by population and is the second largest population center in Curry County. It is roughly one third the size of Brookings.
- Gold Beach has grown by just over 19% in population since 2000. In contrast, Curry County and the state experienced population growth of 8% and 21% respectively. (US Census and PSU Population Research Center). Much of the growth within the city limits occurred during the early 2000’s while a significant portion of more recent growth was concentrated in the area between the city limits and UGB.
- The Gold Beach UGB was home to an estimated 1,612 households in 2018, an increase of roughly 400 households since 2000. The percentage of families fell between 2000 and 2018 from 61.5% to 54% of all households. The city has a smaller share of family households than Curry County (56%) or the state (63%).
- Gold Beach’s estimated average household size is 1.98 persons, having also fallen since 2000. This is lower than the Curry County average of 2.13 and the statewide average of 2.47.

Housing Conditions and Trends

- **Housing Tenure:** Gold Beach has a greater share of owner households (66%) than renter households (34%) according to the Census. The ownership rate in Gold Beach has remained stable since 2000. During this period the statewide rate fell from 64% to 61%. Nationally, the homeownership rate has nearly reached the historical average of 65%, after the rate climbed from the late 1990’s to 2004 (69%). The estimated ownership rate is similar to that in Curry County (67%).
- **Housing Stock:** Gold Beach UGB had an estimated 1,925 housing units in 2018, with a relatively high estimated vacancy rate (includes ownership and rental units, including second homes and short-term rental units). Figure 2.1 shows the estimated number of units by type in 2017. Detached single-family homes represent an estimated 57% of housing units (includes manufactured homes on single-family lots). Units in larger apartment complexes of 5 or more units represent 7% of units, and other types of attached homes represent an additional 16% of units. (Attached single family generally includes townhomes, some condo flats, and plexes which are separately metered.) Mobile homes (in parks) represent 20% of the inventory.

FIGURE 2.1: ESTIMATED SHARE OF UNITS, BY PROPERTY TYPE, 2017



SOURCE: City of Gold Beach, Census ACS 2017

Current and Projected Housing Needs

FIGURE 3.4: PROFILE OF CURRENT HOUSING SUPPLY, ESTIMATED AFFORDABILITY (2018)

Income Range	Ownership Housing		Rental Housing		Share of Total Units
	Affordable Price Level	Estimated Units	Affordable Rent Level	Estimated Units	
Less than \$15,000	\$0k - \$90k	287	\$0 - \$400	127	22%
\$15,000 - \$24,999	\$90k - \$130k	67	\$400 - \$600	29	5%
\$25,000 - \$34,999	\$130k - \$190k	341	\$600 - \$900	302	22%
\$35,000 - \$49,999	\$190k - \$220k	175	\$900 - \$1000	44	11%
\$50,000 - \$74,999	\$220k - \$340k	182	\$1000 - \$1600	91	14%
\$75,000 - \$99,999	\$340k - \$370k	117	\$1600 - \$1700	3	6%
\$100,000 - \$124,999	\$370k - \$450k	106	\$1700 - \$2100	8	6%
\$125,000 - \$149,999	\$450k - \$540k	29	\$2100 - \$2500	0	2%
\$150,000 - \$199,999	\$540k - \$710k	16	\$2500 - \$3300	0	1%
\$200,000+	\$710k +	0	\$3300 +	0	0%
	69%	1,320	31%	603	

Sources: PSU Population Research Center, Environics Analytics, Census, JOHNSON ECONOMICS

FIGURE 4.3: PROJECTED FUTURE NEED FOR NEW HOUSING UNITS (2039), GOLD BEACH

OWNERSHIP HOUSING									
Unit Type:	Single Family Detached	Single Family Attached	Multi-Family			Mobile home	Boat, RV, other temp	Total Units	% of Units
			2-unit	3- or 4-plex	5+ Units MFR				
Totals:	329	14	0	0	0	117	0	459	77.1%
Percentage:	71.6%	3.0%	0.0%	0.0%	0.0%	25.4%	0.0%	100%	

RENTAL HOUSING									
Unit Type:	Single Family Detached	Single Family Attached	Multi-Family			Mobile home	Boat, RV, other temp	Total Units	% of Units
			2-unit	3- or 4-plex	5+ Units MFR				
Totals:	30	9	23	32	27	17	0	136	22.9%
Percentage:	21.7%	6.6%	16.6%	23.5%	19.5%	12.2%	0.0%	100%	

TOTAL HOUSING UNITS									
Unit Type:	Single Family Detached	Single Family Attached*	Multi-Family			Mobile home	Boat, RV, other temp	Total Units	% of Units
			2-unit	3- or 4-plex	5+ Units MFR				
Totals:	359	23	23	32	27	133	0	596	100%
Percentage:	60.2%	3.8%	3.8%	5.4%	4.5%	22.4%	0.0%	100%	

Sources: PSU, City of Gold Beach, Census, Environics Analytics, JOHNSON ECONOMICS

- The results of the projected need for future housing show a need for 596 new housing units by 2039.
- Of the new units needed, roughly 77% are projected to be ownership units, while 23% are projected to be rental units. This is due to the forecast of a slightly higher homeownership rate in the future, combined with second home vacancies.
- The analysis predicts a need for ownership housing at the low-end of the pricing spectrum, but also in the middle and high ranges. The greatest need for rental units is found at the lowest and middle price points, especially for units priced at \$400 to \$900 per month. This shows that there is some support for new, more expensive rental supply. There is also a need for some single-family homes for rent at higher price points.

Comparison of Projected Need and Buildable Land Supply

There is a total forecasted need for roughly 596 units over the next 20 years based on the PSU forecasted growth rate. This is well below the estimated capacity of over 1,136 units. However, as Figure 5.4 below demonstrates, when specific housing types are considered, there may be a mismatch between the available land for housing and the needed types.

While much of the anticipated housing need is for low-density housing, the greatest remaining buildable capacity is in the medium and high density zones (2-R and 3-R and the county equivalents.) Therefore there is an estimated shortage of low density land of roughly 42.5 acres. However, there is an overall estimated surplus of 52 acres, and it is likely that much of the single-family demand can be

accommodated in the R-2 medium density zone, consistent with current and historical development patterns.

FIGURE 5.4: COMPARISON OF FORECASTED FUTURE LAND NEED (2039) WITH AVAILABLE CAPACITY (UGB)

TOTAL UGB AREA:	Unit Type			TOTAL
	Single Family Detached	Medium-Density Attached*	Multi-Family	
LAND INVENTORY VS. LAND NEED				
Buildable Land Inventory (Acres):	29.3	98.3	25.5	153.0
Estimated Land Need (Acres):	71.7	25.5	3.9	101.1
<i>Land Surplus (Inventory - Need:)</i>	<i>-42.5</i>	<i>72.7</i>	<i>21.6</i>	<i>51.9</i>

Sources: PSU Source: Johnson Economics, Angelo Planning Group

FINDING: There is currently sufficient buildable capacity within the Gold Beach UGB to accommodate total projected need. However, there may be a discrepancy between the needed housing types and the zoning of the available lands. These findings will help guide further discussion of potential housing policies and measures to increase efficient land use and address deficits.

For more detail on these findings please refer to the “Housing and Residential Land Needs Assessment Report” and the Buildable Lands Inventory (BLI) prepared for the City.

3. Comprehensive Plan Housing Policies

It is essential that the Comprehensive Plan of every city in Oregon include a robust set of policies directed at meeting the current and future housing needs of community members. APG reviewed the Comprehensive Plan to assess whether it includes the following types of supportive policies:

- **Supports Statewide Planning Goal 10.** Comprehensive Plans typically do and should include a general policy that mirrors Statewide Planning Goal 10 (Housing), stating that the overall goal of the jurisdiction is to *“encourage the availability of adequate numbers of needed housing units at price ranges and rent levels which are commensurate with the financial capabilities of Oregon households and allow for flexibility of housing location, type and density.”*
- **Emphasizes affordable housing needs.** Given that meeting the needs of low and moderate income households often requires public intervention or subsidy, it is important to include policies emphasizing the needs of these households.
- **Supports partnerships.** Most Comprehensive Plan housing elements include policies aimed at supporting other public agencies, non-profits and market rate developers who focus on meeting the needs of low and moderate income households and community members with special housing needs.
- **Encourages a variety of housing types.** In addition to a broad goal or policy about meeting a full range of housing needs, Plans often include policies noting the need for a variety of housing types, including single family attached housing, duplexes, triplexes, multi-family housing and townhomes, as well as less traditional forms of housing such as cottage cluster housing and accessory dwelling units.
- **Affirms Fair Housing goals.** Local governments are required to ensure that their housing policies and standards do not discriminate against or have adverse effects on the ability of “protected classes” to obtain housing, consistent with the federal Fair Housing Act.
- **Supports mixed use development.** Some Plans explicitly support the development of mixed use projects, which typically include upper story housing located above retail or commercial uses.
- **Supports accessory dwelling units.** Comprehensive Plans may include policies specifically referencing support for this form of housing. Recent Oregon legislation requires all cities below a certain size to allow for this form of housing outright in all zones where single-family detached housing is allowed.
- **Addresses land supply goals.** Many Comprehensive Plans include policies which reference the need to ensure that adequate land is zoned to meet identified housing needs, and to periodically update the jurisdiction’s inventory of such lands.
- **Supports maintenance and rehabilitation of existing housing.** Many comprehensive plans emphasize maintenance of existing housing stock as a method to prevent unsafe conditions and keep affordable housing available within the community.

- **Supports development of manufactured homes.** Oregon law requires that all zones that allow for “stick built” single family detached homes also allow for manufactured homes on individual lots. Each jurisdiction must also allow for manufactured home parks in at least one residential zone.
- **Regulates short term rentals.** Many communities, particularly those with high levels of tourism, regulate short-term rental housing to reduce its impact on the supply and affordability of long-term rental housing.

Table 1 summarizes recommended policy amendments for the City of Gold Beach to address identified gaps related to these policy objectives. A set of proposed adoption-ready Comprehensive Plan policy amendments will be provided as part of a final draft of this Gold Beach Housing Measures Report.



1. Table 1. Comprehensive Plan Policy

<i>Policy Topic</i>	<i>Existing Goal Language</i>	<i>Example Language to Consider</i>
Supports Statewide Planning Goal 10.	Goal 10: To develop a variety of adequate, quality housing and rental units.	<ul style="list-style-type: none"> The City shall provide the opportunity for a wide variety of housing types at a variety of price ranges and rents to meet the needs and preferences of current and future households at all income levels.
Emphasizes affordable housing needs	N/A	<ul style="list-style-type: none"> The City shall support the creation of housing that is affordable to low- and moderate-income households.
Supports partnerships	N/A	<ul style="list-style-type: none"> The City shall seek partnerships with non-profit housing developers and other agencies to create the opportunity to provide moderate-and low-income housing and rehabilitation activities within the City.
Encourages a variety of housing types	<p>10(b): “To Encourage a variety of residential lot sizes, diversity of housing types and range in housing prices.”</p> <p>10(d): “To encourage the development of rental units in all price ranges.”</p>	<ul style="list-style-type: none"> Adequately addressed.
Supports mixed use development	N/A	<ul style="list-style-type: none"> The City shall allow for a mix of residential uses with other compatible uses in appropriate locations.
Affirms Fair Housing Goals	N/A	<ul style="list-style-type: none"> The City shall employ strategies that support the Fair Housing Act and affirmatively further fair housing.
Supports ADUs	N/A	<ul style="list-style-type: none"> The City shall allow and support the development of Accessory Dwelling Units in all residential zones as required by State law.



<i>Policy Topic</i>	<i>Existing Goal Language</i>	<i>Example Language to Consider</i>
Addresses Land Supply Goals	10(a): “To encourage maximum usage of the land within the City.”	<ul style="list-style-type: none"> • The City shall encourage efficient use of residential land within the Urban Growth Boundary • The City shall provide a sufficient amount of residential land to accommodate residential growth. • The City shall ensure that the City has an adequate housing supply with enough land to support the community’s growth.
Supports Development of Manufactured Homes	N/A	<ul style="list-style-type: none"> • The City shall support the maintenance and development of manufactured homes as an affordable housing choice in appropriate locations.
Supports maintenance and rehabilitation of existing housing	10(c): “To encourage rehabilitation of substandard housing.”	<ul style="list-style-type: none"> • Adequately addressed.
Regulates Short Term Rentals	N/A	<ul style="list-style-type: none"> • As necessary, the City shall regulate short term rentals to reduce their impact on availability and long-term affordability of housing.

4. Other Housing Measures

APG and Johnson Economics have identified a variety of measures that the City can undertake to address current and future housing needs identified in the Housing Needs Assessment and Buildable Lands Inventory reports. These measures have been organized into the following categories.

Land Supply and Regulatory Strategies

- UGB Expansion
- Rezone Land
- Minimum Density Standards
- Code Amendments to Support Small Housing Types

Incentives

- Incentive Zoning
- System Development Charge Exemptions or Deferrals
- Expedited Development Review
- Tax Exemptions and Abatements

Funding Sources and Uses

- Public-Private Partnerships and Community Land Trusts
- Tenant Protection Programs and Policies
- Land Acquisition and Banking
- Construction Excise Tax
- Financial Assistance Programs

The remainder of this section describes these potential measures in more detail.

LAND SUPPLY AND REGULATORY STRATEGIES

1. Urban Growth Boundary Expansion

The findings of our study do not indicate the need for a UGB expansion to accommodate projected housing needs in Gold Beach. However, in the long term an expansion could be an option beyond the currently planning horizon or if growth rates increase beyond those currently projected. Prior to applying for a UGB expansion, the city would need to complete the following steps:

- Consider and adopt efficiency measures to ensure that land inside the UGB is being used efficiently. Many of the code update recommendations identified for this project are efficiency measures.

- Demonstrate that there is an insufficient supply of buildable land inside the UGB. Due to relatively low projected growth rates in the planning horizon, the City will likely need to demonstrate that existing vacant or partially vacant land in the UGB cannot be served with public facilities. A significant portion of the vacant land within Gold Beach’s UGB is taken up by the large city-owned parcel slated for future park/recreation uses. A comprehensive plan change or similar measure would likely be needed for this property in order to remove it from the inventory.

2. Rezone Land

To the extent that a city has a gap or imbalance of land in different residential zoning designations, one strategy to address this issue is to rezone land from one designation to another. This can be done in one of two ways:

1. Rezoning land from a non-residential designation to a residential designation, if there is a deficit of residential land and a surplus of commercial, industrial, or other non-residential land.
2. Rezoning from one residential zone to another residential zone to address a deficit in a certain density range or housing type.

As indicated previously, the comparison of needed housing and the capacity or supply of buildable residential land indicates a potential gap in the supply of 1R and R-1 land designated for lower density residential development (i.e., detached single family homes on medium to large size lots). The comparison also shows a potential surplus in the supply of land zoned for medium density housing (R2 and 2-R zones). Single-family detached homes are allowed in the 2-R and R-2 zones, with a minimum lot size of 5,000 square feet in the 2-R zone and an assumed average net density of seven (7) dwelling units per acre. As a result, it is reasonable to assume that the 2-R and R-2 zones can accommodate a portion of the demand for single-family detached homes in the future and the City can consider the supply of 2-R/R-2 and 1R/R-1 lands as a combined supply of land for this purpose.

As a result, the City likely will not need to rezone land to address this gap in the foreseeable future but it still could be considered as a long-term strategy to address other gaps that could occur.

3. Increase the Allowed Density or Range of Housing Types

As a way to both promote efficient development and allow for more development flexibility and a wider range of housing types across all zones, the City could reduce the minimum lot size required in one or more zones to allow for more compact development and/or a wider range of housing types in specific areas. For example, the City of Gold Beach should consider reducing minimum lot sizes for single family homes, particularly in the 2-R and 3-R zones. This could help meet the need for single family homes in the planning horizon, though infrastructure capacity is a key constraint in many areas.

Additionally, the City should consider allowing attached single-family developments (townhomes) and smaller multifamily developments (5 units and smaller) in the 2-R zone, either conditionally or as a permitted use.

It also is recommended that the City consider reducing allowed lot sizes or increasing allowable densities in the 2-R and 3-R zones. Currently the minimum lot sizes in these zones are 5,000 square feet and 4,000 sf respectively. These lot sizes and resulting densities make the financial viability of most attached housing types, particularly townhomes and multi-family residential development (apartments) very challenging. Typical lot sizes and densities for single family attached housing are 2,500 feet and 14-16 units per acre, respectively. Typically maximum densities for multi-family development, even in smaller communities, typically 20-30 units per acre. Similarly, the City should consider reducing the minimum lot width in any zones that allow townhomes to 25 feet (compared to the current minimum of 50 feet in the 3-R zone).

4. Code Amendments to Support Additional Housing Types, including Cottage Cluster Housing
 Small housing types typically include accessory dwelling units (ADUs), duplexes, triplexes, fourplexes, townhomes and cottage cluster housing. Many of these housing types can be compatible with single-family detached housing, while providing a wider range of housing options for smaller households and at lower costs to develop. The City of Gold Beach already allows a number of these types of housing in its residential zones, either outright or as a conditional use. For example, duplexes, ADUs, and tiny homes all are allowed outright in the 1R and 2-R zones and planned unit developments are allowed conditionally in these zones. However, triplexes, four-plexes and townhomes are not allowed in the 2-R zone and cottage cluster housing is not addressed directly in the code beyond through the planned development provisions.

The City also could consider developing code requirements for cottage cluster housing and allowing them in residential zones. Cottage Clusters are small dwelling units with shared amenities appropriately sized for smaller households and available as an alternative to the development of typical detached single-family homes. Cottage cluster housing is intended to address the changing composition of households, and the need for smaller, more diverse, and more affordable housing choices.

In general, the following provisions are supportive of cottage clusters and can stimulate their development: ¹

- Allow for increased densities over the base zone in exchange for maximum house sizes. This combination allows for more dwelling units while ensuring an efficient use of land.
- Given maximum house sizes of 1,000-1,200 square feet, allow a wide range of sizes—even as small as 600 square feet—and consider allowing both attached and detached housing.
- Do not specify ownership structure; allow the site to be divided into individual lots, built as rental units on one lot, or developed as a condominium plat.

¹ Character-Compatible, Space-Efficient Housing Options in Single-Dwelling Neighborhoods. ODOT, DEQ and OCLD Joint Study. Eli Spevak and Madeline Kovacs. May 2016.
<https://www.oregon.gov/LCD/TGM/docs/SpaceEfficientHousingReport.pdf>

- Ensure that minimum site size, setbacks and building coverage requirements do not prohibit cottage cluster development on smaller lots.
- Draft design requirements that ensure neighborhood compatibility, and efficient use of land, but are not so specific as to restrict the ability to adapt to varying neighborhood contexts.

Another measure for the City to consider would be to allow triplexes, four-plexes, townhomes, and possibly courtyard apartments in the 2-R zone. Courtyard apartments are typically located in one to two-story buildings, are small in size, and are arranged around a common courtyard. They tend to match the scale of surrounding single-family detached housing or other small housing types such as “plexes,” townhomes or cottage cluster housing. Similarly triplexes, four-plexes and townhomes are common forms of medium density or “missing middle” housing and are typically allowed in medium density zones such as the 2-R zone.

If the City moves forward with these types of code amendments, they should consider code requirements that help limit the size and scale of these forms of housing to be consistent with the existing or desired scale of housing in these areas. A variety of different approaches can be undertaken to achieve this objective. These include but are not limited to the following:

- Reviewing minimum/maximum density and lot size to ensure compatibility.
- Building size limitations in terms of square footage, lot coverage and height.
- Floor area requirements which also will limit the size and scale of the building.
- Bulk plane/encroachment plane.

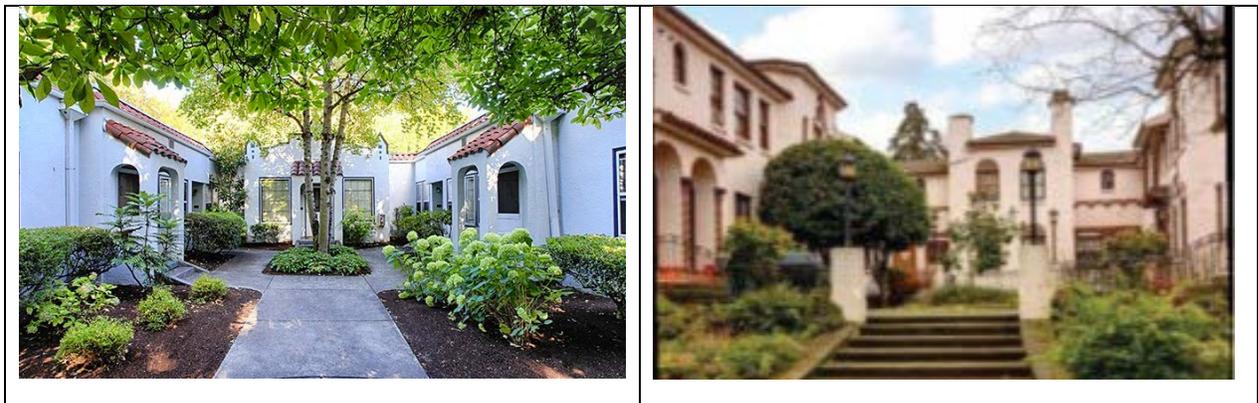
More information about and examples of these approaches can be provided to supplement these recommendations, if desired.

Diagram and Example Images of Cottage Cluster Housing



Image Credits: Daniel Parolek, Eli Spevak/Madeline Kovacs

Example Images of Courtyard Apartments





INCENTIVES

5. Incentive Zoning

Some development regulations can present obstacles or add costs to housing developments. In addition to or in lieu of financial incentives, the City can offer concessions on regulatory standards that provide meaningful economic value. The concessions should be offered in exchange for the development dedicating a minimum proportion of the units to be regulated as affordable to people with lower or moderate income. The incentives typically include relief from certain development standards such as parking, setbacks, or density. Examples include the following:

- **Parking reductions.** In general, research shows that households with lower incomes tend to have lower car ownerships and driving rates, particularly when residents have ready access to shopping and other opportunities and services. A number of jurisdictions in Oregon provide reductions in off-street parking requirements for developments that are affordable to households with low or moderate incomes. Typically, developments must commit to providing affordable units over a significant length of time (20-60 years).
- **Height or density bonuses.** Some cities allow higher density or greater height in exchange for a commitment to provide housing units that are affordable to households with low or moderate incomes. Height bonuses are typically in terms of number of stories (e.g., one story in an area with an existing height limit of 35 or 45 feet). Density bonuses are typically stated in terms of a percentage of units (e.g., 10-20% is a common threshold). The amount of the bonus can be tied to the affordability levels provided and/or to the number of affordable units. Additionally, setback and bulk standards may be allowed to vary to accommodate the added density or to reduce development costs. A height bonus could be particularly desirable in the 2-R zone where existing maximum heights are only 25 feet.

6. System Development Charge (SDC) Reductions, Exemptions, or Deferrals

System Development Charge (SDC) exemptions and deferrals can be used to reduce the cost of development. Many SDC methodologies are intended to be commensurate with the cost or impact

to the system. Some missing middle housing types, such as ADUs (often associated with affordable units), do not fit within the levels within SDC methodologies because the impact of these types of housing on the need for water, sewer or transportation facilities is not equivalent to that of other housing units, given the reduced average size and occupancy of smaller units. Therefore, any reduction that can be justified based on reduced demand or impact (e.g. smaller units, multifamily vs. single family, housing types that tend to generate less traffic, etc.) is justifiable for reducing or potentially waiving SDCs for these housing types. This type of reduction is generally identified in the SDC methodology and rate setting.

Policy-based reductions, waivers, deferrals, or exemptions that do not have a basis in reduced impacts or costs are not explicitly addressed in Oregon’s SDC laws, and local jurisdictions have taken a range of approaches to navigating this ambiguity. Recent state legislation enabling inclusionary zoning (Senate Bill 1533) identifies SDC and permit fee reductions or waivers as incentives that may be offered to development impacted by an inclusionary zoning requirement. This legislation also has been interpreted by some communities as authorizing SDC reductions or exemptions for affordable multifamily development. Several cities in Oregon choose to exempt certain classes of development (including regulated affordable housing) from SDC requirements. Options for Gold Beach to consider include:

- Reducing or exempting required SDCs for qualifying affordable housing developments based on a commitment to long-term affordability of the units.
- Deferring payment of all or a portion of SDCs for affordable housing developments for a specified period of time.
- Updating the City’s SDC methodology so that it better reflects the impacts of smaller housing units on system impacts, and reducing SDCs for those units accordingly.

7. Expedited Development Review

Jurisdictions can search for ways to reduce time and costs of the review and permitting process to developers building desired housing types. This incentive can be accomplished by reducing review times, consolidating steps in the process, and reducing or simplifying submittal requirements. In few industries is the old adage that “time is money” more true than in the development industry. The developer is often tying up capital and/or paying interest on loans during the pre-development process. Any reduction in process time translates into reduced costs and greater certainty to the developer and their partners.

Streamlining the process can involve an internal audit of the process to ensure it is efficient for both staff and applicants. This might involve making all permits available in one location with one main contact, providing clear and accessible information on requirements, and also allowing enough flexibility to consider innovative or new forms of development. Streamlining the review and permitting process is usually administratively feasible, though the greatest obstacle is often staff resources to expedite some projects when staff is already busy and/or limited in size. While City

review processes could be streamlined, other regulatory review processes also impact the length of the permitting process. For example, state permitting of wetland fill or removal would also need to be streamlined to have a meaningful impact on permit review processes where wetlands are potentially impacted.

Recent statewide legislation also requires that cities with a population over 5,000, and counties with a population over 25,000 allow for 100-day review and decision on qualified affordable housing applications. This does not yet apply to the City of Gold Beach but the City could consider updating its land use application and review procedures to provide for the shortened timeline for qualified affordable housing applications in the future.

8. Tax Exemptions and Abatements

Tax abatements are reductions in property taxes for affordable housing. Abatements may be provided to non-profit corporations or to private developers in exchange for developing affordable housing. Property tax exemptions/freezes can also be applied to housing in distressed areas, or for rehabilitated housing. Common tax abatement programs include vertical housing programs that provide property tax exemptions for development that reaches a certain height, and multifamily housing tax exemptions.

The City of Beaverton has an Affordable Housing Tax Exemption Program designed to promote construction of affordable rental housing for low-income households (focusing on 60 percent area median income and below). The program allows an exemption of up to 100 percent of property taxes. The City of Newberg has a Multiple Unit Housing Property Tax Exemption (MUPTTE) that aims to encourage private development of multi-unit housing in transit-oriented areas by providing a ten-year property tax exemption on the residential portion of improvements. Newberg also has a property tax exemption of properties owned by low-income persons or held for the purposes of developing low-income housing.

Even smaller cities, such as Yachats, have applied tax exemption programs to qualifying low-income housing projects.

FUNDING SOURCES AND USES

9. Public-Private Partnerships (PPPs) and Community Land Trusts

The City can implement arrangements between public and private entities to create more and/or affordable housing. These PPPs can promote a variety of affordable housing programs or projects and include partnerships from multiple public, private, and non-profit entities such the Umpqua chapter of NeighborWorks. These efforts typically involve utilization of a variety of other housing measures or strategies, including those described in this report. Examples of these types of efforts implemented in other Oregon communities include the following:

- **The Fields Apartments, Tigard, OR.** A recent example of an innovative PPP in Tigard is The Fields mixed-use development, which is planned to include 260 housing units affordable to

residents earning 60% AMI or below, including 26 units serving extremely low-income families at or below 30% AMI. The site will also include office development. To help facilitate the project, the City of Tigard worked with the property owner to pursue a grant from the Economic Development Administration that paid for infrastructure improvements to unlock the economic development potential of the site. The City also worked with the property owner to rezone the site, which allowed the apartments to be developed. As mentioned below, the Fields project received a LIFT award to assist with project financing, and the Washington County Housing Authority also contributed financing.

- **Our Coastal Village (Fisterra Gardens), Yachats, OR.** This project included use of several city, county and state programs. This included direct funding from Lincoln County to match other state, federal, and private funding sources bringing this project to fruition; tax abatement by Lincoln County; deferral of SDCs by the City of Yachats, and updates to the City's development code allowing flexible development standards for townhomes.
- **Local Innovation and Fast Track Housing Program (LIFT), State of Oregon.** LIFT is a state-administered program that was approved through legislation in 2016 and provides funding for new affordable housing across the state, including for projects by private developers. The program was developed with the goal of quickly providing affordable housing units to low-income families and has funded numerous projects since its inception, including the Fields Apartments in Tigard (provided \$9.8 million) described above and Cornerstone Apartments in Salem (provided \$4.9 million).

In addition to working with non-profit or other affordable housing developers to produce housing that meets the needs of low and moderate income households in Gold Beach, the City also can work with market rate developers to generally support residential development. Private market developers appreciate clarity and certainty in the design and permitting process. Certainty helps the developer save time, make decisions to proceed, and avoid costly surprises further along in the process. In some cases, a developer will prefer the certainty of a clear process even if it has greater requirements and fees, over a complex and unclear process with nominally lower requirements and fees. This means that City development code, review processes, permitting process, fees etc. should be as easy to understand and navigate for the developer as possible.

The City can do this in multiple ways:

- Ensure that primary documents such as the Development Code and design standards are easy to use for a person moderately informed in the design or development process;
- Provide knowledgeable staff to answer questions regarding the entire process from planning to permitting;
- Create additional materials such as one-page handouts that summarize relevant code and process information, even if it is already available in longer documents

- Provide information about code provisions and other strategies described elsewhere in this report that can serve as incentives to develop housing in places with good access to transportation, services and facilities;
- Assign a single contact person to facilitate the development process for key projects, such as a large-scale development, prominent site location, or catalyst project; and
- Provide as much of this information in advance as possible. Try to provide estimates of time, requirements and fees to the extent practicable, while emphasizing that these are all preliminary estimates that may change. Avoid processes which require developers to commit extensive time and money before key requirements or public processes become apparent.

Community Land Trusts (CLT) is a model wherein a community organization owns land and provides long-term ground leases to low-income households to purchase the homes on the land, agreeing to purchase prices, resale prices, equity capture, and other terms. This model allows low-income households to become homeowners and capture some equity as the home appreciates, but ensures that the home remains affordable for future homebuyers. CLTs may also lease land to affordable housing developers for the development of rental housing or may develop and manage rental housing themselves. Land trusts are typically run as non-profits, with support from the public sector and philanthropy, and could be linked to a land bank. Land trusts can be focused on homeownership or rental units.

We are not aware of any specific land trusts operating in the Gold Beach area. The most active CLT currently operating in Oregon is Proud Ground. Proud Ground was founded in 1999 and has grown into one of the largest community land trusts in the country. The organization focuses on affordable homeownership and controls ground leases associated with 270 homes in Multnomah, Washington, Clackamas, and Clark County. Proud Ground also offers homebuyer education and consulting services. Approximately 81 percent of the organization’s funding is derived from public subsidy, mostly from the jurisdictions where Proud Ground operates. Habitat for Humanity also uses a similar model for conveying homes to owners and uses volunteer efforts for construction of the homes to reduce construction costs.

The City’s primary role in the CLT model would be to support an organization like Proud Ground, Habitat or similar organizations, either through financial contributions or through assistance in finding or acquiring properties for development.

10. Tenant Protection Programs and Policies

Tenant protections include local regulations and enforcement programs that provide protections for tenants of existing affordable housing and low-cost market rate (LCMR) housing against evictions, excessive rent increases, discrimination, and health and safety violations. Tenant protections can also provide various types of assistance to renters. The purpose of these protections is help tenants of affordable units to access and retain their housing, particularly for very low-income and other vulnerable community members. Tenant protections can be implemented through policies and/or programs. The Oregon State Legislature is currently in the process of reviewing Senate Bill 608, which would regulate some tenant protection policies statewide. With the exception of rent regulation,

local jurisdictions have the ability create tenant protection regulations that go beyond state requirements as long as they do not conflict with them. Homeowner protection programs could include education as well as financial and technical assistance to stabilize and combat predation of low- and moderate-income homeowners. Rent stabilization legislation was adopted by the State of Oregon during the 2019 legislative session and the state will essentially administer associated programs. The remainder of this section focuses on other types of tenant protection programs.

Notification for No-Cause Evictions. Under the provisions of ORS 90.427, landlords are required to give 30- or 60-day notification of no-cause evictions. Previously, some jurisdictions, including Portland and Milwaukie, increased the no-cause eviction notice to 90-day. However, Senate Bill 608, mandates a 90-day notice for no-cause eviction statewide. Senate Bill 608 was passed on February 28, 2019 and is effective immediately.

Renter Relocation Assistance. These programs require landlords to pay a set amount to assist tenants when lease conditions change—such as no-cause eviction, substantial rent increase, or not receiving the option to renew a lease. Relocation assistance programs have been implemented by the cities of Portland, OR and Vancouver, BC during the last several years. Recent state legislation also addresses these programs.

Rental Registration. These programs allow jurisdictions to keep an accurate inventory of residential rentals. A well-maintained inventory can help improve notification of changes to local landlord-tenant laws. Also, the program helps monitor and protect tenants while requiring more responsibility and accountability from landlords.

Rental Inspection Program. Rental inspection programs monitor rentals to protect tenants and require more accountability from landlords. Inspection programs can be combined with a registration program or stand-alone. Also, the types of housing or dwellings that a required to register for the program can vary to all housing, affordable housing, multi-family housing, or other criteria. Several Oregon jurisdictions have rental inspection programs, including the cities of Gresham and Salem.

Several of these programs require relatively significant administrative time and resources and may not be appropriate for the City as this time but could be considered for implementation in the future.

11. Land Acquisition and Banking

Land acquisition is a tool to secure sites for affordable housing. Public agencies can identify locations where prices are going up and acquire land before the market becomes too competitive, with the intention to use the land for affordable housing. The ability to identify promising sites within these locations and act quickly and efficiently in acquiring them can tip the scales to make an affordable housing development financially feasible.

Land banking is the acquisition and holding of properties for extended periods without immediate plans for development, but with the intent that properties eventually be developed for affordable housing. Land banks are often are quasi-governmental entities created by municipalities to effectively manage and repurpose an inventory of underused, abandoned, or foreclosed property. Public agencies or larger nonprofits may be better equipped than small community development corporations to do both land acquisition and banking.

This strategy may be a challenge for implementation in Gold Beach. Key challenges for land acquisition include reliably identifying future areas of gentrification before prices go up, developing the resources necessary to purchase the land, creating mechanisms for easy land transfer and removing the liability associated with holding land. Land banking requires significant up-front investment to acquire land, which typically requires grants, and funding partnerships—with non-profits, public entities, and private financing—to reach necessary funding levels. In addition, while this technique can help address the long-term need for affordable housing, it will not address the current need in the short-term.

A more feasible way to implement this strategy in Gold Beach would be to assess the potential for any existing city-owned properties to be used for affordable housing development in the future and then seek non-profit or other affordable housing developers to lead the actual development efforts. In exchange for donating or selling city-owned land at a nominal price, the City would require a commitment to long-term affordability of any housing units developed.

12. Construction Excise Tax

A construction excise tax (CET) is a tax on construction projects that can be used to fund affordable housing. According to state statutes, the tax may be imposed on improvements to real property that result in a new structure or additional square footage in an existing structure. Cities and counties may levy a CET on residential construction for up to 1% of the permit value; or on commercial and industrial construction, with no cap on the rate of the CET.

The allowed uses for CET funding are defined by the state statutes. The City may retain 4% of funds to cover administrative costs. The funds remaining must be allocated as follows, if the City uses a residential CET:

- 50% must be used for developer incentives (e.g. fee and SDC waivers, tax abatements, etc.)
- 35% may be used flexibly for affordable housing programs, as defined by the jurisdiction.
- 15% flows to Oregon Housing and Community Services (OHCS) for homeowner programs.

If the City implements a CET on commercial or industrial uses, 50% of the funds must be used for allowed developer incentives and the remaining 50% are unrestricted.

To date, eight jurisdictions (Portland, Corvallis, Cannon Beach, Hood River County, Hood River City, Milwaukie, and Newport) have passed local CETs under the new state statutes, and many others are considering adopting the tool.

The primary advantage of a CET is that it would provide a source of funding for other programs or measures aimed at helping subsidize the cost of affordable housing in Gold Beach, either through city-led programs or those implemented by private or non-profit partners. In addition, once a CET is established, it would be straightforward to administer through the development permitting process. On the down side, CET increases development costs in an environment where many developers are already seeking relief from systems development charges, so it could impact development feasibility and increase the costs of housing more generally. However, by structuring the policy with offsetting



incentives or tools to reduce development barriers, the City could potentially limit the impact on feasibility for certain projects.

Establishing a construction excise tax would necessitate that the Gold Beach City Council pass a new City ordinance. The City should work closely with the development and housing community in developing the fee structure. Implementing programs would need to be developed, and possibly coordinated with housing partners.



PUBLIC HEARING



**SECTION 6.
PUBLIC HEARING**

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 6. a.
Council Meeting Date: May 13, 2019

TITLE: Possible Revision to Business Code (Sign Code section) to allow provisions for digital/dynamic display signs

SUMMARY AND BACKGROUND:

At the April meeting, the Council directed staff to contact Legal Counsel and see what options could be available to allow for the possibility of digital display signs. Currently the Sign Code prohibits digital displays signs except time/temperature displays.

Staff contact legal counsel about a possible exception on a case-by-case basis to allow for digital display signs under certain circumstances. Counsel advised it would be better to insert a provision in the current code to allow for the signs through a review process. Attached is a copy of a DRAFT update to the Sign Code section of the Business Code (Ordinance No. 643). This is just a draft and the Council should review it and make any recommended changes. If the Council is agreeable to the draft, and any proposed changes, we can have the first (or both) readings later in the Ordinance & Resolutions section of the Agenda.



REPRINT OF APRIL COUNCIL REPORT:

Ms. Somers & Ms. Esqueda have asked to address the Council regarding the City Sign Code prohibition on digital/electronic reader boards and video signs.

This matter has been discussed by the Council in the past. I pulled the report for the last time (December 2014) and it is attached. Part of that report included in informal survey by staff of other coastal cities' sign codes regarding digital/electronic/video reader signs. Staff updated that informal sign code survey below:

2019 Updated READER BOARD/ELECTRONIC SIGN STANDARDS FOR COASTAL TOWNS

Unofficial online survey by review of sign codes - 16 Codes reviewed

PROHIBITED OUTRIGHT	8
ALLOWED	3
LIMITED USE	5



**SECTION 6.
PUBLIC HEARING**

TOWN	ALLOWED	PROHIBITED	LIMITED OR NOT CLEAR
Brookings	<i>C. One permitted sign for each property may contain elements that may change (blinking or moving text, symbols, and/or characters) no more frequently than every two seconds. There is no time limit on changes to text for scrolling or crawling signs.</i>		
Gold Beach		<i>Prohibited</i>	
Port Orford	<i>Allowed in certain Commercial zones (although their Dark Sky ordinance prohibits blinking and/or flashing lights)</i>		
Bandon		<i>Prohibited</i>	
Coos Bay	<i>Code Not Clear - Does not specifically call out reader board or electronic signs</i>		<i>Signs interfering with traffic which includes position, shape, color or animation Prohibited in Medical Park and Residential/Professional zones</i>
North Bend	<i>Reader Board, but not animated</i>		<i>No sign may contain lighting that will distract operators of motor vehicles or aircraft, including but not limited to rotating or animated signs, motion (video) picture, strobe, or zip lights, rotary beacons, flashing lights, search lights, festoons of lights, strings of twirlers or propellers or flares</i>
Reedsport		<i>Prohibited</i>	
Florence		<i>Prohibited</i>	



**SECTION 6.
PUBLIC HEARING**

TOWN	ALLOWED	PROHIBITED	LIMITED OR NOT CLEAR
Yachats		<i>Prohibited</i>	
Waldport	<i>One sign per business Change from one message to another may not be more frequent than every 15 seconds No flashing lights Must be equipped with light sensor that adjusts intensity of sign according to ambient light</i>		
Newport		<i>Prohibited</i>	
Lincoln City		<i>Prohibited</i>	
Tillamook County			<i>Not real clear, but no flashing signs permitted</i>
Cannon Beach		<i>Prohibited</i>	
Seaside	<i>Not clear, but Definitions sections contains: Electronic Reader Board This sign may be changed at intervals no less than one and one-half seconds and may contain only one screen of text or graphic display. No Flashing</i>		
Warrenton		<i>Scrolling electronic reader board signs prohibited in downtown area</i>	<i>No flashing or animated</i>
Astoria	<i>Changeable text permitted (like High School sign)</i>	<i>Animated prohibited</i>	



ORDINANCE NO. 669

AN ORDINANCE AMENDING ORDINANCE 643 WHICH ADOPTED A REVISED GOLD BEACH BUSINESS CODE

WHEREAS, the City of Gold Beach wishes to amend a portion of the Sign Code to allow provisions for digital/dynamic display (or electronic reader board) signs utilizing specific standards contained herein:

NOW THEREFORE THE CITY OF GOLD BEACH ORDAINS AS FOLLOWS:

Section 1. The following sections of the Gold Beach Business Code are hereby amended. The entirety of Section 4.345 is repealed and replaced with the following language:

SIGN CODE

4.345 Prohibited Signs. The following signs are prohibited:

- (1) Signs attached to or painted on a vehicle that is not operable or does not have a current license;
- (2) Signs with moving parts;
- (3) Obsolete signs;
- (4) Signs in areas zoned Residential which exceed three (3) square feet unless the owner has obtained a conditional use permit for a home occupation, in which case signs in excess of nine (9) square feet are prohibited;
- (5) Signs that block or partially block an existing sign, a traffic control device, or access to any fire escape or other means of ingress or egress from a building or an exit corridor, hallway, or doorway;
- (6) Signs that impede traffic on any street, alley, sidewalk, bikeway, or other pedestrian or vehicular travel way.

Section 2. The following sections are added:

4.310 Definitions

The following definition is added and the existing definitions are hereby renumbered:

- (4) Digital/Dynamic Sign. A digital sign is a bright digital screen such as a LCD, LED, or plasma display which can display video or multimedia content and is updated remotely by computer or playback device.

4.326 Application for Digital/Dynamic Sign.

(1) Signs with a digital/dynamic display may be permitted upon an application to the City Council and must be in compliance with the following minimum standards. The Council, at its discretion, may add additional conditions at the hearing:

- a) Only one sign per property may feature a digital/dynamic display sign. The standards of Section 4.365 for total allowable property signage are also applicable.
- b) The size of the digital/dynamic sign may not exceed forty (40) square feet in size. This measurement of allowable area is the actual sign face. Support structure and other equipment necessary to safely mount the sign is not included or counted toward the maximum 40 square feet.
- c) Digital/dynamic signs are only permitted on pole signs as defined in this code.
- d) Only one continuous digital display is allowed on a sign face at a time.
- e) The image or message on the digital display may not change more often than once every ten (10) seconds.
- f) The images on the digital display must be static and the transition from one static display to another must be completed within two (2) seconds.
- g) The digital display may not be illuminated to a degree of brightness greater than is necessary for visibility. All digital/dynamic display signs shall be equipped with a light sensor that automatically adjusts the intensity of the sign according to the amount of ambient light.
- h) Digital/dynamic display signs must turn off, freeze the image or message in one static position, or show a full black screen if a malfunction in the sign occurs.
- i) Digital/dynamic display signs operation and illumination is prohibited between the hours of 9pm to 6am.

(2) Once a completed application and appropriate fee is received for a digital/dynamic display sign, the City Official shall schedule the review of the application at the next regular City Council meeting.

(3) A decision rendered by the City Council on a digital/dynamic sign application is final. Any appeal or further review of a proposal will require reapplication.

Passed and Adopted by the City Council of the City of Gold Beach, Oregon, State of Oregon, on the _____ day of _____, 2019.

Karl Popoff, Mayor

ATTEST:

Jodi Fritts, City Administrator/City Recorder

First Reading Date: _____
Ayes _____ Nays _____

Second Reading Date: _____
Ayes _____ Nays _____

DRAFT



**Section 6.
Public Hearing**

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **6. b.**
Council Meeting Date: May 13, 2019

TITLE: DRAFT Single-Use Plastic Bag Ban Ordinance

SUMMARY AND BACKGROUND:

Following the March 27th workshop on this topic the Council directed staff to consult with legal counsel to ask:

Q: Can the ordinance have the retailers' charge \$.06 per bag instead of \$.05, and pledge \$.01 towards a community group(s)/event(s) of the retailer choosing?

A: Legal Counsel stated they "strongly doubt" if the City has the legal authority to legislate the requirement for a business to collect and donate money to a private charity. The purpose of the bag fee is to reimburse the grocer for the costs of assisting in the enforcement of the bag ban. A fee in a proposed ordinance is not a requirement, but legal counsel felt that without a fee the Grocer's Association would likely oppose the ordinance. The Grocer's Association would "certainly" not like a forced charitable donation provision.

So, short answer from Legal Counsel: Include a bag fee in a proposed ordinance, but only use the fee as a means to ensure assistance from the retailers and compliance with the ban.

Council also directed staff to prepare a draft single-use plastic bag ban ordinance consistent with the current state proposal. Legal Counsel prepared a draft model which is attached to this report. Also attached is a recent news article regarding the Oregon House approving the statewide bag ban. It will now be considered by the State Senate. As a separate document, the March 27th Workshop Packet is also being sent for a memory refresher if needed/wanted.





Section 6. Public Hearing

REPRINT OF PRIOR COUNCIL REPORT

COUNCIL WORKSHOP STAFF REPORT *Workshop Date: March 27, 2019*

At the March 11th regular Council meeting, the Council decided to meet in a workshop setting to further discuss the possible single-use plastic bag ban issue. The Council heard from Legal Counsel in executive session about the matter, and voted in the regular meeting to disclose that discussion.

For this workshop staff has compiled the following information:

- *Written testimony from Councilor Kaufman (who is unable to attend due to scheduling conflicts), her testimony includes*
 - *Her letter to the Council dated March 23rd*
 - *Informal surveys she conducted on facebook for citizen input*
 - *Copy of her revised proposed ordinance*
 - *Copies of 3 other cities ordinances*
- *A summary of the memo we received from Legal Counsel on March 11th*
- *All the prior bag ban Council reports and attachments*

Oregon House approves ban on plastic checkout bags

kdrv.com/content/news/Oregon-House-approves-ban-on-plastic-checkout-bags-509068621.html

The Oregon House approved a statewide ban on single-use plastic shopping bags.

Posted: Apr. 25, 2019 11:48 AM

Updated: Apr. 25, 2019 2:37 PM

Posted By: Jamie Parfitt



SALEM, Ore. (AP) — The Oregon House approved a statewide ban on single-use plastic shopping bags.

Lawmakers voted 42-18 Thursday to prohibit large retailers and grocery stores from offering plastic checkout bags.

Stores are able to offer recycled paper bags and reusable plastic bags for a 5 cent fee.

Republicans complained the move limits consumer choice and that those decisions should be left for local communities to decide. Many Oregon cities have already banned plastic checkout bags.

The measure now goes to the Senate for consideration. Oregon would become the third state to enact a ban on plastic shopping bags, according to the National Conference of State Legislatures.

The state is also considering bans on plastic straws and styrofoam to-go containers.

[CLICK HERE](#) for information on plastic straw restrictions, which has passed the Oregon Senate.

[CLICK HERE](#) for the polystyrene container ban, which just passed the Oregon House.

ORDINANCE NO. 670

AN ORDINANCE ENCOURAGING THE USE OF REUSABLE BAGS AND BANNING SINGLE-USE PLASTIC CARRYOUT BAGS

WHEREAS, the City of Gold Beach after receiving a request from a citizen and following several public hearings to discuss the matter desires to adopt an ordinance that encourages the use of reusable bags and bans single-use plastic carryout bags consistent with the provisions currently contemplated by the State of Oregon.

NOW THEREFORE THE CITY OF GOLD BEACH ORDAINS AS FOLLOWS:

Single-use plastic carryout bags shall be banned at retail establishments and restaurants within the City of Gold Beach subject to the following provisions:

Purpose. This ordinance is intended to discourage the use of single-use plastic bags at retail establishments and restaurants, to achieve the goals of increasing consumer awareness related to sustainability and waste, and address increasing concerns with the negative environmental impacts of plastic.

SECTION 1. Definitions. As used in this section and sections 2, and 3 of this Ordinance:

- (1) "Garment bag" means a large bag that incorporates a hanger on which garments may be hung to prevent wrinkling during travel or storage.
- (2) "Recycled paper checkout bag" means a paper bag that contains at least 40 percent post-consumer recycled fiber.
- (3) "Restaurant" means an establishment where the primary business is the preparation of food or drink:
 - (a) For consumption by the public;
 - (b) In a form or quantity that is consumable then and there, whether or not it is consumed within the confines of the place where prepared; or
 - (c) In consumable form for consumption outside the place where prepared.
- (4) "Retail establishment" means a store that sells or offers for sale goods at retail and that is not a restaurant.
- (5) "Reusable fabric checkout bag" means a bag with handles that is specifically designed and manufactured for multiple reuse and is made of cloth or other machine-washable fabric.
- (6) "Reusable plastic checkout bag" means a bag with handles that is specifically designed and manufactured for multiple reuse and is made of durable plastic that is at least four mils thick.

(7)(a) "Single-use checkout bag" means a bag made of paper, plastic or any other material that is provided by a retail establishment to a customer at the time of checkout, and that is not a recycled paper checkout bag, a reusable fabric checkout bag or a reusable plastic checkout bag.

(b) "Single-use checkout bag" does not mean:

(A) A bag that is provided by a retail establishment to a customer at a time other than the time of checkout, including but not limited to bags provided to:

(i) Package bulk items such as fruit, vegetables, nuts, grains, greeting cards or small hardware items, including nails, bolts or screws;

(ii) Contain or wrap frozen food, meat, fish, flowers, a potted plant or another item for the purpose of addressing dampness or sanitation;

(iii) Contain unwrapped prepared food or a bakery good; or

(iv) Contain a prescription drug;

(B) A newspaper bag, door hanger bag, garment bag, laundry bag or dry cleaning bag; or

(C) A bag sold in a package containing multiple bags for uses such as food storage, garbage containment or pet waste collection.

SECTION 2. Plastic Bag Use Regulations.

(1) Except as provided in subsection (2) of this section, a retail establishment may not provide:

(a) Single-use checkout bags to customers.

(b) Recycled paper checkout bags, reusable fabric checkout bags or reusable plastic checkout bags to customers unless the retail establishment charges not **less than five cents** for each recycled paper checkout bag, reusable fabric checkout bag or reusable plastic checkout bag.

(2) A retail establishment may provide:

(a) Reusable fabric checkout bags at no cost to customers as a promotion on 12 or fewer days in a calendar year.

(b) Recycled paper checkout bags or reusable plastic checkout bags at no cost to customers who:

(A) Use a voucher issued under the Women, Infants and Children Program established under ORS 413.500.

(B) Use an electronic benefits transfer card issued by the Department of Human Services.

(3) Except as provided in subsection (4) of this section, a restaurant may not provide:

(a) Single-use checkout bags to customers.

(b) Reusable plastic checkout bags to customers unless the restaurant charges not less than five cents for each reusable plastic checkout bag.

(4) A restaurant may provide:

(a) Recycled paper checkout bags at no cost to customers.

(b) Reusable plastic checkout bags at no cost to customers who use an electronic benefits transfer card issued by the Department of Human Services.

SECTION 3. VIOLATIONS AND PENALTIES (Forest Grove sample from Legal Counsel for review)

Violations and Penalties.

(1) Any retail establishment or vendor violating ____ to ____ is subject to:

(a) Upon the first violation, the Enforcement Officer shall issue a warning notice to the retail establishing or vendor that a violation has occurred.

(b) Upon subsequent violations, the following penalties shall apply:

(i) \$100 for the first violation after the written warning in a calendar year;

(ii) \$200 for the second violation in the same calendar year; and

(iii) \$500 for any subsequent violation within the same calendar year.

(c) No more than one penalty shall be imposed upon any single location of retail establishment or vendor within a 7-day period.

(2) Upon making determination that a violation of Code Sections ____ to ____ has occurred, the Enforcement Officer will send a written notice of the violation by mail to the retail establishment or vendor specifying the violation and the applicable penalty as set forth in subsection (1) of this section.

(3) Any retail establishment or vendor receiving a notice of violation must pay to the City the stated penalty or appeal the finding of a violation in accordance with the procedures set forth in City Code ____.

Passed and Adopted by the City Council of the City of Gold Beach, Oregon, State of Oregon, on the _____ day of _____, 2019.

Karl Popoff, Mayor

ATTEST:

Jodi Fritts, City Administrator/City Recorder

First Reading Date: _____
Ayes _____ Nays _____

Second Reading Date: _____
Ayes _____ Nays _____

DRAFT



CITIZEN REQUESTED AGENDA ITEMS



SECTION 7.

CITY REQUESTED AGENDA ITEMS

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 7. a.
Council Meeting Date: May 13, 2019

**TITLE: Request for Recommendation for Limited On-Premise
Liquor License**

SUMMARY AND BACKGROUND:

While the City does not regulate alcohol/liquor sales within the City, the Oregon Liquor Control Commission (OLCC) requires new applicants to obtain a formal recommendation from the jurisdiction their business will be located within. The new restaurant in the former Subway location, Wild Oaks Grill, is requesting a limited on-premise license from OLCC for the sale of beer and wine. A copy of their application is attached. A review of local law enforcement contacts with the applicants came back satisfactory.

REQUESTED ACTION AND SUGGESTED MOTION

Discuss and make a recommendation to OLCC to either grant or deny the applicants request for a limited on-premise sales license.

Suggested Motion:

I make the motion that we recommend to the OLCC that the limited on-premise sales license be granted for Wild Oaks Grill.



SECTION 7.

CITY REQUESTED AGENDA ITEMS

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 7. b.
Council Meeting Date: May 13, 2019

TITLE: Request for Letter of Support

SUMMARY AND BACKGROUND:

Staff received a request from Advanced Health for a letter of support from the City for their proposal to the state for Coordinated Care Organization (CCO) to administer the Oregon Health Plan in Curry County. I am copying the text of the email and attaching the documents sent with the request.

If the Council decides to support the request, staff can write something up for it. Also attached is an announcement from Advanced Health to host a FREE ACE (adverse childhood experience) Training/Workshop.

COPY OF EMAIL REQUEST FROM BONNIE ELL:

I work for Advanced Health, one of the two organizations that administer the Oregon Health Plan for Curry County. We support hundreds of families and children in the Gold Beach community, and also host a monthly Community Advisory Council (CAC) meeting in Gold Beach. In order for Advanced Health to apply for CCO 2.0, we must include letters of support from all of our key community stakeholders.

Please see the information below requesting a letter of support for our CCO application, and attached is a document that lists sample statements of support/commitment/concern that will make it very easy for you to draft a letter.

A letter of support from the City of Gold Beach would be greatly appreciated!

Information below and attached:

Advanced Health has applied for the 2020-2024 coordinated care organization (CCO) contract with the Oregon Health Authority (OHA) for Coos and Curry Counties. As part of the application, Advanced Health is required to identify **key stakeholders** (individuals) involved in our **community engagement** work and submit to OHA **community letters of support** from these individuals to demonstrate that we have engaged with our community partners.



SECTION 7.

CITY REQUESTED AGENDA ITEMS

If you are receiving this email, we've identified you as a key stakeholder in our Community Engagement work, meaning that you participate on or attend at least one of the following:

- Community Advisory Council (CAC) meetings;
- Community Health Improvement Plan (CHIP) Subcommittee meetings;
- Development of the new Community Health Assessment (CHA) for Coos or Curry Counties;
- Development of the new Community Health Improvement Plans (CHP) for Coos or Curry Counties;
- You are a content expert or service provider that we have reached out to for advice or assistance;
- You serve on our Board of Directors or Clinical Advisory Panel;
- An Advanced Health staff member serves on one or more of your committees as we have aligned priorities;
- We have helped to sponsor an event or initiative of yours as our goals have aligned; or
- You have partnered with us on our ACE/Resiliency work (now called South Coast Together) in either Coos or Curry Counties; or
- We plan to work collaboratively with you in the next 5 years and are currently in initial phases of engagement with you.

Some things about the community letters of support:

- We would like you to talk about your support/commitment for Advanced Health and its local Community Advisory Councils (CAC), Community Health Assessments (CHA), Community Health Improvement Plans (CHP), quality of services, compassionate service delivery, caring professionals – anything that Advanced Health does.
- Talk about your commitment and engagement to continue well into the future the work that we are doing together showing that it is your intent that Advanced Health will be here and serving the community
- Sample language is attached – please MODIFY it if you choose to use it.



Bonnie Eil | COMMUNITY ENGAGEMENT COORDINATOR, Curry County

May 8, 2019

To Whom It May Concern,

As as staff member of the City of [REDACTED], I have been pleased to learn that a collaborative *Community Health Assessment (CHA)* was completed for Curry County in 2018, and that now a collaborative *Community Health Improvement Plan (CHIP)* is being developed for Curry County, which is establishing a clear road map for improving the health of individuals and, indeed, our entire community. I understand that Advanced Health has taken the lead in the development of the CHA and the CHIP, both financially and administratively. I am grateful for their proactiveness in addressing the health concerns of our county.

I have also recently learned that Advanced Health has spearheaded the Adverse Childhood Experiences (ACEs) and Resiliency work in both Coos and Curry Counties through their newly formed South Coast Together collaborative. Between Coos and Curry Counties, over 1,200 community members have been trained on the ACEs research- regarding the prevalence and consequences of adverse childhood experiences, and what to do to prevent them and how to help foster resiliency.

Advanced Health also hosts a monthly Community Advisory Council (CAC) meeting in Curry County, which gives our local community members on the Oregon Health Plan a voice in their healthcare. I now understand that the role of our local CAC is to make sure that the health care needs of the people in our community are being addressed.

On behalf of the City of [REDACTED], we are grateful for how Advanced Health is attempting to meet the needs not only of our most vulnerable community members, but of the community at large. We fully support Advanced Health's application submission for CCO 2.0 and we look forward to their continued presence in Curry County.

Kind regards,

Name
Position
Contact Info

Understanding ACEs

Building Self-Healing Communities



Understand how the ACEs impact you and society:

- ◆ Adverse Childhood Experiences (ACEs) are the most powerful determinant of the public's health.
- ◆ ACEs are common— in fact they are widespread— but they don't have to define your future or potential.
- ◆ Education and prevention are essential for creating a healthier society for generations to come.
- ◆ Regardless of your own ACEs score, other people's trauma affects you.

Help stop the cycle.



The training was developed by Dr. Robert Anda, the co-principal investigator and designer for the ACE study, and Laura Porter of ACE Interface, and has been reviewed and approved by relevant known experts in the field for its scientific content.

Host a **FREE**  **Training or Workshop!**

Contact: Shena Holliday

#541-269-3215

buildinghealthycommunities@advancedhealth.com

Brought to you by Advanced Health and partners:



May 2019 Council Packet
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ORDINANCES & RESOLUTIONS



SECTION 6. Public Hearing
SECTION 9. Ordinances & Resolutions

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 6. & 9. a.
Council Meeting Date: May 13, 2019

TITLE: Possible Readings of Ordinance No. 669 revising the Sign Code Section of the Business Code

ORDINANCES & RESOLUTIONS SUMMARY AND BACKGROUND:

During the Public Hearing portion of the meeting, the Council will review proposed revisions to the Sign Code section of the Business Code. If those revisions are acceptable than the Council can have the first or both readings of the ordinance for adoption. If changes/additions/deletions were proposed during the public hearing those changes will be included as part of the motion. If the Council wishes to adopt the Ordinance and have both readings this evening a motion must be passed unanimously to adopt in one meeting. If the motion passes, but is not unanimous then only the first reading may occur this evening.

SUGGESTED MOTIONS FOR ADOPTION

Motion to have both readings in one meeting

Motion:

I make the motion that the Council adopt Ordinance No. 669 with both the first and second readings this evening.

If the motion passes unanimously then two more motions are required. If it does NOT pass unanimously then just the first reading motion can happen now and the second reading will come back in June.

Adopting Motion #1:

I make the motion that the Council adopt ORDINANCE NO. 669 AN ORDINANCE AMENDING ORDINANCE 643 WHICH ADOPTED A REVISED GOLD BEACH BUSINESS CODE. First Reading to be by TITLE ONLY.



SECTION 6. Public Hearing
SECTION 9. Ordinances & Resolutions

If the motion passes, staff will read the title of the ordinance into the record for the First Reading.

Adopting Motion #2 (if the motion to adopt in one meeting passed unanimously):

I make the motion that the Council approve **the 2nd reading** of ORDINANCE NO. 669 AN ORDINANCE AMENDING ORDINANCE 643 WHICH ADOPTED A REVISED GOLD BEACH BUSINESS CODE. Second Reading to be by TITLE ONLY.

If the motion passes, staff will read the title of the ordinance into the record for the Second Reading. The ordinance will go into effect after 30 days unless the Council declares an immediate emergency adoption of the ordinance.



SECTION 6. Public Hearing
SECTION 9. Ordinances & Resolutions

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. 6. & 9. b.
Council Meeting Date: May 13, 2019

TITLE: Possible Readings of Ordinance No. 670 adopting a single-use plastic bag ban

ORDINANCES & RESOLUTIONS SUMMARY AND BACKGROUND:

During the Public Hearing portion of the meeting, the Council will review a proposed single-use plastic bag ban ordinance. If the proposed ordinance is acceptable then the Council can have the first or both readings of the ordinance for adoption. If changes/additions/deletions were proposed during the public hearing those changes will be included as part of the motion (“as amended”). If the Council wishes to adopt the Ordinance and have both readings this evening, a motion must be passed unanimously to adopt in one meeting. If the motion passes, but is not unanimous then only the first reading may occur this evening.

SUGGESTED MOTIONS FOR ADOPTION

Motion to have both readings in one meeting

Motion:

I make the motion that the Council adopt Ordinance No. 670 with both the first and second readings this evening.

If the motion passes unanimously then two more motions are required. If it does NOT pass unanimously then just the first reading motion can happen now and the second reading will come back in June.

Adopting Motion #1:

I make the motion that the Council adopt ORDINANCE NO. 670 AN ORDINANCE ENCOURAGING THE USE OF REUSABLE BAGS AND BANNING SINGLE-USE PLASTIC CARRYOUT BAGS. First Reading to be by TITLE ONLY.



SECTION 6. Public Hearing
SECTION 9. Ordinances & Resolutions

If the motion passes, staff will read the title of the ordinance into the record for the First Reading.

Adopting Motion #2 (if the motion to adopt in one meeting passed unanimously):

I make the motion that the Council approve **the 2nd reading** of ORDINANCE NO. 670 AN ORDINANCE ENCOURAGING THE USE OF REUSABLE BAGS AND BANNING SINGLE-USE PLASTIC CARRYOUT BAGS. Second Reading to be by TITLE ONLY.

If the motion passes, staff will read the title of the ordinance into the record for the Second Reading. The ordinance will go into effect after 30 days unless the Council declares an immediate emergency adoption of the ordinance.



SECTION 10.

MISC ITEMS (including policy discussions & determinations)

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **9.c.**

Council Meeting Date: May 13, 2019

TITLE: Order for purchase of planned Type 3 Engine

SUMMARY:

Pursuant to Step #2 (*page 9 of 11 of Fire Chief Krieger's January 2018 report to the Council*) of Chief Krieger's planned equipment acquisition, attached is a resolution to order the Type 3 engine in order to begin the year-long production process.

~ ~ ~

REPRINT OF PRIOR COUNCIL REPORT

Agenda Item No. **10. b.**

Council Meeting Date: January 8, 2018

TITLE: REPORT FROM FIRE CHIEF KRIEGER ON FIRE EQUIPMENT AND CAPABILITIES

SUMMARY:

Chief Krieger has put together an excellent report on the "potential, capability and concerns..." we face managing the firefighting ability of the City. He has some solid and provocative equipment ideas. I put this as the last regular agenda item so that he will have to the opportunity to join us (Monday's as you know are also Fire Practice nights).

I'm not going to summarize his report because it's worth reading the whole thing.

This letter is to inform the current Government of the City of Gold Beach of the potential, capability and concerns we face managing the Firefighting ability of this City. I will discuss areas where we excel as well as areas where we fall short and will give reasonable solutions to those issues to make our capability better balanced, safer and more efficient.

What are you talking about? Fire Greek 101!

Let's get a couple common terms explained so we are all on the right page. When dealing with fire vehicles, somebody at some point decided to label them based on their task or capability. They are as follows with minimum description.

Type 1 Engines

Type 1 Engines are Engines built to fight structural fires. Homes, commercial buildings..... Type 1's typically hold between 750 and 1000 gallons and have pumping capacities between 1000 and 1500 gallons per minute or (GPM). They range from 30-40k GVW and require improved road surfaces to be operated safely.



Type 1 Engine

Type 3 Engines

Type 3 Engines are Urban Interface Engines. These Engines are used to fight wild land fires and do structural protection as well as structural firefighting in more remote or restricted areas. These Engines are much shorter than a Type 1 and are often 4x4 to deal with back roads and less than ideal road conditions. Tanks from 500-700 gallons and pumping ability from 200 GPM-500GPM. Ideal for our local area and beach access that we have dealt with this year so much.



Type 3 Engine

Type 6/RAV

Type 6 Engines or RAV (Rapid Attack Vehicle) are small and maneuverable trucks designed for fast attacks in tight spaces. Putting good water on fires in hard to reach places that make using our Type 3 or worse our Type 1 engine almost impossible. Perfect for wild land, beach fires and rural interface applications.



Type 6/RAV

Tender

A **Tender** is typically a mobile water supply to bring water to smaller units in remote areas outside a hydrant area. Tenders usually run between 1000-5500 gallons and have limited pumping ability. Maybe as low as 200 GPM or as high as our 6415 at 750 GPM (shown below). Tenders are also usually equipped with a quick dump to drop water into portable tanks called Portatanks. Remember Tender not Tanker. Tankers have wings!



Gold Beach's Tender 6415 prior to delivery in 2014

Rescues

A **Rescue** is exactly what it sounds like. Rescues are set in 3 different categories much like the engines but are simply referred to as light, medium and heavy rescue. This vehicle will be used for medicals, MVA or motor vehicle accidents, rope rescues and water rescue support. This vehicle often needs to be supported by an engine because most have no extinguishment capability.



Light rescue. Designed primarily for paved or easy driving road systems. Same class as our current 6411



Medium rescue. Considerably larger in size to a light rescue. Also designed for light road conditions and terrain.



Heavy rescue is exactly what this is. A very large piece of equipment needing large roads and very solid surfaces to maintain stability and safety. Often no firefighting capability.

Where are we?

So where is Gold Beach Fire and why and where do we need to be? I will answer this as quickly as possible. I know your time is important but I also feel you need good information so I intend to give you as accurate and reliable information as possible for you to do the job you are elected to do for this community.

Gold Beach Fire runs on approximately 200 calls per year. I believe 2017 will be a record year exceeding this number. Our calls in 2016-2017 will be about 60% medical, 15% vehicle or wild land related, 10% rescue (including MVA), 14% other (false alarm, called off ext....), and 1% structure related (seen this as high as 2% here but never over). This is our district and does NOT include mutual aid outside our City.

Let's break it down

Structural:

So to make the point quickly, about **80%** of the equipment we have is designed to do **1%** of our calls (Structural Firefighting). If you did this in dollars it would probably be closer to **90%** due to insanely high prices of Type 1 engines. Gold Beach Fire has **(3) Type 1's**.

Urban interface:

Wild land and vehicle fires, **15%** of our calls, would be more efficiently extinguished using a Type 3 or a Type 6 Engine being supported by a Tender. Gold Beach Fire has **no Type 3 Engines** and **no Type 6 Engines**. Gold Beach Fire has **(1) Tender, 6415**.

Rescue:

Medical and Rescue calls combined are by far the highest percentage, about **65%**, of our calls. Consistently exceeding 100 calls a year make the use of our Rescue, 6411, and the reliability needed out of it very high. This has created a problem that unfortunately has been there since 6411 was purchased. It's not the right tool for the job. You take a Ford van with an ambulance body, load it with enough gear to exceed its rated hauling capacity and braking capacity, then use it on roads that challenge vehicles without these issues. Reliability is a huge issue. Safety is a huge issue. The electrical system in 6411 has some major issues. If the vehicle is shut off without being hooked to shore power it will not start without a jump. The low ground clearance of the vehicle with the strictly pavement style tires makes it not suitable for many of our calls. Safety and reliability are not where they should be when talking about 6411, our Rescue.

Gold Beach's standings with vehicles/equipment as of January 2018:

6402 Type 1 Engine

6401 Type 1 Engine

6405 Type 1 Engine

6411 Rescue

6415 Tender

This gives us (3) Type 1 Engines, (1) Rescue that does not meet our needs in safety and reliability, and a Tender that is a Fire Fighting Machine!

Where does Gold Beach Fire need to be?

(2) Type 1 Engines

(1) Type 3 Engine

(1) Type 6 Engine

(1) Rescue (Properly made)

(1-2) Tenders (When possible to add a second)

Our (2) newest Type 1 Engines will be in prime shape for years to come. Remember they are used on about 1-2% of our calls.

The addition of a Type 3 vastly increases our ability to access and serve the outer fringes of our district (Where most of our homes are). Our ability to access homes is the first task of fighting a fire. If we do not have the proper vehicle to reach a fire safely we are not able to fight it.

The addition of a Type 6 gives us the ability to hit small fires in hard to reach places and keep them small. Find them small! Keep them small! That's how we want to fight fire. A Type 6 gives us that ability and like the Type 3's comes at a fraction of the cost of a Type 1 Engine.

The addition of a Type 3 and Type 6 would have given us the ability to fight the Lighthouse Fire this year in the manner it should have been. Our department currently has no piece of equipment designed to properly or efficiently act as initial attack on a wild land fire.

The replacement of our current rescue, 6411, is pretty simple in that it does NOT meet the needs of this department and is NOT up to the safety and reliability standards I need to have to feel comfortable with using it. This issue should have been addressed a decade ago. We are

simply not able to wait any longer. If it fails and somebody gets hurt, it's on me. If I don't use it for rescue because of safety reasons and a patient suffers or dies, it's on me.

The addition of a second Tender like 6415 may be many years down the road. I just believe it needed to be stated that having a second unit in a water shuttle rotation is pretty important when the opportunity presents itself to make that purchase.

Needs in order of importance:

#1 Rescue

#2 Type 3

#3 Type 6

How can we afford this?

Well, I'm trying to do my part. Simply making the choice to go from a Type 1 Engine on our next scheduled Engine purchase to a Type 3 will save 10's of thousands of dollars. With what is coming in the form of dollars from the Wedderburn Fire District Contract for a new truck (2011-2018, \$100,100) and the current tax levy(\$425,000+), we can purchase BOTH a new Rescue built to do the job we need done AND purchase a Type 3 Engine and better serve our community.

The Type 6. I don't have that answer yet. People always talk grants and that's ok if you have lots of time and people to write them. We have neither. What are our options? A new Type 6 outfitted will run about 200K ready to fight. I get we can't buy it today but it's a real need with real value.

I have been working with Rex Hughes from Hughes Fire. He is creating specification sheets for a Rescue and a Type 3 Engine. These will have drawings available and pricing to show our ability to make this step and have it be the right step and make educated choices. These trucks are being designed with no extra bells and whistles. Power windows don't put fires out. We are saving every penny we can and still meet the needs we have laid out.



Example of a Rescue that is built strong enough and would be reliable dealing with our local road conditions. Rescue also comes with suppression capability eliminating the need to deploy a second Engine to a vehicle accident. This truck is built by Skeeter Brush Trucks out of Texas and is called a Rescue Side. We have had Rex Hughes from Hughes Fire quote and Spec a Rescue that will meet our needs and do it in a safe and efficient manner.



This is an example of a Type 3 Engine. Its short in length, good ground clearance, high angle of departure rear end, seats 5 firefighters. Enough water, hose and pumping capability to fight structure fires AND wildland fires. 4x4 to get in and out of where you need to go. A true Urban Interface Engine.

In conclusion!

Working towards these ideas and purchases will make us better at fighting fire in the City and that's a fact.

In the long run, not buying so many Type 1 Engines will save us a whole lot of money and still have more, better equipment. That's a fact.

Balancing our firefighting ability by having the right Engines will NOT hurt our ISO rating in any way. Our current level is a Protection Class Rating of 5 and that frankly is embarrassing. We are aiming for and will achieve a PCR of 3 after our ISO audit. That will save our tax payers a lot of money in the future. Over the next 15-20 years we will spend less but have more and better tools to do our job and keep our City safe.

RESOLUTION R1819-10

A RESOLUTION TO PURCHASE A FIRE TYPE 3 VEHICLE UTILIZING THE HOUSTON-GALVESTON AREA COUNCIL (HGAC) COOPERATIVE PURCHASING PROGRAM

WHEREAS, The City of Gold Beach submitted a seven (7) year Local Option Fire Truck Levy to the voters in May 2015 which was approved; and

WHEREAS, the levy will collect \$60,000 annually through November 2021; and

WHEREAS, the tax levy funds are deposited into a special Fire Truck Reserve Fund established by resolution of the Council; and

WHEREAS, the Fire Chief has provided the Council with a comprehensive report of the potential capabilities and concerns the department faces managing firefighting abilities within the City and its extended service area (incorporated herein and attached as Exhibit 1); and

WHEREAS, pursuant to that comprehensive firefighting capabilities assessment, it was determined the City should acquire a Type 3 Urban Interface engine; and

WHEREAS, Pursuant to Resolution R1415-15, and state public contracting laws, Cooperative Procurement through Joint Cooperative Procurements is permissible subject to compliance with ORS 279B; and

WHEREAS, the Houston-Galveston Area Council (HGAC) is an Oregon approved governmental cooperative purchasing program; and

WHEREAS, a suitable Type 3 Urban Interface engine was researched and can be purchased from Hughes Fire Equipment through the HGAC program; and

WHEREAS, in order to receive the engine in the department needed timeframe, order and purchase must be secured approximately one year from date of actual delivery.

NOW, THEREFORE, BE IT RESOLVED: the City Council of the City of Gold Beach, approves the purchase of the Type 3 Urban Interface engine at cost of \$325,337 from Hughes Fire Equipment through the Houston-Galveston Area Council (HGAC) cooperative procurement program and authorizes the City Administrator to execute all documents related to the purchase.

PASSED BY THE CITY COUNCIL OF THE CITY OF GOLD BEACH, COUNTY OF CURRY, STATE OF OREGON, AND EFFECTIVE THIS 13th DAY of MAY, 2019.

Karl Popoff, Mayor

ATTEST:

Jodi Fritts, City Administrator/City Recorder



MISC. ITEMS

(Including policy discussions and determinations)



SECTION 10.

MISC. ITEMS (including policy discussions and determinations)

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **10. a.**
Council Meeting Date: May 13, 2019

TITLE: Monthly GBMS Report Out

SUMMARY AND BACKGROUND:

Ariel Kane will be reporting on the activities of the city-sponsored RARE participant and GBMS activities as they relate to the city and Urban Renewal.

COUNCIL ACTION NEEDED:

No action needed FYI only



Memorandum

To: Gold Beach City Council

From: Ariel Kane, Community Coordinator

Date: May 2, 2019

Re: Oregon Main Street Revitalization Grant

The purpose of this memo is to inform the City of Gold Beach and the Urban Renewal Agency that Oregon Heritage, a branch of the Oregon Parks and Recreation Department, has awarded Gold Beach Main Street (GBMS) \$166,695 through the 2019 Oregon Main Street Revitalization Grant. GBMS sees this as a catalyzing opportunity to work with property owners to preserve our oldest buildings.

With this grant, GBMS will kick off their Historic Ellensburg Avenue Exterior Preservation Project with two of the town's oldest buildings. The two properties this grant will support are 29733 and 29852 Ellensburg Avenue, 'Dan's Ace Hardware' and 'Sunset Station.' Dan's Ace Hardware is a staple business inhabiting one of the oldest significant buildings, the original Gold Beach Hospital. While the modern use of the building has been entirely different since the 1960s, it is of obvious community significance.

As the Agency likely knows, Sunset Station, constructed in the 1930s, originally serviced vehicular traffic next to the long-gone Sunset Inn. It will once again be a service station, but for a different kind of traveler. Current owner, Susan Golay, will work creatively with the building's limitations. Once the exterior and interior are preserved, she plans to open a cyclist service station and hostel that will cater to the increasing cycling tourists on the Southern Oregon Coast.

Both property owners are eligible to pursue a National Historic Registry designation and the preservation of the exterior will make this a more viable option. Given the climate of the region, a protective roof (the largest portion of this project), is integral to the preservation of both buildings and businesses. The exterior preservation of these buildings will keep a strong viable business undisturbed in an important historic building and renovate a historic building to allow for another viable business.

Through this, GBMS hopes that this project will build on the goals of the organization, as well as support the goals of the Gold Beach Strategic Plan and Urban Renewal Agency as incentive programs are built up and the Agency continues to increase development and property values. Gold Beach Main Street is looking forward to starting this project in June and wants to express their gratitude to the City and Urban Renewal Agency for their continued support.



**SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS**

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **10.b.**
Council Meeting Date: May 13, 2019

TITLE: Dangerous Building Update -28515 Mateer Road

SUMMARY AND BACKGROUND:

At the initial February hearing on this matter it was tabled for 2 months to allow the property owners sufficient time to remove the remaining structure debris and prevent the Dangerous Building process. 2 months would have been the April meeting. Due to the storms we had in March and April, staff postponed the reexamination until the May meeting. As of Friday, May 10th it appears they have made some effort to clean up the remains of the structure. Photos below. The February staff report photos are attached at the end of the report.





**SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS**



REQUESTED ACTION

Since some effort has been made towards cleaning the property, direct staff on how to proceed.

END

May 2019 Staff Report



SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS

FEBRUARY PHOTOS





SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS





SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS

PRIOR COUNCIL AGENDA REPORTS TO THIS MATTER –

February 2019 Reprint:

Pursuant to the provisions in the Nuisance Code, staff notified the Council in January of two potential dangerous buildings. Hearings for the properties were scheduled for the February 11th regular meeting. Written notices were sent to the property owners of record and notice of the hearing was published in the February 2nd and 6th editions of the Curry Coastal Pilot.

The second hearing is for the remains of a structure located at 28515 Mateer Road, identified as Assessor Map No. 3714—07C tax lot 901. The owner of record was listed as Yoshiko McCann.

This property was the subject of a catastrophic house fire in September of 2015. Virtually the entire home was destroyed and has been uninhabited since that time. Portions of the structure are still standing and in a precarious state, most notably the remains of the chimney/fireplace. The property is up for sale. Staff has conducted several site visits, most recently on Friday, February 8, 2019. Photographs taken on this date are attached.

REQUESTED ACTION

Pursuant to Section 5.370, the Council shall hold a public hearing on the matter. The “...owner or other person interested in the property or building shall have the right to be heard.” Once testimony has been taken from those interested, the Council must determine whether the building meets one or more of the four criteria to be deemed a Dangerous Building (the complete Dangerous Building Code is part of this report). Once the Council determines whether the building DOES/DOES NOT meet one or more of the criteria, those findings will be incorporated into the resolution. I have prepared resolutions for both DOES/DOES NOT meet and will plug which criteria the Council bases on their determination on.

If the Council determines that the building DOES meet the criteria as a Dangerous Building, then you must determine the next course of action: order the owner to abate the nuisance either by making the building safe (as defined in the Code) or removal of the building. The Council should also determine a timeline for completion of the abatement, and whether the owner should be required to report back to the Council or coordinate with staff.

Attachments to this report:

- Vicinity map of the area
- Photos of the property taken February 8, 2019

~ ~ ~
~ ~ ~

January 2019 reprint:

Pursuant to City Code Section 5.365 staff is reporting a possible code defined “Dangerous Building” at the following locations:

28312 Mateer Road: *The structure at this location was the subject of a previous Dangerous Building Hearing in 2012. Following the conclusion of that hearing it was determined that the building was in need of repairs, but did not meet the Code threshold as a Dangerous Building.*



SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS

Since then, multiple calls have been received with concerns about fire danger and wildlife (critters such as skunk and rats) traffic occurring at the property and within the subject structure. It appears little, if anything, has been done to the building since 2012, and it appears to now be past the point of no return for repairs or renovation. Staff recommends that the Council schedule a Dangerous Building Hearing.

28515 Mateer Road: The structure at this location burned on September 22, 2015. The burnt remains of the structure are still at the location. Staff's opinion is the now freestanding brick chimney presents the greatest danger, but the burnt structure remains need to be removed as well. Staff recommends that the Council schedule a Dangerous Building Hearing.

CITATION OF THE DANGEROUS BUILDING CODE FOR COUNCIL REFERENCE

City Code Section 5.350-5.398

DANGEROUS BUILDINGS

5.350 Definitions.

For the purpose of this Code:

- (1) The term "dangerous buildings" shall include:
 - (a) A structure which, for the want of proper repairs or by reason of age and dilapidated condition or by reason of poorly installed electrical wiring or equipment, defective chimney, defective gas connections, defective heating apparatus, or for any other cause or reason, is especially liable to fire and which is so situated or occupied as to endanger any other building or property or human life.
 - (b) A structure containing combustible or explosive material, rubbish, rags, waste, oils, gasoline or inflammable substance of any kind especially liable to cause fire or danger to the safety of such building, premises or to human life.
 - (c) A structure which shall be kept or maintained or shall be in a filthy or unsanitary condition, especially liable to cause the spread of contagious or infectious diseases.
 - (d) A structure in such weak or weakened condition, or dilapidated or deteriorated condition, as to endanger any person or property by reason of probability of partial or entire collapse.
- (2) The term "person" shall include every natural person, firm, partnership, association or corporation.
- (3) "City official" means any Councilor, mayor, city employee, or any agency or employee of any agency under contract to the City for services.

5.355 General Regulations.

- (1) **Administration.** The City building official is the primary city official authorized to enforce the provisions of this Code, but any other city official may act under the authority of this Code.
- (2) **Inspections.** The City building official or another city official is hereby authorized to make such inspections and take such actions as may be required to enforce the provisions of this Code.



SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS

- (3) *Right of Entry. Whenever necessary to make an inspection to enforce any of the provisions of this Code and whenever the City building official or another city official has probable and reasonable cause to believe that there exists in any building any condition that would make such building a dangerous building as defined herein, then said city official, including the building official, may enter into such building at reasonable times to inspect said premises for any violations of this Code.*

5.360 *Nuisance.*

Every building or part thereof which is found by the Council to be a dangerous building is hereby declared to be a public nuisance; and the same may be abated by the procedures herein specified, or a suit for abatement thereof may be brought by the City.

5.365 *Initial Action.*

Whenever a city official shall find or be of the opinion that there is a dangerous building in the City, it shall be his duty to report the same to the City Council. Thereupon, the Council shall, within a reasonable time, fix a time and place for a public hearing thereon.

5.370 *Hearing; Mailed Notice.*

By certified or registered mail, return receipt requested, the City Administrator shall notify the owner of record of the premises whereon the building in question is located, that a hearing will be held concerning the nuisance character of the property and the time and place of the hearing. A copy of this notice shall also be posted on the property in addition to notices prohibiting entry into building. At the hearing the Council shall determine by resolution whether or not the building is dangerous. The Council may, as a part of the hearing, inspect the building; and the facts observed by the Council at such inspection may be considered by it in determining whether or not the building is dangerous. At the hearing the owner or other person interested in the property or building shall have the right to be heard. At such hearing the Council shall have the power to order any building declared to be dangerous removed and abated, if in its judgment such removal or abatement is necessary in order to remove the dangerous condition; or the Council shall have the power to order the building made safe and to prescribe what acts or things must be done to render the same safe.

5.375 *Published and Posted Notices.*

Ten (10) days' notice of any hearing shall be published in a newspaper of general circulation in the City or by posting notices thereof in three (3) public places in the City. If the last-mentioned notice be published or given as herein required, no irregularity or failure to mail notices shall invalidate the proceedings.

5.380 *Council Orders; Notice.*

Five (5) days' notice of findings made by the Council at a hearing and any orders made by the Council shall be given to the owner of the building, the owner's agent or other person controlling the same, and if the orders be not obeyed and the building rendered safe within the time specified by the order (being not less than five (5) days), then the Council shall have the power and duty to order the building removed or made safe at the expense of the property on which the same is situated.



SECTION 6. PUBLIC HEARING
SECTION 10. MISC ITEMS

5.385 Abatement by City.

In the event that the Council orders are not complied with, the Council must specify with convenient certainty the work to be done and shall file a statement thereof with the City Administrator, and shall advertise for bids for the doing of the working the manner provided for advertising for bids for street improvement work. Bids shall be received, opened and the contract let.

5.390 Assessment.

The Council shall ascertain and determine the probable cost of the work and assess the same against the property upon which the building is situated. The assessment shall be entered in the docket of city liens and shall thereupon be and become a lien against the property. The creation of the lien and the collection and enforcement of the cost shall all be performed in substantially the same manner as in the case of the cost of street improvements, but irregularities or informalities in the procedure shall be disregarded.

5.395 Summary Abatement.

The procedures of this Code pertaining to Council declaration of a dangerous building need not be followed where a building is unmistakably dangerous and imminently endangers human life or property. In such an instance, the chief of the fire department, the fire marshal or the Chief of Police may proceed summarily to abate the building.

5.398 Penalty.

Any person who shall be the owner of, or shall be in possession of, or in responsible charge of any dangerous building within the City and who shall knowingly suffer or permit the building to be or remain dangerous beyond the time specified in the order of the Council pursuant to Section 5.380, shall be guilty of a violation of this Code and shall, upon conviction thereof, may be fined a maximum amount as set by resolution of the City Council for the first and all subsequent offenses. Each day's violation of a provision of this Code constitutes a separate offense.

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **10.b.**

Council Meeting Date: May 13, 2019

TITLE: Dangerous Building Hearing-28312 Mateer Road

SUMMARY AND BACKGROUND:

At the February Dangerous Building Hearing the Council determined, by resolution R1819-05, that the structure on the property did meet the definition of a Dangerous Building and ordered it abated, specifically:

- The property owner was to provide a report from a licensed structural engineer on the structural integrity of the building;
- Remove the all the brush and trees immediately adjacent to the building to reduce fire risk; and
- The grass, shrubs, trees, and other vegetation on the property must be cut down/back to the limits required in the nuisance ordinance for noxious growths.

The property owner met with staff on March 7th. Substantial clean-up work has been performed, however, the structure still appears to be unsafe. May 10th photos below.



REQUESTED ACTION

Please direct staff on how the Council wishes to proceed.



**PRIOR COUNCIL AGENDA REPORTS TO THIS MATTER****REPRINT OF FEBRUARY REPORT**

Pursuant to the provisions in the Nuisance Code, staff notified the Council in January of two potential dangerous buildings. Hearings for the properties were scheduled for the February 11th regular meeting. Written notices were sent to the property owners of record and notice of the hearing was published in the February 2nd and 6th editions of the Curry Coastal Pilot.

The first hearing is for a structure located at 28312 Mateer Road, identified as Assessor Map No. 3714—18B tax lot 2000. The owner of record was listed as James Crook.

This same property and structure was the subject of a Dangerous Building hearing in December 2011. Following the public hearing, the Council determined by resolution as required by the Code, that the structure did NOT meet the definition of a Dangerous Building and no further City action was taken. I have attached a copy of Resolution R1112-22 and a copy of the report submitted by an engineer at the hearing stating: “My conclusion is that the building can be saved. It is a good project for renovation.”

A review of department records indicate no building permits have been applied for, or obtained, for any subsequent renovation of the building. Staff has conducted several site visits, most recently on Friday, February 8, 2019, and the building is in poor condition. Photographs taken on this date are also attached.



SECTION 10. MISC ITEMS

Pursuant to Section 5.370, the Council shall hold a public hearing on the matter. The “...owner or other person interested in the property or building shall have the right to be heard.” Once testimony has been taken from those interested, the Council must determine whether the building meets one or more of the four criteria to be deemed a Dangerous Building (the complete Dangerous Building Code is part of this report). Once the Council determines whether the building DOES/DOES NOT meet one or more of the criteria, those findings will be incorporated into the resolution. I have prepared resolutions for both DOES/DOES NOT meet and will plug which criteria the Council bases on their determination on.

If the Council determines that the building DOES meet the criteria as a Dangerous Building, then you must determine the next course of action: order the owner to abate the nuisance either by making the building safe (as defined in the Code) or removal of the building. The Council should also determine a timeline for completion of the abatement, and whether the owner should be required to report back to the Council, or coordinate with staff.

January 2019 reprint:

Pursuant to City Code Section 5.365 staff is reporting a possible code defined “Dangerous Building” at the following locations:

28312 Mateer Road: The structure at this location was the subject of a previous Dangerous Building Hearing in 2012. Following the conclusion of that hearing it was determined that the building was in need of repairs, but did not meet the Code threshold as a Dangerous Building.

Since then, multiple calls have been received with concerns about fire danger and wildlife (critters such as skunk and rats) traffic occurring at the property and within the subject structure. It appears little, if anything, has been done to the building since 2012, and it appears to now be past the point of no return for repairs or renovation. Staff recommends that the Council schedule a Dangerous Building Hearing.

28515 Mateer Road: The structure at this location burned on September 22, 2015. The burnt remains of the structure are still at the location. Staff’s opinion is the now freestanding brick chimney presents the greatest danger, but the burnt structure remains need to be removed as well. Staff recommends that the Council schedule a Dangerous Building Hearing.

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- (b) A structure containing combustible or explosive material, rubbish, rags, waste, oils, gasoline



SECTION 10. MISC ITEMS

or inflammable substance of any kind especially liable to cause fire or danger to the safety of such building, premises or to human life.

- (c) *A structure which shall be kept or maintained or shall be in a filthy or unsanitary condition, especially liable to cause the spread of contagious or infectious diseases.*
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SECTION 10. MISC ITEMS

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SECTION 10.

MISC. ITEMS (including policy discussions and determinations)

GOLD BEACH CITY COUNCIL AGENDA REPORT

Agenda Item No. **10. c.**

Council Meeting Date: May 13, 2019

**TITLE: Request from Councilor Kaufman to discuss info
from PersSolutions.org**

SUMMARY AND BACKGROUND:

Councilor Kaufman provided the following narrative and attachments from Sal Peralta of PersSolution.org for Council discussion:

Hi Tamie,
Thanks for bringing up this request to your council.

As I mentioned, I am working with Governor Kulongoski and his former Chief of Staff, Tim Nesbitt, on PERS Solutions for Public Services, an information resource for individuals and organizations from across Oregon working to advance cost-sharing reforms to the state's pension system that reduce the impact of PERS on taxpayer budgets, ensure competitive retirement benefits and working conditions for public workers, and preserve and enhance vital public services.

As you know, Oregon's \$26.6 billion PERS pension debt is a black cloud hanging over every school, city, county, community college and public university in the state.

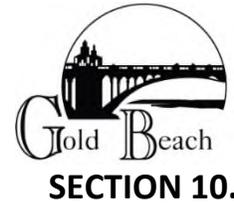
This burden, which has more than doubled since 2010, is costing every household in Oregon more than \$1,500 a year. It will soon hit 35% of payroll across the state, impacting more than 800 local governments, shortchanging public services everywhere.

For Oregonians, it means higher taxes, shorter school years, layoffs of teachers, police, fire fighters and other public servants, in addition to smaller budgets for parks, libraries, road maintenance and a range of public services that Oregonians rely on.

Lawmakers have been reluctant to tackle this crisis. But a new effort – PERS Solution for Public Services – is working to advance cost-sharing reforms to the state's pension system that reduce the taxpayer impact of PERS on public services and ensure competitive retirement benefits and working conditions for public workers.

We are asking city councils and/or individual officeholders to consider endorsing our effort for PERS reform. The statement we are asking individuals and organizations to endorse is:

"We agree that cost-saving reforms to PERS are urgently needed to protect and improve public services in Oregon."



MISC. ITEMS (including policy discussions and determinations)

This aligns with the League of Oregon Cities priority on PERS. So far, more than 80 individuals and organizations have signed on. Most recently, the Umatilla County Commission.

I have attached three things:

- an analysis of PERS impacts on Gold Beach
- an endorsement form
- a list of legislative policies

We also have a range of concepts that we are working on and a great deal of information about our organization and its supporters.

Our web site is here: <http://www.perssolutions.org>

How do PERS costs affect the City of Gold Beach?

This data sheet is intended to help you, as a local policymaker, to better understand the impact that PERS is having on services in your local community.

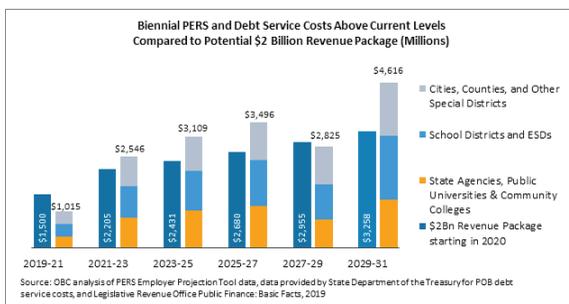
These costs are not in the control of local governments, so it is crucial that we come together to help make state leaders aware of how PERS costs affect local government services.

We hope that you and/or your city will consider joining with more than 100 individuals and organizations across the state who are asking the legislature

to take action to control the rising costs of PERS.

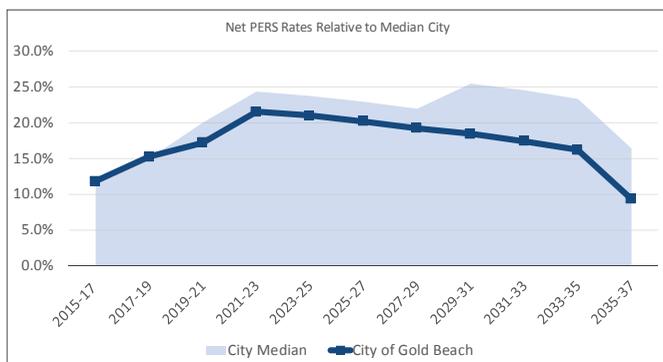
If you have questions or if you would like to schedule a speaker to present to your council,

please contact our outreach coordinator, Sal Peralta at (503)437-2833.

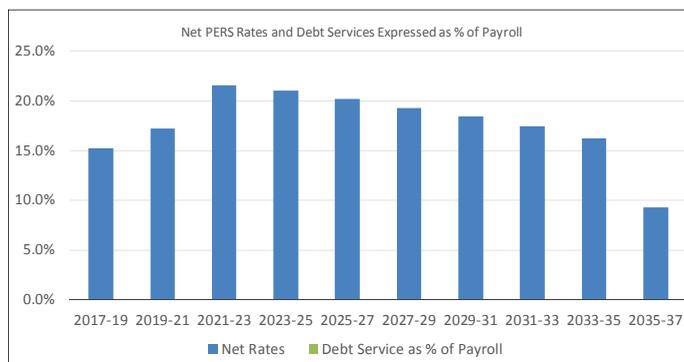


City of Gold Beach PERS outlook in 4 charts

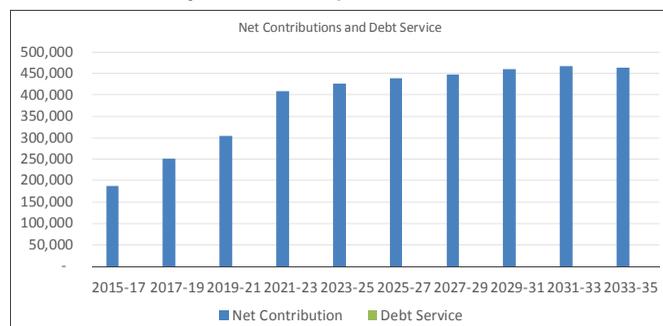
PERS net rate comparison to other cities



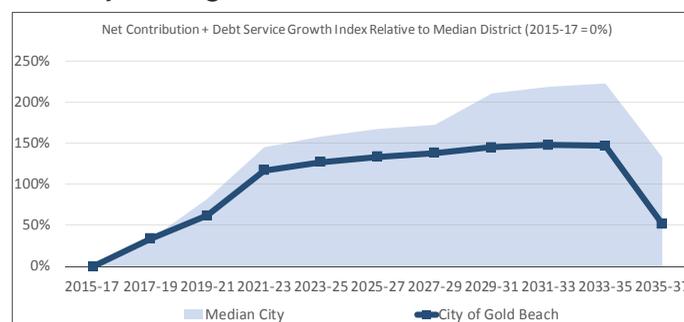
PERS costs as a share of total payroll



City share of pension costs



Projected growth in PERS contribution rate





PERS Solutions for Public Services Coalition Business/Organization Coalition Member Form

We agree that cost-saving reforms to PERS are urgently needed to protect and improve public services in Oregon.

PERS Solutions for Public Services is a coalition of individuals and organizations from across Oregon working to advance cost-sharing reforms to the state's pension system that reduce the impact of PERS on taxpayer budgets, ensure competitive retirement benefits and working conditions for public workers and preserve and enhance vital public services.

We join in the call for state legislators to act on solutions that can address this challenge without further delay.

Name of business or organization _____

Mailing Address _____

City, State _____

Zip _____

Name of officer signing (please print) _____

Contact person for your business/organization _____

Title of officer signing _____

Daytime phone number of contact person _____

Signature of officer _____

Date signed _____

Cell phone number of contact person _____

Number of members / employees _____

E-mail address of contact person _____

If yours is a business group, how many Oregon jobs do your members provide? _____

If yours is an organization, how many individuals does your organization represent? _____

Please check the applicable boxes below:

Our business/organization is willing to help in other ways. Please call the contact person designated above to let us know what we can do to help.

In addition to listing our business/organization as a member, please add my name (the signing officer) to the list of individual coalition members.

Please email this completed form to contact@perssolutions.org

About Signing the Member Form

Thank you for becoming a member of our coalition. Below are answers to some common questions about our membership forms and membership in our coalition.

1. Signing a member form simply confirms that your name may be listed publicly as a partner in our efforts to urge the Oregon legislature to enact reforms to PERS this legislative session.
2. Signing a member form does not obligate you or your business/organization to contribute time or money, or attend any meetings or make any public statements. Members are welcome to become more actively involved in coalition activities if they wish. However, any further involvement beyond being listed as a member is entirely voluntary.
3. To show the breadth of our membership, lists of our members may be used in materials such as fact sheets, brochures, letterhead and possibly in advertisements. By signing this member form you are giving permission for our coalition to list your name publicly as a member and supporter of our campaign. All statements in our campaign materials will be based on verifiable facts and information, and all publications and activities of our coalition will be conducted in strict compliance with all relevant state and federal laws and regulations.
4. All lists of individual members will note that any titles and affiliations are for identification purposes only and do not imply the endorsement of affiliated businesses or groups unless expressly indicated.
5. Member contact information will be used solely for communications between our coalition and members. Member addresses and other contact information will not be sold or provided to any other groups, organizations or businesses.



PROBLEM

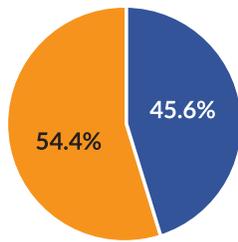
PERS cost increases will claim an additional \$10 billion from public service budgets over the next eight years. Even with a \$2 billion revenue package dedicated to education and state services, **80 cents of every new dollar will go to PERS** in that eight year period.



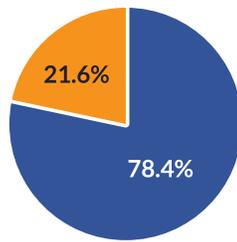
\$2 Billion Revenue vs PERS Costs through 2027 (millions of \$)

	\$2 Billion Rev. +5%/year	Cumulative PERS Cost Increases All Entities	Biennial Percentage PERS/Revenue	Cumulative PERS Cost Increases State/Education	Biennial Percentage PERS/Revenue
2019-21	\$1,500*	\$1,015	67.7%	\$684	45.6%
2021-23	\$2,205	\$2,546	115.5%	\$1,728	78.4%
2023-25	\$2,431	\$3,109	127.9%	\$2,163	89.0%
2025-27	\$2,680	\$3,496	130.4%	\$2,448	91.3%
Total 2019-27	\$8,816	\$10,166	115.3%	\$7,023	79.7%

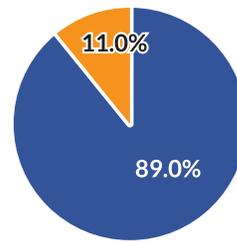
*18 months



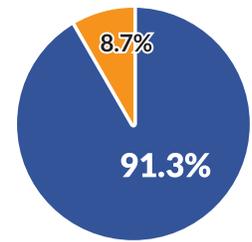
2019-21



2021-23



2023-25



2025-27

■ Share of new dollars going to PERS

■ Share of new dollars going to services

SOLUTIONS

PROPOSAL	LEGISLATION	INITIAL BIENNIAL EMPLOYER COST REDUCTIONS	LONG TERM COST / UAL REDUCTIONS
Cost Sharing - All Plans Reinstate employee cost sharing for the PERS pension plan	SB 148 (includes DC plan option) SB 531 (IAP redirect, not counting benefit reductions) SB 533 (IAP redirect)	\$1,300 million	N/A
Benefit Adjustments Modify Money Match features of Tier 1/2 and/or expand to five years' highest salary for pensions in all plans	SB 531 (change from three-years to five-years for salary basis on which pensions are based)	~\$75 million - ~\$175 million depending on mix of adjustments	Estimated ~\$2,500-3,000 million over 20 years (normal cost)
Defined Contribution Plan Establish new DC plan or expand the IAP to offer a viable alternative to the pension plan	SB 641 (DC plan)	OHSU model would save ~3% of payroll for participants	N/A
Cost Recovery from Retirees Reform terms for re-employment of retirees: "Work Back/Pay Back"	SB 149 (study) SB 768 amendments	N/A	Projected \$500 million over 8 years (UAL)

May 2019 Council Packet
8/1/2019