

**City of Milton-Freewater
City Council Minutes**

The Council of the City of Milton-Freewater met Monday, January 25, 2010 at 7:00 p.m. in the Albee Room of the Library.

The following members were present: Council President Orrin Lyon, Councilors Ed Chesnut, Sam Hopkins-Hubbard, Steve Irving and Jeff Anliker. Mayor Lewis Key and Councilor Brad Humbert were absent due to other obligations.

Staff members present were: City Manager Linda Hall and City Recorder Leanne Steadman.

Citizens present were Tara Patten and Steven Patten. Karen Kendall, Economic Development Specialist for Greater Eastern Oregon Development Corporation (GEODC) and David VanDerlip, Executive Director for Oregon Rural Housing Services were also present.

Melanie Hall of the Valley Herald was present.

CONSENT CALENDAR ITEMS:

The consent calendar items consisted of council minutes from the January 11, 2010 meeting and accounts payable from January 6, 2010 through January 19, 2010.

Councilor Chesnut motioned to approve the consent calendar items. Councilor Hopkins-Hubbard seconded the motion which passed unanimously.

BUSINESS ITEMS:

PUBLIC NOTICE AND PUBLIC HEARING FOR THE PURPOSE OF A COMMUNITY DEVELOPMENT BLOCK GRANT FOR HOUSING AND REHABILITATION THROUGH GREATER EASTERN OREGON DEVELOPMENT CORPORATION (GEODC)

Council President Lyon opened and summarized the rules for a public hearing held for the purpose of gaining citizen comments regarding an application for a Community Development Block Grant (CDBG). He then explained that the testimony given in this hearing should be centered around the criteria for the Community Development Block Grant.

No member of the Council declared ex parte contact and no audience member challenged any Councilor's right to participate in the hearing.

City Recorder Leanne Steadman reported notice of the hearing had been published according to law and no written comments had been received in her office.

No member of the audience wished to make comments or asked any questions.

At which time City Manager Hall explained last year the City of Milton-Freewater partnered with the City of Pendleton on a grant application for the residential rehabilitation program. The original plan was for Milton-Freewater to take the lead last year, and Pendleton take the lead this

year. Unfortunately, Pendleton was notified by the State that they had been declared ineligible for this grant due to another CDBG grant in their control. The current grant is still being split between the two cities. The residential rehabilitation CDBG grant would continue to be administered by GEODC, as they have over 20 years of collected experience with CDBG grants. Manager Hall introduced David VanDerlip, Executive Director for Oregon Rural Housing Services and Karen Kendall, Economic Development Specialist for Greater Eastern Oregon Development Corporation.

David Vanderlip explained the program was for low to moderate income families with up to \$30,000 dollars available for improvements to their home. Some examples of improvements include; replacement of windows, furnace, siding, roof, insulation, etc. The loans are zero interest and are not required to be paid back until the home sells or the home owner passes away. The current grant cycle is being shared between Milton-Freewater and Pendleton with Milton-Freewater's share being approximately \$110,000. Mr. VanDerlip reported there were five loans approved in Milton-Freewater to date. Applications must be approved by a loan committee before the project gets funded. The grant funds must be expended by December 31, 2011 which he felt would be finished by this summer. Loan applications were sent out to all city limit residence with approximately 78 applications being returned. He felt there would still be an adequate amount of applications left over from the current grant cycle to continue on to the second grant if successful.

Karen Kendall said with the approval to submit another grant application, the request would be for the full amount of grant which was \$400,000. She felt there would be approximately 35 applications left from the first cycle and would need approximately 25 applications to fulfill another residential rehabilitation grant. They are working on obtaining letters of support from businesses to include in the application. Ms. Kendall stated GEODC can only work with one municipality per year. She said they had a pretty good track record of obtaining these grants and there was 14 million dollars awarded to the State of Oregon for this program.

Councilor Hopkins-Hubbard asked where the money went once it was paid back.

Ms. Kendall said the money goes back to the original community. She said it does not revolve very fast since it's a zero interest baring loan.

Councilor Chesnut said he understood there was 2 to 3 years to utilize the grant funds.

Ms. Kendall said there was 2 years to utilize the funds but would prefer to get the funds loaned out as soon as possible.

Mr. VanDerlip reported he was meeting with another three applicants to get the paper work in line for the next grant award.

Ms. Kendall said they have partnered with CAPCO to help stretch the funds.

Manager Hall announced the City conservation department had also helped with some conservation measures to reduce the amount of the loan the owner must pay back.

Councilor Anliker asked if the program would be re-advertised.

Ms. Kendall said it would be up to the city to decide how they would like to advertise. Options would be to advertise in the paper or send out another mailer to citizens.

There were no more questions or comments at which time Councilor Anliker motioned to authorize a Community Development Block Grant application for a residential rehabilitation program on behalf of the City of Milton-Freewater. Councilor Irving seconded the motion which passed unanimously.

APPOINTMENT TO ADVISORY COMMITTEES; LIBRARY BOARD, PLANNING COMMISSION AND BUDGET COMMITTEE

Council President Lyon reported Mayor Key had made the following recommendations to fill the vacancies on the various boards and committees as follows; Library Board incumbent Joanna Burk to serve a 4 year term, Planning Commission incumbents Charlie Good and Scott Gilmore to serve 4 year terms, Budget Committee incumbents Myra Sherwin, Wes Koklich and Marge Roff to serve 3 year terms, Donovan Phillips and Jennifer Riley to serve 2 year terms and Jesse Sargent to serve as the youth representative on the Recreation Committee and Budget Committee.

Councilor Chesnut said he was happy to have those citizens volunteer to serve on the various committees.

Councilor Chesnut motioned to approve the appointments as recommended by the Mayor. Councilor Anliker seconded the motion which passed unanimously.

MANAGERS REPORT

Manager Hall announced there was an Oregon Solutions Project Team meeting Tuesday, January 26, 2010 starting at 1:00 p.m. in the Albee Room. The declaration of cooperations would be given to each entity that would explain what they would be willing to bring to the table to help in the levee repair project. The agenda for the meeting was passed out to the councilors and Manager Hall said she hoped as many members could make it to the meeting. There would be two representatives from the Federal Emergency Management Agency (FEMA) at the meeting. FEMA Region X Director Mark Carey, will be sending a specialist regarding flood insurance and mapping. Manager Hall said there were other cities going through similar situations with regard to FEMA and the remapping of counties and cities. The difference that set Milton-Freewater apart was that the city council filed the appeal with FEMA on behalf of all citizens involved in the remapping and floodplain designation. She is still trying to get confirmation from FEMA if they will allow Milton-Freewater citizens to purchase the flood insurance at the preferred rate which would be extremely less expensive. She is trying for a minimum of a year but would like to get two years approved. The Federal Representatives and State Representatives are also trying to help get the preferred rate extension. FEMA has verbally committed to take Milton-Freewater out of the flood zone once the levee has been repaired and accredited and a letter of map revision has been received from FEMA. She is still pursuing to get that commitment in writing. All the Water Control District Board stepped down as of December 31, 2009. Since then Manager Hall has had two citizens approach her and are willing to step up and serve on the board. There would need to be a minimum of three individuals to serve for a quorum. Insurance coverage for those positions is continued to be sought.

Manager Hall asked if any member of the council would like to present the Senior Center with their community support funds on Friday, January 29, 2010 at 12:00 p.m.

The Winter Edition of the City Newsletter will be going out soon. Included in it is an update to citizens on the floodplain designation and levee repair project.

Manager Hall said one of the councilors asked if there was still a current wildlife contract. Currently there is no contract. The last contract was for \$3,600 dollars a year which was an increase from previous years of \$1,000 dollars per year. The original focus was pigeons with the most recent being turkeys.

Councilor Chesnut asked if the city did not have a contract, and found the need to control some type of wildlife, what the cost would be. Would it be more expensive by not having a contract than having one.

Manager Hall said she would research what the current rate would be.

Leanne Steadman announced the Milton-Freewater Chamber Banquet was scheduled for Thursday, February 18, 2010 starting at 5:00 p.m. at the Community Building. If any council member would like tickets to please let her know.

COUNCIL ANNOUNCEMENTS

Councilor Anliker asked if citizens would be allowed to purchase the “preferred rate” flood insurance for more than one year.

Manager Hall said that was what she was hoping for.

Councilor Irving explained that flood insurance must be paid up front all at once.

Councilor Hopkins-Hubbard said he has spoken to the previous Water Control Board members and they have offered to serve on the board again once insurance was available.

Councilor Anliker announced there is still a need for volunteers to serve on the “VIPS” (Volunteers in Police Services).

There being no further business the meeting was adjourned at 7:37 p.m.

Lewis S. Key, Mayor