



Eugene City Council

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EUGENE CITY COUNCIL AGENDA

July 11, 2016

5:30 p.m. CITY COUNCIL WORK SESSION
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

7:30 p.m. CITY COUNCIL MEETING
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

Meeting of July 11, 2016;
Her Honor Mayor Kitty Piercy Presiding

Councilors

Greg Evans, President
George Brown
George Poling
Claire Syrett

Alan Zelenka, Vice President
Mike Clark
Chris Pryor
Betty Taylor

5:30 p.m. CITY COUNCIL WORK SESSION
Harris Hall, 125 East 8th Avenue

5:30 p.m. A. WORK SESSION:
City Hall Update

**7:30 p.m. MEETING OF THE EUGENE CITY COUNCIL
Harris Hall, 125 East 8th Avenue**

1. PLEDGE OF ALLEGIANCE TO THE FLAG

Mayor: We read the Declaration of Independence and recite the Pledge of Allegiance to the Flag this evening in honor of Independence Day on July 4.

I invite you all to stand and join us:

"I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all."

2. CEREMONIAL MATTERS

3. PUBLIC FORUM

Mayor: The Public Forum is an opportunity for individuals to speak to the City Council on any city-related issues except for those items which have already been heard by a Hearings Official or are on tonight's agenda as a public hearing.

Each person will have three minutes to speak. When you come to the podium, please give your name, city of residence, and, for Eugene residents, your ward if known. The timer and lights indicate the time you have to speak. The red light indicates the end of three minutes.

Mayor closes Public Forum and asks for comments from the City Council.

4. CONSENT CALENDAR

(Note: Time permitting, action on the Consent Calendar may be taken at the 5:30 p.m. work session.)

A. Approval of City Council Minutes

- Minutes of June 13, 2016, Meeting
- Minutes of June 15, 2016, Work Session

B. Approval of Tentative Working Agenda

C. Adoption of a Resolution Authorizing the Issuance and Sale of Electric Utility System Revenue Refunding Bonds and Providing For Related Matters

D. Interim Appointment to Historic Review Board

E. Appointment to Police Commission

F. Authorization of West Eugene E-Commerce Zone Re-Designation

City Council President: I move to approve the items on the Consent Calendar.

Call for vote.

**5. WORK SESSION and ACTION:
City Council Review of 2016 Stormwater User Fee Increase**

City Council President: *I move to affirm the 2016 Stormwater User Fee increase of 7.5 percent implemented by Administrative Order 58-16-08-F.*

Call for vote.

Adjourn.

The Eugene City Council welcomes your interest in these agenda items. This meeting location is wheelchair-accessible. For the hearing impaired, an interpreter can be provided with 48 hours' notice prior to the meeting. Spanish-language interpretation will also be provided with 48 hours' notice. To arrange for these services, contact the receptionist at 541-682-5010. City Council meetings are telecast live on Metro Television, Comcast channel 21, and rebroadcast later in the week.

El consejo de la Ciudad de Eugene agradece su interés en estos asuntos de la agenda. El lugar de la reunión tiene acceso para sillas de ruedas. Se puede proveer a un intérprete para las personas con discapacidad auditiva si avisa con 48 horas de anticipación. También se puede proveer interpretación para español si avisa con 48 horas de anticipación. Para reservar estos servicios llame al 541-682-5010. Las reuniones del consejo de la ciudad se transmiten en vivo por Metro Television, Canal 21 de Comcast y son retransmitidas durante la semana.

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EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Work Session: City Hall Update

Meeting Date: July 11, 2016
Department: Central Services
www.eugene-or.gov

Agenda Item Number: A
Staff Contact: Kristie Hammitt
Contact Telephone Number: 541-682-5524

ISSUE STATEMENT

The purpose of this work session is for City Council to discuss and make decisions related to the new Eugene City Hall.

BACKGROUND

In April 2016, the council was presented with design and cost updates for City Hall. On April 27, the council provided direction to the City Manager on four specific aspects of the City Hall design to proceed with as the project team moved forward with completion of the construction documents and the bid process. Bids were received by McKenzie Commercial Contractors, the project Construction Manager/General Contractor, on June 28. During this work session, the council will be presented with the bid results and possible options for next steps.

COUNCIL OPTIONS

The council is asked to provide direction on next steps.

ATTACHMENTS

A. History of City Council discussion and action related to City Hall

FOR MORE INFORMATION

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Staff E-Mail: Kristie.a.hammitt@ci.eugene.or.us

Summary of Council Action History Related to City Hall: 2001 – Present

Updated - April 2016

This summary represents most, though perhaps not all, significant Council actions and discussions regarding City Hall beginning in 2001. It also includes some selected significant public involvement opportunities and Council committees. Other Council discussion preceding 2001 is not included.

In Current City Hall Process section, Council actions and directions are highlighted in **bold**.

Downtown Office Space Plan
 Civic Facilities Visioning
 City Hall Master Plan
 Police Building Planning
 City Hall Subcomm, CHAC & Transition
 Current City Hall Process

Date	Who	Topic	Action/summary
April 11, 2001	Council	Development of long-range plan for replacing downtown office space, including potential short-term and long-term actions	Directed staff to research ways to procure City buildings and report back to council before the planning begins for next new City building.
April 25, 2001	Council	Several potential short-term actions to create a safer, more efficient environment for staff located in City Hall	Directed City Manager to: (i) develop needs, requirements for relocating some police functions; (ii) develop a long-term plan for future of property in Roosevelt Yards including possible redevelopment; (iii) dedicate proceeds from sale of four surplus properties to the Facility Replacement Reserve; and (iv) recommend appropriate downtown site for Fire Station #1, report back prior to purchase.
May 16, 2001	Council	Financial strategy and implementation plan for replacing City Hall and other downtown City office space with new buildings	Direction included: consideration of possible joint development with other agencies; consolidation; locations along 8 th Avenue from Oak Street to the river; and, potential for use of some warehouse and historic structures east of Mill.
2001-2002	Council	Council Goals included an action priority to “Develop a strategy and implementation plan for City downtown office and public safety facilities”	A work item for the action priority was to adopt a policy framework for long range plans to guide decisions on reinvestment in existing City buildings downtown.
July 5, 2001	Council	A policy for the maintenance and preservation of City Hall and the Public Works Building	The policy reduced the level of reinvestment to provide for an expected 8 to 10 years of continued use.

Date	Who	Topic	Action/summary
September 19, 2001	Council	Near-term and long-term facility projects in Downtown Space Plan	Directed that: (i) relocation of Special Ops and EPD personnel in basement of City Hall, and relocation of Fire Station #1 were first priority projects; (ii) Construction of new Police building and City Hall were next projects; design for Police building to begin in FY05, and design of replacement of City Hall to begin in FY08.
September 19, 2001	Council	Downtown Space Plan including internal and external funding sources to implement the eventual replacement of City Hall with new buildings	Council approved that projected funding gap addressed with a combination of the dedication of additional General Fund resources and General Obligation Bonds.
November 26, 2001	Council	Internal funding mechanisms for downtown facilities	One proposed internal mechanism was the payment of market-based "rent" by services that would be located in new downtown buildings. The "market rent" concept was incorporated as an on-going City practice beginning in the FY03 Budget.
February 25, 2002	Council	Fire Station #1 (Downtown Fire Station)	Resolution approved to fund construction of new Downtown Fire Station through General Obligation Bonds, with City resources funding non-bond eligible capital costs.
May 22, 2002	Council	Roosevelt Police Facility	Approved: (i) location of the Roosevelt Police Facility; (ii) financing plan over two fiscal years using City resources from Facility Reserve; (iii) use of Construction Manager/ General Contractor (CM/GC) construction management. Council adopted funding for Roosevelt facility in FY02 SB #3 and FY03 SB #1.
October 29, 2003	Council	Downtown Space Plan, specifically the need for new Police services building	Council directed staff to bring recommendations on preliminary planning, cost and financing of a new Police Services building. Several councilors asked for more information on how a new Police building would fit with future plans to replace City Hall, and for development of a general "civic center" concept.
November 17, 2003	Budget Committee	Multi-Year Financial Plan	This plan identified capital and operating needs for entire organization over six-year period. The police building listed as a high priority need in the MYFP, and replacement of City Hall was included as future project.

Date	Who	Topic	Action/summary
November 19, 2003	Council	Sequencing of financial measures to be presented to the voters	Staff materials indicated that a bond measure for a police building would be the next potential item to be presented to voters in November 2004. Council discussed the materials, but did not provide any direction.
February 25, 2004	Public	Civic Center Design Charrette	Sponsored by AIA with participation of Mayor's Civic Facilities Visioning Committee and public.
April 28, 2004	Public	Work session on Mayor's Civic Facilities Visioning Committee	Reviewed financing plan options, borrowing methods and construction methods that could be applied to a new police facility.
June 16, 2004	Council	Work session on Mayor's Civic Facilities Visioning Committee	Directed a public hearing is held on proposed policy principles to guide future Civic Center development.
July 8, 2004	Public	Public information session	
July 12, 2004	Public	Public hearing	
July 14, 2004	Council	Civic Facilities Visioning Committee Report	Adopted a revised set of Civic Center policy principles. Determined that a City Hall and Police Building would be located on City-owned property on 8 th Avenue.
July 21, 2004	Council	Potential bond measure for November 2004 ballot	The council directed the City Manager to develop a resolution to place a measure on the ballot based on an option that would combine near-term space needs with modest Civic Center amenities.
July 26, 2004	Council	Bond measure for November 2004 ballot	Council placed \$6.79 million bond measure 20-88 on the November 2004 ballot to fund social service agency space, police expansion space, improvements to Park Blocks, and improvements to 8th Ave. "Civic Street."
November 2, 2004	Public	Election	Voters rejected ballot measure 20-88, 60% to 40%.

Date	Who	Topic	Action/summary
November 22, 2004	Council	Next steps on downtown space planning	<p>Approved transfer of \$15.4 million into Facility Replacement Reserve and agreed, in concept, to move forward with a master planning and public participation process to inform future decisions related to City Hall and/or Public Safety Building.</p> <p>Council approved actions to accomplish transfers in SB#1 on December 8, 2004.</p>
May 25, 2005	Council	City Hall/Police Building Action Plan (subsequently renamed the City Hall Complex Action Plan)	Approved the plan which identified major policy issues to be addressed, overall description of project phasing, nature of work to be accomplished, resource needs and proposed project outcomes associated with the City Hall Complex Master Plan.
September 12, 2005	Public	Public hearing on master planning process related to City Hall and associated City facilities	
October 19, 2005	Council	City Hall Complex policy issues	Consultant team led by Thomas Hacker Architects facilitated council workshop to identify and provide direction on policy issues. Based on pre-workshop interviews with the mayor and council, and discussion during workshop, nine project values, eight key issues and five sub- issues emerged.
November 23, 2005	Council	City Hall Values and Issues	<p>Adopted project values as a basis for decision making:</p> <ol style="list-style-type: none"> 1. Exercise fiscal responsibility 2. Produce government efficiency 3. Be user-friendly 4. Embody environmental stewardship 5. Enhance downtown 6. Inspire civic pride 7. Maximize use of City Hall public spaces by the public and access to government and its representatives 8. Strive for simplicity 9. Plan for the future <p>(cont.)</p>

Date	Who	Topic	Action/summary
November 23, 2005 (cont.)	Council	City Hall Values and Issues	<p>Position statements on four issues also adopted:</p> <ol style="list-style-type: none"> 1. Incorporate meaningful sustainable design goals. 2. Utilize a long-term planning horizon of 25 years. 3. Consolidate City services to the greatest practical extent. 4. Develop the project in consideration of the Downtown Plan while not limiting location choices to 8th Avenue.
December 14, 2005	Council	City Hall Complex Action Plan	Directed City Manager to proceed with phase 2—the Development Plan Phase—of City Hall Complex Action Plan for \$1,135,000. This phase included technical work and public input required to generate an overall development plan for City Hall Complex. Phase also to resolve remaining policy issues from phase 1 and result in a concept plan for City Hall Complex.
March 8, 2006	Council	Development Plan Phase of City Hall Complex Action Plan	Consultant team began City Hall Complex Action Plan with facilitated council workshop to discuss preliminary space needs assumptions, facility implications of police service delivery options, proposed site evaluation criteria, and emerging issues from citizen interviews, and to provide input and direction for first Community Forum.
March 23, 2006	Public	First Community Forum	
April 26, 2006	Council	Police consolidation options	Adopted three different Police consolidation options for use in ongoing planning efforts related to the City Hall Complex: Option B that consolidates all Police functions with the rest of City Hall on a single site; Option C that consolidates all Police functions except patrol with the rest of City Hall and provides for a separate patrol facility nearby; and Option D that consolidates all Police functions except patrol with the rest of City Hall and provides for a separate patrol facility in a more remote location outside the downtown area.

Date	Who	Topic	Action/summary
May 10, 2006	Council	City Hall Master Plan Council Workshop	Consultant team introduced City Hall Space Requirements Program, presented Renovate, Hybrid, and New options for City Hall, and previewed second Community Forum.
May 25, 2006	Public	Second Community Forum	
July 19, 2006	Council	City Hall Master Plan Council Workshop	Adopted new construction as preferred option for future planning and design of the City Hall Complex rather than renovating existing city hall building or a hybrid of renovation and new construction. This action reflected majority support at Community Forum for construction of a new City Hall.
August 9, 2006	Council	City Hall Master Plan Council Workshop	Consultant team facilitated workshop to refine evaluation criteria for potential sites for new City Hall Complex and apply the criteria to specific sites, and to receive direction from council on the third Community Forum.
August 24, 2006	Public	Third Community Forum	
September 20, 2006	Council	City Hall Master Plan Council Workshop	Number of site options was narrowed down to two to be carried forward in developing concept designs for a new City Hall. The two sites selected were the existing City Hall site and the Butterfly Lot/Rock N Rodeo sites. This action reflected a majority of support for these two sites at the Community Forum, while also acknowledging that a third preferred site—the former Sears site—might be viable if development plans there do not move forward.
October 18, 2006	Council	City Hall Master Plan Council Workshop	Consultant team introduced principles of architectural design and urban planning that will guide the concept design options for City Hall, discuss factors that will influence decisions about police consolidation and site, and obtain input on fourth and final community forum.
November 20, 2006	Council	City Hall Master Plan Council work session	Council voted to proceed with planning for a new city hall with police patrol in a separate facility.

Date	Who	Topic	Action/summary
December 11, 2006	Council	City Hall Master Plan Council work session	<p>Council selected Butterfly Lot/Rock N Rodeo site for use in schematic design and other planning for a new City Hall. This marked completion of Phase 2, Development Plan Phase, of City Hall Complex Master Plan.</p> <p>Both of these council actions reflected the majority opinion from the Community Forum.</p>
February 14, 2007	Council	City Hall Master Plan Council work session	<p>Council requested consultant team to perform statistical public opinion research to inform future work. The research was to understand what elements of a new city hall mattered most to voters and test initial level of voter support.</p>
June 20, 2007	Council	City Hall Master Plan Council work session	<p>Project team introduced public opinion research, consolidation options, and a conceptual scope of work for remainder of Implementation Plan Phase.</p> <p>Council requested additional information on costs of police patrol facility, escalated relocation and leasing costs, comparison costs for leasing and purchasing space in the Federal Building, potential City Hall sites other than existing City Hall and Rock N' Rodeo/ Butterfly sites, deed restrictions related to Butterfly Lot site, and costs for remaining Implementation Plan Phase scope of work.</p>
July 20, 2007	Council	City Hall Master Planning	<p>Decided to continue master planning efforts for a new City Hall.</p>
September 26, 2007	Council	City Hall Master Planning Workshop – Police Facility	<p>Project team introduced Police Patrol Facility site selection analysis, City Hall design progress showing concept options with and without patrol functions, and cost models for police patrol facilities on generic sites downtown, out of downtown, and at a new City Hall. Council requested additional information on site ownership, availability, and owners' willingness to sell.</p>
October 17, 2007	Council	City Hall Master Plan Council work session – Police Patrol Facility	<p>Council voted to proceed with development of a Police Patrol Facility concept design for site near Garfield Street and W. 2nd Ave. The council also voted to continue to explore acquisition of two other sites.</p>

Date	Who	Topic	Action/summary
November 28, 2007	Council	City Hall Master Plan Council work session	Council voted to proceed with planning for a City Hall/Police Patrol Facility based tentatively on a 2010 ballot measure.
December 12, 2007	Council	City Hall Master Planning Workshop	Council reviewed multiple options on City Hall concept designs and provided feedback that shaped development of a single concept design. The council also reviewed Police Patrol Facility plans and costs and requested more refined cost analysis.
February 11, 2009	Council	Developing plan for seismic upgrades and municipal court Analysis of downtown sites and cost estimates for Police facility EWEB building inquiry	Council passed a motion to: (i) develop a conceptual plan and cost estimate for making seismic upgrades to city hall to meet life/safety standard and for expanding municipal court's space to meet court's needs; (ii) use appropriated but unspent city hall complex master plan funds to complete analysis of potential downtown sites owned by the city and recommend to council the most suitable site for a Police Facility; (iii) develop a cost estimate for a phased Police Facility with the first phase consisting of space for the patrol function designed for future expansion to include the entire police department; and (iv) investigate willingness of EWEB to eventually sell its admin building to City for use as city hall, and if there is willingness, bring back to council a preliminary analysis of pros and cons of using that building for city hall.
April 22, 2009	Council	Police Facility at Country Club Road	Directed City Manager to report back by May 11 on what would be required to secure purchase option for the property at 300 Country Club Road concurrent with ongoing council discussions regarding property's potential use as an EPD headquarters facility.
May 11, 2009	Council	Community input on City Hall and Country Club Road	Council voted to seek community input on options for City Hall and police facilities and bring results to council prior to August 13. Council also directed City Manager to proceed with appraisal and other due diligence for acquisition of 300 Country Club Road property.
June 23, 2009	Public	Police Siting and City Hall Planning	Open house at Atrium building.

Date	Who	Topic	Action/summary
June 25, 2009	Public	Police Siting and City Hall Planning	Open house at Sheldon Community Center.
July 29, 2009	Council	Police Facility on Country Club Road, City Hall moves, and City Hall options and process	Authorized City Manager to negotiate and sign purchase and sale agreement for acquisition 300 Country Club Road for use as a Police Facility and request on a Supplemental Budget an appropriation of up to \$16 million from the Facility Reserve for costs related to acquisition, design, construction, furnishing, and move-in. Council also directed City Manager to return with: (i) implementation plan options—including detailed financing plan—for moving the remaining non-police services out of City Hall and creating a new downtown Eugene Police Department substation; and (ii) options and a public input process for the future use of the existing City Hall site.
September 8, 2010	Council	Three options for City Hall	Directed City Manager to return with concept plans and proposed financial strategies for City Hall that include options for both current City Hall site and EWEB site.
March 16, 2011	Council	City Hall transition plan and phasing	Directed City Manager to: (i) develop and implement a transition plan for moving all remaining City services out of City Hall by June 30, 2012; (ii) develop a phased approach to building a new city hall at the current site using existing resources; and (iii) return with a funding plan for the project.
June 22, 2011	Council	City Hall transition plan and work plan	Staff provided an update on planning including progress on transition plan for moving remaining City services out of City Hall and a proposed work plan for reaching final decisions on a plan to develop a new or rebuilt City Hall on the current site with existing resources. Council discussed and provided feedback to staff on creation of a City Hall Advisory Committee of professionals and citizens to advise staff on options. Potential funding sources for City Hall were discussed. Mayor and council offered general feedback. Following this discussion, the City Manager created a City Hall Advisory Committee (CHAC).

Date	Who	Topic	Action/summary
Fall 2011, four meetings	City Hall Advisory Committee	Explore rebuild and build new options	The City Hall Advisory Committee (CHAC), composed of community members, design and development professionals, met four times to explore build new and rebuild options. The AIA Urban Context Study was used as a base resource.
December 12, 2011	Council	City Hall project funding, FY12 Supplemental Budget 1	General Fund interfund transfer to General Capital Projects Fund for City Hall \$500,000.
July 9, 2012	Council	Updates on moves out of City Hall Presentations on two architect panels exploring new construction and rebuild strategies	Staff provided an update plans for the mayor, council, and City Manager's Office to move from City Hall to Lane County Public Services Building. The update also included presentations by the two architects hired through CHAC process to explore new construction and rebuild strategies for City Hall. The mayor and council offered general feedback but did not provide specific direction.
September 19, 2012	Council Subcommittee on City Hall	Discussion of current project status and subcommittee timeline	No action.
October 17, 2012	Council Subcommittee on City Hall	Review subcommittee charge and site/approach options spreadsheet; begin values-based discussion	No action.
October 22, 2012	Council	City Council Work Session with update on Council Subcommittee work on City Hall	Update from staff and Subcommittee members on progress to date. Council provided feedback to staff and the Subcommittee on what information would be most helpful to the full council in assisting their decision-making process around City Hall options.
October 25, 2012	Council Subcommittee on City Hall	Discuss site/approach options spreadsheet; continue values-based discussion	No action.
November 8, 2012	Council Subcommittee on City Hall	Discuss project funding, office space consolidation issues and site choice exercise	Determined general conclusions of work to be reported to City Council on November 14, 2012

Date	Who	Topic	Action/summary
November 14, 2012	Council	Update on Council Subcommittee on City Hall	The Subcommittee's conclusions included: (i) a funding target of \$15 million for the project; (ii) consolidation priorities that include mayor, council, and CMO first followed by Central Services Admin. and Finance if funding allows; (iii) both City Hall options and the EWEB option can accommodate full consolidation over time as funding allows; and (iv) consideration of the EWEB option should rely on the information supplied in their offer to the City. The mayor and council accepted the Subcommittee's conclusions and offered general feedback but did not provide specific direction.
November 19, 2012	Council Subcommittee on City Hall	Review of work to date; discuss Council process going forward	Conclusion of Subcommittee work.
November 21, 2012	Council	Three City Hall options	Council received a graphic presentation summarizing the three City Hall options to be considered at the next council work session: (i) demolish the existing City Hall and build new on the current site; (ii) rebuild the existing City Hall; and (iii) lease up to 58,000 sq. ft. in the EWEB Headquarters. The mayor and council asked clarifying questions and offered general feedback but did not provide specific direction.
December 4, 2012	Council	City Council Workshop on options and values	
December 7 & 10, 2012	Public	Two Public Open Houses on options	Approx. 40 people attended the two open houses. Majority expressed preference for current City Hall site.
December 10, 2012	Public	City Council Public Forum on options	
December 10, 2012	Council	City Hall project funding FY13 Supplemental Budget 1	\$1,000,000 interfund transfer to the Facility Replacement Fund.

Date	Who	Topic	Action/summary
December 12, 2012	Council	Narrowing City Hall options, City Hall budget	Directed City Manager to complete analysis for rebuild and build new options for City Hall on the current City Hall site. This action effectively removed EWEB option from further consideration. Council was reminded during staff presentation that the working budget for City Hall options has been and continues to be \$15 million of which approximately \$10 million has been identified and set aside for this purpose.
January 23, 2013	Council	City Hall direction on current site	Unanimously directed City Manager to develop a City Hall design on the current site with the goal of retaining the council chamber, existing parking (to the extent possible) and public art as well as any other components that make sense from an operational or design standpoint. Council acknowledged that staff would be requesting an appropriation of \$750,000 on a subsequent Supplemental Budget to complete the analysis and initial design work necessary to understand how best to utilize some of the existing building elements and structure while facilitating new construction on the site. The remainder of the estimated \$15 million project cost would be requested on a Supplemental Budget after council approval of a complete funding plan.
May 28, 2013	Budget Committee	Facility Funding – City Hall and Facility Reserve	
June 24, 2013	Council	City Hall initial design funding	Authorized \$750,000 of funding for the initial design work from the Facility Reserve.
October 9, 2013	Council	City Hall Project Team Introduction and Process Overview	Representatives of Eugene-based Rowell Brokaw Architects, selected as design team lead, The Miller Hull Partnership in Seattle, design team assistance, and Eugene-based McKenzie Commercial Contractors (CM/GC) were present. Project team members provided an overview of the research, analysis, and concept design process for the City Hall Rebuild project and a summary of critical issues to be addressed.

Date	Who	Topic	Action/summary
December 9, 2013	Council	City Hall project funding	Authorized \$1.8 million to be deposited into Facility Reserve from three sources: \$500,000 was reallocated from the General Capital Transfer, \$1 million came from marginal beginning working capital, and \$300,000 was from the receipt of the remaining sale proceeds from 858 Pearl Street. Total funding set aside for the project through December 2013 is \$10.55 million.
February 10, 2014	Council	City Hall Rebuild – Build new recommendation, Council Chamber, and funding plan	Design team presented the results of their research, analysis, and design exploration work for the City Hall Rebuild project culminating in a project team recommendation to proceed with a build new design concept that could maintain the option of reusing existing council chamber. Design team explained challenges and limitations inherent in reusing the existing council chamber and suggested it would likely be less expensive to build a new council chamber than trying to rebuild the existing council chamber to meet current functional and code requirements. Funding plan for project was also presented.
February 15 & 16, 2014	Public	Asian Celebration booth displays on City Hall concept design	Staff talked with members of the public about proposed concept. Generally favorable feedback.
February 24 & 25, 2014	Public	Two public open houses on basic City Hall concepts with RBA	Team presented concepts for first phase of project – on the existing City Hall site – to feature a smaller, community-focused building with Council Chamber, meeting rooms, support spaces, office space for Mayor, Council, and City Manager’s Office; a plaza, open space and parking areas. Also, the framework for the rest of site in the future, including future phases of City Hall and/or additional redevelopment with other uses.

Date	Who	Topic	Action/summary
June 9, 2014	Council	City Hall project funding, FY14 Supplemental Budget 2	<p>\$14.25 million is from: \$2 million in Telecom Registration and Licensing Fund, \$9.81 million in Facility Reserve in the Facilities Services Fund, and \$2.44 million in future revenue allocations. Future revenue allocations are anticipated to come from a portion of the capital budget and unanticipated carry-over balances in the General Fund in future years. Together with \$750,000 already appropriated on SB#2 in June 2013, the total project budget is \$15 million.</p>
July 14, 2014	Council	Final Concept Design presentation	<p>Design team presented final concept design and site framework for the City Hall Rebuild project that consisted of an all new multi-story Phase One City Hall building set on a half-block site with a public plaza. Provided context of a larger development framework for the entire site over time. Development framework was designed to provide flexibility and adaptability, adequate expansion space for a consolidated City Hall on the west half of the block in a future phase. The framework also allows response to other potential development opportunities as they arise on the east half of the block—including additional expansion space for other City functions and/or potential partnerships with other public entities that would maintain the civic nature of the block.</p> <p>Mayor and council offered general feedback. Mayor asked if council agreed to move forward with concept design as presented and there were head nods, no verbal objections.</p>
September 22, 2014	Council	Technical and cost issues associated with build new vs. remodel options	<p>Design Team and staff presented technical and cost information on various options studied for City Hall site and building options, and why all new construction was the recommended option. Council asked for additional cost information comparing the build new and remodel options.</p>

Date	Who	Topic	Action/summary
September 24, 2014	Council	Construction cost comparison between build new and remodel options	City Manager and Design Team presented information comparing Turner cost estimate for remodeling existing City Hall and Design Team cost estimate for all new construction. Council directed City Manager to proceed with new construction on the existing City Hall site.
October 27, 2014	Council	Fourth floor shelled space, on-site parking, and re-use potential for existing council chamber	Council directed City Manager to add fourth floor shelled space with identified funding for \$2.85 million and to demolish the existing council chamber. The council voted to not add below-grade parking to project for \$1.4 million.
December 2014	Budget Committee?	Supplemental Budget	
July 13, 2015	Council	Final Schematic Design presentation	<p>Design team presented the final schematic design for City Hall consisting of a four-story, 30,000 SF Phase One building facing a public plaza along 8th Ave. A surface parking lot to the north serves as a land-banking strategy for a Phase Two building while providing on-site parking in the meantime. Site framework maintains options for potential development opportunities on the east half of the block, including the possibility of building a County Courthouse on this half of the site as part of a possible partnership and property exchange with Lane County.</p> <p>(cont.)</p>

Date	Who	Topic	Action/summary
July 13, 2015 (cont.)	Council	Final Schematic Design presentation	<p>Design team presented images of an inviting and accessible City Hall featuring glass, lighting, and refurbished red cedar salvaged from the old city hall. The design is intended to maximize space and light, and be a model of energy efficiency. The open design and clear organization of the first floor highlights the activity within and showcases the purpose of the building as Eugene’s “civic heart” connecting City government to the community it serves. Overall, the project is designed to maximize the character and civic quality of City Hall while being flexible and adaptable to respond to the City’s changing needs over time.</p> <p>Mayor and council offered general feedback; there were no objections expressed to moving forward with schematic design as presented.</p>
April 11 and 27, 2016	Council	Final Design Development Presentation – Including energy efficiency, seismic, civic quality, Council offices and cost estimates	<p>Project team, including design team and staff, presented the current proposed design including energy measures to achieve EUI 30, upgrade of seismic resilience factor, and enhanced civic character in order to meet project values and goals. Also presented options related to Council work space or offices. Staff also presented revised cost estimates which have risen by a total of \$6-7 million due to cost escalation and efforts to best address all the values and goals.</p> <p>Mayor and council directed the City Manager to proceed with bid documents; approved by motion the building be LEED Gold certified and have the level of civic quality presented in the design; decided by motion that the building should not include individual offices for Councilors and should not be built to a seismic standard of 1.5.</p>

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Pledge of Allegiance to the Flag

Meeting Date: July 11, 2016
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 1
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

In honor of Independence Day on July 4, representatives of the League of Women Voters of Lane County will read the Declaration of Independence and lead the Pledge of Allegiance to the Flag.

BACKGROUND

The City Council voted at its June 27, 2011, work session to begin formal council meetings with a voluntary recitation of the Pledge of Allegiance to the Flag at those meetings closest to the following holidays: Memorial Day, Veterans Day, Flag Day, and the Fourth of July. In addition, the council voted to begin a practice of reading from the Declaration of Independence and/or the Constitution of the United States at the beginning of its meeting closest to the Fourth of July.

According to the United States Code, Title 4 (U.S. Flag Code), the Pledge "...should be rendered by standing at attention and facing the flag with the right hand over the heart. When not in uniform, men should remove any non-religious headwear with their right hand and hold it at the left shoulder, the hand being over the heart. Persons in uniform should remain silent, face the flag, and render the military salute."

The Pledge is as follows: *"I pledge allegiance to the Flag of the United States of America, and to the Republic for which it stands, one Nation under God, indivisible, with liberty and justice for all."*

CITY MANAGER'S RECOMMENDATION

No recommendation is necessary.

SUGGESTED MOTION

No motion is necessary.

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: beth.l.forrest@ci.eugene.or.us

THE DECLARATION OF INDEPENDENCE

IN CONGRESS, July 4, 1776.

The unanimous Declaration of the thirteen united States of America,

When in the Course of human events, it becomes necessary for one people to dissolve the political bands which have connected them with another, and to assume among the powers of the earth, the separate and equal station to which the Laws of Nature and of Nature's God entitle them, a decent respect to the opinions of mankind requires that they should declare the causes which impel them to the separation.

We hold these truths to be self-evident, that all men are created equal, that they are endowed by their Creator with certain unalienable Rights, that among these are Life, Liberty and the pursuit of Happiness.--That to secure these rights, Governments are instituted among Men, deriving their just powers from the consent of the governed, --That whenever any Form of Government becomes destructive of these ends, it is the Right of the People to alter or to abolish it, and to institute new Government, laying its foundation on such principles and organizing its powers in such form, as to them shall seem most likely to effect their Safety and Happiness. Prudence, indeed, will dictate that Governments long established should not be changed for light and transient causes; and accordingly all experience hath shewn, that mankind are more disposed to suffer, while evils are sufferable, than to right themselves by abolishing the forms to which they are accustomed. But when a long train of abuses and usurpations, pursuing invariably the same Object evinces a design to reduce them under absolute Despotism, it is their right, it is their duty, to throw off such Government, and to provide new Guards for their future security.--Such has been the patient sufferance of these Colonies; and such is now the necessity which constrains them to alter their former Systems of Government. The history of the present King of Great Britain is a history of repeated injuries and usurpations, all having in direct object the establishment of an absolute Tyranny over these States. To prove this, let Facts be submitted to a candid world.

He has refused his Assent to Laws, the most wholesome and necessary for the public good.

He has forbidden his Governors to pass Laws of immediate and pressing importance, unless suspended in their operation till his Assent should be obtained; and when so suspended, he has utterly neglected to attend to them.

He has refused to pass other Laws for the accommodation of large districts of people, unless those people would relinquish the right of Representation in the Legislature, a right inestimable to them and formidable to tyrants only.

He has called together legislative bodies at places unusual, uncomfortable, and distant from the depository of their public Records, for the sole purpose of fatiguing them into compliance with his measures.

He has dissolved Representative Houses repeatedly, for opposing with manly firmness his invasions on the rights of the people.

He has refused for a long time, after such dissolutions, to cause others to be elected; whereby the Legislative powers, incapable of Annihilation, have returned to the People at large for their exercise; the State remaining in the mean time exposed to all the dangers of invasion from without, and convulsions within.

He has endeavoured to prevent the population of these States; for that purpose obstructing the Laws for Naturalization of Foreigners; refusing to pass others to encourage their migrations hither, and raising the conditions of new Appropriations of Lands.

He has obstructed the Administration of Justice, by refusing his Assent to Laws for establishing Judiciary powers.

He has made Judges dependent on his Will alone, for the tenure of their offices, and the amount and payment of their salaries.

He has erected a multitude of New Offices, and sent hither swarms of Officers to harrass our people, and eat out their substance.

He has kept among us, in times of peace, Standing Armies without the Consent of our legislatures.

He has affected to render the Military independent of and superior to the Civil power.

He has combined with others to subject us to a jurisdiction foreign to our constitution, and unacknowledged by our laws; giving his Assent to their Acts of pretended Legislation:

For Quartering large bodies of armed troops among us:

For protecting them, by a mock Trial, from punishment for any Murders which they should commit on the Inhabitants of these States:

For cutting off our Trade with all parts of the world:

For imposing Taxes on us without our Consent:

For depriving us in many cases, of the benefits of Trial by Jury:

For transporting us beyond Seas to be tried for pretended offences

For abolishing the free System of English Laws in a neighbouring Province, establishing therein an Arbitrary government, and enlarging its Boundaries so as to render it at once an example and fit instrument for introducing the same absolute rule into these Colonies:

For taking away our Charters, abolishing our most valuable Laws, and altering fundamentally the Forms of our Governments:

For suspending our own Legislatures, and declaring themselves invested with power to legislate for us in all cases whatsoever.

He has abdicated Government here, by declaring us out of his Protection and waging War against us.

He has plundered our seas, ravaged our Coasts, burnt our towns, and destroyed the lives of our people.

He is at this time transporting large Armies of foreign Mercenaries to compleat the works of death, desolation and tyranny, already begun with circumstances of Cruelty & perfidy scarcely paralleled in the most barbarous ages, and totally unworthy the Head of a civilized nation.

He has constrained our fellow Citizens taken Captive on the high Seas to bear Arms against their Country, to become the executioners of their friends and Brethren, or to fall themselves by their Hands.

He has excited domestic insurrections amongst us, and has endeavoured to bring on the inhabitants of our frontiers, the merciless Indian Savages, whose known rule of warfare, is an undistinguished destruction of all ages, sexes and conditions.

In every stage of these Oppressions We have Petitioned for Redress in the most humble terms: Our repeated Petitions have been answered only by repeated injury. A Prince whose character is thus marked by every act which may define a Tyrant, is unfit to be the ruler of a free people.

Nor have We been wanting in attentions to our British brethren. We have warned them from time to time of attempts by their legislature to extend an unwarrantable jurisdiction over us. We have reminded them of the circumstances of our emigration and settlement here. We have appealed to their native justice and magnanimity, and we have conjured them by the ties of our common kindred to disavow these usurpations, which, would inevitably interrupt our connections and correspondence. They too have been deaf to the voice of justice and of consanguinity. We must, therefore, acquiesce in the necessity, which denounces our Separation, and hold them, as we hold the rest of mankind, Enemies in War, in Peace Friends.

We, therefore, the Representatives of the United States of America, in General Congress, Assembled, appealing to the Supreme Judge of the world for the rectitude of our intentions, do, in the Name, and by Authority of the good People of these Colonies, solemnly publish and declare, That these United Colonies are, and of Right ought to be Free and Independent States; that they are Absolved from all Allegiance to the British Crown, and that all political connection between them and the State of Great Britain, is and ought to be totally dissolved; and that as Free and Independent States, they have full Power to levy War, conclude Peace, contract Alliances, establish Commerce, and to do all other Acts and Things which Independent States may of right do. And for the support of this Declaration, with a firm reliance on the protection of divine Providence, we mutually pledge to each other our Lives, our Fortunes and our sacred Honor.

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Ceremonial Matters

Meeting Date: July 11, 2016
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 2
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

This item is to acknowledge awards and achievements and inform the public of proclamations signed by the Mayor. No action is required by the City Council.

BACKGROUND

At its 1997 fall process session, the council agreed to include a monthly agenda item entitled "Ceremonial Matters." From time to time, the Mayor is asked to sign proclamations or acknowledge awards received, which serve to encourage and educate the community about important issues and events.

CITY MANAGER'S RECOMMENDATION

This is an information item only.

ATTACHMENTS

None.

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: beth.l.forrest@ci.eugene.or.us

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Public Forum

Meeting Date: July 11, 2016
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 3
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

This segment allows citizens the opportunity to express opinions and provide information to the council. Testimony presented during the Public Forum should be on City-related issues and should not address items which have already been heard by a Hearings Official, or are on the present agenda as a public hearing item.

SUGGESTED MOTION

No action is required; this is an informational item only.

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: beth.l.forrest@ci.eugene.or.us

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of City Council Minutes

Meeting Date: July 11, 2016
Department: Central Services
www.eugene-or.gov

Agenda Item Number: 4A
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

This is a routine item to approve City Council minutes.

SUGGESTED MOTION

Move to approve the minutes of the June 13, 2016, Work Session and Meeting, and June 15, 2016, Work Session.

ATTACHMENTS

- A. June 13, 2016, Work Session and Meeting
- B. June 15, 2016, Work Session

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: beth.l.forrest@ci.eugene.or.us

MINUTES

**Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401**

**June 13, 2016
5:30 p.m.**

Councilors Present: George Brown, Betty Taylor, Alan Zelenka, George Poling, Mike Clark, Greg Evans, Claire Syrett, Chris Pryor

Mayor Piercy opened the June 8, 2016, meeting of the Eugene City Council.

A. WORK SESSION and POSSIBLE ACTION: Ordinance on Downtown Urban Renewal Plan Amendment

Assistant City Manager Sarah Medary and Economic Prosperity Programs Manager Amanda Nobel Flannery gave a PowerPoint presentation discussing the background on downtown improvements, May 25 council direction, and revised proposed amendment.

Council discussion:

- Urban Renewal was originally designed for slum and blight which no longer exists downtown.
- Sunset of the district would provide \$1 million a year to be spent on other projects.
- Community desires incremental development downtown; this is the next step.
- Urban renewal is the most rational tool to fund the projects without imposing new taxes on citizens.
- In 2010, council voted not to extend the urban renewal district again; a commitment that should be honored.
- Conditions have changed since 2010, proposal is now the proper thing to do.
- Community engagement aspect is a positive change to the plan proposal.
- Costs need to be nailed down for projects as soon as possible.
- City has full support from all other governmental partners, unlike conditions in 2010.

MOTION: Councilor Evans, seconded by Councilor Zelenka, moved to adopt Council Bill 5155 to amend the Urban Renewal Plan for the Downtown Urban Renewal District.

MOTION TO AMEND: Councilor Brown, seconded by Councilor Zelenka, moved to amend the ordinance to (1) add the following language at the end of the ordinance title: “and referring the plan amendments to the electors of the city at the November 8, 2016 election”; and (2) add a new section 3 at the end of the ordinance that reads: “Section 3. The provisions of Sections 1 and 2 of this Ordinance shall not become effective unless approved by the electors of the City of Eugene at the City election to be held concurrently with the statewide election on November 8, 2016. **FAILED 3:5**, Councilors Brown, Taylor and Zelenka in support.

Council discussion:

- Urban renewal decisions have never been put on the ballot before; bad precedent to set now.
- Councilors are elected to make tough decisions on behalf of their constituencies.
- All the projects in the urban renewal district have yielded positive results.
- Concern that there may be corporate powers trying to kill efforts for a public fiber network.

MOTION TO AMEND AND VOTE: Councilor Syrett, seconded by Councilor Poling, moved to amend to raise the amount of the spending limit by an additional million dollars to be added to the LCC project. **PASSED 5:3**, Councilors Brown, Taylor and Zelenka opposed.

Council discussion:

- This will help with efforts to create a public/private partnership and innovation hub.
- More opportunities needed for wet labs and maker space.
- Goal is to keep people and jobs here and help families thrive.

MOTION TO AMEND AND VOTE *with friendly*: Councilor Zelenka, seconded by Councilor Brown, moved to amend under section a, 2nd sentence beginning with the effective date of the 2016 amendment, the Agency will also be able to use tax increment funds in the plan area to help create an improved permanent Farmers' Market not to exceed \$4 million, as well as to improve any public parks, public plazas, restrooms, open spaces, streets, and sidewalks within the plan area not to exceed \$5.2 million. Subsection Band the end of the sentence add the language not to exceed \$3 million of tax increment funds. Under subsection C after "the Agency may provide" insert up to \$6 million of tax increment funds as part of the redevelopment. **PASSED 5:3**, Councilors Taylor, Poling and Clark opposed.

Council discussion:

- LCC project can't be completed for \$3 million; language needs to be flexible for this one element.
- This won't bind council but will require a public process.

VOTE ON MAIN MOTION AS AMENDED: PASSED 5:3, Councilors Brown, Taylor and Zelenka opposed.

The meeting adjourned at 6:58 p.m.

Respectfully submitted,

Chuck Crockett
Deputy City Recorder

MINUTES

**Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401**

**June 13, 2016
7:30 p.m.**

Councilors Present: George Brown, Betty Taylor, Alan Zelenka, George Poling, Mike Clark, Greg Evans, Claire Syrett, Chris Pryor

Mayor Piercy opened the June 8, 2016, meeting of the Eugene City Council and held a moment of silence for the Orlando shooting victims.

1. PLEDGE OF ALLEGIANCE TO THE FLAG

In honor of Flag Day, Mayor Piercy read a portion of a Presidential Proclamation and student leaders from Sheldon High School lead the recital of the Pledge of Allegiance to the Flag

2. CEREMONIAL MATTERS

Fire Chief Randall Groves was honored for his years of service, accomplishments, leadership and retirement.

South Eugene High School students Corina MacWilliams, Sage Fox, and Wesley Georgiev were honored as Youth Climate Advocates.

3. PUBLIC FORUM

1. Coreal Riday-White – Supported campaign to achieve 350ppm to address climate change.
2. Jim Neu – Supported climate recovery ordinance and better communication.
3. Nicholas Fox – Supported the climate recovery ordinance and implementation.
4. Corina MacWilliams – Supported the climate recovery ordinance and implementation.
5. Sage Fox – Supported the climate recovery ordinance and implementation.
6. Jen Miley – Opposed to proposed new cell tower in West Eugene.
7. Nancy Wallace – Opposed to proposed new cell tower in West Eugene.
8. Kate Sullivan – Opposed to proposed new cell tower in West Eugene.
9. William Merris – Opposed to proposed new cell tower in West Eugene.
10. David Hunter – Opposed to proposed new cell tower in West Eugene.
11. Linda Kelley – Opposed to proposed new cell tower in West Eugene.
12. Bill Sharp – Requested reduced speed on West 18th and Washington Park to 20 mph.
13. Peter Grotticelli – Supported gun control measures to help reduce terrorism.
14. Steven Shipman- Supported efforts to help the homeless.
15. Nick Moll – Supported the climate recovery ordinance and implementation.

Council discussion:

- More information requested about existing parameters and limitations around cell tower regulations.

4. CONSENT CALENDAR

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to approve the items on the Consent Calendar. **PASSED 8:0**

5. ACTION: A Special Ordinance Granting an Exemption to the Application of Section 6.200 of the Eugene Code, 1971 (Ordinance to Renew Five-Year Exception to Application for Controlled Ecological Burning)

MOTION AND VOTE: Councilor Taylor, seconded by Councilor Clark, moved to postpone action to give people more opportunity to make objections, ask questions, or make suggestions. **FAILED 4:5** Councilors Taylor, Clark, Evans and Brown in support. Mayor broke the tie in opposition.

Council discussion:

- No comparison between controlled burning and field burning.
- Provides an ecological benefit to control invasive species besides using chemicals.
- It's a way to take land back and make it into a well-recognized and important wetland.

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to adopt Council Bill 5154, to provide a five-year exception to the application of Eugene Code 6.200 to provide for prescribed burning by the U.S. Bureau of Land Management, the Nature Conservancy, and the City of Eugene for wetland vegetation protection, management, and restoration. **PASSED 6:2**, Councilors Taylor and Clark opposed.

6. ACTION: Appointment to Boards, Committees and Commissions

Budget Committee

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Garrett Dunlavey to Position 3 on the Budget Committee for a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Jon Jasper to Position 5 on the Budget Committee for a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Shaun Londahl to Position 6 on the Budget Committee, for an unexpired term ending on June 30, 2018. **PASSED 8:0**

Civilian Review Board

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to reappoint Steve McIntire to Position 3 on the Civilian Review Board, for a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to reappoint Christopher Wig to Position 4 on the Civilian Review Board for a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Richard Roseta to Position 6 on the Civilian Review Board for an unexpired term beginning July 1, 2016, and ending on June 30, 2018. **PASSED 8:0**

Historic Review Board

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Zarina Bell to Position 2 on the Historic Review Board for an unexpired term ending on June 30, 2017. **PASSED 8:0**

Human Rights Commission

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Aria Seligman to Position 5 on the Human Rights Commission, a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Julia Johnson to Position 6 on the Human Rights Commission, a three-year term beginning on July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Aimee Walsh to Position 7 on the Human Rights Commission, for an unexpired term ending on June 30, 2018. **PASSED 8:0**

Planning Commission

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to reappoint Mark Baker to Position 1 on the Planning Commission for a four-year term beginning July 1, 2016, and ending on June 30, 2020. **PASSED 8:0**

Police Commission

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to reappoint William Whalen to Position 1 for a four-year term beginning July 1, 2016, and ending on June 30, 2020. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Edward Goehring to Position 2 for a four-year term beginning July 1, 2016, and ending on June 30, 2020. **PASSED 7:1** Councilor Clark opposed.

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Justine Dauenhauer to Position 3 for a four-year term beginning July 1, 2016, and ending on June 30, 2020. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Silver Mogart to Position 8 for a four- year term beginning July 1, 2016, and ending on June 30, 2020. **PASSED 8:0**

Sustainability Commission

Mayor Piercy formally recognized the following councilor-appointed members of the Sustainability Commission:

- Councilor Brown appointed Ralph McDonald to the Ward 1 position for a four-year term beginning July 1, 2016, and ending on June 30, 2020.
- Councilor Taylor appointed Eben Fodor to the Ward 2 position for a four-year term beginning July 1, 2016, and ending on June 30, 2020.
- Councilor Poling reappointed Kevin O’Brien to the Ward 4 position for a four-year term beginning July 1, 2016, and ending on June 30, 2020.

Toxics Board

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved appoint Derrick Thoma to Position 1, an industry representative on the Toxics Board for a three-year term beginning on July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

Whilamut Natural Area Citizen Planning Committee

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to reappoint Nancy Bray to Position 6 on the Whilamut Natural Area Citizen Planning Committee, for a three-year term beginning July 1, 2016, and ending on June 30, 2019. **PASSED 8:0**

MOTION AND VOTE: Councilor Evans, seconded by Councilor Zelenka, moved to appoint Laurel Burke to Position 12 on the Whilamut Natural Area Citizen Planning Committee, for an unexpired term ending on June 30, 2017. **PASSED 8:0**

The meeting adjourned at 8:45 p.m.

Respectfully submitted,

Chuck Crockett
Deputy City Recorder

MINUTES

Eugene City Council
Harris Hall, 125 East 8th Avenue
Eugene, Oregon 97401

June 15, 2016
12:00 p.m.

Councilors Present: George Brown, Betty Taylor, George Poling, Mike Clark, Greg Evans, Chris Pryor

Councilors Absent: Alan Zelenka, Claire Syrett

Mayor Piercy opened the June 15, 2016, meeting of the Eugene City Council.

A. WORK SESSION: Community Justice Update

Central Services Director Kristie Hammitt, Municipal Court Judge Wayne Allen, and Police Captain Sam Kamkar gave a PowerPoint presentation on the community justice program, existing system challenges, community justice system overview, Spokane Community Court site visit, Eugene Community Court pilot, and next steps.

Council discussion:

- Communities that have initiated this type of program have had great success with changing the behavior and recidivism rates.
- Front end approach to this is really important; community members will need a clear understanding of the program and its goals.
- Will be a new approach to tackling chronic issues; fully support this system approach.
- This initiative addresses concerns from public about criminalization of homelessness.
- This will create a real level of accountability.

The meeting adjourned at 1:27 p.m.

Respectfully submitted,

Chuck Crockett
Deputy City Recorder

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Approval of Tentative Working Agenda

Meeting Date: July 11, 2016
Department: City Manager's Office
www.eugene-or.gov

Agenda Item Number: 4B
Staff Contact: Beth Forrest
Contact Telephone Number: 541-682-5882

ISSUE STATEMENT

This is a routine item to approve City Council Tentative Working Agenda.

BACKGROUND

On July 31, 2000, the City Council held a process session and discussed the Operating Agreements. Section 2, notes in part that, "The City Manager shall recommend monthly to the council which items should be placed on the council agenda. This recommendation shall be placed on the consent calendar at the regular City Council meetings (regular meetings are those meetings held on the second and fourth Monday of each month in the Council Chamber). If the recommendation contained in the consent calendar is approved, the items shall be brought before the council on a future agenda. If there are concerns about an item, the item may be pulled from the consent calendar at the request of any councilor or the Mayor. A vote shall occur to determine if the item should be included as future council business." Scheduling of this item is in accordance with the Council Operating Agreements.

RELATED CITY POLICIES

There are no policy issues related to this item.

COUNCIL OPTIONS

The council may choose to approve, amend or not approve the tentative agenda.

CITY MANAGER'S RECOMMENDATION

Staff has no recommendation on this item.

SUGGESTED MOTION

Move to approve the items on the Tentative Working Agenda.

ATTACHMENTS

A. Tentative Working Agenda

FOR MORE INFORMATION

Staff Contact: Beth Forrest
Telephone: 541-682-5882
Staff E-Mail: beth.l.forrest@ci.eugene.or.us

EUGENE CITY COUNCIL TENTATIVE WORKING AGENDA

July 7, 2016

JULY 11	MONDAY
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5:30 p.m.	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: City Hall Update		90 mins – CS/Penwell

7:30 p.m.	Council Meeting	
Harris Hall	Expected Absences:	
1. Pledge of Allegiance to the Flag (Independence Day)		
2. Ceremonial Matters (Colt Gill)		
3. Public Forum		
4. Consent Calendar		
a. Approval of City Council Minutes		CS/Forrest
b. Approval of Tentative Working Agenda		CS/Forrest
c. Authorization of EWEB Bond (refinancing)		CS/Cutsogeorge
d. Interim Appointment to Historic Review Board		PDD/Berg-Johansen
e. Interim Appointment to Police Commission		EPD/Hawley
f. Approval of Enterprise Zone E-Commerce Re-designation		PDD/Braud
5. WS and Action: Stormwater Fee Rate Increase Review		PW/Schoening

JULY 13	WEDNESDAY
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Noon	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Retail Cannabis Sales Tax		45 mins – CS/Nelson
B. WS: Rental Housing Code Overview		45 mins – PDD/Nicholas

JULY 14	THURSDAY	** NOTE: NEW MEETING **
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5:30 p.m.	Joint Meeting with Lane County Board of Commissioners
Harris Hall	Expected Absences:
A. WS: Downtown Development and Strategic Public Investments	

JULY 18	MONDAY
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7:30 p.m.	Council Public Hearing	
Harris Hall	Expected Absences:	
1. PH: Ordinance on Retail Cannabis Sales Tax		CAO

JULY 20	WEDNESDAY
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Noon	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Envision Eugene		90 mins – PDD/Harding

JULY 25	MONDAY
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5:30 p.m.	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Police Auditor & CRB Annual Reports		45 mins – PA/Gissiner
B. WS: Avago Enterprise Zone Request		45 mins – PDD/Braud

7:30 p.m.	Council Meeting	
Harris Hall	Expected Absences:	
1. Public Forum		
2. Consent Calendar		
a. Approval of City Council Minutes		CS/Forrest
b. Approval of Tentative Working Agenda		CS/Forrest
c. Approval of Res. Annexing Lands on Gilham and Ayers Kersey, Daniel and Chris; A 16-3)		PDD/Gioello
d. Approval of Res. Annexing Lands on Hansen Lane east of River Road (Forzano; A 16-4)		PDD/Gioello

A=action; PH=public hearing; WS=work session

EUGENE CITY COUNCIL TENTATIVE WORKING AGENDA

July 7, 2016

- | | |
|--|--------------|
| 3. PH and Action: Climate Recovery Ordinance Amendments | CS/Nelson |
| 4. Action: CDBG Human Services Capital Facilities RFP | PDD/Jennings |
| 5. Action: Appointments to West Eugene Enterprise Zone Public Benefit Criteria Review Task Force | PDD/Nobel |
| 6. Committee Reports and Items of Interest from Mayor, City Council and City Manager | |

JULY 27	WEDNESDAY
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Noon	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Rental Housing Code		45 mins – PDD/Nicholas
B. WS: Minority, Women, & Disadvantaged Business Enterprise		45 mins – CS/Silvers

COUNCIL BREAK: JULY 28, 2016 – SEPTEMBER 12, 2016
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SEPTEMBER 12	MONDAY
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5:30 p.m.	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Process Session		90 mins - CS

7:30 p.m.	Council Meeting	
Harris Hall	Expected Absences:	
1. Public Forum		
2. Consent Calendar		
a. Approval of City Council Minutes		CS/Forrest
b. Approval of Tentative Working Agenda		CS/Forrest
3. Committee Reports: LWP, Chamber of Commerce, HPB, LRAPA, MWMC		

SEPTEMBER 14	WEDNESDAY
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Noon	Council Work Session	
Harris Hall	Expected Absences:	
A. WS:		45 mins –
B. WS:		45 mins –

SEPTEMBER 19	MONDAY
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7:30 p.m.	Council Public Hearing	
SEHS Cafeteria	Expected Absences:	
1. PH: South Willamette Planning		

SEPTEMBER 21	WEDNESDAY
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Noon	Council Work Session	
Harris Hall	Expected Absences:	
A. WS: Police Auditor Annual Performance Evaluation		45 mins – CS/
B. WS: \$15 Minimum Wage for City and Contract Employees		45 mins – CS/Hammitt

SEPTEMBER 26	MONDAY
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5:30 p.m.	Council Work Session	
Harris Hall	Expected Absences:	
A. Committee Reports and Items of Interest from Mayor, City Council and City Manager		30 mins
B. WS:		

EUGENE CITY COUNCIL TENTATIVE WORKING AGENDA

July 7, 2016

7:30 p.m. Council Meeting
Harris Hall Expected Absences:

- 1. Public Forum
- 2. Consent Calendar
 - a. Approval of City Council Minutes CS/Forrest
 - b. Approval of Tentative Working Agenda CS/Forrest

SEPTEMBER 28 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS: 45 mins –
- B. WS: 45 mins –

OCTOBER 10 MONDAY

5:30 p.m. Council Work Session
Harris Hall Expected Absences:

- A. Committee Reports and Items of Interest: HRC, SC, HSC, LCOG, MPC, PSCC 30 mins
- B. WS:

7:30 p.m. Council Meeting
Harris Hall Expected Absences:

- 1. Public Forum
- 2. Consent Calendar
 - a. Approval of City Council Minutes CS/Forrest
 - b. Approval of Tentative Working Agenda CS/Forrest

OCTOBER 12 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS: Healthy Downtown 45 mins – PDD/Hammond
- B. WS:

OCTOBER 17 MONDAY

7:30 p.m. Council Public Hearing
Harris Hall Expected Absences:

- 1. PH:

OCTOBER 19 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS:
- B. WS:

OCTOBER 24 MONDAY

5:30 p.m. Council Work Session
Harris Hall Expected Absences:

- A. Committee Reports and Items of Interest from Mayor, City Council and City Manager 30 mins
- B. WS:

EUGENE CITY COUNCIL TENTATIVE WORKING AGENDA

July 7, 2016

7:30 p.m. Council Meeting
Harris Hall Expected Absences:

1. Public Forum
2. Consent Calendar
 - a. Approval of City Council Minutes CS/Forrest
 - b. Approval of Tentative Working Agenda CS/Forrest

OCTOBER 26 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS:
- B. WS:

NOVEMBER 9 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS: 45 mins –
- B. WS: 45 mins –

NOVEMBER 14 MONDAY

5:30 p.m. Council Work Session
Harris Hall Expected Absences:

- A. Committee Reports: LWP, Chamber of Commerce, HPB, LRAPA, MWMC
- B. WS:

7:30 p.m. Council Meeting
Harris Hall Expected Absences:

1. Public Forum
2. Consent Calendar
 - a. Approval of City Council Minutes CS/Forrest
 - b. Approval of Tentative Working Agenda CS/Forrest

NOVEMBER 16 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS: 45 mins –
- B. WS: 45 mins –

NOVEMBER 21 MONDAY

7:30 p.m. Council Public Hearing
Harris Hall Expected Absences:

1. PH:

NOVEMBER 23 WEDNESDAY

Noon Council Work Session
Harris Hall Expected Absences:

- A. WS:
- B. WS:

NOVEMBER 28 MONDAY

5:30 p.m. Council Work Session
Harris Hall Expected Absences:

- A. Committee Reports and Items of Interest from Mayor, City Council and City Manager 30 mins
- B. WS:

A=action; PH=public hearing; WS=work session

EUGENE CITY COUNCIL TENTATIVE WORKING AGENDA

July 7, 2016

7:30 p.m. Council Meeting
Harris Hall Expected Absences:
 1. Public Forum
 2. Consent Calendar
 a. Approval of City Council Minutes CS/Forrest
 b. Approval of Tentative Working Agenda CS/Forrest

NOVEMBER 30	WEDNESDAY
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Noon Council Work Session
Harris Hall Expected Absences:
 A. WS: 45 mins –
 B. WS:

DECEMBER 12	MONDAY
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5:30 p.m. Council Work Session
Harris Hall Expected Absences:
 A. Committee Reports: PC, South Willamette EDC, LTD/EmX, OMPOC, McKenzie Watershed
 B. WS:

7:30 p.m. Council Meeting
Harris Hall Expected Absences:
 1. Public Forum
 2. Consent Calendar
 a. Approval of City Council Minutes CS/Forrest
 b. Approval of Tentative Working Agenda CS/Forrest
 c. Adoption of Resolution Acknowledging Receipt of CAFR CS/Cronin
 3. URA – Resolution Acknowledging Receipt of Annual Financial Report CS/Cronin
 4. PH and Action: Supplemental Budget CS/Miller

DECEMBER 14	WEDNESDAY
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Noon Council Work Session
Harris Hall Expected Absences:
 A. WS:
 B. WS:

ON THE RADAR

Work Session Polls/Council Requests	Status
1. Inclusionary Zoning (Taylor).....	TBD

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Adoption of a Resolution Authorizing the Issuance and Sale of Electric Utility System Revenue Refunding Bonds and Providing For Related Matters

Meeting Date: July 11, 2016
Department: Central Services Department
www.eugene-or.gov

Agenda Item Number: 4C
Staff Contact: Sue Cutsogeorge
Contact Telephone Number: 541-682-5589

ISSUE STATEMENT

Eugene Water & Electric Board (EWEB) is requesting authority to proceed with the issuance of Electric Utility Revenue Refunding Bonds in an amount not to exceed \$156,000,000 for the purpose of refinancing existing bonds to achieve interest rate savings.

BACKGROUND

The City, acting by and through EWEB, previously issued \$10,575,000 Series 2005, \$12,850,000 Series 2006, \$84,405,000 Series 2008, and \$66,210,000 Series 2011A of Electric Utility System Revenue Bonds. As of June 1, 2016, a balance of \$6,385,000, \$8,440,000, \$66,790,000, and \$60,700,000, respectively, remain outstanding for these bonds. The bonds were issued to fund capital infrastructure improvements in order to provide safe and reliable electricity to Eugene citizens.

EWEB has embarked on a strategic initiative for the benefit of its customer owners to improve its financial condition and alleviate rate pressure by reducing debt. The 2005 and 2006 series of bonds are currently callable, and the 2008 and 2011A series will be advance refunded given favorable market conditions. EWEB is proposing to refinance these bonds to achieve approximately \$11,000,000 in interest savings over the remaining life of the bonds. The savings will help alleviate future rate pressure. The EWEB Board of Commissioners unanimously approved a resolution requesting the City to authorize the sale of these bonds at their June 7, 2016 meeting. In addition to this refunding, the EWEB Board of Commissioners has also authorized defeasing (paying off) additional debt after the sale of Smith Creek Hydroelectric Project is finalized which is anticipated in the next few months.

RELATED CITY POLICIES

There are no City policies related to this item.

COUNCIL OPTIONS

The council can adopt or not adopt this resolution. If council does not adopt the resolution, EWEB would not be able to refinance the Series 2005, 2006, 2008 and 2011A Bonds to achieve interest rate savings.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends adoption of the proposed resolution.

SUGGESTED MOTION

Move to adopt a resolution authorizing the issuance and sale of electric utility system revenue refunding bonds and providing for related matters.

ATTACHMENTS

A. Proposed Resolution

FOR MORE INFORMATION

Staff Contact: Sue Cutsogeorge
Telephone: 541-682-5589
Staff E-Mail: Sue.L.Cutsogeorge@ci.eugene.or.us

RESOLUTION NO. _____

A RESOLUTION AUTHORIZING THE ISSUANCE AND SALE OF ELECTRIC UTILITY REVENUE REFUNDING BONDS AND PROVIDING FOR RELATED MATTERS

The City Council of the City of Eugene finds that:

- A.** Oregon Revised Statutes (“ORS”) Sections 287A.150 and 287A.360 (the “Act”) authorize the City of Eugene, Oregon (the “City”) to issue revenue refunding bonds payable from identified revenues of the City. The City, acting by and through the Eugene Water & Electric Board (“EWEB”), owns and operates an electric utility system and related facilities and systems.
- B.** On June 16, 1986, EWEB adopted a resolution authorizing and providing for the issuance, from time to time, of City of Eugene, Oregon Electric Utility System Revenue Bonds to be equally and ratably secured by the pledge of revenues, funds and accounts thereunder (as amended and supplemented, the “Bond Resolution”).
- C.** The Bond Resolution provides in part that the principal of, premium, if any, and interest on the bonds issued thereunder shall not be payable from any funds of the City or EWEB other than the Bond Fund established by the Bond Resolution, nor constitute a general obligation of EWEB or of the City or create a charge upon the tax revenues of the City or any other revenues or property of the City or property of EWEB, except the revenues and other moneys and securities pledged under the Bond Resolution.
- D.** On June 25, 2001 the City Council adopted Resolution No. 4677 authorizing the issuance and sale by the City, acting by and through EWEB, of electric revenue bonds, in one or more series, in an aggregate principal amount not to exceed \$50,000,000 for the purpose of financing certain capital improvements to the electric utility system (the “2001 Authorization”). Notice of Revenue Bond Authorization was published as required by law and no petitions were filed seeking to refer the matter to a vote of the electors of the City. On December 6, 2004, the remaining authorized but unissued debt under the 2001 Authorization was \$5,429,280.79.
- E.** On December 6, 2004 the City Council adopted Resolution No. 4817 authorizing the issuance and sale by the City, acting by and through EWEB, of electric revenue bonds, in one or more series, in an aggregate principal amount not to exceed \$10,000,000 for the purpose of financing certain capital improvements to the electric utility system (the “2005 Authorization”). Notice of Revenue Bond Authorization was published as required by law and no petitions were filed seeking to refer the matter to a vote of the electors of the City.
- F.** On May 10, 2005, the City, acting by and through EWEB, issued its Electric Utility System Revenue Bonds, Series 2005 in the principal amount of \$10,575,000 (the “Series 2005 Bonds”), (1) \$2,500,000 of which was issued under the 2001 Authorization leaving

\$2,929,280.79 of remaining authorized but unissued debt under the 2001 Authorization, and (2) \$8,075,000 of which was issued under the 2005 Authorization leaving \$1,925,000 of remaining authorized but unissued debt under the 2005 Authorization. The Series 2005 Bonds maturing on and after August 1, 2016 are subject to redemption on or after August 1, 2015, at the option of EWEB, in whole or in part at any time, at a price of 100% of the principal amount thereof, plus accrued interest to the date of redemption.

- G.** On May 8, 2006 the City Council adopted Resolution No. 4871 authorizing the issuance and sale by the City, acting by and through EWEB, of electric revenue bonds, in one or more series, in an aggregate principal amount not to exceed \$8,000,000 for the purpose of financing certain capital improvements to the electric utility system (the “2006 Authorization”). Notice of Revenue Bond Authorization was published as required by law and no petitions were filed seeking to refer the matter to a vote of the electors of the City.
- H.** On August 24, 2006, the City, acting by and through EWEB, issued its Electric Utility System Revenue Bonds, Series 2006 in the principal amount of \$12,850,000 (the “Series 2006 Bonds”), (1) \$2,929,280.79 of which was issued under the 2001 Authorization, (2) \$1,925,000 of which was issued under the 2005 Authorization and (3) the balance of \$7,995,719.21 was used under the 2006 authorization. The Series 2006 Bonds maturing on and after August 1, 2017 are subject to redemption on or after August 1, 2016 at the option of EWEB, in whole or in part at any time, at a price of 100% of the principal amount thereof, plus accrued interest to the date of redemption.
- I.** On February 25, 2008 the City Council adopted Resolution No. 4431 authorizing the issuance and sale by the City, acting by and through EWEB, of electric revenue bonds, in one or more series, in an aggregate principal amount not to exceed \$85,500,000 for the purpose of financing certain capital improvements to the electric utility system (the “2008 Authorization”). Notice of Revenue Bond Authorization was published as required by law and no petitions were filed seeking to refer the matter to a vote of the electors of the City.
- J.** On July 17, 2008, the City, acting by and through EWEB, issued its Electric Utility System Revenue and Refunding Bonds, Series 2008 in the principal amount of \$84,405,000 (the “Series 2008 Bonds”), (1) \$53,350,000 of which was issued under the 2008 Authorization, leaving \$32,150,000 of remaining authorized but unissued debt under the 2008 Authorization and (2) the balance was used to refund the Series 1988 Bonds. The Series 2008 Bonds maturing on and after August 1, 2019 are subject to redemption on or after August 1, 2018, at the option of EWEB, in whole or in part at any time, at a price of 100% of the principal amount thereof, plus accrued interest to the date of redemption.
- K.** On March 4, 2011 the City Council adopted Resolution No. 5026 authorizing the issuance and sale by the City, acting by and through EWEB, of electric revenue bonds, in one or more series, in an aggregate principal amount not to exceed \$36,000,000 for the purpose of financing certain capital improvements to the electric utility system (the “2011 Authorization”). Notice of Revenue Bond Authorization was published as required by

law and no petitions were filed seeking to refer the matter to a vote of the electors of the City. In addition, Resolution No. 5026 authorized the issuance of electric revenue refunding bonds, in one or more series, in an aggregate principal amount not to exceed \$46,800,000 for the purpose of refunding Series 1998A Taxable Bonds and Series 2001B Bonds.

- L. On June 29, 2011, the City, acting by and through EWEB, issued its Electric Utility System Revenue Bonds, Series 2011A in the principal amount of \$66,210,000 (the “Series 2011A Bonds”) (1) \$32,150,000 of which was issued under the 2008 Authorization, (2) \$850,000 of which was issued under the 2011 Authorization and (3) the balance was used to refund the 1998A Taxable Bonds and Series 2001B Bonds. The Series 2011A Bonds maturing on and after August 1, 2022 are subject to redemption on or after August 1, 2021, at the option of EWEB, in whole or in part at any time, at a price of 100% of the principal amount thereof, plus accrued interest to the date of redemption.
- M. EWEB has determined that present value savings may be achieved by issuing refunding bonds for the purpose of refunding all or a portion of the outstanding Series 2005, the Series 2006 Bonds, the Series 2008 Bonds and the Series 2011A Bonds (collectively the “Refunded Bonds”).
- N. EWEB has requested by resolution that the City Council adopt this Resolution to set the terms for and authorize the issuance of not to exceed \$156,000,000 electric utility system revenue refunding bonds (the “Refunding Bonds”) for the purpose of refunding the Refunded Bonds, to fund necessary reserves and to pay costs of issuance of the Refunding Bonds.
- O. The Refunding Bonds will not be general obligations of the City, nor a charge upon its tax revenues, but will be payable solely from revenues of the Electric Utility System which EWEB pledges to the payment of such Refunding Bonds pursuant to ORS Sections 287A.310 and 287A.325 and the resolution to be adopted by EWEB pursuant to this Resolution.
- P. EWEB has by resolution undertaken to cause to be prepared a plan showing that EWEB’s estimated Electric Utility System revenues are sufficient to pay the estimated debt service on the Refunding Bonds authorized by this Resolution.

NOW THEREFORE, based upon the above findings,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

Section 1. Authorization of Refunding Bonds; Purpose of Issue. Based on the above findings, the City Council hereby authorizes EWEB, on behalf of the City, to issue and sell the Refunding Bonds designated as the “City of Eugene, Oregon Electric Utility System Revenue Refunding Bonds,” in one or more series, in an amount not to exceed \$156,000,000 for the purpose of refunding all or a portion of the Series 2005 Bonds, the Series 2006 Bonds, the Series

2008 Bonds and the Series 2011A Bonds, and to fund any required reserves and costs of issuance of the Refunding Bonds.

Section 2. Conditions of Issuance and Sale. The City Council hereby prescribes that:

(a) The Refunding Bonds shall: (i) mature not later than thirty (30) years from the date of issuance of the series; (ii) be sold through public competitive sale and awarded to the bidder offering the most favorable terms to EWEB, on behalf of the City, or sold pursuant to negotiation at par or with a net original issue discount or premium that does not exceed twenty percent (20%) of the aggregate principal amount thereof; and (iii) have an effective interest rate of not to exceed five and one-half percent (5.5%) per annum; and

(b) The proceeds of the Refunding Bonds shall be used only for the purposes above described.

Section 3. Delegation of Authority for Terms of Refunding Bonds; Provisions for Issuance. Pursuant to ORS 287A.300(4), EWEB, or any individual designated by EWEB, is hereby authorized and directed to determine, with respect to the Refunding Bonds, the form of bond and series designation, the manner of disbursement of proceeds of the Refunding Bonds, the maturity dates, principal amounts, redemption provisions, interest rates or the method for determining a variable or adjustable interest rate, obtain bond insurance or some other form of guaranty or security for the payment of the Refunding Bonds, denominations, form, authorized signatory, which, if any, of the Series 2005, Series 2006 Bonds, Series 2008 Bonds and Series 2011A Bonds will be refunded, the terms and form of necessary or desirable documents and other terms and conditions of the Refunding Bonds because the same cannot be determined by the City Council at this time. Prior to the issuance of any Refunding Bonds, EWEB shall: (i) prepare a plan showing that the estimated Electric Utility System revenues are sufficient to pay the estimated debt service on the Refunding Bonds; (ii) adopt a bond authorizing resolution and provide a copy of such resolution to the City; and (iii) provide to the City a resolution determining that any and all acts, conditions and things required to exist, to happen and to be performed precedent to and in the issuance of the Refunding Bonds, exist, have happened and have been performed in due time, form and manner as required by the Constitution and statutes of the State of Oregon, the Charter and ordinances of the City of Eugene and this Resolution.

Section 4. Statement on Form of Bond. All Refunding Bonds shall include a statement on their face to the effect:

(a) That they do not in any manner constitute a general obligation of EWEB or of the City, or create a charge upon the tax revenues of the City, or upon any other revenues or property of the City, or property of EWEB, but are charges upon and are payable solely from the revenues of the Electric Utility System operated by EWEB, or any portion thereof, pledged to the payment thereof; and

(b) That the holders thereof may look for repayment only to the revenues of the Electric Utility System which are pledged for the payment thereof, and may not directly or indirectly be paid or compensated through any other property of the City, or EWEB, or by or through the taxing power of the City.

Section 5. Refunding Bonds Payable Solely from Revenues. The Refunding Bonds shall not be general obligations of the City, nor a charge upon its tax revenues, but shall be payable solely from the revenues and funds which EWEB pledges to the payment thereof pursuant to the Act, any applicable authorizations and in accordance with this Resolution.

Section 6. Refunding Bonds Reporting. EWEB shall submit to the City by May 1 of each year the following annual reports commencing after the first sale of any Refunding Bonds or other evidences of indebtedness hereunder and each year thereafter until the Refunding Bonds have been paid and retired:

(a) A report on the funds for each series of Refunding Bonds describing the funds established, the amounts in each fund, expenditure from each fund, the manner in which the monies in each fund have been invested, the income from such investments and the application of such income; and

(b) A report on Bond payments describing amounts paid and amounts scheduled to be paid and the source of such payments.

If the contents of the reports required by subsections (a) and (b) above are included in the yearly audit report of EWEB, then EWEB may comply with this Section 6 by transmitting a copy of its yearly audit report to the City.

Section 7. Appointment of Professionals. EWEB is authorized to appoint bond counsel, disclosure counsel, financial advisor, underwriter in the case of a negotiated sale, trustees, registrars, paying agents, escrow agents, verification agents and any other professional assistance that EWEB determines is necessary or convenient to accomplish the issuance and sale of any or all of the Refunding Bonds.

Section 8. Advance Refunding Plan. EWEB is authorized to submit a preliminary and final advance refunding plan to the Oregon State Treasurer for approval pursuant to ORS 287A.370 and 287A.375.

Section 9. Official Statement; Sale Documents. EWEB or any party designated by EWEB is authorized to prepare and distribute or direct the preparation and distribution of one or more preliminary or final official statement(s) or other disclosure document(s) for any of the Refunding Bonds, and to enter into continuing disclosure agreements for any of the Refunding Bonds in accordance with Rule 15c2-12 of the United States Securities and Exchange Commission. However, any continuing disclosure agreement for the Refunding Bonds, or any similar agreement for any other borrowing by EWEB, shall obligate only EWEB and not the City of Eugene, and the City of Eugene shall have no obligation to comply with any of those agreements, or to report EWEB's compliance with those agreements to the MSRB or any other party. EWEB or any party designated by EWEB is also authorized in connection with a preliminary or final official statement or other disclosure document for any other bonds, as determined to be necessary by EWEB, to obtain bond insurance or other credit enhancement or commitments therefor, to obtain a rating on any or all of the Refunding Bonds from Moody's Investors Service, Inc., Standard & Poor's and/or Fitch Ratings, and to issue and publish such notices of sale of the Refunding Bonds or execute such purchase contracts as may be necessary

or required to accomplish the sale of the Refunding Bonds in accordance with this Resolution and to determine any other terms, conditions or covenants regarding any or all of the Refunding Bonds or the New Money Project, which are necessary or desirable to effect the sale of any or all of the Refunding Bonds.

Section 10. Effective Date of Resolution. This Resolution shall become effective immediately upon its adoption.

The foregoing Resolution adopted by the City Council this 11th day of July 2016.

City Recorder

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Appointment to the Historic Review Board

Meeting Date: July 11, 2016
Department: Planning and Development
www.eugene-or.gov

Agenda Item Number: 4D
Staff Contact: Erik Berg-Johansen
Contact Telephone Number: 541/682-5437

ISSUE STATEMENT

The City Council will consider the appointment of one member to the Historic Review Board, as recommended by the Mayor and Chair of the Planning Commission.

BACKGROUND

The Historic Review Board is a subcommittee of the Planning Commission. Unlike other board and commission appointments, Chapter 2 of the Eugene Code requires that the Mayor and Chair of the Planning Commission nominate the candidates for the Historic Review Board, with the City Council making the final appointment.

One vacancy was filled on June 13, 2016, when the City Council appointed Zarina Bell to the Historic Review Board. Since this appointment, an unexpected resignation (Savannah Herrell) has created another vacancy on the Historic Review Board. The term for this vacant position is July 1, 2015, to July 1, 2019; the newly appointed individual would serve the remainder of this term.

The Mayor and Planning Commission Chair revisited the applications submitted in April 2016 (which led to the appointment of Zarina Bell in June 2016), and are recommending that David Edrington be appointed to the Historic Review Board to fill the new vacant position. Mr. Edrington is a local architect who has professional experience working with historically significant properties. The candidate's application form is attached.

RELATED CITY POLICIES

The Eugene Historic Review Board is a seven-member subcommittee of the Planning Commission and includes one representative from the Planning Commission. The Historic Review Board was established in February, 1975 (Ordinance #17251).

COUNCIL OPTIONS

The City Council may:

1. Appoint the candidate nominated by the Mayor and Chair of the Planning Commission.
2. Leave the position(s) vacant in order to solicit additional candidates.

CITY MANAGER'S RECOMMENDATION

The City Manager has no recommendation on this item; the recommendations are made by the Mayor and Chair of the Planning Commission.

SUGGESTED MOTION

Move to appoint David Edrington to Position 6 of the Historic Review Board for the remainder of a four-year term, beginning on July 1, 2015, and ending on July 1, 2019.

ATTACHMENT

A. Historic Review Board application for David Edrington.

FOR MORE INFORMATION

Staff Contact: Erik Berg-Johansen
Telephone: 541/682-5437
Staff E-Mail: Erik.Berg@ci.eugene.or.us



Interested Applicants

InterestedApplicants

4/13/2016 2:06:09 PM

Historic Review Board

Name **David R. Edrington**
 Address **240 W 20th Ave.**
Eugene OR 97405
 Occupation **Architect**
 Business Address **same as above**

Evening Phone **541-729-7950** Day Phone **541-343-4383**
 Do You Live within the City Limits? **Y** If so how long? **43**
 Ward **1** Neighborhood **Friendly Area Neighbors**
 Employer **David Edrington, Architect**
 Fax E-Mail **edarchitect@qwestoffice.net**
 How did you learn of this vacancy? **Web Site**

Optional Information

Gender **M** Age **66+** Ethnicity **White/European American** Disability **N** Description

Additional Languages spoken

Education / Training

B. Architecture, University of Kentucky, 1970. Member of the Honors Program. Terminal project on details of Shakertown at Pleasant Hill, Kentucky
M. Architecture, University of Oregon, 1976.
Registration: Oregon 1977

Job Experience

David Edrington, Architect
along with Thallon & Edrington, Architects
I have a list of about 20 Historic Preservation and Reuse Projects including about 10 buildings on the National Register. I'm happy to send the full list.

Community Service / Volunteer

Not a significant amount outside of modest volunteer work with the AIA.

Personal Experience

Continuous work for 20 years on our 1929 English Romantic Revival House on College Hill Until moving into this home office, my office was the Railway Express Building, directly East of Amtrak, which we restored and reused in 1980.



Interested Applicants

InterestedApplicants

4/13/2016 2:06:09 PM

Personal Interest

My personal and professional interest is in preserving, restoring and reusing the historic fabric of our community, so that we can learn from our past and let that history guide us for future development.

No Supplemental Answers

Contribution

I would like to help to identify and preserve more historic places in the community and I would like to strengthen the way in which our historic character is used in the design of new buildings and outdoor spaces.

EUGENE CITY COUNCIL

AGENDA ITEM SUMMARY



Appointment to Police Commission

Meeting Date: July 11, 2016
Department: Police
www.eugene-or.gov

Agenda Item Number: 4E
Staff Contact: Carter Hawley
Contact Telephone Number: 541-682-5852

ISSUE STATEMENT

This is an action item to appoint a member to the Police Commission, because one of the recent appointments was unable to take her position.

BACKGROUND

Each year, the council makes appointments to boards and commissions. Chapter 2 of the Eugene Code addresses the appointment process for the Police Commission. The annual recruitment for the Police Commission was initiated on January 19, 2016 and concluded March 31, 2016. On June 13, the City Council made four appointments to the Police Commission. One of the applicants was unable to take her position on the Commission, as employment took her out of state.

Police Commission nominations are made by the Mayor, with confirmation from the City Council. Mayor Piercy has nominated Will Davie for the vacant Police Commission seat, and the City Council is asked to appoint Will Davie to Position 3 for a four-year term, beginning on July 1, 2016, and ending on June 30, 2010.

RELATED CITY POLICIES

Members of the Police Commission serve as advisory bodies to the City Council for policies, practices and resources related to the Police Department.

COUNCIL OPTIONS

1. Appoint applicants who have been nominated.
2. Appoint other applicants from the pool; or
3. Seek additional candidates for these positions.

CITY MANAGER'S RECOMMENDATION

The City Manager has no recommendation on this item; the appointments are made by the City Council.

SUGGESTED MOTION

Move to appoint Will Davie to Position 3 on the Police Commission for a four-year term beginning July 1, 2016, and ending on June 30, 2020.

ATTACHMENT

A. Candidate Application

FOR MORE INFORMATION

Staff Contact: Carter Hawley

Telephone: 541-682-6862

Staff E-Mail: carter.r.hawley@ci.eugene.or.us



Interested Applicants

InterestedApplicants
7/5/2016 9:48:36 AM

Police Commission

Name **William E. Davie**

Address **28 Marlboro Lane**

Eugene OR 97405

Occupation **Retired**

Business Address

Optional Information

Gender **M** Age **66+** Ethnicity **White/European American**

Additional Languages spoken

Education / Training

PhD in Philosophy, University of California at Irvine (1969)

Community Service / Volunteer

Currently an EPD Volunteer, doing research on Police Legitimacy. Formerly a CASA volunteer, 2009-2011

Evening Phone **541--684-9944** Day Phone **541-514-6600**

Do You Live within the City Limits? **Y** If so how long? **47 years, 10 months**

Ward **4** Neighborhood **Southeast Neighbors**

Employer **University of Oregon**

Fax E-Mail **wdavie62@mac.com**

How did you learn of this vacancy? **Web Site**

Disability **N** Description

Job Experience

Professor of Philosophy, University of Oregon 1968-2002

Personal Experience

I have been doing frequent Ride Along trips with EPD officers since January 2015. I have met with Chief Kerns and Assistant Chief Durr several times to discuss matters relating to policing in Eugene and elsewhere.



Interested Applicants

InterestedApplicants

7/5/2016 9:48:36 AM

Personal Interest

I feel a certain responsibility to make a contribution to my community. I have always been interested in policing, especially in the tension between Guardian and Warrior functions of police officers. I feel the winds of change at work in our society and I would hope to have some positive influence on new developments regarding the police department.

1 What is your understanding of the role of the Police Commission within the community?

My understanding is that the Police Commission scrutinizes police policies and makes recommendations to the Mayor, City Council, and the police department. I would expect their advice to reflect the will of the community as well as the voice of reason.

2 What do you see as the role of the Police Commission relative to City government?

I see the Police Commission as offering carefully considered advice to the city government. I would expect their words to be taken very seriously.

3 What community issues, related to the work of the Police Commission, are of interest to you?

My basic interest lies in Police Legitimacy, the relationship between police and the community. I think the current level of trust in our police is pretty good, but it can be improved. The 'use of force' is a hot topic at present. I am interested in how our community should deal with the problem of heroin and meth, especially in how we could act to reduce demand. I wonder how the increased use of CCTV in the downtown blocks might assist police, shop owners and other citizens. People need to feel safe downtown.

Contribution

My interest is in police legitimacy, the relationship of trust between police and the community. I would always have this in mind when the commission discusses policies (new or old).

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Authorization of West Eugene E-Commerce Zone Re-Designation

Meeting Date: July 11, 2016
Department: Planning and Development Department
www.eugene-or.gov

Agenda Item Number: 4F
Staff Contact: Denny Braud
Contact Telephone Number: 541-682-5536

ISSUE STATEMENT

The council is asked to consider a resolution authorizing the re-designation of the Electronic Commerce (E-Commerce) Zone as an overlay to the West Eugene Enterprise Zone. Council previously approved the Enterprise Zone and E-Commerce redesignation resolutions on June 8, 2016, however the State notified staff that the resolution to re-designate the E-Commerce Zone must be passed after July 1. The attached resolution is identical to the one passed by Council on June 8, 2016.

BACKGROUND

Background information related to the West Eugene Enterprise Zone and E-Commerce Zone Overlay was provided in the June 8, 2016, agenda item summary (see Attachment A).

RELATED CITY POLICIES

Information about related City policies was provided in the June 8, 2016, agenda item summary (see Attachment A).

COUNCIL OPTIONS

1. Adopt the resolution directing the City Manager to designate the West Eugene Enterprise Zone as an E-Commerce Zone.
2. Do not adopt the resolution.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends designation of the West Eugene Enterprise Zone as an E-Commerce zone.

SUGGESTED MOTION

Move to adopt Resolution No. 5163 requesting that the West Eugene Enterprise Zone be re-designated for electronic commerce.

ATTACHMENTS

- A. June 8, 2016, Agenda Item Summary
- B. Signed Resolution No. 5156
- C. Proposed Resolution

FOR MORE INFORMATION

Staff Contact: Denny Braud
Telephone: 541-682-5536
Staff E-Mail: Denny.Braud@ci.eugene.or.us

EUGENE CITY COUNCIL

AGENDA ITEM SUMMARY



Action: West Eugene Enterprise Zone & E-Commerce Zone Re-Designation

Meeting Date: June 8, 2016
Department: Planning and Development Department
www.eugene-or.gov

Agenda Item Number: A
Staff Contact: Denny Braud
Contact Telephone Number: 541-682-5536

ISSUE STATEMENT

The West Eugene Enterprise Zone program (WEEZ) is set to expire on June 30, 2016. The council will be asked to consider a resolution authorizing application for re-designation. If re-designated, the WEEZ program would continue for 10 years. The Electronic Commerce (E-Commerce) Zone overlay will also expire along with the WEEZ. A resolution for re-designation of the E-Commerce Zone will also be considered. The council will also be asked to consider a motion establishing a review process for the WEEZ local Public Benefit Criteria consistent with the City/County process used in 2005.

BACKGROUND

West Eugene Enterprise Zone

The Oregon Enterprise Zone program is a State program established by the legislature in 1985 for the primary purposes of job creation, encouraging new investment, diversification, and competitiveness. The program offers a three-year property tax exemption for new buildings, renovation and expansion of buildings, and equipment investments made by qualified businesses located within a designated area defined by the zone sponsor. The exemption is designed to encourage new investment via a short-term property tax exemption, with the long-term goal of job creation and increased tax revenue for taxing districts after the exemption period. A qualified business is a (non-retail) manufacturing, processing, call-center, headquarters, distribution, or warehousing business that will increase its base employment by at least 10 percent. The short-term property tax exemption is limited to new, authorized investments that a qualified business makes in the WEEZ.

Currently, there are 69 designated enterprise zones throughout the State, and there is no longer a limit on the number of enterprise zones that may be designated state-wide. Lane County zones include Eugene, Springfield, Oakridge/Westfir, Cottage Grove/Creswell/South Lane, Florence, Veneta, and Junction City/Harrisburg (Lane and Linn County).

The existing WEEZ was designated in 2005 and is jointly sponsored by the City of Eugene and Lane County. The WEEZ boundary includes approximately 7.53 square miles in West Eugene (See Attachment A map). Lane County is a co-sponsor because a portion of the boundary is within the

Urban Growth Boundary. The boundary includes most of the industrial-zoned property in West Eugene. The boundary was expanded in 2010 to take in a small area that included Oakshire Brewing and Hop Valley Brewing.

State law allows zone sponsors to adopt local criteria for businesses authorized for participation in the enterprise zone program. Prior to 2005, when the City and County were seeking enterprise zone designation, they undertook a process to develop and adopt Public Benefit Criteria for the WEEZ. The process began with the convening of a joint City/County committee composed of two elected officials from each governing body and a total of four community representatives, two of whom were appointed by each governing body. The committee met through January, 2006, providing opportunities for stakeholder participation and community involvement, including public hearings, and developed a proposal for public benefit criteria as contained in Ordinance No. 20368 (See Attachment C). The additional local criteria is listed in Exhibit A of Ordinance No. 20368 and include factors such as the following:

- Attractive wages;
- Employer-provided benefits (health insurance, paid time-off, childcare, life insurance, retirement, profit-sharing etc.);
- Support for small business;
- Redevelopment of existing facilities;
- Local referral agency hiring;
- Responsible construction goals; and
- Size of investment.

If a WEEZ business receives a property tax exemption but fails to meet enough of the additional local criteria, then the business would be required to pay back up to 25 percent of the property tax exemption benefit. Additionally, the local criteria caps the tax exemption benefit at \$32,000 per year per job. If the investments exceed the cap, the excess above the cap is repaid as a public benefit contribution. The maximum contribution under the cap is one-third of the tax exemption. State statutes limits the amount of tax exemption that can be recaptured (“clawed-back”) to one-third of the tax exemption.

At the May 23 work session, the council provided direction to establish a process for reviewing the Public Benefit Criteria that was adopted in 2006. Staff is recommending that the same City/County committee format used in 2005 be used to review and update the Public Benefit Criteria as needed. (See proposed committee process outline in Attachment D).

E-Commerce Zone Overlay

In 2012, the City and County successfully applied for an E-Commerce overlay zone in the WEEZ. Although the E-Commerce zone is fairly new, it will expire when the WEEZ expires on June 30, 2016. State law (ORS 285C.095) limits the number of E-Commerce zones to 15. Since there are 69 designated enterprise zones in the state, the E-Commerce zone designation is highly-competitive.

Once designated, the E-Commerce zone program applies to all of an existing enterprise zone boundary. E-commerce is defined as engaging predominantly in transactions via the internet or

an internet-based computer platform. These transactions can include taking orders, closing sales, making purchases, providing customer service or undertaking other activities that serve the business's overall purpose. The most significant feature of these E-Commerce designations is that qualifying businesses may receive a state income tax credit against the business's annual state income or corporate excise tax liability.

The state income tax credit that is available to qualified e-commerce businesses equals 25 percent of the investment cost made in capital assets used in e-commerce operations inside the enterprise zone. The annual maximum credit amount is \$2 million per year. Unused tax credit amounts may be carried forward over the next five years. The credit is claimed directly on corporate or individual tax returns. To be eligible for the credit, companies must be in compliance with the enterprise zone eligibility criteria. There have been no qualified E-Commerce projects within the WEEZ to date.

The following enterprise zones currently have E-Commerce designations: Beaverton, Bend, East Portland, Dallas/Independence/Monmouth, Greater Redmond Area, Gresham, Hillsboro, Hermiston, Jackson County, Medford Urban, Portland, Rogue, Salem, Springfield Community, and West Eugene.

NEXT STEPS

If the council passes the proposed resolutions, the Lane County Board of Commissioners will be asked to pass similar resolutions. With the resolutions in place, the City Manager will put together the requisite application materials and submit the WEEZ and E-Commerce applications to the State of Oregon. The enterprise zone and E-Commerce re-designations will be effective as soon as the state approves the application.

The council has also requested that staff propose a process for reviewing the local WEEZ Public Benefit Criteria. The proposed City/County committee would convene following application and re-designation of the WEEZ. Any updated criteria would need to be approved jointly by the council and County Board of Commissioners. The existing Public Benefit Criteria would remain effective until any new criteria is adopted.

RELATED CITY POLICIES

The enterprise zone and E-Commerce designations encourage economic development activity targeted in the core area that supports adopted planning and policy goals and objectives. Examples include:

Envision Eugene Pillars

Provide ample economic opportunities for all community members

1(a). Plan for an employment growth rate of 1.4 percent. This growth rate translates into an increase of 35,800 jobs over 20 years.

1(c). Work with property owners of current vacant or developed industrial lands, especially those larger than 25 acres, to reduce the financial and regulatory obstacles to development, with a goal of making these sites ready for development.

Regional Prosperity Economic Development Plan

- *By 2020, create 20,000 net new jobs in the chosen economic opportunity areas; reduce the local unemployment rate to, or below the state average; and increase the average wage to or above the state average.*

- *Strengthen Key Industries*
 - Identify strategies to address unique and logistical needs of existing and emerging industries
 - Develop associations or networks among targeted cluster businesses for innovative networking, information-sharing and provide opportunities for business growth
 - Pursue opportunities to expand and recruit businesses, ideas, and entrepreneurs into our region
 - Enhance our existing business and community

COUNCIL OPTIONS

1. Approve the resolutions directing the City Manager to apply for re-designation of the WEEZ and E-Commerce Zone, and move forward with a process to review the local WEEZ Public Benefit Criteria consistent with the City/County committee process used in 2005 and outlined in Attachment D.
2. Do not approve the resolutions.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends approval of the WEEZ and E-Commerce resolutions, and moving forward with a process to review the local WEEZ Public Benefit Criteria consistent with the City/County committee process used in 2005 and outlined in Attachment D.

SUGGESTED MOTIONS

1. Move to adopt Resolution No. _____.
2. Move to adopt Resolution No. _____.
3. Direct the City Manager to move forward with a process to review the local WEEZ Public Benefit Criteria consistent with the City/County committee process used in 2005 and outlined in Attachment D, and bring back recommendations for updating the criteria following the committee's review.

ATTACHMENTS

- A. Resolution No. ____
- B. Resolution No. ____
- C. Ordinance adopting local Public Benefit Criteria
- D. Public Benefit Criteria Review Committee Outline

FOR MORE INFORMATION

Staff Contact: Denny Braud
Telephone: 541-682-5536
Staff E-Mail: Denny.Braud@ci.eugene.or.us



COUNCIL RESOLUTION NO. 5156

**A RESOLUTION OF EUGENE REQUESTING THAT THE WEST
EUGENE ENTERPRISE ZONE BE RE-DESIGNATED FOR
ELECTRONIC COMMERCE.**

PASSED: 6:1

REJECTED:

OPPOSED: Taylor

ABSENT: Evans

CONSIDERED: June 8, 2016



RESOLUTION NO. 5156

A RESOLUTION OF EUGENE REQUESTING THAT THE WEST EUGENE ENTERPRISE ZONE BE RE-DESIGNATED FOR ELECTRONIC COMMERCE.

The City Council of the City of Eugene finds that:

- A.** The City of Eugene and Lane County are co-sponsors of the West Eugene Enterprise Zone previously authorized and approved by the State of Oregon.
- B.** The West Eugene Enterprise Zone is a successful economic development tool for the City of Eugene, contributing to the establishment and expansion of diverse businesses and the creation of family wage jobs.
- C.** The City of Eugene has established itself as a community that can support businesses engaged in electronic commerce, particularly in west Eugene.
- D.** The Eugene City Council finds that such designation will provide additional incentives for qualified business firms to engage in electronic commerce within the boundaries of the West Eugene Enterprise Zone.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

Section 1. The City of Eugene requests the State of Oregon Business Development Department to re-designate the West Eugene Enterprise Zone as an Electronic Commerce Zone.

Section 2. The City Manager or his designee is authorized to submit this resolution, together with a similar resolution from the Lane County Board of Commissioners, as part of the application for the Electronic Commerce re-designation for the West Eugene Enterprise Zone.

Section 3. This Resolution is effective immediately upon its passage by the City Council.

The foregoing Resolution adopted the 8th day of June, 2016.



City Recorder

RESOLUTION NO. _____

A RESOLUTION OF EUGENE REQUESTING THAT THE WEST EUGENE ENTERPRISE ZONE BE RE-DESIGNATED FOR ELECTRONIC COMMERCE.

The City Council of the City of Eugene finds that:

A. The City of Eugene and Lane County are co-sponsors of the West Eugene Enterprise Zone previously authorized and approved by the State of Oregon.

B. The West Eugene Enterprise Zone is a successful economic development tool for the City of Eugene, contributing to the establishment and expansion of diverse businesses and the creation of family wage jobs.

C. The City of Eugene has established itself as a community that can support businesses engaged in electronic commerce, particularly in west Eugene.

D. On June 8, 2016, Eugene City Council adopted Resolution No. 5156 requesting that the West Eugene Enterprise Zone be re-designated for electronic commerce. However, the State of Oregon notified City staff that the resolution requesting re-designation must be passed after July 1.

E. The Eugene City Council finds that such designation will provide additional incentives for qualified business firms to engage in electronic commerce within the boundaries of the West Eugene Enterprise Zone.

NOW, THEREFORE,

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF EUGENE, a Municipal Corporation of the State of Oregon, as follows:

Section 1. The City of Eugene requests the State of Oregon Business Development Department to re-designate the West Eugene Enterprise Zone as an Electronic Commerce Zone.

Section 2. The City Manager or his designee is authorized to submit this resolution, together with a similar resolution from the Lane County Board of Commissioners, as part of the application for the Electronic Commerce re-designation for the West Eugene Enterprise Zone.

Section 3. This Resolution is effective immediately upon its passage by the City Council.

The foregoing Resolution adopted the 11th day of July, 2016.

City Recorder

EUGENE CITY COUNCIL AGENDA ITEM SUMMARY



Work Session and Action: City Council Review of 2016 Stormwater User Fee Increase

Meeting Date: July 11, 2016
Department: Public Works
www.eugene-or.gov

Agenda Item Number: 5
Staff Contact: Mark Schoening
Contact Telephone Number: 541-682-5243

ISSUE STATEMENT

This work session presents an overview of the stormwater program and is an opportunity for the Eugene City Council to review the proposed 2016 stormwater rate increase. The Council is requested to affirm the 2016 stormwater user fee increase of 7.5 percent implemented by Administrative Order 58-16-08-F.

BACKGROUND

On June 2, 2016, the City Council received information concerning the proposed Stormwater User Fee increase by Administrative Order 58-16-08-F. Unless a review is requested by a majority of the council, the decision adopting the amended fees would be final on the 11th day after the order was signed (i.e., June 13, 2016).

At the June 8, 2016, work session, the City Council passed a motion to review the proposed stormwater fee increase before the rate changes would take effect.

The proposed 2016 stormwater user fee increase accounts for services added to the stormwater program through the annual budget process since FY06, ongoing and one-time reductions in the stormwater program in FY16 and FY17, and the fund forecast through FY22.

Stormwater Program Service Increases – Since FY06 over \$2.5 million of additional services have been added to the stormwater program through the annual budget process. The service area increases include –

- **Regulatory Program Increases** – The stormwater program falls within regulatory requirements of the National Pollutant Discharge Elimination System Permit program and Total Maximum Daily Load program of the federal Clean Water Act, Underground Injection Control (UIC) (drywell) program under the federal Safe Drinking Water Act and the National Flood Insurance Program. Prioritizing green infrastructure over piped stormwater systems has led to a significant increase in operations and maintenance costs. Decommissioning drywells under the UIC program has increased the capital improvement program by \$500,000 annually.
- **Fund Transfer of Stormwater Services** – In an effort to manage the stress on the General Fund over the past 10 years, existing stormwater services provided by the Parks and Open

Space division and previously funded by the General Fund were transferred to the Stormwater Fund. These services include the street tree program, tree maintenance within parks, management of natural areas, leaf removal from turf and landscape beds, and other vegetation maintenance. Additional services transferred to the stormwater fund include the remaining portions of the Street Leaf Removal Program, the riverbank clean-up program, and maintenance costs of stormwater facilities in the street right-of-way.

- Pavement Preservation Program – With two successive bond measures to repair streets, the stormwater capital program has been increased to allocate \$500,000 annually to rehabilitation of stormwater systems underlying streets to be repaired.

Stormwater Program Reviews – Realizing the structural imbalance in the stormwater fund, expenses increasing faster than revenues, the Public Works Stormwater Policy Team conducted program reviews in 2012 and in 2015 to address the trend. Reserves had been used to fund services and to hold down rate increases, but those reserves were eventually exhausted. Maintaining the current levels of service was a priority in both reviews while meeting the program’s objectives: improving water quality, protecting public health and safety, reducing the risk of flooding, and enhancing fish and wildlife habitat.

Several actions were taken in FY16 to realign revenues and expenditures. The FY16 baseline budget was reduced by \$330,000 in ongoing reductions and further reduced by \$879,000 in one-time operating and capital reductions.

To address a projected \$1.3 million structural deficit in FY17, the Stormwater Policy Team implemented the following actions: reduction to the operating budget (ongoing), discontinue the annual capital contribution for stream corridor acquisition (ongoing), reduce the capital balance in the stream corridor acquisition capital reserve (over a four-year period), and reduce or delay current year capital projects (one-time). This action also included an increase to the stormwater user fee by 7.5 percent.

Six-Year Fund Forecast – The stormwater fund forecast incorporates the user fee increase of 7.5 percent in FY17 and annual user fee increases of 4 percent for the remainder of the forecast period. In order to maintain a prudent level of reserves, financial policy identifies the target amount of balance available to be budgeted shall be at least two months of operating expenses. The FY17 Stormwater Fund Forecast anticipates only 0.2 months of balance available, well below the two-month target.

The alternative to stormwater user fee increases over the forecast period is to further reduce stormwater service programs. Programs meeting the regulatory requirements of the stormwater program would receive priority over non-regulatory programs.

RELATED CITY POLICIES

The Comprehensive Stormwater Management Plan, November 1993 provides the policy framework for an integrated stormwater management program balancing flood control and drainages services, protecting and enhancing water quality and protecting and enhancing natural resources.

Council Goal for Effective, Accountable Municipal Government - A government that works openly, collaboratively, and fairly with the community to achieve measurable and positive outcomes.

Council Goal for Fair, Stable and Adequate Financial Resources - A government whose ongoing financial resources are based on a fair and equitable system of revenues and are adequate to maintain and deliver municipal services

COUNCIL OPTIONS

The City Council may affirm, deny or change the 2016 stormwater user fee increase of 7.5 percent implemented by Administrative Order 58-16-08-F.

CITY MANAGER'S RECOMMENDATION

The City Manager recommends that the City Council affirm the 2016 stormwater user fee increase of 7.5 percent implemented by Administrative Order 58-16-08-F.

SUGGESTED MOTION

Move to affirm the 2016 stormwater user fee increase of 7.5 percent implemented by Administrative Order 58-16-08-F.

ATTACHMENTS

A. Administrative Order 58-16-08-F

FOR MORE INFORMATION

Staff Contact: Mark Schoening
Telephone: 541-682-5243
Staff E-Mail: mark.a.schoening@ci.eugene.or.us

ADMINISTRATIVE ORDER NO. 58-16-08-F
of the
City Manager of the City of Eugene

**AMENDMENT OF THE STORMWATER USER FEE SCHEDULE AND
REPEAL OF ADMINISTRATIVE ORDER NO. 58-15-05-F.**

The City Manager of the City of Eugene finds as follows:

A. Section 6.411 of the Eugene Code, 1971, authorizes the City Manager to determine and set fees and charges to be imposed by the City for wastewater service, regional wastewater service, and stormwater service. Pursuant to that authority, on May 4, 2015, I issued Administrative Order No. 58-15-05-F amending the Stormwater User Fee Schedule, which became effective and final on May 15, 2015, for bills issued on or after July 1, 2015.

B. In accordance with the provisions of EC 6.411, on April 1, 2016, I issued Administrative Order No. 58-16-08, proposing to amend the Stormwater User Fee Schedule that had been established by Administrative Order No. 58-15-05-F. The current and proposed stormwater user fees were set out in the Notice attached as Exhibit A to Administrative Order No. 58-16-08. The Notice provided that written comments would be received for a period of ten days from the first date of publication, and that comments would also be received at the public hearing to be held in the Public Works Engineering Les Lyle conference room, 99 E. Broadway, 4th floor, Eugene, Oregon 97401, on April 27, 2016, at 2 p.m.

C. The Notice was provided to the Mayor and City Councilors, the news media, any person who had requested such notice, and to interested governmental agencies (including the United States Environmental Protection Agency, the Department of Environmental Quality, MWMC, and the Eugene Water & Electric Board), and was made available for inspection at the offices of the Public Works Department, 101 E. Broadway, Suite 400, Eugene, Oregon 97401, during normal business hours. In addition, the Notice was posted at two locations at City Hall on April 15, 2016, and published in the Register Guard Newspaper on April 16 and 17, 2016.

D. In response to the Notice of the proposed amendments, one person submitted written comments, and four people provided comments at the public hearing held on April 27, 2016. A summary of the comments and my response to the comments are as follows:

- 1. Comment regarding apartment complexes that receive tax exemptions:**
Are owners of large apartment complexes that have been granted tax exemptions also given a break on the stormwater and wastewater user fees?

Response. All properties connected to the public wastewater system pay wastewater fees and all developed properties in Eugene pay stormwater

fees. Stormwater or wastewater fees are not part of the Multi-Unit Property Tax Exemption (MUPTE) incentive program.

2. **Comments regarding rate increase process.**

- The City should be working for the public and the increases should be put to a vote. The City didn't do that because they knew it would fail.
- The rate increase coinciding with the building of a new City Hall being over budget does not look good to the public.
- Since the City Manager has the ability to raise rates to whatever he wants, the rate increases amount to nothing more than extortion.
- EWEB made budget cuts rather than increasing rates. The City should do the same.

Response. Eugene Code (EC), 1971, authorizes the City Manager through the administrative order process to determine and set fees and charges to be imposed by the City for wastewater service and stormwater service. Pursuant to EC 6.411(1), the City Manager is required to conduct an investigation of revenue needs and to base the fees and charges on that investigation and the applicable criteria set out in EC 6.411(2).

3. **Comments regarding public hearing being held at inconvenient time; insufficient notice of hearing.**

- The date and time of the public hearing makes it difficult for those that work to attend the hearing. It should be held in the evening.
- Advertising of the public hearing was inadequate and it should be publicized to make the hearing more accessible.

Response. The City provides a variety of opportunities for citizen input. In addition to complying with Code requirements related to public hearing notifications, the City conducts a number of outreach efforts. The City maintains a web site with information about rate adjustments, time and location of public hearings, and other information. Because not everyone can attend a public hearing, in addition to attending a public hearing the process allows for the submittal of written comments (including comments submitted via e-mail). The City notified local media well in advance of the hearing. One station (KEZI) ran a story, including information about the hearing, on Tuesday, April 26. In addition, the Register-Guard published the article "Eugene homeowners facing water fee increases" on April 24, 2016 and included information on the public hearing.

In the future, the City will evaluate alternative public hearing times to better accommodate and encourage public input.

4. **Comments regarding inflation and rate increases.**

- Stormwater and wastewater rates have increased much more than the inflation increase of .083%.
- The stormwater rate increase amounts to more than a 7.5% increase in one year.

Response. The City of Eugene provides local wastewater collection services. The FY17 proposed wastewater budget includes a 2% increase in regional wastewater fees along with a 4% increase in local wastewater fees for costs related to operating and maintaining wastewater facilities. The FY17 proposed stormwater budget includes a 7.5% increase in stormwater user fees to cover costs related to operating and maintaining the stormwater system, a growing inventory of green stormwater infrastructure, and capital improvement costs.

5. **Comments regarding use of the funds.**

- Stormwater is not treated, and once stormwater gets to the river, it is out of the City's jurisdiction, so where does the stormwater money go?
- Is a portion of stormwater revenue diverted to Parks and Open Space maintenance? If so, the Council hasn't approved that use of funds.
- Is a portion of the stormwater revenue being used for a new City Hall? There is no need for a new City Hall.
- Citizens have the right to know how the stormwater revenues will be used. An increase should not be implemented until more information regarding use of the revenue is available to the public.
- The public voted against a ballot measure to institute a fee to pay for parks so now the City has moved Parks to the stormwater division and raises stormwater fees when they need money for Parks. The public's opinion doesn't matter and citizens have no recourse.

Response. The Stormwater Program improves water quality, protects public health and safety, and enhances fish and wildlife habitats. The FY17 proposed stormwater budget includes a 7.5% increase in stormwater user fees to cover costs related to operating and maintaining the stormwater system, a growing inventory of green stormwater infrastructure, and capital improvement costs. The FY17 proposed stormwater budget does not include funding for City Hall.

The approach to stormwater management in Eugene, and therefore the services provided by the stormwater program, are guided by the City Council-adopted policies in the Comprehensive Stormwater Management Plan. These policies necessitate management of stormwater to meet three primary goals: clean water, flood control, and healthy fish and wildlife habitat; as well as goals related to fair and stable funding, public education and awareness, and interjurisdictional coordination. Services provided

within the program are consistent with Council-adopted policies as well as the City's federal Clean Water Act permit that regulates municipal stormwater discharges.

The FY15 budget adopted by City Council included the transfer to the stormwater fund several services with a stormwater nexus that had previously been paid from the General Fund. These stormwater services include tree maintenance within parks, management of natural areas, leaf removal from turf and landscape beds, and other vegetation maintenance, all of which provide direct stormwater benefits. In February 2013, City Council decided not to move forward with the Parks Services Fee as a component of the stormwater fee. No parks operation and maintenance costs without a nexus to stormwater have been transferred to the stormwater fund or are being paid for through stormwater fees.

Stormwater runoff flows from the constructed stormwater system into local waterways including Amazon Creek and the Willamette River and is not treated by the regional wastewater treatment facility. In order to meet clean water goals for the city's jurisdiction, and in keeping with the adage that "we all live downstream," the stormwater system does include a growing number of individual mechanical devices and vegetated facilities such as rain gardens and swales that remove pollutants from stormwater en-route to local waterways. Stormwater fees are used to maintain the entire public system including pipes, catch basins, curb inlets, mechanical water quality devices, as well as the "green infrastructure components" such as planters, swales, wetlands, streams, rivers, and open channels. Other services funded by stormwater fees include protecting the system from spills and illegal discharges, implementing stormwater standards for new development, providing education about proper stormwater best management practices, and monitoring water quality trends over time. In urban areas without proper stormwater management, a range of problems will occur including flooding of property and public infrastructure, degraded downstream water quality, and loss of habitat for fish and wildlife.

6. **Comments regarding EWEB billing and low-income assistance.**

- Since EWEB is collecting the fees for the City, EWEB can turn off a ratepayer's service for non-payment?
- Could there be a better collection agency for the City?
- The increases will be difficult for citizens who are on fixed incomes. Those who depend on social security did not receive an increase this year, so they may not be able to pay their bills.

Response. The agreement between the City of Eugene and Eugene Water and Water and Electric Board (EWEB) reflects that EWEB is the billing agent for both stormwater and wastewater fees.

EWEB has a Customer Care program that is designed to help income-eligible customers manage their utility bills, including stormwater and wastewater. We periodically have reviewed this partnership and find using EWEB as the billing agent for Eugene's stormwater and wastewater fees is cost efficient.

7. **Comments regarding auditing and published budget.**

- The fees are not included in a proposed budget and the City Manager based the fee increase recommendation on information that only the City Manager has. This is not an example of good government.
- There should be a published audit of the stormwater system or the City budget rather than fee increases at the City's whim.

Response. In most years, the stormwater/wastewater fee public hearing is held after the proposed budget is released. This year the date for the public hearing, which was April 27, 2016, preceded the release of the proposed budget, on May 4, 2016. It should be noted that the proposed rate adjustments were based on reasonable and adequate financial information available to the city manager and staff at the time the administrative order was drafted.

The City of Eugene has a financial audit completed on an annual basis. This audit is required by Oregon Revised Statutes (ORS), and is conducted by an independent CPA firm. The auditors review all individual reporting funds' (including Stormwater) financial statements with explanations for changes to budget (supplemental) and actual. Interested citizens can look at the City's Comprehensive Annual Financial Report (CAFR) and auditor opinions on the City's financial statements, posted on the City's website.

In 2011, the federal Environmental Protection Agency (EPA) audited the City's stormwater program for compliance with its federal water quality permit. The EPA determined that the City's stormwater management program was in compliance. Each year, and most recently in December 2015, the City submits a report to the Department of Environmental Quality which is the agency responsible for administering water quality permits in Oregon. The City's annual report reflects continued permit compliance.

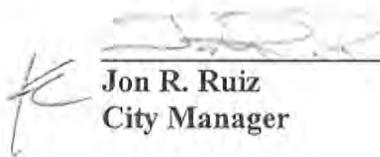
No changes are being made to the Fee Schedule as a result of these comments.

E. Pursuant to EC 6.411(1), the amended charges were determined after conducting an investigation of the revenue needs of the City in providing the stormwater services. Based on that investigation and the applicable criteria set out in EC 6.411(2), I find that the amended Stormwater User Fee Schedule attached as Exhibit A should be implemented and effective for all bills issued on or after July 1, 2016.

On the basis of these findings, I order that:

1. A copy of this Order shall be forwarded to the Mayor and City Councilors. Unless reviewed by the Council, this Order shall become effective on the 11th day after the date it is rendered.
2. Notwithstanding the effective date of this Order as set forth above, the Stormwater User Fees attached as Exhibit A are established as the fees to be charged for the described services, effective for all bills issued on or after July 1, 2016.
3. Any unamended fees established by Administrative Order No. 58-15-05-F remain in full force and effect and are incorporated into the updated fee schedule attached as Exhibit A.
4. Administrative Order No. 58-15-05-F is repealed as of the effective date of the fees attached as Exhibit A to this Order.

Dated this 2nd day of May, 2016.



Jon R. Ruiz
City Manager

This Order becomes final on June 13, 2016.

STORMWATER USER FEE SCHEDULE
 (Effective for all bills issued on or after July 1, 2016)

Stormwater User fees are the sum of charges for impervious surface, street-related run-off and an administrative fee. The three categories of "residential" fees all refer to single-family dwellings, and are described as follows:

1. Small Residential Customer. Building footprint is equal to or less than 1,000 square feet.
2. Medium Residential Customer. Building footprint is greater than 1,000 square feet and less than 3,000 square feet.
3. Large Residential Customer. Building footprint is 3,000 square feet or greater.

All users other than single family homes and duplexes are included as Commercial/Industrial.

The fee for a duplex is calculated as follows: The administrative portion of the fee is based on a single residential account; the street-related portion of the fee is twice the amount for a single family dwelling; and the charge for impervious surface is the same as for a single-family dwelling if the duplex has a vertical configuration and twice that rate if the duplex has a horizontal configuration.

The term "per 1,000 sf" refers to square foot of impervious surface area.

	Small Residential	Medium Residential	Large Residential	Commercial/Industrial
Impervious Surface:	\$7.04	\$11.34	\$3.91 per 1,000 sf	\$3.91 per 1,000 sf
Street-Related:	\$1.95	\$1.95	\$1.95	\$1.38 per 1,000 sf
Administrative:	\$0.58	\$0.58	\$1.82	\$1.82
Total Monthly Fee:	\$9.57	\$13.87	Varies	Varies

<u>Application Fees:</u>	<u>Current Fees</u>	<u>Proposed Fees</u>
Reduction or Elimination of Discharge	\$150.00	\$150.00
Reduction of Impervious Area:		
Small or Medium Residential Customer	\$ 50.00	\$ 50.00
General Customer	\$100.00	\$100.00