

# CITY OF PILOT ROCK

---

## COUNCIL MEETING

December 18, 2012

7:00 PM

### A. Call to Order

The regular meeting was called to order by Mayor Virginia Carnes at 7:00 pm. Council members present were Jim Hinkle, Kacie Moss, Michael Baleztena, Ray Corwin, Misty Rowe, and Shawna Kirk. Also present were City Recorder Teri Porter and Chief Darren Richman. Citizens present were Mary Lue Slabik, Joe Albitre, Brett Hadden, Greg Johnson and Pastor Jeffers.

### B. INVOCATION

Pastor Jeffers gave the invocation.

### C. PLEDGE OF ALLEGIANCE

### D. APPEARANCE OF INTERESTED CITIZENS

### E. PRESENTATIONS.

### F. ACTION ITEMS

#### F-1 Donation of Soil Builder from Boise Cascade to the Bike Pit

Steve Draper along with Joe Albitri and Gregg Hadden of the Bike pit requested Councils permission to except a donation of 250,000 cubic yards of Soil Builder from Boise Cascade and place it on the Bike Pit. It was explained that most of the native soil was removed above the basalt for use by Masonite Corporation to construct the area-type landfill. Replacing the soil will allow the Bike Pit to construct berms, ramps and jumps as well as fill in the low areas. The addition of soil will also allow them to construct landscape that would reduce the noise. Council Corwin asked if that amount of soil would be too much. Steve explained that it would be dumped over a 5-7 year period of time. Councilor Kirk stated that she is aware of the environmental process that Kinzua/Boise had to go through to move that soil form the mill and is comfortable that there would be no environmental impact. Mary Lue Slabik asked who would be applying the soil to the track. Steve explained that Boise would deliver it to the track and that the bike pit has the equipment to spread it. The bike pit is required to send a letter to DEQ informing them that they will be placing this soil at the pit. **On a motion by Councilor Kirk and seconded by Councilor Baleztena, Council agreed to allow the bike pit to send the letter to DEQ. All present voted yes. On a motion by Councilor Baleztena and seconded by Councilor Kirk, Council agreed to allow the bike pit to except the donation of soil after the approval from DEQ. All present voted yes.**

# CITY OF PILOT ROCK

---

## F-2 AT&T / American Tower request to lease more land

Steve Draper explained that Verizon has approached American Tower to attach to their tower. AT&T will need more space for the additional equipment needed for Verizon and will need to extend the fence out another 35feet,. American Tower has offered to pay us the at the same rate per sq ft as they have for the original 1400 sq feet which will give the City an additional \$ 577 a month adding up to about \$7000 a year. Also when Verizon goes onto the American Tower tower the will be charging them a monthly lease amount of which the City will receive 50%. **On a motion by Councilor Moss and seconded by Councilor Kirk, Council agreed to accept the new lease with American Tower and authorize Teri to sign of on it and the attachment. All present voted yes.**

## G-1 Department Head Reports

### CITY HALL:

1. Rindy is a fast learner and has hit the ground running. We are still in training mode but Rindy catches on quickly. I am confident it won't be long and we will be back to a regular routine, whatever that is ☺
2. As indicated in the financial reports, there was a miscalculation in the Budget for PERS in each department. It was my mistake. I misunderstood the % of payroll that is sent to PERS each month. I thought the 6% that each employee pays was deducted from the total paid. I was wrong, that 6% is in addition to what the City pays in.
3. As directed by Council, I did look into a Workplace Violence policy and found that we do have one already in place.
4. New Years falls on January 1<sup>st</sup> which is the first Tuesday of the month a regularly scheduled Council Meeting. The next Council meeting will be January 13, 2013, unless Council would like to reschedule the January 1<sup>st</sup> meeting.

### POLICE:

1. Shop with a cop and firefighter was very successful.
2. Finished purging 1996 police records.
3. Major Crimes Team callout for Pendleton.
4. Located two interview classes that I will be scheduling officers to attend.
5. Have decided not to move the Police Department into the Chamber offices due to the resent discovery of budget issues.

### PUBLIC WORKS:

1. Pulling pump at the #1 lift station for maintenance.

### Additions to report:

Referring to #2 of her Department head report, Teri went on to further explain by referring to her staff report attached to the financials, that this error will cause the Police Department to be over in PERS by \$5,929.66 and the Public Works departments will go over by \$4,500. There is currently \$27,761.85. in the General Fund Contingency line.

# CITY OF PILOT ROCK

---

If Council agrees a resolution will need to be passed to transfer money from Contingency to the Police Department and Public Works PERS line. She also noted that the only reason this mistake does not affect the office is because Angel quit and Rindy will not start PERS for 6 months.

Teri also stated another concern is the Legal and Audit line item in the Economic Development Fund. The budget allowed for \$4,000 of expenses in this fiscal year. Currently we have spent \$4,959.65. During the budget process we did not anticipate that negotiations for the sale of the industrial property would have gone on as it did and that additional expenses would incur. The resolution to move money from Contingency should also include funds to cover these additional expenses.

Teri also added to her report stating that the next scheduled Council meeting falls on New Year's day which is a holiday and asked Council to consider whether they wanted to reschedule or cancel that meeting. **On a motion by Councilor Kirk and seconded by Councilor Hinkle, Council agreed to cancel the January 1st Council meeting. All present voted yes.**

## H. Consent Calendar

Councilor Kirk asked about the bill for Arne's. Steve stated that when they were working on the lift station in the middle of the night he hired Arne's septic truck to keep it pumped out. Councilor Rowe concerned that we should first hire locally asked why he had not hired Mike Tresham. Steve stated that he had talked to Mike and that he preferred not to work in the middle of the night. **On a motion by Councilor Kirk and seconded by Councilor Baleztena, Council agreed to accept the consent calendar with the noted correction. All present voted yes.**

## I. City Council Comments

Mayor Carnes announced the winners of the Christmas light parade and Christmas light decorations.

Councilor Kirk asked if the steering committee for the bank has met and what is being discussed. Mayor Carnes stated that the bank closure is off the table, they would like to sell the building and lease it back for 15 years. Steve Draper suggested that it is a pretty good investment and Council may want to think about it. Councilor Rowe asked how much they are asking for it. Steve stated they through out a number of \$300,000 but that their real estate person has not called him yet with a firm price or terms. There was some more discussion about real market value and taxes. Steve felt it might be worth looking into that it might be a good return on our money. Councilor Corwin suggested that before we get to deep into this, we need to have a professional real estate person handle the transaction or negotiation. Teri agreed that we should have realtor or real estate attorney help us handle the negotiation. Teri also stated that a 15 year lease does not guarantee us a 15 year bank. If they are losing more money than their lease payments it would not benefit them to stay open. Councilor Moss stated that she would

# CITY OF PILOT ROCK

---

prefer that an individual purchase it. Councilor Rowe agreed that it is too much of a risk for the City to gamble with tax payers money and that the City should not run a business. Mayor Carnes stated it would come down to how the lease contract is written.

Mayor Carnes asked Chief Richman what is the procedure for establishing safe houses in Pilot Rock? Chief Richman explained there would have to be criminal background checks, and home inspections. There is a process to go through and he is looking into that. It is the same as a block home.

## J. EXECUTIVE SESSION

None.

## K. ADJOURNMENT

**On a motion by Councilor Moss and seconded by Councilor Kirk, Council agreed to adjourn at 7:40. All present voted yes.**

**APPROVED** \_\_\_\_\_

**ATTEST** \_\_\_\_\_

# CITY OF PILOT ROCK

---