

City of Springfield
Regular Meeting

MINUTES OF THE REGULAR MEETING OF
THE SPRINGFIELD CITY COUNCIL HELD
MONDAY, OCTOBER 1, 2007

The City of Springfield Council met in regular session in the Council Meeting Room, 225 Fifth Street, Springfield, Oregon, on Monday, October 1, 2007 at 7:05p.m., with Mayor Leiken presiding.

ATTENDANCE

Present were Mayor Leiken and Councilors Wylie, Ballew, Woodrow and Pishioneri. Also present were City Manager Gino Grimaldi, Assistant City Manager Jeff Towery, City Attorney Joe Leahy, City Attorney Matt Cox, City Recorder Amy Sowa and members of the staff.

Councilors Lundberg and Ralston were absent (excused).

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was led by Mayor Leiken.

SPRINGFIELD UPBEAT

1. Recognition of Dick Jones, 20 Years of Service to the City of Springfield.

City Manager Gino Grimaldi introduced Sergeant Dick Jones from the Springfield Police Department. He asked Sergeant Jones to introduce his family members that were in the audience and noted the sacrifice family members of Police and Fire staff make over the years.

Mr. Grimaldi discussed Sergeant Jones' work history with the City and also some of the accomplishments of Sergeant Jones over the last twenty years. Mr. Grimaldi presented Sergeant Jones with a plaque acknowledging his years of service to the City of Springfield.

CONSENT CALENDAR

IT WAS MOVED BY COUNCILOR WOODROW WITH A SECOND BY COUNCILOR PISHIONERI TO APPROVE THE CONSENT CALENDAR. THE MOTION PASSED WITH A VOTE OF 4 FOR AND 0 AGAINST (2 ABSENT).

1. Claims
2. Minutes
 - a. September 10, 2007 – Work Session
 - b. September 17, 2007 – Work Session
3. Resolutions
4. Ordinances

5. Other Routine Matters

- a. Approval of Liquor License Endorsement for More of Everything, Located at 3000 Gateway #800, Springfield, Oregon
- b. Approval of Liquor License Endorsement for Bingo at the Bank, Located at 4181 E Street, Springfield, Oregon
- c. Approval to Award the Subject Contract to Essex General Construction, Inc. in the Amount of \$130,600.00 for Project P20538, Booth Kelly Building B Truss Repair.
- d. Authorize the City Manager to Execute the Proposed Agreement with David Logan for Prosecutor Services for the Period from July 1, 2007 to June 30, 2008.
- e. Authorize the City Manager to Extend the City's Option to Repurchase from January 1, 2010, to Three Years from Date of Closing on Purchase of City Property on South 42nd Street by Relief Nursery.

ITEMS REMOVED

PUBLIC HEARINGS - Please limit comments to 3 minutes. Request to speak cards are available at both entrances. Please present cards to City Recorder. Speakers may not yield their time to others.

1. Consideration of Exemption from the City of Springfield Contract Review Board Rules to Allow Use of the Construction Manager/General Contractor (CM/GC) Project Delivery System for Construction of the Springfield Fire Station #16.

RESOLUTION NO. 07-43 – A RESOLUTION AUTHORIZING AN EXEMPTION TO BIDDING REQUIREMENTS PURSUANT TO ORS 279C.335(1) AND SPRINGFIELD PUBLIC CONTRACTING ORDINANCE 2.710(2)(V) FOR CONSTRUCTION OF THE SPRINGFIELD FIRE STATION #16.

Project Manager Carole Knapel presented the staff report on this item. Oregon Revised Statutes (ORS) allow for alternative methods of contracting when the project presents unique construction requirements and when there are budget limitation, schedule constraints and a complex project scope. The Thurston Fire Station project may benefit from use of the CM/GC strategy because it meets these four characteristics. In order to utilize the CM/GC strategy, Council must conduct a public hearing, consider testimony, and adopt a resolution exempting the project from competitive bidding.

Staff proposes to utilize a Construction manager/General Contractor (CM/GC) method of contracting for the Thurston Fire Station project. In order to use the CM/GC strategy, the project must meet certain requirements, including: 1) using the CM/GC method will likely result in substantial cost savings, and that 2) it is unlikely that the exemption will encourage favoritism or substantially diminish competition. The attached findings and conclusion of law detail how the project meets these requirements.

Because of statutory requirements, the timing of Council meetings, and in order to give potential proposers an opportunity to understand the project, a Request for Proposals for the CM/GC services has been advertised. The RFP was written in conformance with the applicable state

statutes which address requirements for CM/GC contracting. Proposals are due on October 17, pending Council approval of the CM/GC request. If the Council approves the CM/GC request, a Selection Committee will be formed to review all proposals, interview the top-ranked firms and prepare a recommendation to the City Council for award of a contract. If the Council does not approve the CM/GC request, staff will cancel the solicitation.

Ms. Knapel noted the urgency in getting this project started and the cost savings that would be seen in moving forward on this project as quickly as possible. The CM/GC process would allow this project to move forward quickly.

Mayor Leiken opened the public hearing.

No one appeared to speak.

Mayor Leiken closed the public hearing.

Councilor Ballew said there was an assumption this would save money, but she didn't see a place where that was detailed.

Ms. Knapel said the savings would come by being able to move forward as soon as possible. She said it was difficult to estimate the savings, but costs would be tracked during the project. They could make some assumptions about what it would have cost if this process was not used.

Councilor Ballew said she would like to see the comparison tracked showing the savings that would be made by moving ahead more quickly, even if it was just an estimate.

Mr. Grimaldi referred to the Justice Center Project and noted that working hand in hand with the architect and contractor through this process allowed that project to come in under budget.

Councilor Ballew said she would like to see staff try to track the comparison.

Mr. Grimaldi said staff would try to track those comparisons.

IT WAS MOVED BY COUNCILOR WOODROW WITH A SECOND BY COUNCILOR PISHIONERI TO ADOPT RESOLUTION NO. 07-43. THE MOTION PASSED WITH A VOTE OF 4 FOR AND 0 AGAINST (2 ABSENT).

BUSINESS FROM THE AUDIENCE

1. Shirley Gauthier, 538 W. M Street, Springfield, OR Ms. Gauthier said she was here representing Springfield Alliance for Equality and Respect (SAFER). The City Recorder distributed flyers with information about the SAFER Open House. Ms. Gauthier noted that SAFER was a volunteer group that had been active in the community for ten years. The group was an advocate for children and families within the school district. They work closely with and had a good relationship with Springfield School Superintendent Nancy Golden. SAFER was holding their Fall Open House, "We Are Family" on October 13 from 2:00-4:00pm at the Willamalane Adult Activity Center. They were having a family tree and were asking people to bring a picture of their current family or previous generation to hang on the tree. There would be refreshments and entertainment.

2. Vernon Edwards, 220 West M Street, Springfield, OR Mr. Edwards spoke regarding traffic during the University of Oregon (UofO) football games. He said he lived on M Street and on game days, access to his property was restricted. He felt this was against his rights. During the last game, upon returning home from bowling with his family, he not only had difficulty getting back to his house, but was nearly hit by a large motorhome and bus that went through a red light. A nearby patrol officer could have gotten hit if he had started to walk across the street at that time. He noted that people from the game got off of Centennial, and went down M Street to beat the traffic. He's not sure how they could do that because they weren't supposed to make a left turn. People sped down his street in motorhomes, and someone could really get hurt if something wasn't done. He would like to have a barricade to keep traffic from coming onto Centennial. He would like to know how much it cost Springfield in reserve officers and Springfield staff to take care of this traffic and how much the UofO was paying the City for those services.

Mayor Leiken noted that the UofO paid for all the costs.

Mr. Edwards said they needed to have more care.

Mayor Leiken asked Police Chief Smith to speak with Mr. Edwards.

Chief Smith said they had already talked.

Mr. Edwards agreed and said he appreciated Chief Smith talking to him about this earlier.

COUNCIL RESPONSE

CORRESPONDENCE AND PETITIONS

BIDS

ORDINANCES

BUSINESS FROM THE CITY COUNCIL

1. Committee Appointments
 - a. Police Planning Task Force Appointments.

Police Chief Jerry Smith presented the staff report on this item. The Willamalane representative on the Police Planning Task Force (PPTF) has served a four-year term and has applied for a second term, which is allowed in the bylaws. The School District representative has retired, and one application has been received to fill that position.

Quentin Hogan has done an excellent job representing the Willamalane Park District for the last four years. He has requested to be reappointed to the task force for a second term. One application was received for the School District position, from Assistant Principal James Crist of Thurston Middle School.

The task force recommended that Quentin Hogan be appointed as the Willamalane Park District representative, and that James Crist be appointed as the School District representative. Each of these would be four year terms.

IT WAS MOVED BY COUNCILOR WOODROW WITH A SECOND BY COUNCILOR PISHIONERI TO REAPPOINT QUENTIN HOGAN TO THE POLICE PLANNING TASK FORCE WITH A TERM EXPIRATION OF OCTOBER 1, 2011. THE MOTION PASSED WITH A VOTE OF 4 FOR AND 0 AGAINST (2 ABSENT)

IT WAS MOVED BY COUNCILOR WOODROW WITH A SECOND BY COUNCILOR PISHIONERI TO APPOINT JAMES CRIST TO THE POLICE PLANNING TASK FORCE WITH A TERM EXPIRATION OF OCTOBER 1, 2011. THE MOTION PASSED WITH A VOTE OF 4 FOR AND 0 AGAINST (2 ABSENT)

2. Business from Council

a. Committee Reports

1. Councilor Wylie reported on the League of Oregon Cities (LOC) Conference. She said that she, Councilor Ballew, Mr. Grimaldi and City Attorney Joe Leahy attended this conference. She said they had a very nice time. She went on some of the tours and enjoyed the workshops. She would like to see more of the councilors attend because it was a good opportunity to get together and learn a lot. She added that Prineville had their own golf course and train, and she wanted Springfield to get their own train. Prineville was working hard on their economic development.

Mayor Leiken noted that it was the first time the LOC Conference was held outside the Willamette Valley. This year's location was in Bend.

Councilor Ballew said she left information at the Council boxes from the conference.

Mayor Leiken said he was unable to attend the conference due to a conflict, but thanked Councilors Ballew and Wylie for attending.

Councilor Ballew said she voted as the delegate during the breakfast meeting on Saturday. The RiverHouse, where the conference was located, was a nice facility. The Deschutes River ran right next to it. The convention center was also very nice.

Mayor Leiken acknowledged that Mr. Grimaldi was appointed to the LOC Board during the conference.

2. Councilor Ballew said she, Councilor Lundberg and Mr. Grimaldi met with the Depot Foundation members. It was a very positive meeting. The non-profit group of the Foundation didn't have the funds to fix the depot and seemed relieved that the City would assume ownership. Mr. Leahy was working on the legal transfer of title. The Chamber would leave a few staff at the depot for the Visitor's Center, but move their administration to the Royal Building. When the City assumed ownership, improvements could be started. She asked Council to consider what an appropriate

use for the facility might be. There would be an agreement with the Chamber to pay rent for the Visitor's Center portion of the building.

Mr. Grimaldi added that there would be a cost for repairs. Staff would propose using room tax funds for those repairs. Once the extent of the repairs was known, they would be done in phases over one to three years.

Councilor Wylie asked why the Chamber moved out of the Depot Building.

Mr. Grimaldi said they had outgrown the facility.

Mr. Leahy said the proposed lease would include the entire building as the Chamber may sublease part of the building. Council needed to think of a fair rent.

Councilor Ballew said the Depot Building was part of our heritage. If the City was going to invest in it, Council should put some thought into uses for the building. She discussed the Mill Race that would be running by the building.

BUSINESS FROM THE CITY MANAGER

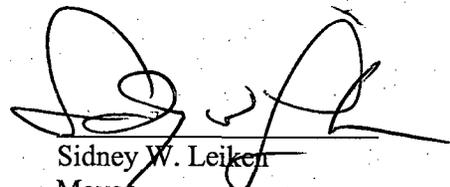
BUSINESS FROM THE CITY ATTORNEY

Mayor Leiken said he took his son and his son's friends to the UofO for Game Day on Saturday, September 29 at 4:30am. Game Day started at 7:00am, and the boys got to be on ESPN four times.

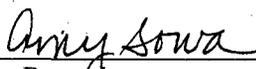
ADJOURNMENT

The meeting was adjourned at approximately 7:31 p.m.

Minutes Recorder Amy Sowa


Sidney W. Leiken
Mayor

Attest:


City Recorder