

## BAY CITY COUNCIL WORKSHOP

January 9, 2023

5:30 P.M.

Members Present: Mayor McCall, Councilor Kathy Baker, Councilor Tom Imhoff, Councilor Melissa Rondeau, Councilor Tim Josi, Councilor Tony Boatman

Staff Present: City Manager Liane Welch, City Recorder/Finance Director Lindsey Gann, Fire Division Chief Alan Christensen, City Planner David Mattison

Others present: Pat Vining, Bob Mile, Mike Rawson, Cathy Manis, Blake Paulsen, Janice Lehr - Bentley

### A. Visitor Propositions (Public Comment on Non-Agenda Items)

No visitor propositions.

### B. Committee, Department, and Staff Reports

- a. City Manager – City Manager Welch presented the City Manager report, see copy of report in council packet. Mayor McCall asked for clarification on the grant application that both Garibaldi and Bay City are applying for, for the Fire Departments. Division Chief Paulsen explained the grant is a joint application for both departments to have mutual use of equipment by both departments for public and private property use.
- b. Fire Department – Report presented by City Manager Welch, copy of report in council packet.
- c. Fire Committee Report – City Manager Welch presented the Fire Committee report, continues to meet monthly. The committee is moving forward with district discussion. City Manager Welch recommended calling a meeting with the fire departments to further discuss the merger into a district.
- d. Public Works- City Manager Welch presented the public works report, copy in city council packet. Lessons were learned during the power outage and storms. Generator at City Hall is propane and would repeatedly shut off. City Manager Welch discussed with an electrician on whether the generator that supplies power to the Fire Department could also supply power to city hall. The electrician agreed that the generator would be able to power both. A Tree fell on a house during the recent storm, also had power lines come down on 9<sup>th</sup> street.
- e. Emergency Preparedness,
  - i. Next meeting **Wednesday** January 18, 2023, 5:30 pm at Ad Montgomery Community Hall  
City Manager Welch presented the report. Next meeting will discuss the recent storms and how the BCEV could help.

**f. Planning Department,**

- i. Next Planning Commission – January 18, 2023, at 6:00 pm at Ad Montgomery Community Hall

City Manager Welch presented the planning department report. Planner David Mattison presented a report on the growth in Bay City and the increase in permits. Copy of report and presentation charts are in City Council Packet.

Councilor Rondeau suggested adding an FAQ page for the planning department for questions that are repeatedly asked.

**C. Minutes**

- a. Council Workshop – December 12, 2022
- b. Regular Council Meeting – December 13, 2022

No questions or comments

**D. Treasurers Report**

No questions or comments

**E. Bills against the City**

No questions or comments

**F. Unfinished Business**

- a. Fiscal Policy

City Manager Welch presented the draft fiscal policy. Looking for suggestions on percentages for the stabilization policy / saving plan. Will discuss further with the budget committee before moving forward. Staff will send a draft copy to the auditors for review.

- b. Business Registration Discussion

City Manager Welch discussed the pros and cons of having a business registration in Bay City. List is available in the City Council packet. Provided a sample of a welcome packet by City of Tillamook that could be modified to welcome businesses in Bay City.

Citizen Mike Rawson stated as a business owner he feels it is a good idea and providing information on the city website about local businesses would be beneficial.

City council is in support of the business registration idea. City Manager Welch will draft a resolution for discussion at the March City Council meeting.

**G. New Business**

- a. TLT committee Recommendation for new committee members

TLT committee received applications from Janice Lehr-Bentley and Mark Harguth. Janice Lehr-Bentley was available at the meeting and introduced herself to the council. Mark Harguth was not at the workshop meeting, staff will contact him and ask him to attend the council meeting.

Councilor Baker discussed the need for a mix of individuals on the committee and does have a concern about conflict of interest with having too many individuals that are both involved in the committee and pay into the TLT tax.


City Manager Welch explained that the destination management plan can be used to help the TLT committee with decision making for grants.

- b.** Penny Eberle application for Planning Commission – Planning commission received one application from Penny Eberle, she plans to attend the city council meeting.
- c.** 2023 Bay City Committees and Appointments – City Manager Welch presented a list of committees and appointments for the council to review and discuss appointments. Councilor Imhoff volunteered to remain the liaison for the planning commission. Councilor Baker volunteered to remain TLT liaison. Councilor Josi volunteered to remain Fire Department liaison. Mayor McCall will remain the Bay City Water systems liaison. Will need to assign a liaison for the BCEV committee. Need to confirm appointments and elect new council president at the city council meeting.
- d.** IGA between Bay City and Garibaldi for Fire and Rescue Services – City Manager Welch presented the IGA, Division Chiefs Christensen and Paulsen explained the scope of work listed in the IGA and the mutual cooperation, cost, mutual training. Copy of draft IGA is in the city council packet.
- e.** Recommended Next Steps for Fire Department Administrative Organization  
City Manager Welch presented a brief overview of the administrative next steps after the retirement of Chief Griffith. Copy of recommended next steps is in the council packet. Fire Chief Kamrath will be at the city council meeting to present and discuss. Looking for direction from council on how to move forward.
- f.** Resolution 2023-01. A Resolution Supporting a Safe Pedestrian crossing of US 101 in Bay City and a new Path that will eventually become part of the Salmonberry Trail.  
City Manager Welch presented the resolution which is required to move forward with a grant application. No questions or comments
- g.** Discussion of Tax Exemptions for Workforce Housing – Ordinance 701  
City Manager Welch presented the draft ordinance 701 for the review by council. Draft ordinance mirrors the County Ordinance for tax exemptions. Will need two public hearings if council agrees to move forward with the ordinance. Discussion was held on what taxes and how long the exemption lasts. Mike Rawson expressed concern about the city losing money by

allowing the tax exemption.

- H. Mayor's Presentation – Mayor McCall would like to have a townhall meeting in March to present to the public items that the city is currently working on.
- I. Council Presentation – No Council presentations.
- J. Attorney Presentation – No attorney present.

Adjourned at 7:08pm



Lindsey Gann, City Recorder



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David McCall, Mayor