

**MINUTES OF THE PROCEEDINGS OF THE  
CITY OF COOS BAY CITY COUNCIL**

**November 2, 2010**

The minutes of the proceedings of a regular meeting of the City Council of the City of Coos Bay, Coos County, Oregon, held at 7 p.m. in the Council Chambers at City Hall, 500 Central Avenue, Coos Bay, Oregon.

**Those Attending the City Council Meeting**

Those present were Mayor Jeff McKeown and Councilors Mark Daily, Jon Eck, Joanie Johnson, Stephanie Kramer, Gene Melton and John Pundt. City staff present were City Manager Rodger Craddock, City Attorney Nate McClintock, Finance Director Rae Lea Cousens, Deputy Finance Director Susanne Baker, Public Works and Development Director Jim Hossley, Planning Administrator Laura Barron, Economic Revitalization Administrator Joyce Jansen, Fire Chief Stan Gibson, Library Director Carol Ventgen, and Acting Police Chief Gary McCullough.

**Flag Salute**

Mayor McKeown opened the meeting and led the Council and assembly in the salute to the flag.

**Consent Calendar**

Mayor McKeown reviewed the consent calendar which consisted of 2a: approval of the minutes of the October 19, 2010 Council Meeting and 2b: approval of an OLCC (Oregon Liquor Control Commission) license for DV8 located at 1088 Newmark. Councilor Kramer moved to approve the consent calendar approving the minutes of the October 19, 2010 Council Meeting and approving an OLCC license for DV8 located at 1088 Newmark. Councilor Eck seconded the motion which passed with Mayor McKeown and Councilors Daily, Eck, Johnson, Kramer, Melton and Pundt voting aye.

Mayor McKeown invited Alice Carlson, Alternative Youth Activities representative, to the podium to present City Manager Rodger Craddock a certificate of graduation for his years of service on their Board.

Mayor McKeown added Agenda Item 3A, a report from Oregon Department of Transportation (ODOT) representative Dan Latham on the Isthmus Slough Bridge Project.

**Public Hearing to Consider the Amendment of Coos Bay  
Municipal Code Chapter 17.25.030 to Increase Time Limit  
Before Nonconforming Zone Use Is Relinquished and Amend  
Chapter 17.50.020 to Allow Single Family Dwellings and  
Duplexes to be Replaced Within 12 Months – Approval  
Would Require Enactment of the Proposed Amending Ordinance**

Planning Administrator Laura Barron read the public disclosure statement and stated the first amendment would change Section 17.25.020 "Discontinuation of a nonconforming use" to allow 24 months, rather than 12 months, before a nonconforming use is relinquished to the uses of the underlying zoning district when the nonconforming use has been discontinued. The second amendment would change "Permitted Residential Use Types" in Chapter 17.45, Multiple

Residential (R-3), Section 17.45.020; Chapter 17.50, Residential-Professional (R-4P), Section 17.50.020; and Chapter 17.70, and Central Commercial (C-1), Section 17.70.020 to include legally established single-family dwellings and duplexes. It would also propose to extend the time allowance from 12 months to 24 months for the use to be reestablished if destroyed or discontinued. Ms. Barron stated the Planning Commission unanimously recommended approval of the proposed changes at their October 12, 2010 meeting. Mayor McKeown opened the public hearing. Steve Pickering, Coos Bay, stated he would be in favor of the amendments as presented. Mayor McKeown closed the public hearing.

Councilor Kramer moved to approve the proposed amendments to the Title 17 of the Coos Bay Municipal Code and enact the Ordinance based on the findings and conclusions set forth in the Planning Commission's Final Recommendation, Exhibit "B", authorizing the proposed amendments to Section 17.25.030, "Discontinuation of a nonconforming use"; Section 17.45.020 Multiple Residential (R-3); Section 17.50.020 Residential-Professional (R-4P); Section 17.70.020 Central Commercial (C-1); and Section 17.75.020(2c) General Commercial (C-2). Councilor Eck seconded the motion. Deputy Finance Director Susanne Baker read the ordinance by title only and Ordinance No. 440 was enacted by the following roll-call vote:

Aye:	Mayor McKeown and Councilors Daily, Eck, Johnson, Kramer, Melton and Pundt
No:	None
Absent:	None

**Oregon Department of Transportation (ODOT) Report  
on the Isthmus Slough Bridge Project**

Dan Latham, ODOT representative, stated the Isthmus Slough Bridge Project was on course, closures would not start on Monday as reported in The World newspaper, there would be one complete closure of 14 days in January or February of 2011, at least one lane would remain open at all times, and delays could be up to 20 minutes.

**Quarterly Management Report of the Visitor Information  
Center by Executive Director Timm Slater**

Timm Slater, Visitor Information Center Executive Director, provided information to the Council on activities of interest at the Visitor Information Center such as tourist inquiries; visitor counts; and details of revenues and expenditures. Mr. Slater proposed to reduce the office supply and training budget line items to more closely match actual expenditures. The new line item amounts would include Labor Expenses: Personnel \$43,010 and Overhead and Supervision \$8,797; Non-Labor Expenses: Volunteer Training \$2,000, Meetings & Travel \$3,450, Association Memberships \$460, Office Supplies & Miscellaneous \$2,000 for a total of \$59,717. Councilor Johnson suggested the purchase of an interactive computer for the Visitor Information Center, similar to The Mill Casino's, to educate patrons on area attractions.

**Quarterly Report of the Coos Bay – North Bend Visitor Convention  
Bureau by Director Katherine Hoppe**

Katherine Hoppe, Director of Promotions and Conventions of the Coos Bay-North Bend Visitor

& Conventions Bureau (VCB), provided information on grants and partnership revenue; launching of the Chowder Bounty winter lodging promotion, provided information on the upcoming spring promotion highlighting fishing, redesign of the Oregon Adventure Coast website, statistical information on visitors, accommodations used, length of stay, and activities while visiting.

**Public Works & Development Department**  
**Quarterly Report by Director Jim Hossley**

Public Works and Development Director Jim Hossley provided a summary from July 1, 2010 through September 30, 2010 of projects and ongoing activities which included the decrease in building permit activity and revenue, OMI maintenance, planning and land use, engineering projects, the wastewater treatment plants influent flows, and streets and parks maintenance.

**Consideration of Contract Amendment With SHN Consulting**  
**Engineers and Geologists, Inc. (SHN) for the Isthmus Slough Project**

Public Works and Development Director Jim Hossley stated SHN was awarded the engineering services contract to design the new pressure sewer line under Isthmus Slough in March of 2008. The design task has been completed however the project has been prolonged due to the related Isthmus Slough bridge project and the ability to obtain temporary and permanent easements. Staff proposed to amend the existing SHN contract to include bidding and construction administration. The original design contract was \$40,500; two amendments for \$22,230 were approved as a result of the unforeseen conflicts with the Isthmus Slough bridge project for \$62,730; and the third amendment would be bidding and construction administration for \$43,430 with a total project of \$106,160.

Councilor Pundt moved to award the third amendment for bidding and construction management services for the Isthmus Slough Force Main Crossing Project to SHN for a not to exceed amount of \$43,430. Councilor Kramer seconded the motion which passed with Mayor McKeown and Councilors Daily, Eck, Johnson, Kramer, Melton and Pundt voting aye.

**Public Comments**

Steve Pickering, Coos Bay: Suggested there could be up to 250,000 people travelling the Oregon coast in the next few years, suggested more promotion of our area events through the use of banners, and suggested developing more RV parking spaces along the highway. Dan Cobb: Suggested a local vendor be hired to construct a bicycle rack for the new Visitor Information Center.

**City Attorney's Report**

No comments were given.

**City Manager's Report**

City Manager Rodger Craddock reminded the Council of the Hollering Place Wayside dedication, Thursday, November 4<sup>th</sup>, 4:00 p.m.; contracts would be signed by the end of the

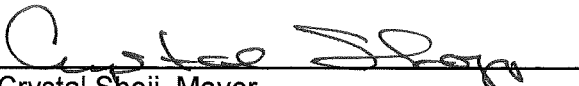
week to remove the hazardous materials from the old fire station and Lockhart Building; award of bid to demolish the old fire station and Lockhart building would be at the next Urban Renewal Agency meeting; and stated there were three new RV parking spaces along Bayshore at the Visitor Information Center.


**Council Comments**

Councilor Kramer stated in a recent Tall Ship article in The World newspaper there was a wrong perception that the Boat Building Center meetings were not well attended; a letter from Mr. Dick Wagner encouraged involvement of school children; and thanked Mayor McKeown for his service to the City of Coos Bay. Councilor Daily stated he was pleased with the involvement of the community in the election process and thanked Mayor McKeown for his service to the City of Coos Bay. Councilor Johnson thanked Mayor McKeown for his service to the City of Coos Bay and his demeanor as Mayor. Councilor Melton thanked Mayor McKeown for his leadership and concurred with Councilor Kramer regarding the Tall Ship article in The World. Councilor Eck thanked Mayor McKeown for his service and wished the best to all of the candidates. Councilor Pundt thanked Mayor McKeown for his service to the City of Coos Bay and its citizens. Mayor McKeown stated he served for 14 years with many terrific and talented individuals, there have been many accomplishments with his most proud being the way the City has come through very difficult times and the accountability of staff.

**Adjourn**

There being no further business to come before the Council, Mayor McKeown adjourned the meeting. The next regular Council meeting was scheduled for November 16, 2010 in the Council Chambers at City Hall.

  
Crystal Shoji, Mayor

Attest:   
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Rae Lea Cousens, City Recorder