

OCTOBER 7, 2020

The regular meeting of the Gearhart City Council was held Wednesday, October 7, 2020, online via Go-To-Meeting, using a computer, a tablet, or a smartphone. Citizens could also join the meeting by calling in on a landline telephone. Mayor Brown called the meeting to order at 7 p.m. Present were Councilor Fackerell, Councilor Jesse, Councilor Smith, Councilor Cockrum, Mayor Brown, City Attorney Peter Watts, City Administrator Chad Sweet, and Executive Assistant Krysti Ficker.

There was no conflict of interest declared by any member of Council.

Mayor Brown stated a reminder for visitors interested in speaking during the public feedback period to email Chad (chadsweet@cityofgearhart.com) to get on the list. He would also call aloud in case no one emails.

With changes to the minutes, A MOTION was made by Councilor Cockrum, 2nd by Councilor Fackerell, to approve the September 2, 2020 City Council meeting minutes as corrected; MOTION approved 5-0.

Mayor Brown explained the Governor's County COVID-watch. He shared CEDR's announcement of the County's \$200,000 grant funds available to small business owners and non-profits. There are also federal relief loan programs available. Mr. Mayor also reported on the September Small Business Committee kick-off meeting where goals were discussed, and gave a shout-out to the volunteer Gearhart Planning Commission for the extraordinary work and leadership they have shown.

Councilor Cockrum reported on the September Parks Advisory Committee meeting where they are currently focusing on parks inventory and reaching out to the community. Ms. Cockrum also attended a CERT meeting. CERT volunteers will be

participating in the Great Oregon ShakeOut next week on 10/15 at 10:15 a.m. CERT will also be on the November Council meeting agenda for approval to purchase a new HAM radio with mobile capabilities for \$1k-\$2k.

City Attorney Peter Watts stated a letter was received from an attorney who is representing two interested parties regarding the proposed C-1 amendments. He commended the Planning Commission's diligent, careful work. He stated he would be at the public hearing [tomorrow night]. Mr. Watts also gave an update on the Strickland case; no court ruling yet and no timeline for an outcome (in these COVID-19 times). There is also no update on the filed High Point judicial validation proceedings.

City Administrator Chad Sweet reported:

- October Planning Commission Meeting & Public Hearing tomorrow at the fire station and online
- Council Meetings – online only vs. live because the fire station isn't available Wednesday nights and no where else to hold them
- Finances/Budget update – no concerns
- Oregon Solutions – worksession recapped; next meeting December or January
- Ridge Path/"Duncan's Crossing" – dig out donated by Keith Keranen, volunteers organized by Steve Urman, building/concrete advice from Russ Taggard
- Great Oregon ShakeOut – next week; flyers to be blogged tomorrow
- Emergency Cache Day – access 10/17; new folks can drop off, existing members must contact the City in advance for item rotation so drums can be pulled; drums still available
- Employee Handbook – with Paulina, 90% complete; more soon
- 2019 SHSP grant – water purification systems and conex purchased; wrapping up final paperwork
- Parks Master Plan Citizen Advisory Committee – future parks, vision, and needs will be discussed on the 21st; gearing up for public input in November
- Election Forum – Thursday, 6 p.m. – link via Signal, AAUW and KMUN websites and social media pages
- Ballot Drop Box – installed out front (SE corner) at City Hall

Councilor Cockrum questioned Necanicum Watershed Council grant fund use feedback. Mr. Sweet advised the solicited ideas had been submitted to NWSC and an update would be provided at the next Council meeting.

There were letters of correspondence. Mayor Brown highlighted the request from resident pickleballer Wally Hamer to add lines to the second court, and advised the topic may come up during parks master planning. Councilor Fackerell questioned if pickleball was officially on next month's agenda. Mayor Brown advised staff would add it.

There were no visitors who spoke.

ON MOTION by Councilor Smith, 2nd by Councilor Jesse to proclaim October 2020 Domestic Violence Awareness Month; MOTION approved 5-0.

ON MOTION by Councilor Cockrum, 2nd by Councilor Smith to engage in auditing services by Dennis Connor; MOTION approved 5-0. The date of Dennis' letter and when auditing services begin were discussed. City Administrator Chad Sweet confirmed per the agreement that Mr. Connor's intention is to complete the audit by December 31, 2020.


City Administrator Chad Sweet introduced the Buildable Lands Inventory Report. He explained there was concern from staff and local builders after reviewing the 2018 County Housing Study released last year. City staff hired the same consulting group used by the County to dig a little deeper into Gearhart's residential buildable lands. City Planner Carole Connell pointed out 381 dwellings at capacity vs the County finding 701. Mrs. Connell explained how the group obtained inventory and advised of challenges unique to Gearhart in the statewide inventory process. She informed the Council of the plan to update the Comprehensive Plan with this new, more accurate data. If no more

specific Council questions, the draft memorandum would be finalized as background data to (at some point) update the housing portion of the Comprehensive Plan.

Councilor Smith questioned if the school district had received another offer and suggested the Council start thinking about incorporating the Gearhart school property to the Parks Master Plan, if they wish as he does. Mayor Brown stated the grade school would be added to next month's agenda.

Councilor Fackerell questioned why the last buyer dropped out and who the new potential buyer is. Mayor Brown advised he was uncertain what was public information.

ON MOTION by Councilor Fackerell, 2nd by Councilor Jesse to adjourn the meeting; MOTION approved 5-0. Mayor Brown adjourned the meeting at 8:14 p.m.


Chad Sweet, City Administrator
Mayor Matt Brown