



## MINUTES

Wednesday, May 10, 2023  
Meeting  
Council Chambers, City Hall  
**Approved: June 14, 2023**

### Call to Order and Pledge of Allegiance

Mayor Alex Johnson II called the meeting to order at 6:00 p.m. The mayor led the pledge of allegiance.

### Roll Call

Councilors present: Mayor Alex Johnson II and Councilors Matilda Novak, Steph Newton, Ray Kopczynski, Jackie Montague, Marilyn Smith, and Ramycia McGhee

Councilors absent: None

### Proclamations

- a. Police Week  
Mayor Alex Johnson II read the proclamation.
- b. Public Works Week  
Public Works Director/Interim Deputy City Manager Chris Bailey read the proclamation.
- c. Motorcycle Safety Awareness Month  
The proclamation was not read.

### Special Presentations

- a. Albany Police Department Awards **6:06 p.m.**  
Police Chief Marcia Harnden presented Lifesaving Awards to Officers Skylar Tevepaugh, Trevor Eaton, Lashaun Emile, Ben Arthur, Erin Bagley, Perry Baker, Charlie Emery, Matt Thomas, Cameron Chrisemer, Andy Albrecht, Jon Wymore, and Sergeant Dan Jones.  
  
Harnden presented Medals of Valor to Officers Andy Albrecht, Cameron Chrisemer, Michael Norlander, and Blake Miller, and Detectives Ben Hatley and Jason Camillo.
- b. Oregon Cascades West Council of Governments (OCWCOG) Annual Report **6:33 p.m.**  
OCWCOG Executive Director Ryan Vogt updated the council about work the COG is doing in the community.

### Public Hearings

- a. Continued Public Hearing for East Albany Plan Adoption (CP-01-23; ZC-01-23; DC-01-23) **6:43 p.m.**  
The public hearing was continued from the City Council meeting on April 12, 2023.

Comprehensive Planning Manager Anne Catlin said staff received four letters about the plan after the agenda packet was published.\* Responding to the concerns expressed in the letters, Catlin said the street extensions shown on the plan map are only potential future extensions. Staff added some wording to the plan to explain the possible street changes. There are no plans to make improvements to Spicer Wayside unless the adjacent properties were annexed and residents requested improvements.

Catlin mentioned that the Oregon Department of Transportation (ODOT) approved the revised transportation analysis in the plan.

Director of Community Development Matthew Ruetters said staff held an open house to answer questions about the plan on May 2, 2023. The turnout was good.

No one wished to raise procedural questions.

Councilor Matilda Novak asked how we can reassure people who have concerns about the effect of ODOT's plans on the East Albany Plan. Catlin said ODOT has planned improvements to the I-5 interchanges for years, but we don't know when the changes will happen or what they'll look like. City staff hopes that updating our Transportation System Plan may prompt ODOT to offer information about how their work might affect our street network.

Catlin and Ruetters discussed the role of ODOT's planned I-5 interchange improvements in the future of east Albany.

Novak asked about a potential road being routed through a resident's property. Ruetters said the property owner has talked to Transportation Systems Analyst Ron Irish about future possibilities.

Johnson II closed the public hearing at 7:01 p.m.

City Attorney Sean Kidd read the ordinance for the first time in title only.

MOTION: Councilor Marilyn Smith moved to have the ordinance read a second time in title only. Councilor Jackie Montague seconded the motion and it passed 6-0.

Kidd read the ordinance a second time in title only.

MOTION: Councilor Ray Kopczynski moved to adopt the ordinance with Option No. 2, including map amendments for 3615 Spicer Road. Councilor Jackie Montague seconded the motion, and it passed 6-0. The ordinance was designated Ordinance No. 6010.

Johnson II read the appeals language.

b. 2023-2027 Consolidated Plan/2023 Action Plan review

Johnson II opened the public hearing at 7:05 p.m.

Planner II Beth Frelander presented slides.\* She listed Community Development Block Grant program objectives and requirements. She said the consolidated plan is the foundation for Albany's use of the money and how we determine the needs. Identified needs include more affordable housing, transitional supportive housing, accessibility improvements, public services, and economic opportunities. The Community Development Commission created priorities and goals, shown on a slide.

Frelander said staff received one letter commenting on the plan, from Family Connections. She read the letter aloud.

There was no public comment.

Novak asked staff to find out what percentage of Albany families use family for childcare.

Johnson II closed the public hearing at 7:19 p.m.

MOTION: Kopczynski moved to adopt the plan. Newton seconded the motion, and it passed 6-0 and was designated Resolution No. 7205.

c. Five Year Economic Improvement District (EID)

Johnson II opened the public hearing at 7:21 p.m.

Finance Director Jeanna Yeager said that the Albany Municipal Code limits an economic improvement district (EID) to three years, while the state allows more. The new district will be limited to three years. Staff will send letters to property owners to inform them how to opt out of participation in the district.

Montague asked about the assessment cap for owners of multiple properties. Lise Grato, the executive director of the Albany Downtown Association, explained.

Smith asked about the collection rate for payments. Yeager said most people pay. The program is voluntary.

There was no public comment.

Johnson closed the public hearing at 7:30 p.m.

MOTION: Kopczynski moved to hold a second public hearing in June. Smith seconded the motion, and it passed 6-0.

The council recessed for a break at 7:32 p.m.

The council reconvened at 7:37 p.m. It was pointed out that the council needed to adopt the resolution in the agenda packet setting the public hearing for the EID.

MOTION: Smith moved to adopt the resolution. Kopczynski seconded the motion and it passed 5-0 (Novak not yet present), and was designated Resolution No. 7206.

Novak returned to the meeting.

Business from the Public

**7:39 p.m.**

Grato gave an update on downtown activities.

Ray Hilts thanked the councilors who volunteered last year at the Lions Fourth of July Breakfast.

Award of Contracts

**7:44 p.m.**

- a. Exemption from competitive bidding for playground equipment for Meadow Ridge Park  
MOTION: Kopczynski moved to adopt the resolution. Montague seconded the motion, and it passed 6-0 and was designated Resolution No. 7207.
- b. Special procurement of aquatic weed harvesting services, aeration equipment installation, and fountain installation  
*This item was moved up the agenda to accommodate the presenter.*  
MOTION: Smith moved to adopt the resolution. Kopczynski seconded the motion, and it passed 6-0 and was designated Resolution No. 7208.
- c. Award of Contract for Root Treatment Services  
Wastewater Collection Supervisor Jeff Gill presented the staff report. The council asked questions about the process of root foaming. Gill explained.  
MOTION: Montague moved to adopt the resolution. Novak seconded the motion, and it passed 6-0 and was designated Resolution No. 7209.

Adoption of Consent Agenda

**7:54 p.m.**

- a. Appointments
  - 1) Accepting Adam Burts's resignation from the Arts Commission
  - 2) Accepting Oscar Hult's resignation from the Landmarks Advisory Commission
  - 3) Appointing Carolyn Wagner to the Arts Commission
  - 4) Appointing Mason Cox and Camron Settlemier to the Landmarks Advisory Commission
- b. Approval of minutes
  - 1) January 30, 2023, joint city council and planning commission meeting
  - 2) February 13, 2023, joint city council and planning commission meeting
  - 3) March 6, 2023, joint city council and planning commission meeting
  - 4) April 10, 2023, city council work session
  - 5) April 12, 2023, city council meeting
- c. Recommendations to OLCC
  - 1) Approve full on-premises commercial for Kelsey Jackson, DBA Around the Board
  - 2) Approve full on-premises commercial for Juan C Alarcon Arreola, DBA El Guajolotito
  - 3) Approve limited on-premises for Beloved Cheesecakes LLC
  - 4) Approve full on-premises commercial for The Fox Den Eatery (three locations)
- d. Adoption of resolution
  - 1) Accept right-of-way for Geary and Grand Prairie RES NO. 7210
  - 2) Accept and appropriate Community Development Block Grant funds for Lehigh Park playground equipment replacement RES NO. 7211
  - 3) Accept a Risk Management Grant from CIS for security camera upgrades RES NO. 7212
- e. Approval of agreement
  - 1) Intergovernmental Agreement with Oregon Department of Transportation RES NO. 7213

MOTION: Kopczynski moved to adopt the consent agenda as presented. Councilor Ramycia McGhee seconded the motion, and it passed 6-0.

Staff Reports

**7:55 p.m.**

- a. Allocation of American Rescue Plan Act funds to Albany-Millersburg Water Treatment Plant Generator Project  
Utility Superintendent – Water Scott LaRoque said two years ago the council directed staff to use American Rescue Plan Act (ARPA) funds for improvements to the raw water facility. That project is expected to be completed this year, well under budget. Public works would like to put the remaining ARPA money toward the Albany-Millersburg Water Treatment Plant generator project.

LaRoque said there is some concern that the federal government may try to take back unspent ARPA funds. The generator is important to the resilience of the water system. The council discussed the possible claw-back.

MOTION: Smith moved to allocate the funds as requested. Newton seconded the motion, and it passed 6-0.

b. Personnel changes for Library

MOTION: Montague moved to approve the staff requests. McGhee seconded the motion, and it passed 6-0.

Business from the Council

**8:02 p.m.**

Novak asked if there are plans to power-wash the Ellsworth Street bridge. Bailey said public works can talk to ODOT about getting it cleaned.

MOTION: Newton moved to fly a donated Pride flag on the City Hall flagpole during the month of June. Montague seconded the motion.

Kidd said flying the Pride flag isn't a legal issue. However, the state requires cities to fly the POW/MIA flag, but Albany hasn't, because the flagpole is sized for only two flags.

Novak said she doesn't want to vote either way on the motion.

VOTE: the motion passed 5-1, with Smith voting no.

Johnson II said the winner of the If I Were Mayor contest in Albany also won the statewide context.

City Manager Report

**8:18 p.m.**

Bailey said a joint meeting with the Benton County Board of Commissioners has been scheduled for June 27, 2023.

Next Meeting Dates

Monday, May 22, 2023; 4:00 p.m. work session

Wednesday, May 24, 2023; 6:00 p.m. Albany Revitalization Agency meeting

Wednesday, May 24, 2023; directly after ARA meeting

ADJOURNMENT

There being no other business, the meeting was adjourned at 8:19 p.m.

Respectfully submitted,

Reviewed by,

Allison Liesse  
City Clerk

Peter Troedsson  
City Manager

*\*Documents discussed at the meeting that are not in the agenda packet are archived in the record. Documents from staff are posted to the website after the meeting. Documents submitted by the public are available by emailing [cityclerk@cityofalbany.net](mailto:cityclerk@cityofalbany.net)*