

CITY OF ALBANY
CITY COUNCIL
Council Chambers
Wednesday, January 12, 2011
7:15 p.m.

MINUTES

CALL TO ORDER

Mayor Konopa called the meeting to order at 7:15 p.m.

PLEDGE OF ALLEGIANCE TO THE FLAG

Mayor Konopa led the pledge of allegiance to the flag.

OATH OF OFFICE FOR NEW COUNCIL MEMBERS

City Clerk Betty Langwell administered the oath of office to newly elected Mayor Sharon Konopa, Ward IA Councilor Dick Olsen, Ward IIA Councilor Ralph Reid, Jr., and Ward IIIA Councilor Bessie Johnson.

2011 MAYOR'S MESSAGE

Mayor Konopa provided a state of the City report (in agenda file) listing some of the projects and accomplishments in the last year. She encouraged citizens to get involved in their neighborhoods and citywide.

ROLL CALL

Council members present: Jeff Christman, Ralph Reid, Jr., Floyd Collins, Dick Olsen, Bill Coburn, and Bessie Johnson

ELECTION OF COUNCIL PRESIDENT

MOTION: Councilor Bill Coburn nominated Councilor Floyd Collins for the office of Council President. Councilor Bessie Johnson seconded the motion and it passed 6-0.

SPECIAL PRESENTATION

Albany Visitors Association.

Jimmy Lucht, Executive Director of the Albany Visitors Association, presented calendars featuring the City of Albany (in agenda file) to each Council member explaining that the calendar will go to group travel operators. He also gave them an Oregon Events Calendar (in agenda file). He presented Councilor Dick Olsen with two books to be donated to the Downtown Library: "Treasures from the Golden Age – West Coast Carousels", by Eric C. Pahlke, and "The Most Beautiful Villages and Towns of the Pacific Northwest" by Joan Tapper with photographs by Nik Wheeler, which include the Albany Carousel project.

SCHEDULED BUSINESS

Communication

Supporting the Linn County Behavioral Health Justice Task Force Grant submission.

Konopa explained that there is a new resolution on the dais that included the amount of the grant, \$250,000.

Ben Atchley, 36982 Gore Drive, Grant Administrator for the Phase I grant, explained that the grant for \$250,000 is for Phase 2 and would cover expenses for two years. Most of the funding will be for training and to expand the service time that is available through the Linn County Mental Health program. The program keeps people who are mentally ill and do not commit a crime from entering the criminal justice system simply because of their mental condition.

Collins asked if all they want is a City endorsement. Atchley said that is correct. They are also asking the cities of Lebanon and Sweet Home, and Linn County to pass the same resolution. They want to create a crisis resolution center to intervene before the individual commits a crime.

Johnson asked, where would it be; at the City jail? Atchley said not at the city or county jail but rather at an off-site facility that, ideally, would be shared with a detoxification facility. They are in discussions with several organizations regarding the concept.

MOTION: Collins moved to adopt the Resolution supporting the Linn County Behavioral Health Justice Task Force Grant submission. Johnson seconded the motion and it passed 6-0, and was designated Resolution No. 5971.

Public Hearing

Proposed Transportation System Development Charge (TSDC).

Konopa explained that the public hearing would address all three components of the proposed changes for the Transportation SDCs. The public may testify on one or all three components.

Staff Report:

Transportation Systems Analyst Ron Irish said there are two major decisions for the Council; adopt a methodology and where to set the fee level. The methodology supports a growth element and the proposed fees establish a maximum Transportation System Development Charge (TSDC) at \$10,000. In 2010 the Council adopted a new Transportation System Plan (TSP) to guide development and upgrades for Albany's road, bike, and pedestrian networks through the year 2030. The TSP identifies \$242 million dollars worth of transportation projects inside the Albany city limits. About half of those projects will be needed to serve projected future development over the next 20 years. The Council has reviewed the methodology which establishes the maximum TSDC at \$10,423 per p.m. peak hour trip. Two TSDC levels were reviewed that would move from the current fee of \$1,734 per single family home to \$3,000 either at once or over a five-year period. The two fee options were designed to fund all the near-term projects in the first 10 years. The ramped fee option responds to current slow development activity but would lose an estimated \$1,000,000 in revenues in the first five years, which means certain projects on the TSP list would not get done. The fee resolutions would take effect February 2011. The Council could delay implementing the first year of the ramp schedule to July 2012 when they could consider annual *Engineering News Record* adjustments, the economy, and the ramp schedule at the same time. Irish explained that the order of consideration is the ordinance, which implements administrative changes to the Albany Municipal Code Title 15; the resolution adopting the TSDC Methodology; and finally a resolution adopting the TSDC fee.

Johnson asked, why start February 1? Irish said because the City is ready. It is possible to wait until July 1, but there are projects that the City has committed to spending SDC funds on. They have some limitations and need the new methodology. Also, staff is expecting new projects that are in the planning stage.

Johnson said if the Council chose the ramping schedule, then it would be skipping the July increase. She thinks that is inconsistent.

Collins asked, if the Council does adopt the ramp approach, would the fee calculation stay the same for a single family home? Irish said for a single family home, yes.

Irish mentioned that staff did receive two letters that are on yellow paper on the dais (in agenda file). They also conducted an outreach program by contacting and meeting with the Willamette Valley Home Builders Association (WVHBA), Chamber of Commerce Government Affairs Committee, and a special public meeting with invitations to the building and development community. The messages they received included that the economy was not good, it is a bad time to make an increase, and if the increase is necessary the public would prefer the ramp version.

Councilor Reid asked, are the listed projects growth component projects. Irish said yes, they are a result of growth in the community.

Testimony:

Konopa opened the public hearing at 7:51 p.m.

Bill Higby, 4163 Summercrest Street SE, Immediate Past President of the WVHBA, asked the Council to postpone or vote down the increase. The Association is concerned that the Council is not taking into consideration the cumulative effect of recent fee and permit increases on the cost to build single family housing. There have been increases in building permit fees, the addition of an Erosion Prevention and Sediment Control fee, and the imposition of the School Construction Tax. Individually these fees may not seem significant, but collectively they add significantly to the cost to build a new home. The market for new home construction is already thin. Albany is unlikely to see the same level of building activity in the next 10 years that occurred over the past 10 years. Home prices are falling, which means that Albany is unlikely to see the return of a housing price bubble similar to that recently experienced. Home buyers must plan to buy a home and live in it for a number of years with no expectation of significant appreciation. With no significant appreciation they will be living in what they buy for longer time periods. This will slow the pace of new construction further. Based on the budget amounts for 2010 for either TSDC revenue or residential permits issued, there is a very low probability that the City will realize the projected revenue from an increase in the TSDC. The only possible result of raising SDCs is an increase in the cost of new homes and a decrease in the number of new homes built. The City cannot simply expect to raise fees and charges and assume the revenue will roll in. Even if higher fees and charges are assessed there is no certainty that the City will receive additional revenue to pay for the

planned projects. The WVHBA strongly asks the Council to hold the line on the TSDC for at least five years.

Coburn asked, do you have any input on the methodology? Higby agreed there should be a framework, but disagrees with increasing the fees.

Johnson asked, on a medium size home what are the costs for school fees, permits fees, erosion protection fees, etc? Higby said around \$12,000 on a 1,200 sq ft house before the increase in fees.

John Robinson, 2500 Del Rio Court SE, owner of Quality Construction, said in February 2008 the City passed a school construction excise tax, in January 2010 a fee for erosion permits, and in February 2010 the City raised the cost of building permits. All increased the cost of building or remodeling. Initially 2010 was thought to be the turnaround year. The current consensus is that housing will not improve for two to five years. He used the newspaper classifieds for jobs as an example of the depressed market. Linn County unemployment is at 13%. Linn Benton Community College personnel took a reduction in pay. Albany is not creating new jobs. There are 257 homes in foreclosure, 560 for sale, and the average home price dropped \$18,000. In addition there is a lot of commercial space available. It is hard for him to believe that the population is going to grow considering the job market. Housing in Albany has become less affordable with the additional fees. The alternative is to reduce the fees. This should be a time for belt tightening not increasing fees. He gave an example of a fast food restaurant trying to locate in Albany; the proposed increase would double the fee charges. He urged the Council not to increase the SDCs.

Reid asked, how do we know when to raise the fee? Robinson said go around the City and look. You would be able to tell by the number of people moving, the unemployment rate, and looking in the newspaper and seeing more than 25 help wanted ads.

Tony Nova, 1886 Bloom Lane, 2011 President of WVHBA, agrees with previous speakers. He said the time to raise fees is when there are 200 or more housing starts.

Scott Lepman, 100 Ferry Street, property owner, said that half his work is in foreclosures, marketing is currently declining. He also appraises properties and can't get a low enough number because they aren't selling. He was concerned about upfront costs regarding charges and appreciates the ramp approach. SDCs costs are almost equal to the value of the land right now, which has the buyer essentially buying the land twice. He invited the Council to think of alternative ways to fund the SDCs. There is \$460,000,000 in Albany banks earning 1% interest. That money should be working for the community. He suggested selling community bonds.

Olsen asked, are you advocating for a State Bank? Lepman said he wasn't sure about a State Bank.

Collins said the fee and charges costs could be leaned against the property and doesn't necessarily have to be fully paid when applying for a permit. There followed a discussion of the assessment financing program and how it works.

Public Works Director Diane Taniguchi-Dennis talked about the second phase of the look at SDCs.

Mike Quinn, 4455 Sunset Ridge Drive, said if the Council votes for the increase, it is a 73% increase. The past 18-year growth period was less than what staff is projecting for the next 19 years and the previous years were a high growth time in Albany. He said trying to appraise a house in Albany with the additional fee makes it unsellable because of costs. He commented that the majority of the building permits that staff is seeing now are for out of state corporate builders who do not contribute to the community. He said the way the financing for the SDCs works is that the builder is charged a high interest, then it gets paid off when the building is sold. He added that he doesn't believe there is a need for bike lanes on streets and sees it as an added expense.

No one else wished to speak.

Konopa closed the public hearing at 8:45 p.m.

Council Deliberation:

Councilor Jeff Christman asked what the timing of the ramp up option would be. Irish said what is proposed is a five-year gradual increase. A single family house from now to July 2012 would stay the same. The immediate change has to do with the methodology.

Coburn asked, if we adopt the methodology are we required to adopt the other two resolutions? Irish said the Council would need to adopt the ordinance but not the fee increases. Coburn doesn't believe now is the time to do the increase. He feels the City needs to work with less.

Collins suggested that staff revise the eligible projects. Irish said the Council would have to direct staff as to which projects they wanted to go forward and need to review the Transportation Master Plan.

Taniguchi-Dennis said from a practical stand point, in years 1-10 the Council is looking at funding \$15,000,000 worth of projects. One approach is to adopt the plan for the ramp and then each subsequent fiscal year look at the plan, look at the economy, and make a choice to either ramp or not ramp. If the Council makes the choice to not ramp, projects would be taken out of the list for years 1-10. In reality, it would be shifting them to the future. So, accomplishing what the home builders want, which she thinks is to keep the fees the same from now until at least June 30 of 2012, then in May 2012 the Council would look at the economy, and make a decision. The proposed method is a lot easier because the Council can make decisions to move projects in or out depending if the economy is better on June 30. Essentially what happens is those projects that were considered short term or immediate term projects would no longer become priorities. It accomplishes what the home builders are asking for. If the growth isn't generated, theoretically there is no need for some of these projects. The Council would manage it incrementally year by year as the economy improves or doesn't improve.

Olsen commented on infrastructure upkeep and the chance taken that any maintenance would be more costly in the future.

Amending Albany Municipal Code Title 15 to add new language for the implementation of a citywide Transportation Systems Development Charge and declaring an emergency.

City Attorney Jim Delapoer read for the first time in title only "AN ORDINANCE AMENDING ALBANY MUNICIPAL CODE TITLE 15 TO ADD NEW LANGUAGE FOR THE IMPLEMENTATION OF A CITYWIDE TRANSPORTATION SYSTEMS DEVELOPMENT CHARGE AND DECLARING AN EMERGENCY."

MOTION: Reid moved to have the ordinance read a second time in title only. Coburn seconded the motion and it passed 6-0.

Delapoer read the ordinance for a second time in title only.

MOTION: Reid moved to adopt the ordinance. Coburn seconded the motion and it passed 6-0, and was designated Ordinance No. 5750.

Adopting a methodology for the development of a system development charge for the transportation system and repealing Resolution No. 3825.

Collins said it was important for methodology be adopted to support the Transportation Master Plan.

MOTION: Collins moved to adopt the resolution adopting a methodology for the development of a System Development Charge for the transportation system and repealing Resolution No. 3825. Johnson seconded the motion and it passed 6-0, and was designated Resolution No. 5972.

Establishing system development charges for impacts to the Albany Transportation System, and establishing an appeal fee, and repealing Resolution No. 5806.

Collins suggested asking staff to come back with a revised project level that would match the revenue projections, knowing that projects would need to be dropped from the list.

Taniguchi-Dennis asked, would that be with no ramp and no SDC increase in that 10 year period? Is the goal to keep the SDC fees for all classes the same? We would come back to the Council with a recommended list of projects for that period.

Olsen was concerned that some of the projects will never get done. Collins said his conclusion is they do not need to get done within the projected timeframe. There followed discussion of project costs and the possibility of costs going up the farther in the future they are extended.

There followed discussion considering reviewing the projects on an annual basis.

Collins said the effect of his suggestion would be exactly the same as what staff has proposed for the next 18 months, but the message is different.

Taniguchi-Dennis said it would come back to the Council in April 2012. Collins asked that staff ask the Council if they want to relook at projects because the economy is better first, then do the work. The Council may decide not to.

There followed discussions about policy. Konopa explained SDCs and their history for the audience.

DIRECTION: The Council direction was to have staff revise the project list to levels that would match the revenue projections. The new project list will come back to the Council sometime in February or March.

Business from the Public

Michael Quinn, 4455 Sunset Ridge, requested a Building Task Force be created.

RECESS

The Regular Session was recessed at 9:55 p.m. for a brief break.

RECONVENE

The Regular Session was reconvened at 10:05 p.m.

Reports

Historic Albany Recovery Program (HARP).

This item was moved from after "Appointments" on the agenda to before the Consent Calendar in order to accommodate citizen's time schedules.

Urban Renewal Manager Kate Porsche said the HARP Program staff report is based on information received from Mr. Waldock. Porsche reviewed the deliverables, timeline, costs, and budget. She said that HARP is a practical plan that is thinking in new ways for Albany.

Porsche introduced supporters of the plan that were in the audience including: Jimmy Lucht and Rebecca Bond from the Albany Visitors Association; John Bock, Gerald James, Matt Bennett, and Warren Wallace, downtown business owners; Oscar Hult, Albany Downtown Association; representatives from Frogs & Pollywogs and Friends of Thornton Lake, and a local realtor.

Delapoer said he met with Mr. Waldock and discussed structure. The proposed structure is that Mr. Waldock, as the HARP Team Leader, would be an unpaid special consultant to the City Manager and that interns could be hired as temporary City employees. This proposed structure eliminates the time and money that would be necessary to create a separate business structure (including insurance, worker's compensation, etc.). Creating the structure under the City's legal umbrella means the necessary infrastructure is already in place. Also, the proposal suggests that a core group, referred to as the Historic Albany Recovery Team (HART) be created. The HART group would be encouraged to do brainstorming and generate solutions quickly. They anticipate members from CARA, AVA, and ADA. From the City Council, they suggest that the Mayor and Council President be on the team. HART will be the facilitator/organizer to enable the launch of HARP initiatives and assist existing individuals and work groups with nonroutine tasks that underpin the economic recovery. They will look for ways to enhance the four HARP targets – Tourism, Consumption, Employment, and Education.

Konopa asked, do you envision moving forward on the ideas? Porsche said yes.

City Manager Wes Hare said the key component in the plan is Mr. Waldock. The Council decision is if the City should take up his offer.

Delapoer said by having Mr. Waldock be a special consultant to the City Manager, he isn't being seen as a business threat to the community and may be able to get more cooperation.

Collins said he has no problem with the concept, but has a problem with the dollars. He understood that this wasn't going to cost the City any money. He was hoping some of the upfront costs could be taken as in-kind contributions, like the accommodations, office supplies, etc. Hare said they may be able to do that. But in case in-kind donations weren't available, they needed a budget.

Coburn said he sees it as seed money that has to start somewhere.

Christman was concerned about soft costs such as: staff's costs, the City Attorney's costs, etc.

There followed discussion regarding City participation.

MOTION: Coburn moved to accept the staff report and provide funding not to exceed \$68,600, out of the PepsiCo settlement funds, for City of Albany participation in HARP. Olsen seconded the motion and it passed 4-3, with Christman, Reid, and Collins voting no.

Adoption of Consent Calendar

- 1) Approval of Minutes
 - a) December 6, 2010, City Council Work Session.
 - b) December 8, 2010, City Council Regular Session.
 - c) December 13, 2010, City Council Work Session.
 - d) December 15, 2010, City Council Regular Session.

- 2) Authorizing the Albany Public Library to accept a Ready to Read Grant from the Oregon State Library for collection development, programs, and materials at both libraries. RES. NO. 5973

Christman asked for item 1c) to be removed for discussion.

MOTION: Coburn moved to adopt the Consent Calendar with item 1c) removed for discussion. Johnson seconded the motion and it passed 6-0.

Christman said the minutes listed as item 1c) incorrectly say that he did not attend the December 13, 2010, Council Work Session. The minutes will be corrected to reflect that he was in attendance.

MOTION: Coburn moved to adopt item 1c) of the Consent Calendar. Johnson seconded the motion and it passed 6-0.

Appointments

City Council Representatives.

Proposed appointments are:

Albany Downtown Association

Sharon Konopa (term expires: 12-31-2012)

Albany Visitors Association

Bessie Johnson (term expires: 12-31-2012)

Albany-Millersburg Economic Development Corporation (AMEDC)

Sharon Konopa (term expires: 12-31-2012)

Jeff Christman (term expires: 12-31-2012)

[Under AMEDC bylaws, the Mayors of Albany and Millersburg are automatic board members.]

Albany-Millersburg Joint Water/Wastewater Management Committee

Floyd Collins *[City Council]* (term expires: 12-31-2012)

Ralph Reid, Jr. *[City Council]* (term expires: 12-31-2012)

Dala Rouse *[Planning Commission]* (term expires: 12-31-2012)

Bill Coburn *[City Council]* (alternate)

Albany Partnership for Housing and Community Development

Sharon Konopa (term expires: 12-31-2012)

Bill Coburn (alternate)

Cascades West Area Commission on Transportation (CWACTION)

Ralph Reid, Jr. (term expires: 12-31-2011)

Ron Irish (alternate) (term expires: 12-31-2011)

Linn-Benton Transit Commission

Ralph Reid, Jr. (term expires: 12-31-2012)

Linn County Fair & Expo Advisory Committee

Jeff Christman (term expires: 01-01-2013) -corrected

Linn County Local Public Safety Coordinating Council

Floyd Collins (Position 10; term expires 08-31-11)

Oregon Cascades West Council of Governments

Sharon Konopa (term expires: 12-31-2012)

Dick Olsen (alternate)

Willamette Criminal Justice Council

Sharon Konopa (term expires: 12-31-2012)

Floyd Collins (term expires: 12-31-2012)

Max Frederick (term expires: 12-31-2012)

(North Albany citizen representative)

Konopa said that the appointments reflect the status quo. Basically, all the appointments of Council members have stayed the same. The Linn County Fair & Expo Advisory Committee expiration date is incorrect; it should be January 1, 2013.

MOTION: Johnson moved to approve the appointments as presented, with the Linn County Fair & Expo Advisory Committee term expiration date corrected. Coburn seconded the motion and it passed 6-0.

City Boards, Commissions, and Committees.

Proposed appointments are:

Airport Advisory Commission

John Pascone (Mayor's reappointment)
Ron Terhaar (Councilor Olsen's reappointment)
Heath Kasper (Councilor Reid's reappointment)
Pat Eastman (Councilor Johnson's reappointment)

Albany City Council Regular Session Minutes
Wednesday, January 12, 2011

Albany Arts Commission

Melissa Babcock Saylor (Mayor's new appointment)
Chuck Leland (Mayor's new appointment)

Albany Bicycle and Pedestrian Advisory Commission

Kelly Albers (Mayor's reappointment)

Albany Budget Committee

Dick Conolly (Mayor's new appointment)
Michael Thomson (Councilor Olsen's new appointment)
Bruce Peters (Councilor Coburn's reappointment)

Building Board of Appeals

Bill Ryals (Mayor's reappointment)
Julie Jones (Mayor's new appointment to fill vacant position for term that expires December 31, 2012)

City Tree Commission

Mark Azevedo (Mayor's reappointment)
John Vandepas (Mayor's new appointment)

Human Relations Commission

Michael Thomson (Mayor's reappointment)
Julie Jones (Councilor Collin's reappointment)

Landmarks Advisory Commission

Trent Jacobs (Mayor's reappointment)
David Pinyerd (Mayor's reappointment)
Keith Semmel (Mayor's new appointment)

Library Board

Rosemary Bennett (Mayor's new appointment)

Parks & Recreation Commission

Sharon Edwards (Mayor's reappointment)
Keith Underdahl (Mayor's new appointment)

Planning Commission

Dala Rouse (Councilor Olsen's reappointment)
Bob Kish (Councilor Johnson's reappointment)

Public Safety Commission

Larry Nelson (Councilor Coburn's reappointment)
Lucy Hughes (Councilor Johnson's reappointment)

Senior Center Endowment Committee

Marian Anderson (Mayor's reappointment)
Lorraine Taylor (Mayor's new appointment)

Traffic Safety Commission

Robert Fox (Mayor's reappointment)

MOTION: Johnson moved to approve the appointments to City Boards, Commissions, and Committees as presented. Reid seconded the motion and it passed 6-0.

Reports (continued)

Evaluation of Albany and Corvallis Fire Departments for collaborative opportunities.

Fire Chief John Bradner explained that the evaluation would be a collaborative effort with the city of Corvallis. They've contacted Emergency Services Consulting International (ESCI), a consultant out of Wilsonville that specializes in fire and EMS consulting. The consultant has worked with the cities of Eugene and Springfield, who consolidated their administrative and support functions resulting in savings to taxpayers and more efficient service. Albany and Corvallis see the value in hiring ESCI to evaluate and make short-term and long-term recommendations. Bradner said he expects that the recommendations could include something as great as a merger of the departments to being able to share a purchasing process and mechanism. They would be looking at all aspects of the two agencies and locate opportunities to share expenses and time. One other example may be training facilities.

Hare added that what caught his attention was the merger of the Springfield and Eugene Fire Departments. The principles of ESCI are the ones that put together the Tualatin Fire District. He feels Albany should take advantage of the people that have done this before. No money will be spent until the Corvallis City Council agrees and they expect that to happen in February.

Reid asked about including the city of Lebanon. Bradner said they are a district and it is harder to share resources and expenses.

There was discussion regarding possible changes and potential savings.

Coburn commented that he generally has reservations about hiring consultants, but these people have a lot of experience and if they participated in the creation of the Tualatin Fire District, he feels they might be able to provide something for both cities.

MOTION: Collins moved to approve the hiring of a consultant in conjunction with the city of Corvallis to evaluate both fire departments for collaborative, cost-saving opportunities. Christman seconded the motion and it passed 5-1, with Reid voting no.

BUSINESS FROM THE COUNCIL

Linn County Local Public Safety Coordinating Council. (Mayor Konopa)

Konopa said the law requires that the counties get representation from the City on this Council. Although what was in the agenda packet was for Linn County, both Linn and Benton Counties need a representative. She has asked and Collins has agreed to represent the City on this Public Safety Council if the City Council approves.

MOTION: Reid moved to appoint Councilor Collins to represent the City on the Linn County Local Public Safety Coordinating Council and the Benton County Local Public Safety Coordinating Council. Johnson seconded the motion and it passed 6-0.

Other Business

Coburn reported that the Oregon Department of Transportation (ODOT) Knox Butte Interchange project is still in the process stage. Illumination, street lights, is being put in separate from the Interchange project.

Collins said the street lights may have an unintended impact on the Albany Airport. He has heard concerns about Airport approach restrictions. Irish said staff ran restriction tests and all three lights were below the maximum level required by law. The City was able to impose a condition that there be a red warning light on top of each street light. The tests were based on the marked end of the current runway. Considering the constraints that are on properties north of the runway, there are a lot of obstacles to lengthening the runway.

Reid said considering the new property purchased near the Airport, he would like to see a fire road built to the Airport in case of emergency.

Olsen had some questions regarding budgeting for employee costs and other budgetary items. Hare said he would provide some numbers. Finance Director Stewart Taylor said the Council will be receiving agenda packets for the Budget Committee meeting next Tuesday that will include a lot of that information.

RECESS INTO EXECUTIVE SESSION TO DISCUSS PENDING LITIGATION OR LITIGATION LIKELY TO BE FILED IN ACCORDANCE WITH ORS 192.660 (2)(h)

The Regular Session was recessed into Executive Session at 10:55 p.m.

RECONVENE

The Regular Session was reconvened at 11:13 p.m.

NEXT MEETING DATE

The next Work Session of the City Council is scheduled for 4:00 p.m., on Monday January 24, 2011, in the City of Albany Municipal Court Room, in City Hall. The next Regular Session of the Council is scheduled for Wednesday, January 26, 2011, at 7:15 p.m., in the Council Chambers of City Hall.

ADJOURNMENT

There being no other business, the meeting was adjourned at 11:13 p.m.

Respectfully submitted by,

Betty Langwell, MMC
City Clerk

Reviewed by,

Stewart Taylor
Finance Director