

**CITY OF NEWBERG CITY COUNCIL MINUTES
JUNE 6, 2011
7:00 P.M. MEETING
PUBLIC SAFETY BUILDING TRAINING ROOM (401 EAST THIRD STREET)**

A work session was held prior to the meeting. A presentation from Waste Management was given regarding a rate increase request. No action was taken and no decisions were made.

I. CALL MEETING TO ORDER

Mayor Bob Andrews called the meeting to order at 7:00 PM.

II. ROLL CALL

Members

Present:	Mayor Bob Andrews	Denise Bacon	Ryan Howard	Stephen McKinney
	Bart Rierson	Marc Shelton	Wade Witherspoon	

Staff

Present:	Daniel Danicic, City Manager	Terrence Mahr, City Attorney
	Janelle Nordyke, Finance Director	Jessica Nunley, Assistant Planner
	Barton Brierley, Planning and Building Director	Norma I. Alley, City Recorder
		Jennifer Nelson, Minutes Recorder

Others

Present: Sam Farmer, Cathy Stuhr, Julie Fugate, Mike Gougler, Corinne Waterbury, Lewis H. Schaad, Lee Does, and Sid Friedman

III. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was performed.

IV. CITY MANAGER'S REPORT

Mr. Daniel Danicic, City Manager, reported that a county emergency management drill will be held this Wednesday, June 8, 2011. The goal for Newberg will be to open the Emergency Operations Center in the Public Safety Building (PSB) and go through the process of an emergency situation; there will be no field operations staged in the community. He reminded Council of the Local Government Dinner on June 16, 2011, and asked them to give their RSVP's to the city recorder if they have not done so already. He offered information about the emergency preparedness fair in McMinnville on June 14, 2011, and a presentation on what to do if a major earthquake hits; information is on the city's website. In response to a question by a citizen regarding missing segments of audio recordings from recent meetings he explained the segments are not intentionally being omitted, but there have been technical glitches when turning the digital recorder off to go into executive sessions and turning it back on to come back into regular session. It has been a challenge to combine those separate audio recordings to have a full recording. He is working with the IT department to resolve this issue and to continue to get full recordings onto the website as quickly as possible; he reminded everyone the written minutes are the official permanent record of the meetings.

V. PUBLIC COMMENTS

None.

VI. CONSENT CALENDAR

1. Consider a motion approving **Resolution No. 2011-2949** authorizing the city manager to enter into a contract with Kizer Excavating Company for Crestview Drive street improvements.
2. Consider a motion approving **Resolution No. 2011-2950** authorizing the city manager to enter into an agreement with the State of Oregon to exchange federal funds for state funds.
3. Consider a motion approving **Resolution No. 2011-2951** authorizing the city manager to execute an agreement with the State of Oregon providing a marked crosswalk across Highway 219 at the intersection of Everest Road.

MOTION: Shelton/Witherspoon approving the Consent Calendar including **Resolution No. 2011-2949, Resolution No. 2011-2950, and Resolution No. 2011-2951.** (7 Yes/0 No) Motion carried.

VII. PUBLIC HEARINGS

1. Consider a motion approving **Ordinance No. 2011-2740** amending the Urban Growth Boundary, revising the Economic Opportunities Analysis, amending the Comprehensive Plan Map and text, and amending the Transportation System Plan.

TIME – 7:07 PM

Mayor Andrews introduced the hearing and called for any conflicts of interest or abstentions; none appeared. He explained this will be the first of two readings; the staff report and public testimony will be heard this evening, then the hearing will be closed and deliberations will continue on June 20, 2011.

Mr. Barton Brierley, Planning and Building Director, presented the staff report aided by a PowerPoint slideshow (see official meeting packet for full report).

Councilor Marc Shelton asked what size of acreage they were looking for originally versus what they settled for here. Staff replied approximately four to five acres.

Mayor Andrews asked what the physical location of Action Equipment is. Staff replied it is on Hayes Street behind the Travel Lodge, next to Urgent Care and Parr Lumber.

Councilor Shelton asked if staff has looked at the one hundred and thirty-two acres in terms of existing agricultural production, what is being produced, and how much is productive versus what is just being labeled as agricultural. Staff pointed out the areas currently used for grass seed production and a filbert orchard. He also pointed out an area being used as a riding stable and another as a jam packing plant; both are agriculture uses and benefit the community, but are not producing crops. Councilor Shelton continued by asking if the Oregon Administrative Rules (OARs) look specifically at agricultural land Newberg has or in the county as well. Staff replied the state looks at soil classifications to designate land with higher numbers into the Urban Growth Boundary (UGB) last and soils with lower classifications are to be designated earlier; they do not look at the land use.

Councilor Denise Bacon spoke of written testimony which claimed there is a lot of vacant industrial land in Newberg; she asked staff what the City really has that is vacant. Staff replied they have identified twelve sites on page 204 of the packet and there is a map on page 205. Councilor Bacon asked how the current owners of the property feel about the expansion. Staff stated there have been a number of conversations and those expressing an opinion were agreeable to the change.

Mayor Andrews asked staff to clarify the population figures for 2010 and why the City is not using the United States Census. Staff replied they are using the revised Portland State University (PSU) estimate from July 21st and adding the population living between; so it includes the 2010 figures plus those in the UGB.

Councilor Stephen McKinney asked if this was on the north or south of the hwy; staff said it was on the north. Councilor McKinney also asked if the population figure has been settled and if the City now has an acceptable population figure the Land Use Board of Appeals (LUBA) agrees to. Staff stated LUBA desires for the County to adopt the numbers into their comprehensive plan; the County is still in the process of coordinating this. Councilor McKinney asked if all the stakeholders are in a general agreement on the method or formula for the population figure or are we looking to future arguments. Staff stated there have been a number of conversations with the County and the State to come to an agreement; it is still up in the air until the County completes a formal adoption.

Councilor Shelton asked if the County has an agenda or timeline set to bring this in as part of their plan. Staff said once the Council adopts this then it must also be adopted by the County Commissioners, hopefully in the next couple of months.

Mayor Andrews asked of the land in the UGB, how much is currently in production and what is being produced, how does this compare to what might be predicted to be produced in terms of jobs if it is developed as industrial land. Staff replied the number of jobs created as industrial development will be in excess of 100 times the jobs under agricultural production.

Mayor Andrews opened the public testimony starting with the proponents.

Mr. Sam Farmer stated he served as chair of the ad-hoc committee that submitted the report on the UGB issue in 2006 and there are still some of the same concerns. He is representing that committee in terms of the current businesses in town who wish to find buildable land and there is nothing available to them or any new businesses coming to town. He is concerned the five years of discussions have already gone on too long. He said if Newberg is going to grow and look to the future it must have buildable industrial land and it needs to be available today regardless if building is taking place now or years from now, because businesses will not consider Newberg. He urged Council to consider this for Newberg's future industry.

Ms. Cathy Stuhr said she is another member present tonight that was on the ad-hoc committee in 2006. She has lived in Newberg for nine years and spent the majority of that time helping the City to work towards the future. She spoke of voting against something for affordable housing that came before the Planning Commission (PC) because she was looking at the facts and they did not fit or make sense, even though so much hard work had been put into it. She has been opposed to development on farmland ahead of time and before infrastructure is in place; but, she is here to support this because it makes sense based on the staff report, there has been a lot of public participation, the City has demonstrated a need for this future planning, and having this land ready and available. She is also against explosive growth, which concerns many, but looking at the economy it may not happen but these plans need to be embraced and we need to prepare for when the growth comes. She felt the City has responded to the public comments and LUBA and came back to revise the documents; the City is vetted in the process. Wherever industry is going to go it cannot be on a mountainside or too far from transportation. In respect to the ad-hoc committee, they looked long and hard at this and went with a medium growth rate because the plan cannot keep changing. She felt arguing over the population projections was just a technicality, but she felt this was good for the City.

Ms. Julie Fugate said she has lived in Newberg for nine years and is also representing Connie Gray, who lives on St. Paul Hwy; both are affected by this matter. She spoke of her adult children, both working in Portland because there are no jobs here for them. She said this is a way to build for the future of Newberg's children to grow up and get a job here without commuting elsewhere for family wage jobs. She said the process staff went through to evaluate all options was comprehensive, measured and logical; and this makes sense with great

access to I-5 and other roads. She said her friend Connie lives there and is also affected; there is not a lot of agriculture production other than grass seed and a small filbert orchard. Connie also has a filbert orchard on her property, but they are both in support of this and they feel it makes sense to live and work and be able to stay in the area.

Mr. Mike Gougler stated he supports the amendment and has worked in land development and general development for sixteen years and worked with many companies that desired to locate manufacturing facilities here. He said he knows how much time and money it takes for any one with a parcel of land already zoned for industrial to develop it. Newberg land use laws are the hallmark of local government innovation in the U.S. and on a positive side prevent sprawl and establish orderly expansion of residential/urban areas; but, it also has a downside because it allows contraction or restriction of expansion when the economy demands it without having to prove negative. He said this is a well-developed document and deserves serious consideration. He felt staff has gone well beyond what is required to prove the argument and the City desperately needs a comprehensive plan including opportunities for industrial development. The City has no other place for it and he urged the Council to support this.

Mayor Andrews opened the floor to the opponents.

Ms. Corinne Waterbury stated she lives just outside of the Newberg city limits on Old Parrot Mountain Road. A lot has been said about the 2005 and 2006 document for the next twenty years but it did not project the housing crash. She said she understands it is only a guess, but we also have to react to how things are now. Some of the assumptions from six years ago are not true now. She hoped everyone has read the 1,000 Friends of Oregon document because it is excellent and has good points and philosophy behind it. We are not making any more farmland, which is much more valuable; she referred to an article discussing farmland value and rising food prices. She said the idea that farmland is not valuable or a source of jobs will not be true in the future and she is opposed to taking good farmland and turning into industrial land that may not be used now but may be in future; if the farmland is removed forever, then we need to think about it. She referred to another article from The Oregonian about the economic development for golf courses and bike trails rather than industry from U.S. Department of Agriculture saying Newberg already has that. She did not think Newberg should rush to do this and said it is all the more compelling to look at the plan and decide what kind of place we want Newberg to be because we say we want tourism and industry but we cannot have everything.

Mr. Lewis H. Schaad said it is good flat land for industrial use, but he is concerned with losing farmland. He also referred to an article in The Oregonian about growing food close to home and said although grass seed is not an edible crop, the potential is there to have one. He said the same crop land is used for trees and ornamentals for urban environments. He farms forty some acres on Quarry Road and looking around at things he does not see any prunes on the trees this year and there is no market for it; the apples are scattered and there are some Asian pears; but, a couple orchards do not have any. He said they are playing Russian roulette with the weather which is not conducive to getting the crops in the ground in time lately. He said the major question for this land as industrial zoning is the economic level of proposed employees going to be able to find housing here in Newberg. As he understands, the City is already having difficulty getting affordable housing and there is already increased traffic issues on Fernwood Road and Corral Creek at Hwy 99W.

Mr. Lee Does stated he is a ten year resident and frequent participated in this process. He has a vested interest in good, viable farmland and although he is not shopping for land he brought out a camera and found a plethora of lands that are just not selling and it will take years for this to catch up. He said he accepts Newberg is determined to grow and will occupy all usable farmland from here to river at some point, but he believes this is not the time for such expansion. In regards to the current UGB proposal he felt the City is continuing to "cherry pick" from outdated data. He spoke of being in a serious recession and unemployment going up to 10%; he would like to see change tonight but the decision being made tonight will not change what is done in Newberg tomorrow. He said every site he looked at was within less than five minutes of I-5 and closer to Portland or within sight of a rail line. He spoke of Newberg's difficulty to have ready acres, the supply of employees and

similar vacancies. He said we are definitely in a buyers' market for land and will be at a serious disadvantage if we are banking on industrial land. He also mentioned the transportation factor to not being able to get to Portland faster. He spoke of other vacant buildings like the Suntron building having enough square footage to move into today. Oregon is in a recession that will take some eight to ten years to get out of, which means refilling empty lands. He ended by commenting on agricultural production and state land laws not encouraging that kind of thinking; he said to look at the land for one person's life and what is in the bank now for years.

Mr. Sid Friedman, representing 1000 Friends of Oregon, Friends of Yamhill County, and himself as a thirty year resident of Yamhill County, said he served two terms on Newberg Urban Area Management Commission (NUAMC) and a couple on the Yamhill County Planning Commission. He said real economic development is based on real facts and not what this proposal is about. The largest component of land is to be added to the UGB for industrial development and although every trend says manufacturing will grow slowly or decline, Newberg says it will grow. He felt Newberg should focus on the assets and businesses that will realistically grow here like wine, healthcare, tourism, higher education, and agriculture, both in and out of the UGB. He spoke of the two hundred and sixty acres of mostly prime agricultural land being used for sports apparel and silicone production and risking losing what we have and chasing what we are not likely to get. He said staff has spent years justifying reverse engineering and although fixes have been made they still manage to need an amount of employment land and applies a much faster growth rate than Newberg has experienced over the last thirty years. He said they have revised site characteristics for industrial need, but he did not agree with the idea that all industrial development in the new area is at least one hundred acres in size of identical acreage and location and those needing less do not need to locate there. He said he strenuously disagrees and as petition is up for review before the Supreme Court he discouraged the Council to push forward with this before the decision is made by the Supreme Court because it wastes time. The 1,000 Friends of Oregon supported other recent cities like Cottage Grove that only took nine months from start to finish, Amity took four months, and others like Junction City, Eugene, Keizer, and Springfield. He said not all cities have delays, only cities with overreached conclusions they keep trying to justify.

Councilor Shelton asked what the availability of exception lands in Newberg is. Mr. Friedman said Newberg is entirely surrounded by vacant acreage in the Urban Reserve Area (URA) and many relatively flat and other exception land not in the URA adjacent to that; he said only this area of farmland adjacent to Newberg is unique.

Councilor Ryan Howard said Mr. Friedman accepted that Newberg is in need of more industrial land. He replied he could make a case for less. Councilor Howard continued about having incentive to bring in more land and although this can sometimes lead to sprawl it can sometimes lead to wise expansion. He asked what considerations need to be taken when it is not so apparent from their mandate to do what is best for the people. Mr. Friedman said the City, County, LCDC, and 1,000 Friends of Oregon all have different responsibilities; the City goes towards the City's primary thoughts, but not necessarily other entities. He said to look at a projection that is reasonable for the next ten to twenty years and the State forecast for manufacturing and take those as guidelines rather than saying we are going to do it because an ad hoc committee said so eight years ago.

Councilor Howard spoke of him taking issue with the population projections. He asked what other points of the comprehensive plan he has issue with since a lot are procedural; he wanted to know what are his other substantive concerns. Mr. Friedman said the population projections issue is with the rate of employment growth projections, especially in manufacturing reverse engineering. The issue is with the amount of land to housing and the amount of employment staff says they will get even if they get it. They are using land less efficiently and in lower density than other comparable cities. He spoke of exceptions with the size of sites needed and Newberg's determination of retail land needs being one hundred gross new buildable lands for roughly one thousand new jobs.

Councilor Howard stated a lot of the land in consideration is under utilized at this point. Mr. Friedman disagreed that it is mostly out of production saying people have disinvested because they are planning to be brought into the UGB.

Councilor Shelton asked if he did not agree with reestablishing the baseline to 2010 since up to then they have been spot on with projections, and they will adjust and project out from 2010. Mr. Friedman said his testimony was misunderstood because he does not object to 2010 as the baseline and thinks it should be, but do not apply to that base a growth rate already proven to be wrong. He said they had years that were accurate and inaccurate and over the length it has been quite wrong. He spoke of netting out migration and lost population, but growing next year by 2.3%; he said it just does not seem to make sense.

Councilor Shelton asked what the figures were bringing in acreage-wise. Mr. Friedman said the city is in two hundred and sixty acres total of which only one hundred and thirty-two is buildable. A year ago at the end of the day you will bring in twenty acre parcels so it is ready and available, but every acre will be building from here to the river. Councilor Shelton did not know if that was accurate. Mr. Friedman said it is mostly unbuildable land across Hwy 219; Councilor Shelton said that makes sense.

Councilor McKinney said there are people that disagree with the last comment but he added Mr. Friedman has some good comments and points and he appreciates his testimony. He realizes Mr. Friedman has different jumping off points than what the City has and asked what the points of agreement between the vested parties are. He said they are meeting their responsibilities to the citizens and asked if there were any points of the synopsis where we are in agreement. He asked if there was a way to create a forum of where we agree because he does not want to commit to the number of acres, but moving away from the number should create movement ahead. Mr. Friedman said they agree with three quarters of the targeted industries, with healthcare, higher education, and some of the industrial; but, they disagree the manufacturing section will grow at the rate the Economic Opportunities Analysis (EOA) projects. As far as creating a forum, he replied he and others met with city staff a year ago or less and tried to see if they were willing to make significant changes, staff said there would only be minor tweaks, not significant changes because it is what the ad-hoc committee recommended. Mr. Friedman said it takes two parties to compromise.

Councilor Shelton asked what the perspective was as to how UGBs are developed. Mr. Friedman said according to adjacency to the UGB and any land existing in the industrial zone or district of at least one hundred acres. Councilor Shelton responded that in order to expose those one hundred and thirty-two acres it will require bringing in more land because of the adjacency. Mr. Friedman said they do not accept that number as the acreage size of need. Councilor Shelton wondered if there was any plan that does not have portions which are unbuildable. Mr. Friedman said he is looking at it from the City's side, but a lot of unbuildable land is farmable and he discounts the size of the actual expansion.

Mayor Andrews closed the public testimony portion of the hearing. No deliberations were held. The record remained open to accept written testimony for the next seven days for Council deliberations to be held on June 20, 2011. Mayor Andrews recessed briefly.

2. Consider a motion approving **Resolution No. 2011-2953** adopting the 2011-2012 Budget and including election to participate in the State Revenue sharing Program.

TIME – 8:52 PM

Ms. Nordyke presented the staff report with corrections to the information given in the Council packet; she stated the budget was published with the correct numbers (see official meeting packet for full report).

Mr. Terrence Mahr, City Attorney, added since the budget was originally published correctly, he did not see any problems with the revisions.

Councilor Shelton asked about the ten percent figure for amending the budget and the latitude council has. Staff replied they have the authority to reduce by any amount, but to increase expenses or appropriations by more than ten percent means it must go again to the Budget Committee.

Councilor Shelton said he was concerned with what he heard from a citizen member of the Budget Committee about the contingency for the general fund. He asked if Council wants to increase the contingency it would require another line out of general fund to be reduced to transfer. Staff stated this was correct but contingencies are included for total appropriation and if they want to increase and decrease another line item it is not subject to any rules because the net effect is zero.

Councilor Shelton asked if they were anticipating the Transient Lodging Tax (TLT) to increase and if there are any projections for that to come into a supplemental budget during 2011-2012. Staff said they looked at previous hotels before The Allison and they actually reduced in revenue, yet The Allison increased. She recommended waiting until the year end reports are done to have an accurate figure for the contingency; if it is less or more than estimated at that point it can be decided to increase the contingency. Councilor Shelton asked when this report and supplemental budget will be taking place. Staff replied they get the 3rd quarter TLT at the end of October; they can compare it and decide then.

Mayor Andrews opened and closed the public testimony as no citizens appeared to testify. Staff recommended adopting the resolution as revised. The public hearing was closed.

MOTION: Shelton/McKinney approving **Resolution No. 2011-2953** adopting the 2011-2012 Budget as revised and including election to participate in the State Revenue sharing Program. (7 Yes/0 No) Motion carried.

3. Consider a motion approving **Ordinance No. 2011-2739** expanding the Old Fashioned Festival Zone to include area around Chehalem Cultural Center and clarifying the rules.

TIME – 9:09 PM

Mr. Brierley presented the staff report continuing the hearing and using a PowerPoint as a visual aide (see official meeting packet for full report).

Mayor Andrews asked for any conflicts or interest or abstentions; none appeared. He opened and closed the public testimony as no citizens appeared to testify.

Councilor Howard expressed uncertainty with the changes and not having a representative from the Cultural Center present and asked if they have worked with them on this. Staff replied they have been included in these changes and what the ordinance would do is not allow temporary merchants or street vendors to operate next to the Cultural Center that are not associated with the Old Fashioned Festival (OFF). Councilor Howard continued by asking how this affects vendors licensed to sell on their property. Staff said they are allowed to run the Cultural Center and there are variables for sales associated with the Center, but they cannot rent space out to a temporary merchant.

Mayor Andrews asked where it says that in the document. Staff replied it does not but is related to other ordinances regarding this; you cannot license someone to sell something unrelated to the Cultural Center.

Mayor Andrews asked about the OFF Committee and if it is a function of the City or operating independently. Mr. Mahr spoke of previous discussions of the committee operating under the City's umbrella for protection of the volunteers; however, the chair of the committee said they have set up an independent organization and their own insurance and he is comfortable they are an independent nonprofit corporation and they are protected. The Cultural Center participates as a member of this association.

Mayor Andrews asked why we are going as far east as Meridian Street for this district. Staff replied because the parade route extends there and they wish to encompass the entire parade route and for simplicity it will be for the entire time of the festival rather than just during the parade.

Councilor Wade Witherspoon spoke of this being to reduce competition with the vendors in the park as well and if there are plans for alcohol tasting or sales at the Cultural Center. Staff replied there has been talk about doing a beer tasting there.

Councilor McKinney asked if there is wine and beer allowed at the park. Staff replied that alcohol is prohibited in Memorial Park and no alcohol will be sold south of Hancock Street.

Mayor Andrews opened and closed the public testimony as no citizens appeared. Staff recommended passing the ordinance as presented. Mayor Andrews closed the public hearing.

Councilor Shelton referred to page 699 of the packet and said he agreed with the first and third limitations but had difficulty with the second because he believed it overextends the City in regards to enforcement. He felt it should be revised to be just during the times of the parade on Saturday morning to not overreach the intent of this ordinance. He said the rationale was set out to protect Memorial Park and this is moving into neighborhoods not contiguous to the park. He had a hard time reaching beyond memorial park.

MOTION: Rierson/McKinney approving Ordinance No. 2011-2739 expanding the Old Fashioned Festival Zone to include area around Chehalem Cultural Center and clarifying the rules, read by title only.

Mayor Andrews said he also agreed with Councilor Shelton regarding the second item; the intent was to cover the parade route. He said he can tolerate the first item, but he prefers only the expanded boundary for just the parade hours. He said he could not approve this with the second item or to include the Cultural Center only for the duration of the parade he would be fine.

Councilor McKinney argued not including the Cultural Center did not make sense and for all the efforts already taken place to date. He felt it would be counterproductive to what others have invested so far to make this a success and recommended pursuing the ordinance as written because it could do serious damage to the festival if they do not follow through.

Councilor Howard said he was in favor of extending the zone to the Cultural Center, not just to include it into the OFF, but extending the OFF to the Cultural Center brings people out of the park and into the downtown for a more inclusive event.

Councilor Denise Bacon said she was opposed to having a zone telling businesses they have to cooperate with the OFF to be a part of the celebration regardless of their own business plan. Councilor Howard argued many of those businesses were already in the zone so the damage is already done.

Councilor Shelton said he agreed with including the downtown core but they are not being included. The City is making an ordinance regulating the Cultural Center and if the perception is that the OFF does not serve alcohol the reality is that it does if the Cultural Center is inside of this zone serving alcohol.

Mayor Andrews stated discussions with downtown merchants have revealed they have little or no business during the OFF. Councilor Howard said that confirms what he believes about making the Cultural Center part of OFF to draw people from memorial park through the downtown for more local business traffic. Mayor Andrews added if they leave it as it is and the Cultural Center has events then people will travel through downtown to get there anyway.

Councilor McKinney felt the Council would be sending the wrong signal to all those who have worked so hard to change attitudes about downtown and the efforts of the OFF Committee.

Councilor Bacon said she will not regulate what they are doing to be successful.

Councilor Rierson said the Newberg Downtown Coalition (NDC), the Cultural Center, and all of the OFF Committee supports this request for action and he thinks the Council should endorse the idea of it not just being at Memorial Park but as more of a city festival. Councilors Howard and McKinney agreed.

VOTE: To approve **Ordinance No. 2011-2739** expanding the Old Fashioned Festival Zone to include area around Chehalem Cultural Center and clarifying the rules, read by title only. (4 Yes [Howard, McKinney, Rierson, Witherspoon]/3 No [Andrews, Bacon, Shelton]) Motion carried.

VIII. COUNCIL BUSINESS

TIME – 9:47 PM

Mr. Danicic discussed various options for reducing the hours of operation at City Hall in order to account for budget cuts while still maintaining front counter coverage. This included the use of automated telephone systems to increase staff efficiency. Discussions followed with the Council's concerns and preferences. They did not wish to see City Hall closed for an entire day, but preferred a more flexible split schedule opening earlier on some days and closing late on others. They also were hesitant about using an automated telephone system because it removes the desire to have citizens speak to a "live" body; but, they seemed to agree it could be allowed if there were only one or two options before they were routed to a live person rather than having a complicated system to go through.

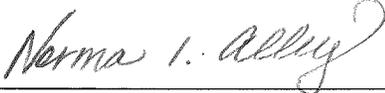
Councilor McKinney asked about franchise fee increases and when they will be coming. Mr. Danicic said it will not currently be implemented as it is requested for Council to look at it holistically; it will be implemented in stages.

Councilor Shelton suggested convening the Budget Committee again and that being a good time to discuss the TLT, business license fees, and all of these items together.

IX. ADJOURNMENT

The meeting adjourned at 10:35 PM.

ADOPTED by the Newberg City Council this 1st day of August, 2011.



Norma I. Alley, City Recorder

ATTEST by the Mayor this 4th day of August, 2011.



Bob Andrews, Mayor